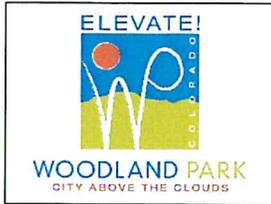


## PUBLIC NOTICE



**Historical Preservation Committee (HPC)  
220 W. South Ave., Woodland Park, CO 80863  
Monday, February 1, 2021 – 3:30 PM**

### **AGENDA**

*Virtual ZOOM meeting\**

1. Call to Order and Roll Call
2. Approval of Minutes – January 4, 2021
3. Public Hearings
4. Committee Business
  - a. Exterior Alteration – Reroof Brockhurst Cabin
  - b. Interpretive Signage for Cog Car
  - c. Midland Terminal Depot – Grants
  - d. Bylaws Amendment – Status
  - e. Work Plan 2021 Discussion
5. Reports
  - a. Committee Members’ Reports
  - b. Council Member Liaison’s Report
  - c. Planning Director’s Report
    - Appointments on Feb. 18, 2021
    - Election of Officers in March
6. Public Comment on Items Not on the Agenda
7. Adjournment

*\* Due to the COVID-19 emergency, this HPC meeting is a virtual meeting via ZOOM platform. To join the Zoom meeting, click on the HPC link for this meeting on the front page of the City website ([city-woodlandpark.org](http://city-woodlandpark.org)).*

FOR MORE INFORMATION PLEASE CONTACT THE WOODLAND PARK  
PLANNING DEPARTMENT AT (719)687-5283



**City of Woodland Park  
Historical Preservation Committee  
Monday, January 4, 2021 – 3:30 PM  
City Hall – Via Zoom  
Minutes**

1. **Call to Order and Roll Call:** Chair Laurie Glauth called the meeting to order at 3:40 PM. Members in attendance included: Laurie Glauth, Larry Black, and David Langley. Absent were Carrol Harvey, Jim Unruh, and City Council Representative Jim Pfaff. Also in attendance were Planning Director Sally Riley and Permit Technician Dorie Slaughter.
2. **Approval of Minutes: November 2, 2020: MOTION:** Larry Black moved and David Langley seconded to approve the November 2, 2020 minutes. The minutes were approved unanimously.
3. **Public Hearings:** None.
4. **Committee Business:**
  - a. **Interpretive Signage for Cog Car** – Ms. Riley reported that Karla Schweitzer finished her research and did a mockup of the panels, which now have been sent to Dave Kottler from APEX Graphics. He is putting together the two panels that will be approximately 18 inches tall and 24 inches wide and doing the research for the potential vendors to fabricate these panels. He should be done fairly soon. He will propose various ways to install the panels and the cost.
  - b. **Midland Terminal Depot** – Ms. Riley reported that she reached out to Penny Riley from Newmont. Penny Riley said Newmont decided to use this round of funding to support Covid relief. They are holding onto our application and will revisit that application in their next round, which is this month. Ms. Glauth asked when they will make their reward available. Ms. Riley indicated it may be in February.
  - c. **Comprehensive Plan Update** – Ms. Riley reported that the City Council approved the scope of work and the contract and it will be kicking off this month. Ms. Riley indicated that she is hoping that the Committee Members will participate in the surveys and the community meetings. Ms. Riley indicated that she will send the Committee Members the section of the Comp Plan that deals with Historic Preservation. If there are other sections of the

Comp Plan that they are interested in they may participate at whatever level they'd like. Ms. Glauth asked when the first reach out to the community will take place. Ms. Riley responded that it will take place in March and April.

- d. **Proposed Bylaws Amendment – Ordinance No. 1389** – Ms. Riley indicated that the staff report that is being shared on the screen. According to the Bylaws, the Committee needs to make a recommendation to City Council to amend the code and the Bylaws. Ms. Riley indicated that is the purpose of this meeting today to consider Ordinance No. 1389, which amends both the section in the Municipal Code and the Bylaws to increase the terms of this Committee from two to four years. Because of the charter amendment, all committee members have a maximum of two terms or eight years. The proposal is to change those sections of the code that are red lined in the code from two years to four years and then also change the Bylaws regarding the appointments and terms of office accordingly.

**MOTION:** Mr. Langley indicated that he moves to recommend to the City Council that WPHC term limits be changed to four years for two consecutive terms. Mr. Black second the motion. Motion passed unanimously.

