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# City of Cedar Rapids

## Historic Preservation Commission

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Community Development & Planning Department, City Hall, 101 First Street SE, Cedar Rapids, IA 52401, 319-286-5041

### **MEETING NOTICE**

The City of Cedar Rapids Historic Preservation Commission will hold an in-person meeting at:

**4:30 P.M.**

**Thursday, January 13, 2022**

**City Services Center – Five Seasons Conference Room**

**500 15<sup>th</sup> Avenue SW**

**Cedar Rapids, IA 52404**

### **Call Meeting to Order - Roll Call**

#### **1. Public Comment**

*Each member of the public is welcome to speak and we ask that you keep your comments to five (5) minutes or less. If the proceedings become lengthy, the Chair may ask that comments be focused on any new facts or evidence not already presented.*

#### **2. Approve Meeting Minutes – November 18th**

#### **3. Action Items**

- a) Election of New Chair
- b) Recommendation of Certified Local Government (CLG) Annual Report to Council
- c) Certificate of Appropriateness (COA)
  - i. 1609 Grande Avenue – new garage
- d) Demolitions
  - i. 115 Wright Brothers Boulevard – Two Cribs and Two Silos
  - ii. 1 Wright Brothers Boulevard – House and Garage
- e) Demolitions on Hold
  - i. 2714 2nd Avenue SE – house and garage
  - ii. 2720 2nd Avenue SE – house and garage
  - iii. 1705 Center Point Road NE - house

#### **4. Discussion Items**

- a) Local District/Landmark Newsletter

#### **5. Future Agenda Items**

#### **6. Announcements**

#### **7. Adjournment**



City of Cedar Rapids  
101 First Street SE  
Cedar Rapids, IA 52401  
Telephone: (319) 286-5041

**MINUTES**  
**HISTORIC PRESERVATION COMMISSION REGULAR MEETING,**  
**Thursday, November 18, 2021 @ 4:30 p.m.**  
**Five Seasons Conference Room, City Services Center**  
**500 15<sup>th</sup> Avenue SW**

Members Present: Abby Huff - Chair  
Ron Mussman – Vice Chair  
Jeffrey Meyers (virtual)  
Ryan Russell (virtual)  
Gerard Estella  
Sandra Smith  
Kim Schmidt  
Diana Pagan

Members Absent: Jennifer Cunningham

City Staff: Jeff Wozencraft, Community Development Planner  
Adam Lindenlaub, Community Development Planner

**Call Meeting to Order**

- Abby Huff called the meeting to order at 4:31pm
- Eight Commissioners were present.

**1. Public Comment**

- a) Applicants introduced themselves and their agenda items.
- b) Cindy Hadish, with SaveCR Heritage, invited commissioners and the public to open houses for their headquarters at 606 5<sup>th</sup> Avenue SE.

**2. Approve Meeting Minutes – November 4th**

- a) Pagan made a motion to approve the meeting minutes from the November 4th meeting. Seconded by Smith. The motion passed unanimously.

**3. Presentation**

- a) Local Landmark Process
- b) Review of Intensive Survey Areas for Evaluation

**4. Action Items**

- a) Certificate of Appropriateness
  - i. 328 14<sup>th</sup> Street SE Siding, Soffit & Fascia, and Porch Repairs

- Mussman made a motion to deny the Certificate of Appropriateness for vinyl siding. Seconded by Pagan. The motion passed with 7 commissioners approving and Meyers opposed.
- Mussman made a motion to deny the Certificate of Appropriateness for aluminum soffit. Seconded by Pagan. The motion passed with 7 commissioners approving and Meyers opposed.
- Pagan made a motion to deny the Certificate of Appropriateness for porch repairs as proposed by the applicant. Seconded by Mussman. The motion passed with 7 commissioners approving and Meyers opposed.
- Estella made a motion to deny the Certificate of Appropriateness for aluminum fascia. Seconded by Pagan. The motion passed with 7 commissioners approving and Meyers opposed.

**b) Demolitions**

- i. 2714 2<sup>nd</sup> Avenue SE – house and garage
  - Mussman made a motion to place a 60-day hold on the demolition permit for Criteria D. Seconded by Pagan. The motion passed unanimously.
- ii. 2720 2<sup>nd</sup> Avenue SE – house and garage
  - Mussman made a motion to place a 60-day hold on the demolition permit for Criteria D. Seconded by Pagan. The motion passed unanimously.
- iii. 1705 Center Point Road NE – house
  - Pagan made a motion to place a 60-day hold on the demolition permit for Criteria D. Seconded by Smith. The motion passed unanimously.

**c) Demolitions on Hold – Expiring November 22nd**

- i. 1900 1<sup>st</sup> Avenue NE – commercial
  - Remains on hold
- ii. 124 19<sup>th</sup> Street NE – commercial
  - Remains on hold

**5. Discussion**

**6. Future Agenda Items**

- a) Review local district newsletter
- b) Awareness strategy around local districts
- c) Local district home values

**7. Announcements**

**8. Adjournment**

Pagan made a motion to adjourn. Seconded by Schmidt. Motion passed unanimously. The meeting adjourned at 6:28pm.

Respectfully Submitted,  
Jeff Wozencraft, Planner

## Community Development

\*The time in parentheses denotes the approximate minute that the item takes place in the recording

DRAFT



▲ Certified Local  
Government Annual  
Report

## Certified Local Government Annual Report

\* indicates a required field

*Under the CLG Agreement with the State, local governments and their historic preservation commissions are responsible for submitting an annual report documenting the commission's preservation work and that they have met the requirements of the CLG program.*

*This annual report is also an important tool for your commission to evaluate its own performance and to plan for the coming year.*

▲ Two questions on this form need attention.

Some required questions are incomplete: [34](#) and [36](#)

**1. Name of the city, county, or land use district: \***

Please choose the name from the drop down table.

Cedar Rapids Historic Preservation Commission

**2. Did your commission undertake any projects for historic identification/survey, evaluation and or registration/nomination projects in this calendar year? \***

CLG Standards are in your local government's Certified Local Government (CLG) Agreement and the National Historic Preservation Act:

- 1) The CLG shall maintain a system for the survey and inventory of historic and prehistoric properties in a manner consistent with and approved by the STATE.
- 2) The CLG will review National Register nominations on any property that lies in the jurisdiction of its historic preservation commission.

Please upload any Iowa Site Inventory Forms or other survey materials produced during the year. Please do not upload any projects that were funded with a CLG or HRDP grant, mandated by the Section 106 review and compliance process, or National Register nominations as we already have these documents in our files.

yes

**3. Were any National Register of Historic Places (NRHP) properties in your City, County, or LUD were altered, moved, or demolished in this calendar year? \***

yes

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Oak Hill Cemetery, 1705 Mt Vernon Rd SE. Two buildings were demolished, a garage and barn, due to significant damage from the 2020 derecho that caused notice and orders to be placed on the structures.

200 of 8000 characters

**4. Does your local government designate local landmarks or local districts? \***

IMPORTANT: Most local governments do not have a program for local designation. If you have questions about whether you have a local designation program or not, please contact the CLG Coordinator at [historic.preservation@iowa.gov](mailto:historic.preservation@iowa.gov) before you complete this section.

Yes

**5. If you answered yes to the previous question, in this calendar year, what properties did your city place on its list of locally designated historic landmarks and/or historic districts? Please provide the historic name and address of each property**

IMPORTANT: Most local governments do not have a program for local designation. If you have questions about whether you have a local designation program or not, please contact the CLG Coordinator at [historic.preservation@iowa.gov](mailto:historic.preservation@iowa.gov) before you complete this section.

REMINDER: Before local districts are designated by your city council, you must send the local nomination to the SHPO for review and comment. Please allow at least 45 days for review before the nomination is scheduled for city council review. The SHPO review takes place after your commission has approved the local district nomination and BEFORE it is placed on the city council's agenda.

No new local landmarks or districts were designated.

