

Boone County Historic Preservation Review Board
Meeting Minute
September 8, 2022
4:00 PM

The Boone County Historic Preservation Review Board held their monthly meeting on the above date in First Floor Conference Room, Ferguson Center at the Historic Boone County Courthouse, 2988 Burlington Pike, Burlington.

- I. **Call to Order.** There being a quorum of the membership present, Chair Bridget Striker called the meeting to order at 4:00 PM.
- II. **Roll Call.** Boone County Historic Preservation Review Board (BCHPRB) members present were Chair Bridget Striker, Vice-Chair Pat Wingo, Pat Berry, Lisa Hoffman, and Tom Schiffer. Shane Noem joined the meeting at 5:20 PM. Also present were Assistant County Administrator Matthew Webster and Boone County Planning Commission (BCPC) staff members Matt Becher and Jenna LeCount.
- III. **Approval of Minutes.** Ms. Striker asked for a motion to approve the minutes of the June 9, 2022, BCHPRB business meeting. Mr. Berry made a motion to approve the minutes as presented. Ms. Wingo seconded and the motion was passed unanimously.
- IV. **Items for Discussion and/or Action**
 - a. **Update on Current Developments and Planning Initiatives.** Mr. Becher reported that no Certificates of Appropriateness (COA) have been submitted for review under the new **Florence Main Street (FMS) District Study**, although one building owner is repainting his property and doing some other activities considered routine maintenance. The **Zoning Regulations Update** is ongoing with adoption still expected by the end of 2022. The BCPC held a public hearing September 7 for a zone change for a project proposed in the **Graves Road/I-275 Study Area**. Known as "Project Rooster" as the tenant has not yet been revealed, the project involves construction of a 1.55 million square-foot building on the site of the Graves family farm. A number of citizens apparently spoke in opposition to the project as presented, which will now be referred back to committee for discussion. Mr. Becher will provide relevant updates at the board's next meeting.
 - b. **FY 2021-2022 Project.** Mr. Becher reported that the Boone County Public Library (BCPL) has issued a Request for Proposals (RFP) for this project, which totals \$12,500 (\$5,000 local/\$7,500 Federal match). The RFP seeks a consultant to revise Dinsmore Homestead's existing National Register nomination to include African American heritage significance. Ms. Striker noted that the RFP is available on the BCPL's homepage (www.bcpl.org) with a deadline of September 19, 10:00 AM. Any proposals received will be reviewed by a committee including herself, other BCPL staff, Mr. Becher,

Cathy Callopy with Dinsmore Homestead, and Dr. Eric Jackson from NKU. Ms. Striker added that the Kentucky Heritage Council (KHC) has re-hired Marty Perry as National Register Coordinator, a position he held for many years before retiring about 5 years ago. He and CLG Coordinator Dr. Orloff Miller will likely be involved in the project to some extent, although their role(s) are not yet clear just yet.

c. KHC 2022 Review and Comments on Boone County's CLG Program.

Mr. Becher reported that KHC CLG Coordinator Orloff Miller submitted an evaluation letter of the county's program following his June 9 visit and presentation. In his letter Dr. Miller noted that the CLG program passed inspection, but there are some areas the board should look to address in coming years. While the board is responsible for design review in the Rabbit Hash Historic District, there is at least one other designated historic district (Florence Main Street) where the board has no review authority. There are also no adopted Design Review Guidelines for the Rabbit Hash district. Dr. Miller stated that the county should "work towards consolidating any design review responsibilities into a single entity" and "develop new Design Review Guidelines" for each separate district. Following receipt of the letter, Mr. Becher met with Assistant County Administrator Matthew Webster, BCPC Executive Director and Community Development Services Director Jenna LeCount to discuss the letter and offer suggestions to the BCHPRB. Mr. Becher stated that it unlikely that design review in the revised Florence Main Street District (FMS) will be assigned to the BCHPRB in the foreseeable future. Mr. Becher has proposed that idea during revision of the FMS Study in 2021 and it was rejected by the City of Florence, who prefer that design review in the FMS be handled by BCPC staff. BCPC staff also have design review authority for projects in the Burlington Town Plan area where at least a minor site plan is required. While BCHPRB could become involved in that review process in the future, it's something that bears more discussion, likely at the board's winter retreat. The board should also discuss the possibility of developing DRG for the existing Rabbit Hash District. Mr. Becher has considered this and has some ideas about this. Ms. Striker stated that the Rabbit Hash Historical Society (RHHS) is a key partner there, although lately they have focused more on business development than historic preservation. Until DRG are created and adopted, she suggested developing and marketing some basic Historic Preservation "Best Practices" as a beneficial step in the right direction. She asked that this be a topic for more in-depth discussion at the board's winter retreat January, 2023.