5. **Reports:**

- a. **Committee Members' Reports** – Mr. Langley reported that this is his 40<sup>th</sup> Anniversary for doing business in Woodland Park as an architect and so he has only ten more years to go to be personally qualified to apply for a Historic Designation. Mr. Black reported on the dude ranch documentary which is sponsored by UPHS. He indicated that the Video Document Committee started November 9 and they plan to finish by June. Ms. Glauth reported on Main Street and indicated that they are trying to get their feet under themselves and will be discussing Placemaking for 2021. Ms. Glauth asked Ms. Riley if she followed up on the trophy mount that was at the Vince Gordon house. Ms. Riley reported that she contacted the new owners of the Vince Gordon house, which is located at 520 N. Maple Street. The new owners are Thomas and Kathy Evans. When she contacted them they indicated that they do not have the trophy mount from Vince Gordon, but that the previous owner Bryan Critchlow took it with him. Mr. Black indicated that he would contact Bryan to see if he wants to keep the trophy mount.
- b. **Council Member Liaison's Report** – None.
- c. **Planning Director's Report** – Ms. Riley reported that elections of offices will be done in February, because she is waiting for City Council to do their HPC appointments on January 21. Ms. Riley reported that the Work Plan will be discussed in February, which she will email out to everyone. It has about fifteen items. Ms. Riley also reported that she just emailed out the Saving Places Conference information that will be February 10 through the 12. It will be a virtual conference and that there is a significant amount of money

through scholarships. If any members of HPC want to do this virtual conference they just have to attend three sessions out of the three days in order to get the reimbursement of the \$115 for the registration fee. Ms. Riley asked everyone to let her know by the end of the week if they want to do this and she will get them registered. She will also do the scholarship application.

6. **Public Comment on Items Not on the Agenda** – None.
7. **Adjournment:** The meeting was adjourned at 4:16 p.m. The next meeting is scheduled on **Monday, February 1, 2021 at 3:30 PM** in City Hall Council Chambers.

Recorded by Dorie Slaughter, Permit Technician and approved by the HPC:

This \_\_\_\_\_ day of \_\_\_\_\_, 2021

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Laurie Glauth, Chair

CITY OF WOODLAND PARK  
STAFF REPORT

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**PROJECT NAME:** Brockhurst Riding Stable Log Cabin  
**FROM:** Sally Riley, AICP, Planning Director  
**REQUEST:** Exterior Alteration – Roof Repairs and Replacement  
**LOCATION:** 231 E. Henrietta Ave. with a legal description of Lot 3, Block 11 Steffa’s Addition  
**ZONING:** Central Business District (CBD)  
**APPLICANT:** Donna Finicle, President, Ute Pass Historical Society (owner)

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**Request:** In accordance with the Historical Preservation Committee (HPC) powers and duties §2.44.020. D.3 the HPC shall “review and make decisions on any alteration to a designated historic landmark.” On January 6, 2000, the City Council approved Ordinance No. 834 establishing landmark designation of three buildings in History Park including the Brockhurst Riding Stable Log Cabin.

The Brockhurst Riding Stable Log Cabin is located in History Park and is owned and maintained by the Ute Pass Historical Society (UPHS). The existing roof is leaking and causing damage to the structure. As a result, UPHS has obtained a bid from Peak View Roofing to:

- remove the old roof down to the slate decking,
- redeck roof with 7/16” OSB,
- install an ice and water shield over the entire surface,
- install GAF Timberline Hunter Green asphalt shingles,
- obtain all necessary permits, and
- clean-up job related debris.

**Findings:**

1. The roof is leaking and causing damage to the beam structure.
2. Replacement and repairs are need to protect the integrity of this old structure.
3. The color and style of singles are similar to the existing roof materials.

**Recommendation:** Move to approve the request to repair and replace the existing shingles roof with Timberline Architectural Shingles in Hunter Green.