52 of 8000 characters

**5.1.**

**Please attach a copy of the final designation nomination(s) and ordinances(s) for these properties**

 Choose a file

**6. In this calendar year, what were the actions to revise, amend, change, or de-list a locally designated property? Please provide the name and address of the property(ies) and the action. If no action was taken, enter N/A \***

**7. Has your city or county passed other ordinances that directly or indirectly affect historic preservation? \***

no

**8. Did your city, county, LUD or its historic preservation commission undertake any of the following activities in this calendar year? Please think broadly about this question and include any activity (small or large) that facilitated historic preservation in your community. This is your opportunity to boast about your accomplishments and get credit for the great work you do!**

CLG Standards found in CLG Agreement and National Historic Preservation Act:

- 1) The CLG will enforce all appropriate state and local ordinances for designating and protecting historic properties.
- 2) The CLG shall provide for adequate public participation in the local historic preservation programs.

- ☒ a. Historic preservation planning. Examples include the development or revision of an preservation plan, development of a work plan for your commission, etc.
- ☐ b. Provided technical assistance on historic preservation issues or projects. Examples include working with individual property owners, business owners, institutions to identify appropriate treatments and find appropriate materials, research advice, etc.
- ☒ c. Sponsored public educational programming in historic preservation. Examples include training sessions offered to the public, walking tours, open houses, lectures, Preservation Month activities, etc.
- ☐ d. Design guidelines/standards

**8.1.**

**Describe the city, county, LUD, and/or historic preservation commission's historic preservation planning activities in this calendar year. \***



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of the Bever Woods neighborhood to the National Register.

- Reorganized the Historic Asset Inventory Sub-Committee to support the preservation of non-designated properties in the city
- Currently reprioritizing areas of the city for intensive surveys.
- Completed a CLG grant application to edit and amend our current design guidelines to better fit context.
- Our commission has supported a local non-profit's preservation showcase annually
- Supported commissioner training to attend Preserve Iowa Summit

705 of 8000 characters

8.2.

**Describe the city, county, LUD, and/or historic preservation commission's public education programs in this calendar year. \***

Please provide specific details such as date of event, description of the event, how many people participated, whether the commission partnered with other organizations)

NA

2 of 8000 characters

8.3.

**If answer includes d. New or revised design standards and/or guidelines were developed and adopted during the calendar year,**

Please upload the document here.

 Choose a file

**9. Are there any particular issues, challenges, and/or successes your preservation commission has encountered or accomplished this year? \***

**1** Forms — **2** Attachments — **3** Portfolio — **4** Submit**NEXT** >

integrity of the districts, while also being economically feasible for the property owners. This issue is compounded by our district's being located in a low/moderate income part of the city, where historically accurate improvements/repairs can be more burdensome for home owners.

As an accomplishment, the commission received a budget increase of \$25,000 for our historic rehab program (from \$50,000 to \$75,000) and had almost immediately allocated all of the funds after the application opened in May, reinforcing the program's demand.

863 of 8000 characters

**10.**

**What partnerships did your commission form or continue with other entities? (examples include local main street office, local school, historical society, library, museum, service club, etc.) If none, enter N/A \***

N/A

3 of 8000 characters

**11.**

**Did your historic preservation commission receive any grants (other than CLG or HRDP) this year? If so, please describe. If none, enter N/A. \***

N/A

3 of 8000 characters

**12. Does your commission have a website? \***

- ☒ Yes  
☐ No

**12.1. What is the website address? \***

[http://www.cedar-rapids.org/local\\_government/city\\_boards\\_and\\_commissions/historic\\_preservation\\_commission.php](http://www.cedar-rapids.org/local_government/city_boards_and_commissions/historic_preservation_commission.php)

109 of 6000 characters

**13. Does your commission have a Facebook page? \***

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**List dates of public commission meetings held (please note these are meetings actually held with a quorum, not just those that were scheduled). \***

CLG Standards found in CLG Agreement and National Historic Preservation Act:

- 1) The CLG will organize and maintain a historic preservation commission, which must meet at least three (3) times per year.
- 2) The commission will be composed of community members with a demonstrated positive interest in historic preservation, or closely related fields, to the extent available in the community.
- 3) The commission will comply with Iowa Code Chapter 21 (open meetings) in its operations.
- 4) Commission members will participate in state-sponsored or state-approved historic preservation training activities.

January - 14, 28  
February - 11  
March - 11, 25  
April - 8, 22  
May - 13, 27  
June - 24  
July - 8, 22  
August - 12, 26  
September - 9, 23  
October - 7, 21  
November - 4, 18

172 of 8000 characters

15.

**We recommend that the local government provide the commission a budget with a minimum of \$750 to pay for training and other commission expenses. In this calendar year, what was the dollar amount for the historic preservation commission's annual budget? \***

\$75,000

7 of 6000 characters

16. **Where are your official CLG files located? \***

Certified Local Government files must be stored at city hall (for city commissions) or the county courthouse (for county commissions).

City Hall

9 of 6000 characters



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Abby Hull (resigned November 2021)

Tim Oberbroeckling (term expired June 2021)

Corey Behrens (resigned October 2021)

Diana Pagan

Ryan Russell

Jeff Meyers

Jennifer Cunningham

Kim Schmidt

Sandra Smith

Gerard Estella

223 of 6000 characters

18.

**Each CLG was asked to provide a work plan last year. Please provide a self-assessment of your progress on the initiatives and programs you identified last year. Were you able to accomplish much of what you set out to do? If not, what would help you fulfill this next year's work plan? \***

This was a challenging year. The city is still recovering from the Derecho, which presented some design and material challenges for the local districts, involving lots of time, discussion, and focus. However, these decisions have fostered beneficial conversation that could strengthen the districts.

We still need to locally landmark the Paramount Theatre, but have made progress in reprioritizing other properties through our Historic Asset Inventory Sub-Committee, and areas, through the commission's review of intensive survey areas.

As we continue to recover from the Derecho, the volume of projects and reviews should hopefully slow down, allowing for a greater focus on some of the larger scale issues around historic preservation in Cedar Rapids.

759 of 6000 characters

19.

**Each commission should develop a work plan for the coming year. This work plan should include the project(s), initiatives and programs you plan to begin or complete. Also discuss your plan for obtaining historic preservation training in 2022. Please attach your work plan to your annual report. \***

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**20. Please update contact information about your 2022 Chief Elected Official. \***

Note: This is beginning January 2022. Please provide the information for the Mayor, Chairman of the Board of Supervisors, or President of LUD Trustees.

First and Last Name	Mailing Address	Phone Number	Email Address
---------------------	-----------------	--------------	---------------

Tiffany O'Donne

101 1st Street S

319-286-5275

t.odonnell@ceda



+ Add a row

**21.****Please update contact information about your Staff Person for the Historic Preservation Commission. \***

This is a local government staff member and is required. Electronic and mailed communication is sent to the staff person and chair of the commission who will forward to the rest of the commission members.

First and Last Name	Job Title	Mailing Address	Phone Number	Email Address
---------------------	-----------	-----------------	--------------	---------------

Adam Linde

Senior Planner

101 1st Street

319-286-5061

a.lindenlaub



Jeff Wozencraft

Planner

101 1st Street

319-286-5711

j.wozencraft



+ Add a row

**22.****Please complete the following and provide contact information about your 2022 Chairperson/Commissioner. \***

Note: Electronic and mailed communication will be sent to the staff person for the commission and the chair who will forward the information to the rest of the commission members.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
---------------------	-----------------	-------------------	-------------------	---------------

NA





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**of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A. \***

A new chair will be elected at our January 13th HPC meeting

59 of 200 characters

**22.2. Specify the month, day, and year that the commissioner's term will end. \***

06/30/2024

**22.3.**

**Does this person serve as the Contact with the State Historic Preservation Office for the Commission? \***

☐ Yes

☒ No

**23.**

**Please complete the following and provide information about your 2022 Vice Chairperson/Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
Ron Mussm	1138 1st Av.	319-362-67!		mussmanroi

Ron Mussm

1138 1st Av.

319-362-67!

mussmanroi



+ Add a row

**23.1.**

**If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.**

Most local governments do not have a program for local designation. If you have questions about whether you have a local designation program or not, please contact the CLG Coordinator at [historic.preservation@iowa.gov](mailto:historic.preservation@iowa.gov) before you complete this section.