d. EKPC Mineola Pike Transmission Line. Mr. Becher noted that this item was added to the agenda because he has formally requested Consulting Party status for the BCHPRB for it under Section 106 of the National Historic Preservation Act. Ms. Striker provided a brief summary of Section 106 and how CLGs can be involved, noting that mitigation funds from such projects may help fund local preservation initiatives. For example, in the past, such funds have been used to complete National Register nominations for Boone

County properties impacted by cell tower construction. Mr. Becher stated that the Eastern Kentucky Power Cooperative (EKPC) held a public open house in the spring to introduce the project, but have not yet finalized the project's study corridor. He has been told this should be decided by the end of September and will update the board on the project at future meetings.

- e. **CLG Continuing Education.** Mr. Becher commented that the presence of all board members for the KHC's CLG Coordinator Orloff Miller presentation satisfies the board's annual CLG continuing education requirement for FY 21-22. He will share other potential learning opportunities when he sees them. The Fiscal Year 2022-2023 cycle begins October 1, 2022.

- f. **Diversity and Inclusiveness.** In addition to the Dinsmore National Register nomination project mentioned above under Item B, Ms. Striker added that BCPL partnered with Dinsmore on a Network to Freedom grant, which was just awarded. The \$10,000 grant (\$5,000 BCPL with \$5,000 Federal match) will fund development of interpretive panels for the log kitchen and cemetery at Dinsmore relating to the documented 1865 escape event. The plan is to have the panels completed and installed by spring, 2023. BCPL has also obtained a \$5,000 grant from the "400 Years of African-American History Commission" for a granite monument to be installed in the Florence Cemetery. The monument is of black granite with pointed top and will list the names of the numerous unmarked African Americans known to be buried there. Holian Monuments has ordered the material and will make and install the marker on site. Ms. Striker went on to say that the Kentucky Historical Society is offering to shoulder the costs for all roadside historical markers approved in 2023. While it is not yet known whether the program will have any limits, it should at least cover the proposed Frank Milburn marker in Burlington. Other potential "short list" sites include Florence Cemetery, First Baptist Church in Burlington and Zion Baptist Church in Walton.

- g. **Virtual Tours/Events.** Mr. Berry reminded everyone of the Boone County DAR and Simon Kenton SAR plan to dedicate a marker to Private Kay at Salem Baptist Church Cemetery on September 10. Ms. Striker indicated that she will join Mr. Berry in representing BCHPRB at this event. She added that BCPL has a number of local history events planned for the fall, including a 60-mile Underground Railroad bus tour held September 7. It was the first such tour since the COVID pandemic began and was well attended and very successful. Additional events include: Gallatin County Underground RR (Sept. 17) and a ghost walk in Petersburg in October. She added that Tousey House is celebrating their 200th Anniversary on Sept. 22.

- h. **Other Announcements. (1) Boone County Archives Commission.** Ms. Striker stated that the commission is working with Susan Cort of Family Search to arrange for digitizing of archival records held by the County Clerk and other agencies. They offer to digitize everything, put it online and give

copies back to the archival organization. Ms. Wingo and Ms. Striker briefly discussed the possibility of the City of Florence also participating.

V. Adjourn

With no further business to discuss, Ms. Striker asked for a motion to adjourn. Ms. Wingo made the motion to adjourn at 4:58 PM. Mr. Noem seconded and all agreed. The next business meeting of the Historic Preservation Review Board will be October 13, 2022, 4:00 PM, in the Historic Boone County Courthouse.

Respectfully submitted,

Matt Becher, Rural/Open Space Planner
Boone County Planning Commission

Thomas Schiffer, Recording Secretary

Bridget Striker, Chair
Boone County Historic Preservation Review Board

Date