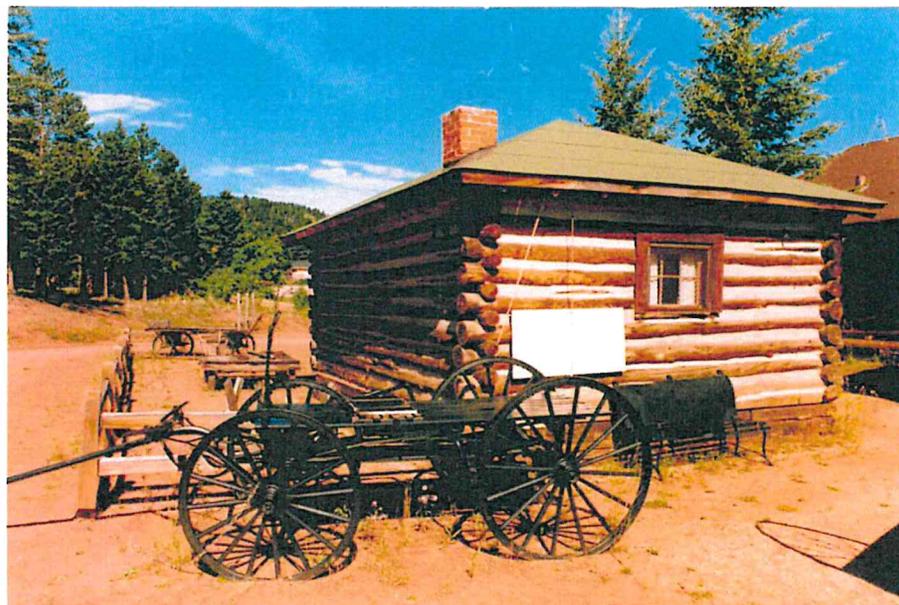
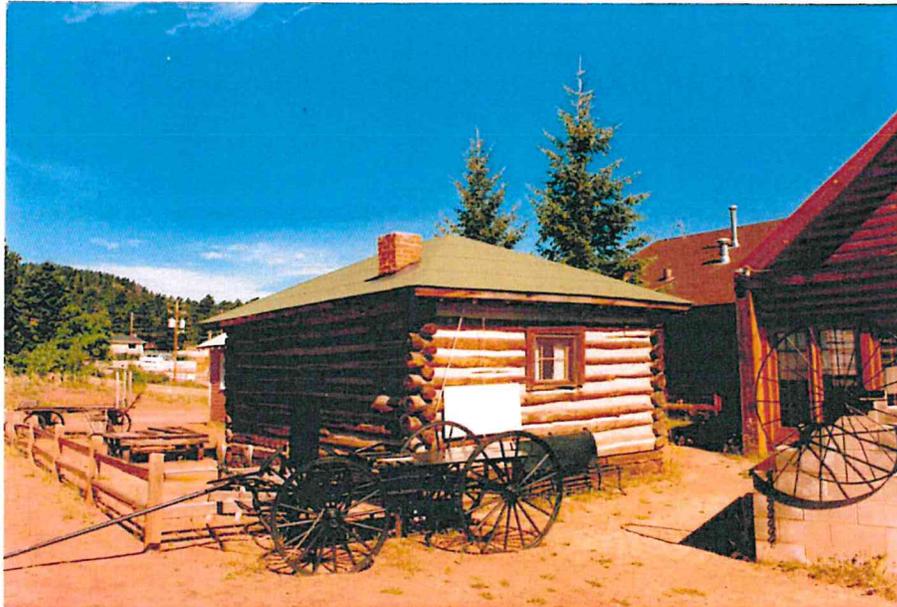
**Attachments:**

- Specifications and Bid from Peak View Roofing
- Photos of the existing building in History and 1990s photo when the Cabin was located adjacent to the former UPHS museum in the Brazenhead building at 750 W. US 24.

Brockhurst Cabin Landmark Unveiling 2007  
History Park



Brockhurst Cabin from the 1990



Office (719) 380-ROOF  
Fax (719) 575-9580



2260 Waynoka Rd  
Colorado Springs, CO 80915  
www.peakviewroofing.com

Date: 12/28/2020  
Customer: Ute Pass Historical Society  
Job Address:, 231 E Henrietta Ave, Woodland Park, Co

Project: Reroof the cabin on display with the green roof.

1. **Remove the old roof down to the slat decking.**
2. **Redeck the roof using 7/16" OSB, being careful to only put long fasteners through the "joists" which are logs. Care should be taken that no nails are visible from inside the cabin but this cannot be guaranteed.**
3. **Cover the entire surface of the roof with Ice and Water shield.**
4. **Reroof the building with GAF Timberline Hunter Green**
5. **Provide all equipment and permitting required to perform the work.**
6. **Clean up all job-related debris.**

**Total price: \$3600.00**

Accepted by \_\_\_\_\_ Date \_\_\_\_\_

Thank you for your invitation to bid this project. Please direct any questions or comments to our office by telephone or electronic mail.

Payment on repairs is due at the time of service. Payment on reroofs and projects over \$5000.00 will be 50% when material is delivered and 50% upon final walk-through and is not dependent upon PPRBD inspection. Any late, unpaid balances more than thirty days delinquent will accrue interest at a rate of one and a half percent (1 1/2%) per month. Peak View Roofing Co. shall be paid all reasonable collection costs. Failure to pay can constitute a mechanics lien filed against property and or collection actions. Contract reflects a 3.5% cash discount. Peak View Roofing cannot be responsible for damages to driveways due to equipment needed for the job.