0 of 6000 characters

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23.3.

**Does this person serve as the Contact with the State Historic Preservation Office for the Commission? \***

- ☐ Yes  
☒ No

24.

**Please complete the following and provide information about your 2022 Secretary/Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

+ Add a row

25.

**Please complete the following and provide information about your 2022 Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
<input type="text" value="Ryan Russe"/>	<input type="text" value="1322 O Ave"/>	<input type="text" value="319-270-684"/>	<input type="text"/>	<input type="text" value="rsruss6399@"/>

+ Add a row

25.1.

**If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.**

3 of 6000 characters

**25.2. Specify the month, day, and year that the commissioner's term will end.**

**1** Forms — **2** Attachments — **3** Portfolio — **4** Submit**NEXT** >☐ Yes☒ No[Clear Answer](#)**26.**

**Please complete the following and provide information about your 2022 Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
---------------------	-----------------	-------------------	-------------------	---------------

Jennifer Cui

1708 3rd Av

479-595-366

jennifer.cui@iowa.gov

[+ Add a row](#)**26.1.**

**If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.**

2nd - 3rd Avenue Local District

31 of 6000 characters

**26.2. Specify the month, day, and year that the commissioner's term will end.**

06/30/2022

**26.3.**

**Does this person serve as the Contact with the State Historic Preservation Office for the Commission?**

☐ Yes☒ No[Clear Answer](#)**27.**

**Please complete the following and provide information about your 2022 Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last	Mailing Address	Home Phone	Work Phone	Email Address
----------------	-----------------	------------	------------	---------------

1 Forms — 2 Attachments — 3 Portfolio — 4 Submit

NEXT &gt;

27.1.

If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.

N/A

3 of 6000 characters

27.2. Specify the month, day, and year that the commissioner's term will end.

06/30/2023

27.3.

Does this person serve as the Contact with the State Historic Preservation Office for the Commission?

☐ Yes☒ No[Clear Answer](#)

28.

Please complete the following and provide information about your 2022 Commissioner.

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
---------------------	-----------------	-------------------	-------------------	---------------

Sandra Smi

648 Valley E

815-207-17

sandra1smil



+ Add a row

28.1.

If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.

N/A

3 of 6000 characters



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**NEXT >**

28.3.

**Does this person serve as the Contact with the State Historic Preservation Office for the Commission?**

☐ Yes

☒ No

[Clear Answer](#)

29.

**Please complete the following and provide information about your 2022 Commissioner.**

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last Name	Mailing Address	Home Phone Number	Work Phone Number	Email Address
Diana Paga	1810 Ridge	845-325-91		diana@supere

+ Add a row

29.1.

**If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.\***

Redmond Park Grande Avenue Historic District

29.2. Specify the month, day, and year that the commissioner's term will end.\*

mm/dd/yyyy

06/30/2024

29.3.

**Does this person serve as the Contact with the State Historic Preservation Office for the Commission?\***

☐ yes

☒ no

[Clear Answer](#)

30.

**Please complete the following and provide information about your 2022 Commissioner.**

1 Forms — 2 Attachments — 3 Portfolio — 4 Submit

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Jeffrey Mey

1636 2nd A

319-202-42!

jmeyerskc@



+ Add a row

30.1.

If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.\*

2nd - 3rd Avenue Historic District

30.2. Specify the month, day, and year that the commissioner's term will end.

MM/DD/YYYY

06/30/2024

30.3.

Does this person serve as the Contact with the State Historic Preservation Office for the Commission?\*

☐ yes☒ no[Clear Answer](#)

31.

Please complete the following and provide information about your 2022 Commissioner.

Note: Electronic and mailed communication will be sent to the staff person for the commission and the contact.

First and Last  
Name

Mailing Address

Home Phone  
NumberWork Phone  
Number

Email Address

Kim Schmid

185 Dows L

319-365-86!

kimr22554@



+ Add a row

31.1.

If the commissioner represents a locally designated district, provide the name of the district (Representative, Name of Local Historic District). If the commissioner does not represent a local historic district, enter N/A.\*

N/A

32.

**Please attach biographical sketches for commissioners who were newly appointed in 2022.**

Please be sure newly appointed commissioners sign and date their statement.

📎 2021.22\_NewCommissioners.pdf (4.6MB) 🗑

33.

**Does your commission have any vacancies? If so, how many? If you have no vacancies, enter N/A. \***

There is currently one vacancy

30 of 6000 characters

**34. Please complete the Commission Training Table. \***



An important requirement of the Certified Local Government program is annual state-sponsored (such as the Preserve Iowa Summit) or state-approved training undertaken by at least one member of the historic preservation commission and/or staff liaison. In this table, provide information about the commissioners' involvement in historic preservation training, listing the name of the conference, workshop or meeting (including online training opportunities); the sponsoring organization; the location and date when the training occurred. Be sure to provide the names of commissioners, staff, and elected officials who attended.

**This question is required.**

Name of Event	Sponsor Organization	Location	Date	Names of Attendees
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

+ Add a row

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Jeff Wozencraft  
Adam Lindenlaub  
Ron Mussman

45 of 6000 characters

**36. Signature page \***



**This question is required.**

 Choose a file

Saved



8.1.

**Describe the city, county, LUD, and/or historic preservation commission's historic preservation planning activities in this calendar year. \***

The Cedar Rapids Historic Preservation Commission completed/did the following activities in 2021:

- Contracted and worked with Wapsi Valley Archaeology to complete the nomination of the Bever Woods neighborhood to the National Register.
- Reorganized the Historic Asset Inventory Sub-Committee to support the preservation of non-designated properties in the city
- Currently reprioritizing areas of the city for intensive surveys.
- Completed a CLG grant application to edit and amend our current design guidelines to better fit context.
- Our commission has supported a local non-profit's preservation showcase annually
- Supported commissioner training to attend Preserve Iowa Summit

**9. Are there any particular issues, challenges, and/or successes your preservation commission has encountered or accomplished this year? \***

While still recovering from the 2020 Derecho, the City and commission have dealt with projects to apply new synthetic siding in our two historic districts. Many of these homes had synthetic siding (or asbestos siding) when the districts were established and the commission is now trying to balance preserving the historic integrity of the districts, while also being economically feasible for the property owners. This issue is compounded by our district's being located in a low/moderate income part of the city, where historically accurate improvements/repairs can be more burdensome for home owners.

As an accomplishment, the commission received a budget increase of \$25,000 for our historic rehab program (from \$50,000 to \$75,000) and had almost immediately allocated all of the funds after the application opened in May, reinforcing the program's demand.

18.

**Each CLG was asked to provide a work plan last year. Please provide a self-assessment of your progress on the initiatives and programs you identified last year. Were you able to accomplish much of what you set out to do? If not, what would help you fulfill this next year's work plan? \***

This was a challenging year. The city is still recovering from the Derecho, which presented some design and material challenges for the local districts, involving lots of time, discussion, and focus. However, these decisions have fostered beneficial conversation that could strengthen the districts.

We still need to locally landmark the Paramount Theatre, but have made progress in reprioritizing other properties through our Historic Asset Inventory Sub-Committee, and areas, through the commission's review of intensive survey areas.

As we continue to recover from the Derecho, the volume of projects and reviews should hopefully slow down, allowing for a greater focus on some of the larger scale issues around historic preservation in Cedar Rapids.



Community Development and Planning Department  
City Hall  
101 First Street SE  
Cedar Rapids, IA 52401  
Telephone: (319) 286-5041

**To:** Historic Preservation Commission Members  
**From:** Jeff Wozencraft, Community Development Planner  
**Subject:** COA Request at 1609 Grande Avenue SE  
**Date:** January 13, 2022

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**Applicant Name(s):** Shirley Cox & Cutter Construction LLC

**Local Historic District:** Redmond Park – Grande Avenue

**Year Built:** 1910

**Description of Project:**

The applicant would like to construct a smaller garage than what was there prior. 24'x 24' deep, moving the garage in 5' from the west property line and 5' in from the south property to comply with zoning. The finish will be cream/yellowish colored triple 3" vinyl siding to match as close to the house as possible and to comply with HPC criteria. The applicant will match the asphalt shingles on the home. The new garage will no longer be 2-story. It will have 1 16'x7' overhead garage door, facing the back of the house and no windows.

