



Town of Erie

645 Holbrook Street
Erie, CO 80516

Meeting Agenda

Historic Preservation Advisory Board

Monday, August 24, 2026

6:30 PM

Town Hall Community Room

1. **Call Meeting to Order**
2. **Roll Call and Verification of Quorum**
3. **Approval of the Agenda**
4. **Approval of Previous Meeting Minutes**
 - a. Approval of Historic Preservation Advisory Board July 27, 2026, Meeting Minutes
 - b. Approval of Historic Preservation Advisory Board June 22, 2026, Meeting Minutes
5. **Public Comment**
6. **General Business**
 - a. Budget Report
 - b. Planning Report
 - c. Historic District Research
 - d. Social Media
 - e. Phase III Surveys
 - i. Moving Ahead — Grants Staff Working with H.C.
 - f. Tax Credits
 - g. Railroad History Grant
 - i. Expected Submission January 2027
7. **Adjournment**

Next in-person regular meeting: Monday, September 28, 2026 @ 6:30 p.m.

Translation Services

Persons planning to attend the meeting who need sign language interpretation, translation services, assisted listening systems, Braille, taped material, or other accommodation should [email the Town Clerk's Office](#) or call 303-926-2710. Please submit requests at least 48 hours prior to the meeting.

Si requiere una copia en español de esta publicación o necesita un intérprete durante la reunión del Consejo, por favor [llame a la Ciudad](#) 303-926-2710. Por favor envíe sus solicitudes al menos 48 horas antes de la reunión.



TOWN OF ERIE

645 Holbrook Street
Erie, CO 80516

Meeting Minutes

Historic Preservation Advisory Board

Monday, July 27, 2026

6:30 PM

1. Call Meeting to Order – 6:30 pm

2. Roll Call And Verification of Quorum - Mike Turner, Chair; Deandrea Arndt, Vice Chair; Alex Wicks; Kelsey Bibo. Quorum Achieved. Council members present: O'Connor and Pesaramelli. Others present: Harry Brennan (Town Liaison).

3. Approval Of Agenda - Vote needed – Alex motioned to approve, Deandrea seconded. Unanimously approved.

4. Approval Of Previous Minutes – Vote needed – DeAndrea motioned to amend previous minutes to include “no-vote” for new officers during the June 22, 2026 meeting. Minutes for June 22, 2026 will be amended and approved at the next regular meeting.

5. Public Comment- None.

6. General Business

A) New Business

1) Selecting New Officers:

- a. Chair – Mike Turner elected** (Alex nominated Mike, Deandrea seconded. Unanimously approved.)
- b. Vice Chair – Deandrea Arndt elected** (Mike nominated Deandrea, Alex seconded. Unanimously approved.)
- c. Secretary – Kelsey Bibo elected** (Mike nominated Kelsey, Alex seconded. Unanimously approved.)

2) HP2025-0004 Certificate of Appropriateness (COA) for the Chamber Building at 235 Wells - The Town would like to request a COA for upgrades to the Chamber Building. Upgrades will include repairs to deteriorating stucco and window replacements. HPAB members reviewed historical photographs and current street view photographs of the building. Mike stressed the need for the windows to appear historically accurate and requested that Harry ask whether the Town plans to replace them with aluminum or composite frames. Harry will contact D.J. at Facilities to ask about the windows and to ask if a representative from Facilities can attend an HPAB meeting to answer questions about the upgrades.

B) Old Business

- 1) Budget Report-** Remaining budget is \$19,271.86. Parks and Rec has committed to contributing a 10% match (\$1,100) to match the Eagle Mine survey project.
- 2) Planning Report-** Nothing new to report. Town is continuing to work on plans for commercial development at 130 Wells St.
- 3) Historic District Research-** Nothing new to report.
- 4) Social Media-** Rail event cancelled for 2026 due to complications with parking availability. Biscuit Day is on hold until further notice due to logistical issues.
- 5) Phase III Surveys**
 - 1) History Colorado notified Town of Erie** that funding was received on July 27, 2026. Twenty-five properties will be surveyed using the \$25,000 grant.

- 6) *Tax Credits - Nothing new to report.*
- 7) *Railroad History Grant- HPAB will resubmit grant application to History Colorado in January 2027. Kelsey will look through the History Colorado database to identify previous railroad research conducted in and around Erie.*

I Adjournment – 7:10 pm

Next regular meeting – August 24, 2026 at 6:30 pm



TOWN OF ERIE

645 Holbrook Street
Erie, CO 80516

Meeting Minutes

Historic Preservation Advisory Board

Monday, June 22, 2026

6:30 PM

1. Call Meeting to Order – 6:30 pm

2. Roll Call And Verification of Quorum - Mike Turner, Chair; Deandrea Arndt, Vice Chair; Alex Wicks; Kelsey Bibo. Quorum Achieved. Council members present: O'Connor and Pesaramelli. Others present: Harry Brennan (Town Liaison).

3. Approval Of Agenda - Vote needed – Alex motioned to approve, Deandrea seconded. Unanimously approved.

4. Approval Of Previous Minutes – Vote needed – DeAndrea motioned to amend previous minutes to include “no-vote” for new officers during the June 22, 2026 meeting. Minutes for June 22, 2026 will be amended and approved at the next regular meeting.

5. Public Comment- None.

6. General Business

A) New Business

- 1) *Selecting New Officers:*
 - a. *Chair – Mike Turner elected (Alex nominated Mike, Deandrea seconded. Unanimously approved.)*
 - b. *Vice Chair – Deandrea Arndt elected (Mike nominated Deandrea, Alex seconded. Unanimously approved.)*
 - c. *Secretary – Kelsey Bibo elected (Mike nominated Kelsey, Alex seconded. Unanimously approved.)*
- 2) *HP2025-0004 Certificate of Appropriateness (COA) for the Chamber Building at 235 Wells - The Town would like to request a COA for upgrades to the Chamber Building. Upgrades will include repairs to deteriorating stucco and window replacements. HPAB members reviewed historical photographs and current street view photographs of the building. Mike stressed the need for the windows to appear historically accurate and requested that Harry ask whether the Town plans to replace them with aluminum or composite frames. Harry will contact D.J. at Facilities to ask about the windows and to ask if a representative from Facilities can attend an HPAB meeting to answer questions about the upgrades.*

B) Old Business

- 1) *Budget Report- Remaining budget is \$19,271.86. Parks and Rec has committed to contributing a 10% match (\$1,100) to match the Eagle Mine survey project.*
- 2) *Planning Report- Nothing new to report. Town is continuing to work on plans for commercial development at 130 Wells St.*
- 3) *Historic District Research- Nothing new to report.*
- 4) *Social Media- Rail event cancelled for 2026 due to complications with parking availability. Biscuit Day is on hold until further notice due to logistical issues.*
- 5) *Phase III Surveys*

- 1) *History Colorado notified Town of Erie that funding was received on July 27, 2026. Twenty-*

five properties will be surveyed using the \$25,000 grant.

- 6) *Tax Credits - Nothing new to report.*
- 7) *Railroad History Grant- HPAB will resubmit grant application to History Colorado in January 2027. Kelsey will look through the History Colorado database to identify previous railroad research conducted in and around Erie.*

L Adjournment – 7:10 pm

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