

## CITY OF MISHAWAKA

### HISTORIC PRESERVATION COMMISSION October 4, 2016

A regular meeting of the Mishawaka Historic Preservation Commission was held Tuesday October 4, 2016.

The meeting started at 3:45pm with a tour of Local Landmark and National Register property 122 N Hill Street, commonly known as the Carnegie Library. New owners George and Tammy Pesak gave Commissioners a tour of the outside and pointed out changes they would make converting what had most recently been used as a single family home into a restaurant and banquet hall.

On the west elevation, seen as the front entrance, will insert stained glass to replace non-original brick above front door. They are also proposing a monument sign at that entrance. On the north they would install a wrought iron grate to replace non-original brick. The east elevation will become the entrance to the Jesus Latin Grill requiring the person door be replaced with garage door for access between the bar and patio, and addition of metal awning and sign above the patio. The south elevation, off the alley will serve as the handicap and delivery entrance. Handicap parking will also be added, a dumpster and walk-in cooler.

The original building was built in 1916 with the addition constructed as a WPA project in 1936. The building was undergoing tuckpointing. The area that needed the most work is the gutter at the northwest corner. If more brick is needed, they could lower the chimney. HVAC equipment will be placed on the flat roof of the addition. The Pesak's investigated adding an elevator, but there is no good place to put it and it is very expensive.

The Historic Preservation Commission presented the Pesak's with the Carnegie Library plaque so they can incorporate it into their design plans.

#### **Meeting was called to order at City Hall at 4:40 pm.**

Commission members in attendance: Terry DeMaegd, Dave Eisen, Judy Gray, Doug Merritt, Nancy Seidler, and Kate Voelker. Advisory members present: Alan Grzeskowiak, Shirley McAlister, Thomas Morris, and Cliff Zenor. Staff: Christa Hill and Ken Prince. Public: Dave Straughn, Ruth Pavich, Mary Beth Torma, Jim Penn and Rachel Fredenburg.

A motion by Dave Eisen, seconded by Doug Merritt, approved the minutes of the September 6, 2016 meeting as presented.

#### **OLD BUSINESS**

**Normain Heights Subcommittee Update:** Since our last meeting Doug Merritt and Alan Grzeskowiak met with the Normain Heights residents and Todd Zieger of Indiana Landmarks to discuss softening the guidelines language. We want to clarify what will require a Certificate of Appropriateness. Only new construction of a primary structure, demolition of a primary structure or moving a house, will need to come before the HPC. Doug wanted to make sure everyone agreed with these changes before moving forward.

The boundaries of the Conservation District were discussed. Ken Prince suggested the park and fire station property be left out and not to include any of the commercial property. The understanding is these guidelines only apply to single family homes. Doug will take a look at the original plat and the National Register legal description for guidance.

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The Normain Heights residents would like to have a neighborhood meeting at Liberty School on October 20. (Due to the school's schedule, the date of the meeting was changed to October 24.)

**NEW BUSINESS**

**Gym Floor Pieces:** The one we donated to the Mishawaka Education Foundation sold for \$120, but it was combined with a teddy bear dressed up as a cheerleader. People are willing to spend more at a fundraiser, so we shouldn't to get that much in the open market.

**Plaque for the Fred Fitzsimmons house (524 W Grove)**

Terry DeMaegd introduced Pete DeKeever, author of the Walking Tour and Freddie Fitzsimmons books. Mr. DeKeever spoke on who Fred Fitzsimmons was and why the house at 524 W Grove is important. Fred Fitzsimmons was a baseball player from the 1920s through the 1960s. He was a pitcher for the New York Giants and Brooklyn Dodgers, manager with Philadelphia Phillies, and coached the Boston Braves, New York Giants and Chicago Cubs. He was known as Fat Freddie in the media. Even though he won more games than several pitchers in the Hall of Fame, Fred Fitzsimmons is not in Cooperstown, but he is in the Indiana Baseball Hall of Fame.

His family moved to this house at 524 W Grove in 1921 and his mother stayed there until her death in the 1950's. Freddie himself lived in the house from 1921 until 1924. In the off season, he was a Mishawaka fireman.

It is currently owned by Rafael Munoz and is used as a rental property. Terry suggested putting a plaque in front of the house to physically identify the significance to visitors. Not the same kind of plaque as on the local landmarks, but a marker, like a rock with a plaque in it or a street sign that says "Freddy Slept Here". Ken suggests putting it out by the road, otherwise people would have to walk up to the house to read the plaque. City services makes our speed limit signs, etc. We need to design the sign and what it will say. There was no longer a quorum so no official action could be taken.

**Adjournment**

A motion to adjourn was made by Dave Eisen, seconded by Alan Grzeskowiak. The meeting was adjourned at 5:45 pm.

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Terry DeMaegd, Chairman

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Christa Hill, Secretary