**Information from Historic Surveys on property:**

The 2 1/2-Story Open-Gable Cottage style house is considered Contributing and Individually Eligible.

The defining features are:

front-gable roof with gable wall dormer and shallow eaves; clapboard siding with scalloped shingles in gable end; hipped roof porch across front with windows providing enclosure above clapboard clad closed balustrade that extends to ground level; windows are double-hung with entrance off-center; principal feature is pseudo-Palladian window in gable end that includes recessed 1/1 flat arched window with miniature columns and "X" style balustrade forming a balcony

Alterations: porch enclosed with windows above balustrade

Significance/Overall Condition (1995): moderately well-preserved

**Options for the Commission:**

1. **Approve** the application as submitted; or
2. **Modify, then Approve** the application – only if applicant agrees to modifications made; or
3. **Disapprove** the application; or



4. **Table the item to a future, specified meeting date** in order to receive additional information.

**Criteria\* for Commission decision on application:**

- i. If any defining features of the building or structure as indicated, but not limited to those included on the Site Inventory Form(s) are proposed to be modified as a result of the proposal indicated on the application for Certificate.
- ii. If the proposal is consistent with the Guidelines for Cedar Rapids Historic Districts and/or the most recent edition of the Secretary of Interior's Standards for Rehabilitating Historic Buildings.
- iii. If the proposal mitigates adverse effects on the aesthetic, historic, or architectural significance of either the building or structure or of the local historic district or local historic landmark.

\*See 18.08.C.2.a of the Cedar Rapids Municipal Code

**New Accessory Structure**

APPROPRIATE: 	NOT APPROPRIATE: 
<ul style="list-style-type: none"><li>• New accessory structures should be compatible with primary buildings.</li><li>• A new secondary structure should be subordinate in height to primary structures seen along the street front.</li><li>• A secondary structure of no more than one-and-one-half stories in height is preferred.</li><li>• Locate a secondary building to the rear of the lot.</li><li>• Locating a secondary structure to the side of the primary structure, but set back significantly from the front wall plane.</li><li>• A secondary structure should be oriented similar to those seen traditionally along the alley.</li><li>• A garage should be located off an alley where possible.</li><li>• On a lot where a garage must be accessed from the street, set it back from the front wall plane of the primary structure.</li></ul>	<ul style="list-style-type: none"><li>• Locating a garage such that it is visually prominent.</li><li>• Secondary structures with incompatible building design or materials.</li></ul>

**Staff Recommendation:** Staff recommends approving the Certificate of Appropriateness because it mostly aligns with the design guidelines.





## LOCAL HISTORIC DISTRICT/LANDMARK EXTERIOR WORK APPLICATION

### Cedar Rapids Municipal Code, Section 18.08

The following information is necessary for all requests for exterior modifications to local historic landmarks or buildings within a designated local historic district as per Chapter 18, Historic Preservation in the Cedar Rapids Municipal Code. Please answer all questions. Failure to provide accurate and complete information will delay review.

<p style="text-align: center;"><b>Owner Information</b></p> <p>Name <u>Shirley Cox</u></p> <p>Address <u>1609 Grande Ave SW</u></p> <p>City <u>Cedar Rapids</u></p> <p>State <u>IA</u> Zip <u>52403</u></p> <p>Phone <u>319-310-4745</u></p> <p>Email <u>charrissecox8@gmail.com</u></p>	<p style="text-align: center;"><b>Applicant Information (skip if owner)</b></p> <p>Name/Company <u>Cutter Construction LLC</u></p> <p>Email <u>mikecutte@imonmail.com</u></p> <p>Address <u>1049 Juniper Drive SW</u></p> <p>City <u>Cedar Rapids</u></p> <p>State <u>IA</u> Zip <u>52404</u></p> <p>Phone <u>319-651-6525</u></p>
<p><b>Address of Property where work will occur:</b> <u>1609 Grande Ave SE</u></p>	
<p><b>Project Type:</b> <input type="checkbox"/> House <input checked="" type="checkbox"/> Garage <input type="checkbox"/> Shed <input type="checkbox"/> Fence <input type="checkbox"/> Other _____</p>	
<p><b>Project Description and Location on the property/structure</b> (please be as detailed as possible):</p> <p><u>Construct a smaller garage than what was there prior, 24' wide x 24' deep; Move the garage in 5' from the west property line &amp; 5' in fro, the south property line to comply with Zoning; Finish the garage with cream / yellowish colored Triple 3" vinyl siding to match as close to the house as possible and to comply with HPC criteria; Match asphalt shingles as well; The new garage will no longer be 2 story; It will have (1) 16' x 7' overhead garage door (white), facing the back of the house NOT the alley, no windows.</u></p>	
<p><b>Description of existing materials (e.g. wood, metal, asphalt shingles):</b></p> <p><u>Wood 3" reveal siding, asphalt shingles</u></p>	
<p><b>Description of proposed materials(e.g. wood, metal, asphalt shingles):</b></p> <p><u>Finish with cream / yellowish colored Triple 3" vinyl siding to match as close to the house as possible and to comply with HPC criteria; Match asphalt shingles as well</u></p>	
<p><b>Will you be permanently removing architectural detailing/ornamentation from the exterior of the structure (e.g. corbel(s), trim, molding, newel post caps)?</b> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>	
<p><b>If Yes, describe what architectural detailing/ornamentation you are removing and why:-</b></p> <p><u>This is a hard case to explain. The existing garage is old and has "old" finishes. The City requested it to be removed.... The owner can only afford what she can afford.</u></p>	

**Description of how project meets the Guidelines for Cedar Rapids Historic Districts *or rationale for why the project is not consistent with the Guidelines for Cedar Rapids Historic Districts:***

We will try to match what the existing house has for siding color & siding reveal (which is comparable to the wood and the time period) and of course the asphalt shingles will match the house as well.

**Supplemental Materials Required:**

**For all projects, include at least one of the following applicable materials:**

- ☐ Physical Material(s) Sample
- ☐ Product Catalog, indicating chosen product
- ☒ Photo of exact product which will be installed

**For new construction only, include at least one of the following:**

- ☒ Sketches
- ☒ Renderings
- ☒ Construction Drawings

I, the owner or designated representative of the property, have read the application and acknowledge the Guidelines for Cedar Rapids Historic Districts, as they relate to my project will be used to determine if my project is approved. If the area where the work on the project is not readily visible from a public right-of-way (alley or street), I also authorize a staff member of the Community Development Department to come onto the property to obtain photo(s) of the area where the work will occur.

I acknowledge that the information provided in this application, including all attachments, are accurate and correct, and that an incomplete application will not be accepted.