# Timberline HD® Shingles

Made to protect your home. Your story. And those of over 50 million of your fellow Americans!



## Timberline HD® Shingles Provide These Unique Benefits:

### Great Value

Architecturally stylish but practically priced

### Dimensional Look

Features GAF proprietary color blends and enhanced shadow effect for a genuine wood-shake look

### Highest Roofing Fire Rating

UL Class A, Listed to ANSI/UL 790

### High Performance

Designed with Advanced Protection® Shingle Technology, which reduces the use of natural resources while providing excellent protection for your home (visit [gaf.com/APS/](http://gaf.com/APS/) to learn more)

### Stays in Place

Dura Grip™ Adhesive seals each shingle tightly and reduces the risk of shingle blow-off. Shingles warranted to withstand winds up to 130 mph (209 km/h)<sup>1</sup>

### StainGuard® Protection

Helps ensure the beauty of your roof against unsightly blue-green algae<sup>2</sup>

### Peace of Mind

Lifetime Ltd. transferable warranty with Smart Choice® Protection (non-prorated material and installation labor coverage) for the first ten years<sup>3</sup>

### Perfect Finishing Touch

For the best look, use Timbertex® Premium Ridge Cap Shingles or Ridglass® Premium Ridge Cap Shingles<sup>4</sup>

<sup>1</sup>This wind speed coverage requires special installation; see *GAF Shingle & Accessory Ltd. Warranty* for details.

<sup>2</sup>StainGuard® Protection applies only to shingles with StainGuard™-labeled packaging. See *GAF Shingle & Accessory Ltd. Warranty* for complete coverage and restrictions.

<sup>3</sup>See *GAF Shingle & Accessory Ltd. Warranty* for complete coverage and restrictions. The word "Lifetime" refers to the length of coverage provided by the *GAF Shingle & Accessory Ltd. Warranty* and means as long as the original individual owner(s) of a single-family detached residence (or the second owner(s) in certain circumstances) owns the property where the shingles are installed. For owners/structures not meeting the above criteria, Lifetime coverage is not applicable.

<sup>4</sup>These products are not available in all areas. See [www.gaf.com/ridgecapavailability](http://www.gaf.com/ridgecapavailability) for details.

# Colors & Availability

## Regional Availability

Northeast, Southeast, Southwest,  
West, and Central Areas



## Applicable Standards & Protocols

- UL Listed to ANSI/UL 790 Class A
- Miami-Dade County Product Control approved
- State of Florida approved
- UL 997 modified to 110 mph
- Classified by UL in accordance with ICC-ES AC438
- Meets ASTM D7158, Class H
- Meets ASTM D3161, Class F
- Meets ASTM D3018, Type 1
- Meets ASTM D3462<sup>1</sup>
- ICC-ES Evaluation Reports ESR-1475 and ESR-3267
- Texas Department of Insurance listed
- CSA A123.5<sup>2</sup>
- ENERGY STAR<sup>®</sup> Certified (White Only) (U.S. Only)
- Rated by the CRRC
- Can be used to comply with Title 24 cool roof requirements
- Meets the cool roof requirements of the Los Angeles Green Building Code (Birchwood, Copper Canyon, Golden Amber, and White Only)

## Product/System Specifics<sup>3</sup>

- Fiberglass Asphalt Construction
- Dimensions (approx.): 13 1/4" x 39 3/8" (337 x 1,000 mm)

- Exposure: 5 5/8" (143 mm)
- Bundles/Square: 3
- Pieces/Square: 64
- StainGuard<sup>®</sup> Protection: Yes<sup>4</sup>
- Hip/Ridge: Timberline<sup>®</sup>; Seal-A-Ridge<sup>®</sup>; Z<sup>®</sup> Ridge; Ridglass<sup>®</sup>
- Starter: Pro-Start<sup>®</sup> & WeatherBlocker<sup>™</sup>

## Installation

Detailed installation instructions are provided on the inside of each bundle wrapper of Timberline HD<sup>®</sup> Shingles. Installation instructions may also be obtained at [gaf.com](http://gaf.com).

<sup>1</sup>Periodically tested by independent and internal labs to ensure compliance with ASTM D3462 at time of manufacture.

<sup>2</sup>Refers to shingles sold in Canada only.

<sup>3</sup>Refer to complete published installation instructions.

<sup>4</sup>StainGuard<sup>®</sup> Protection applies only to shingles with StainGuard<sup>®</sup> labeled packaging. See GAF Shingle & Accessory Ltd. Warranty for complete coverage and restrictions.

**Note:** It is difficult to reproduce the color clarity and actual color blends of these products. Before selecting your color, please ask to see several full-size shingles.