I have included the required applicable attachments with this application: ☐ Yes ☐ No

**Owner/applicant signature:** Mike Cutter

Digitally signed by Mike Cutter  
DN: cn=Mike Cutter, o=city, email=mikecutter@imail.com, c=US  
Date: 2021.12.09 10:05:40 -0600

For staff use only:

Date and time completed application received: \_\_\_\_\_

City of Cedar Rapids Community Development Department  
101 First Street SE, Cedar Rapids, IA 52401  
Phone: 319-286-5041 | Web: [www.cityofcr.org/hpc](http://www.cityofcr.org/hpc)

# CEDAR RAPIDS SITE INVENTORY FORM

Survey ID 1609-GRANDE-AVE-SE

Database                     

Nonextant                     

## *Location & Functional Information*

1. **Historic Name(s):** Frank & Carol McElhaney House
  2. **Common Name(s):**
  3. **Street Address:** 1609 Grande Ave., SE
  4. **City:** Cedar Rapids
  5. **County:** Linn
  6. **Subdivision:** Bever Park 2nd
  7. **Block(s):** 14
  8. **Lot:** 5
  9. **Legal Description:** E 40'
  10. **Historic Function(s):** Single Family
  11. **Current Function(s):** Single Family
  12. **Owner:** Sharon Adams
- Phone Number:**   
**Address:** 1609 Grande Ave., SE **City/State:** Cedar Rapids, IA **Zip:** 52403

**State Sources:** County Resource ☐ HABS ☐ Photo ☐ NR ☐  
Tax Act ☐ Grants ☐ DOE ☐ R&C ☐

### *Integrity Notes:*

☐ Poor ☒ Good  
☐ Fair ☐ Excellent

### *Sketch Map:*

porch enclosed with windows

### *Photograph Information:*

**Roll/Frame:** 1078/6

**View:** South

**Photographer:** Marlys Svendsen,  
Svendsen Tyler, Inc.

#### **Location of Negative:**

City of Cedar Rapids, Dept. of  
Planning & Redevelopment





# CEDAR RAPIDS SITE INVENTORY FORM

Survey ID 1609-GRANDE-AVE-SE  
Database \_\_\_\_\_

## *Evaluation*

### Architectural Significance and Associated Context(s):

Applicable National Register Criteria: A ☐ B ☐ C ☒ D ☐

### National Register Eligibility:

Individual ☒ Yes ☐ No District: ☒ Contributing ☐ Non-Contributing

Reviewed By: \_\_\_\_\_ Date: \_\_\_\_\_

**Form:** 2½-Story Open-Gable Cottage

**Defining Features:** front-gable roof with gable wall dormer and shallow eaves; clapboard siding with scalloped shingles in gable end; hipped roof porch across front with windows providing enclosure above clapboard clad closed balustrade that extends to ground level; windows are double-hung with entrance off-center; principal feature is pseudo-Palladian window in gable end that includes recessed 1/1 flat arched window with miniature columns and "X" style balustrade forming a balcony

**Alterations:** porch enclosed with windows above balustrade

**Significance/Overall Condition:** moderately well-preserved

### Historical Significance and Associated Context(s):

Applicable National Register Criteria: A ☐ B ☐ C ☐ D ☐

### National Register Eligibility:

Individual ☐ Yes ☐ No District: ☐ Contributing ☐ Non-Contributing

Reviewed By: \_\_\_\_\_ Date: \_\_\_\_\_

### **City Directories:**

1903: Not listed

1914-15: Frank & Carol McElhaney, commercial traveler

1926: Frank & Mary Dusek, grocer @ 119 1st St., NE

Prepared by: Marlys Svendsen, Svendsen Tyler, Inc.  
Address: Route 1, Box 388, Sarona, WI 54870  
Phone: 715/469-3300

Date: 1995

Affiliation: City of Cedar Rapids, Cedar Rapids, Iowa

# CEDAR RAPIDS SITE INVENTORY FORM

Survey ID 1609-GRANDE-AVE-SE

Database \_\_\_\_\_

Street Address 1609 Grande Ave., SE

City Cedar Rapids County Linn

Location Integrity: OS Original Site (OS) Moved (MV) Moved to Original Site (MO)

Endangered? No N Yes \_\_\_\_ If yes, why? \_\_\_\_\_

Ground Plan: a. Building Shape(s): rectangle b. Width: 774 s.f. per fl. Depth: (In units)

Style/Stylistic Influences

Key Stylistic Attributes

CODE

Open-Gable Cottage

Materials:	Foundation	ashlar concrete block
	Walls	clapboard & shingles
	Roof	asphalt

Number of Stories: 2½ stories

Roof Shape: front-gable

Builder(s): Unknown

Architect(s) Unknown

Original Construction Date: c. 1910

Modification/Addition Dates: Unknown

porch enclosed with windows above balustrade

Continuation Sheet [ ]

Significant Interior Components:

Not Applicable

Continuation Sheet [ ]

Surveyor Comments:

The portion of Grande Avenue included in the district begins at the western most point of the avenue where it originates at the intersection of 16th Street and 3rd Avenue - the northeast corner of Redmond Park (originally "Bever Park"). Grande Avenue is the widest street in the neighborhood originally envisioned as a wide boulevard linking the residential district to Bever Park, the second and current park to bear the name of the family of Sampson Bever, civic leader and real estate developer. Grande Avenue runs through the Bever Park 3rd and Grande Avenue Place Additions, all developed by members of the Bever family. Grande Avenue is a tree-lined thoroughfare, containing some of the largest and most intact houses in the district. Houses are narrowly spaced on lots generally 40' wide with flat to steeply slopping front yards. The houses date from a few years before WW I through the early 1920s.

Continuation Sheet [ ]

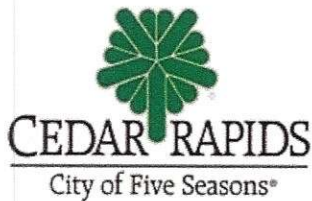
Sources: City of Cedar Rapids Assessor's Records; City Directories (1903, 1914-1915, 1926); Sanborn Maps (1898, 1900, 1905, 1910, 1915)

Needs Further Study/Anomaly [ ]

Continuation Sheet [ ]

Surveyor: Marlys Svendsen, Svendsen Tyler, Inc.

Date 1995



**GENERAL RESIDENTIAL  
BUILDING PERMIT APPLICATION**  
Cedar Rapids Building Services Department  
500 15<sup>th</sup> Ave SW, Cedar Rapids, IA 52404  
Phone: (319) 286-5831  
Fax: (319) 286-5830

**Project Address:** 1609 Grande Ave SE  
**Property Owner:** Shirley Cox  
**Project Valuation:** \$ 40,000.00 **Permit Fee:** \$

- |   |  |
|---|--|
| <input type="checkbox"/> Basement Finish ..... \$100                    | <input type="checkbox"/> Fence Permit (\$10 admin fee)..... \$25   |
| <input type="checkbox"/> Detached Accessory Structure (\$10 admin fee): | <input type="checkbox"/> Handicap Ramp (no admin fee) .... \$10    |
| <input type="checkbox"/> 0 to 500 sq ft..... \$100                      | <input type="checkbox"/> Retaining Wall (\$10 admin fee)..... \$50 |
| <input type="checkbox"/> 501 to 900 sq ft..... \$150                    | <input type="checkbox"/> Swimming Pool (\$10 admin fee) ... \$50   |
| <input type="checkbox"/> 901 to 1,250 sq ft..... \$250                  | <input type="checkbox"/> Windows / Doors / Siding ..... Valuation  |
| <input type="checkbox"/> 1,251 sq ft and greater..... Valuation         | <input type="checkbox"/> Administrative Fee..... \$10              |

**DESCRIPTION OF WORK:**

Install a 24' wide x 24' deep detached garage 5' in from the West lot line & 5' in from the South lot line

**CONTRACTOR INFORMATION:**

<b>BUILDING:</b> Cutter Construction LLC	<b>Email:</b> mikecutter@imonmail.com	<b>VERIFIED</b>
Address: 1049 Juniper Drive SW		YES NO
Phone: 319-651-6525		
<b>ELECTRICAL:</b> Electrical Concepts		YES NO
<b>MECHANICAL:</b> N/A		YES NO
<b>PLUMBING:</b> N/A		YES NO

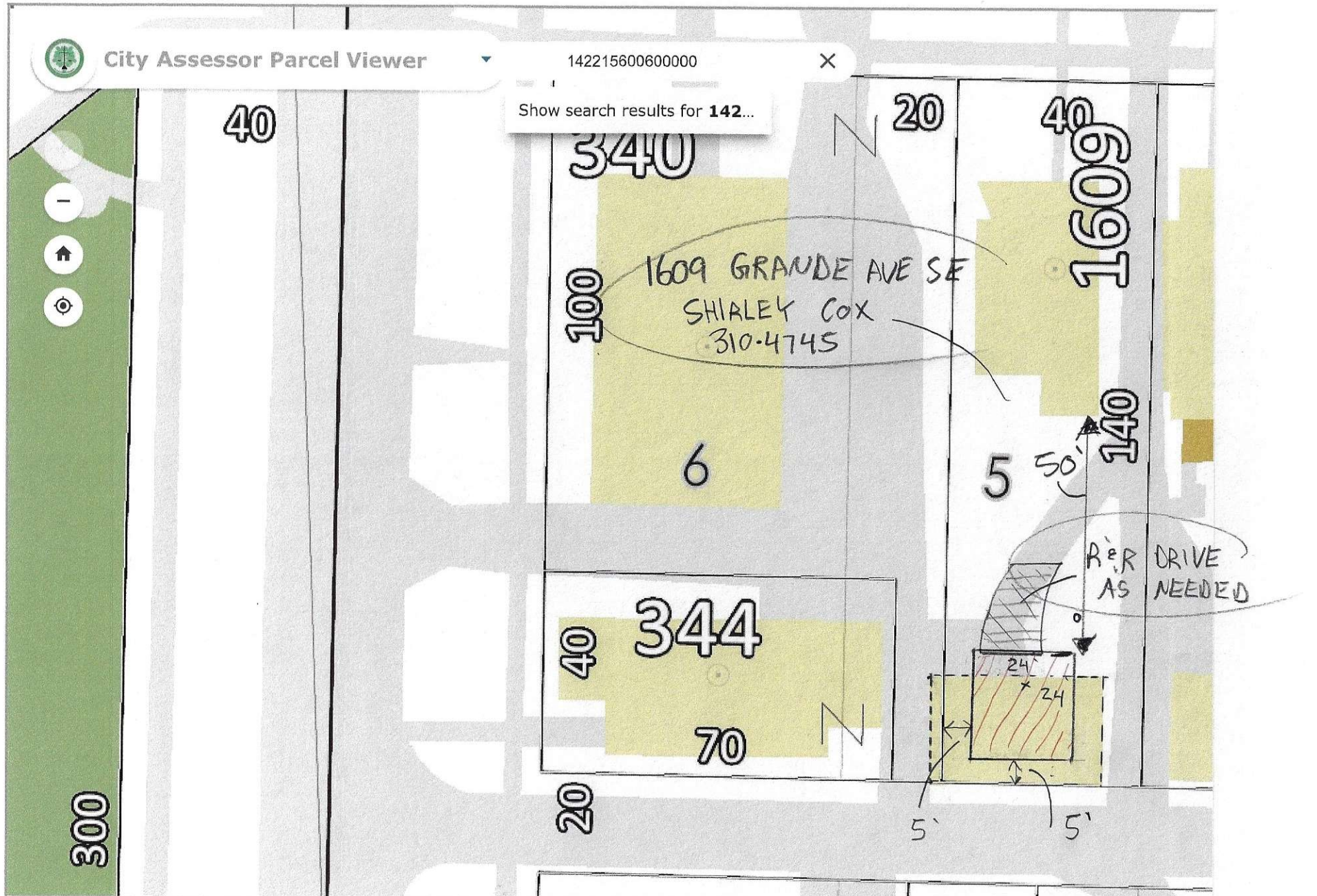
Applicant hereby certifies under penalty of perjury that he/she is the owner; or that he/she is authorized and empowered to make this application on behalf of the owner. Applicant also certifies under penalty of perjury that the application and any related plat, plans, and specifications are true and contain a correct description of the proposed work, lot, structure, and use to which structure is to be placed. Applicant further acknowledges that all applications are subject to deed restrictions and any other codes, ordinances, laws or government regulations that apply. Applicant understands that any permit that may be granted in response thereto are subject to all the laws of the State of Iowa and all ordinances for the City of Cedar Rapids, Iowa, that may have a bearing on the same.

**Signature of Applicant:** Mike Cutter Digitally signed by Mike Cutter  
DN: cn=Mike Cutter, o, ou, email=mikecutter@imonmail.com, c=US  
Date: 2021.12.09 08:31:40 -06'00' **Date:** \_\_\_\_\_

**Building Dept approval:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Zoning Dept approval:** \_\_\_\_\_ **Date:** \_\_\_\_\_





Pictometry Online

\* REMOVE OLD 32' WIDE X 22' DEEP  
GARAGE X 2 STORY, MOVE NEW  
24' X 24' GARAGE X 1 STORY IN  
5' IN FROM SIDE & REAR LOT LINES



\* 1609 GRANDE AVE SE

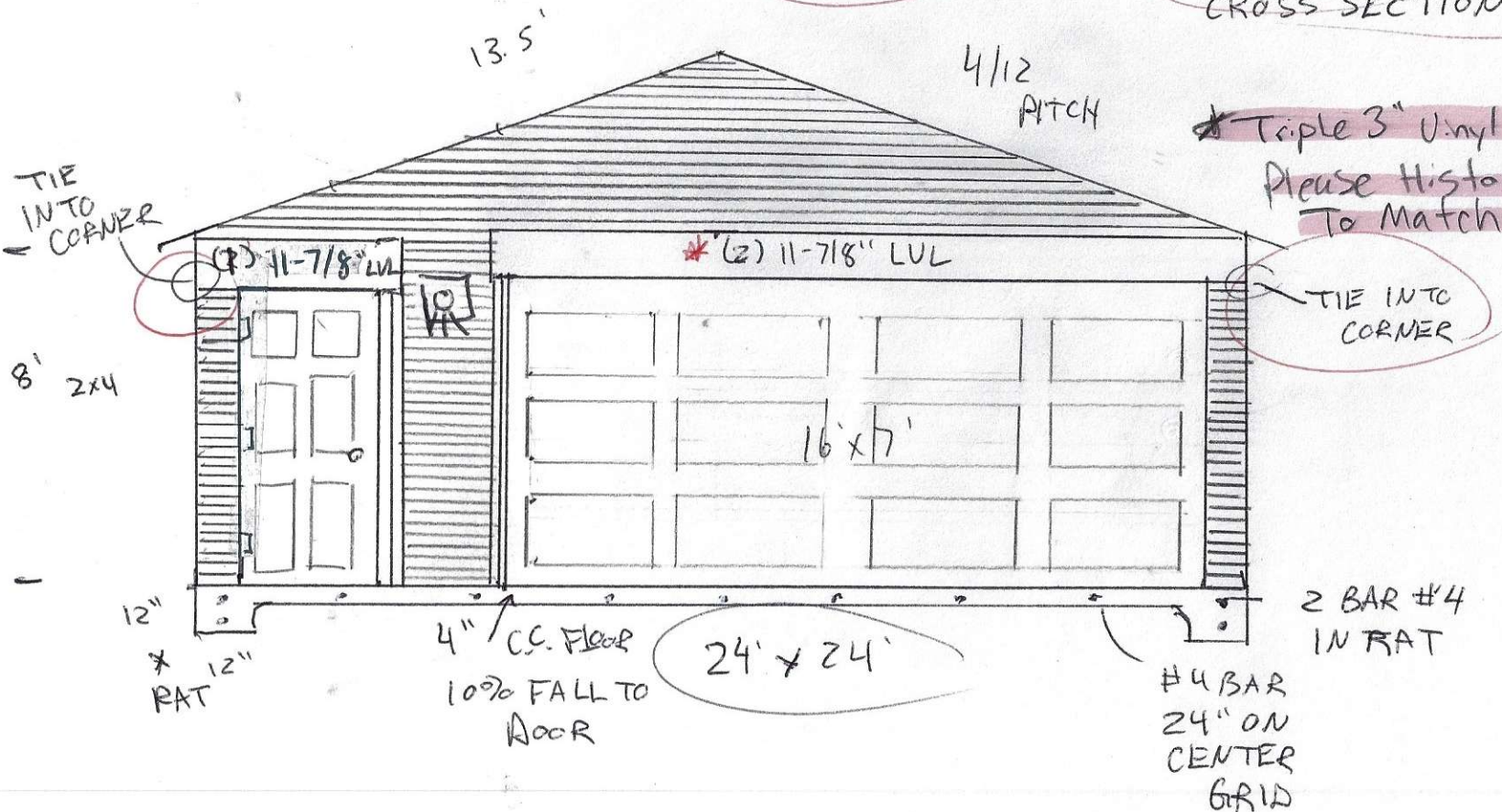
SHIALEY COX

310-4745

ROOF  
ENGINEERING  
ON SITE

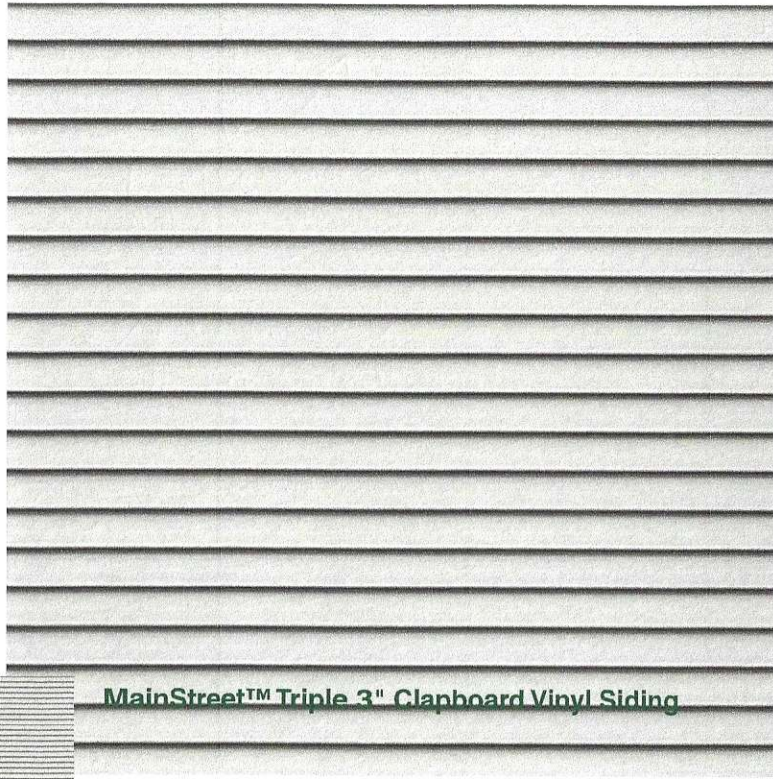
STANDARD  
FRAMING/FINISHING  
CROSS SECTION

\* Triple 3" Vinyl Siding To  
Please Historical Criteria  
To Match House



# \* Historical Criteria For Exterior Finish

Exteriors > Siding & Trim > Vinyl Siding



MainStreet™ Triple 3" Clapboard Vinyl Siding

[Share](#)

## MainStreet™ Triple 3" Clapboard Vinyl Siding

# MAINSTREET™

Choose from the options below

Select Color

[Sign In To See Pricing And Inventory](#)

\* CertainTeed (or similar)

\* T-3 Siding

\* Heritage Cream (or similar)

\* To Match Close To House

Select Color

Savannah Wicker

Light Maple

Sterling Gray

Heritage Cream

Desert Tan

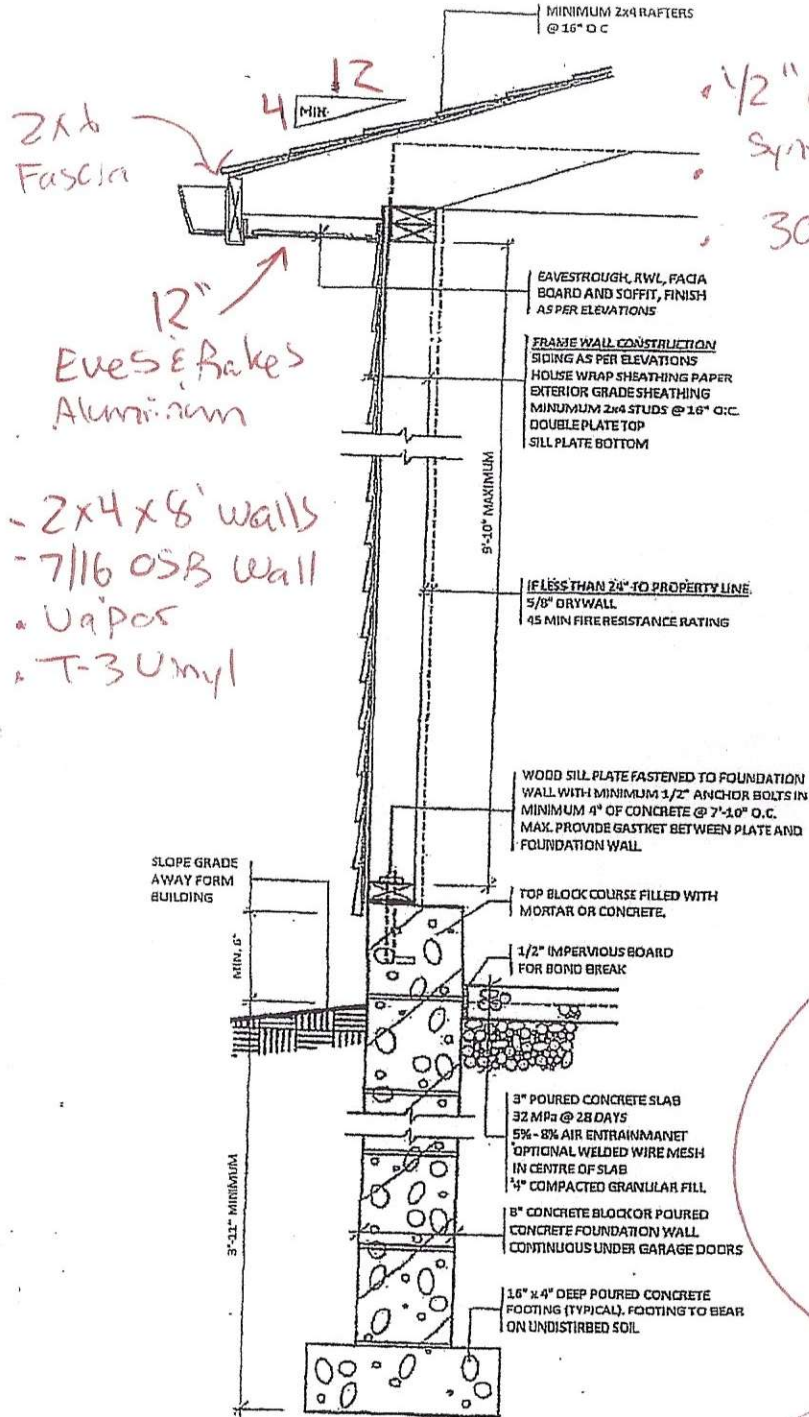
## Product Description

This Triple 3" Clapboard Siding comes from the CertainTeed MainStreet™ product line.

MainStreet™ offers consistent quality, good looks and is the ideal choice for homeowners looking for value with the benefits of a premium panel.

- Natural woodgrain or brushed appearance
- Patented STUDfinder™ is designed for accurate and secure installation





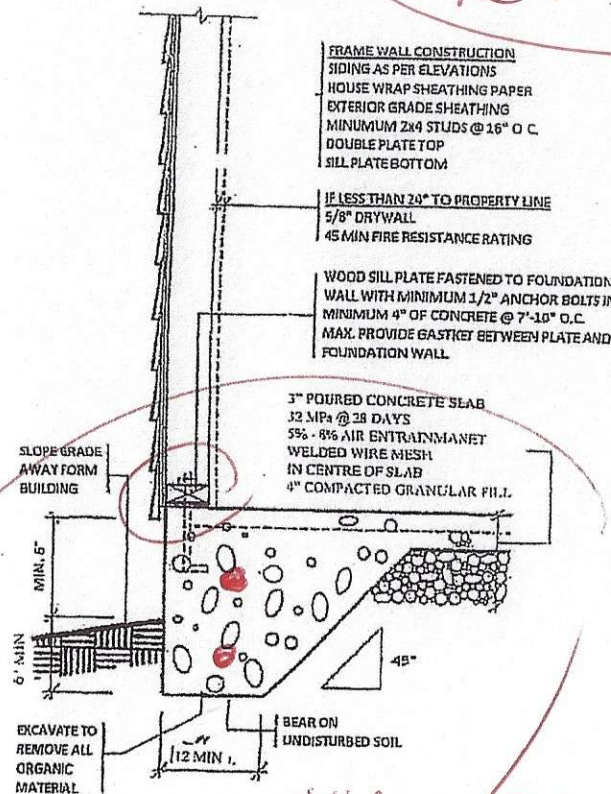
**BELOW FROST TYPE FOUNDATION**

1/2" Grade OSB  
 Synthetic Felt  
 30 YR GAF Asphalt Shingles

2x6 Fascia  
 4 MIN  
 12"  
 Eaves & Rakes  
 Aluminium

- 2x4x8' walls  
 - 7/16 OSB wall  
 • Vapor  
 • T-3 Umyl

Tuss Engineering By  
 Re Vos wot - On Site



#4 Bar x 2 in Trunk  
 MAXIMUM 55M2, ONE STOREY WOOD FRAME @ 24" O.C  
 In 4" Floor  
 100%

**CONCRETE PAD TYPE FOUNDATION**

Fall Towards  
 Door



## **Historic Preservation Commission Agenda Item Cover Sheet**

**Meeting Date:** January 13, 2022

**Property Location:** 115 Wright Brothers Boulevard SW

**Property Owner/Representative:** Prairie Landing Development

**Demolition Contact:** Concise Earth Construction

**Year Built:** House – 1960, Cribs (2) – 1920, Silos (2) - 1920

**Description of Agenda Item:** ☒ Demolition Application ☐ COA ☐ Other

**Background and Previous HPC Action:** The City Assessor considers the house in Below Normal condition and both cribs to be Very Poor. The silos are not shown on the City Assessor site but were clarified by the applicant to have been built in 1920. This property has not been surveyed.

**City Assessor Information on the parcel:**

<https://cedarrapids.iowaassessors.com/parcel.php?parcel=192810100800000>

**Historic Eligibility Status:** Eligible ☐ Not Eligible ☐ Unknown ☒ N/A ☐

**Explanation (if necessary):**

**If eligible, which criteria is met:**

- ☐ Associated with significant historical events (Criteria A)
- ☐ Associated with significant lives of person (Criteria B)
- ☐ Signifies distinctive architectural character/era (Criteria C)
- ☐ Archaeologically significant (Criteria D)

**Other Action by City:** Yes ☐ No ☒ N/A ☐

**Explanation (if necessary):**

**Recommendation:** Immediate release

**Rationale:** The property has not been surveyed and there is no evidence of historic significance.

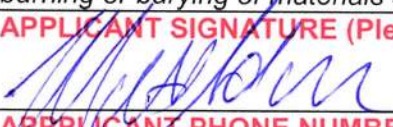





Permit Number: \_\_\_\_\_

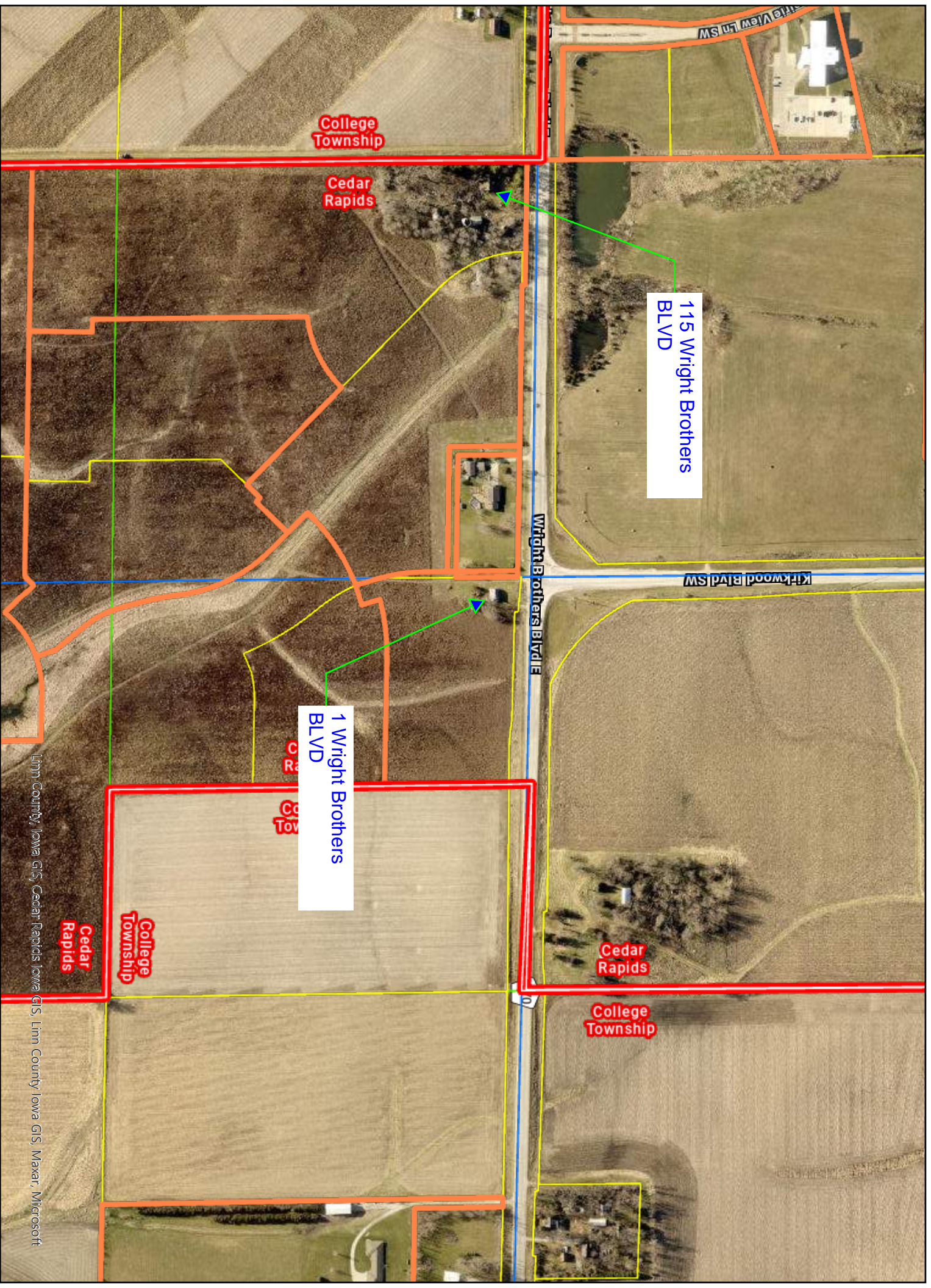
**City of Cedar Rapids**  
**Building Services Department**  
 500 15<sup>th</sup> Avenue SW, Cedar Rapids, IA 52404  
 Main Phone: (319) 286-5831 Fax: (319) 286-5830  
**DEMOLITION PERMIT APPLICATION**

**\*\*Permit is valid for 30 days from date of issue\*\***

Address of Demolition: <b>115 Wright Brothers Boulevard</b>		Approximate Age of Structure/Year Built: <b>1960</b>
GPN: 192810100800000	Reason: (optional) Land Development	Future Plans: (optional) American Prairie Subdivision
Property Owner's Name: Prairie Land Development		Phone: 319-530-4628
Property Owner's Address: 4185 Alyssa Court Suite 1, Iowa City, IA 52240		City / State / Zip Code
<b>Contractor's Name:</b> Concise Earth Construction		<b>Phone:</b> 3192131588
<b>Contractor's Address:</b> 4185 Alyssa Court Suite 1, Iowa City, IA 52240		<b>City / State / Zip Code</b>
Type of Building: <input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi Family # _____ Units <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Accessory Building		
Size of Building: Dimensions are: 48x28 Number of Stories: 1 Height: 20		
Building has Basement: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, What Dimensions: 48x28		
Any other structure on the parcel? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, describe: Multiple Agricultural Use Barns and Silos		
<b>DISPOSAL OF DEMOLITION MATERIALS</b>		
<input checked="" type="checkbox"/> City of Cedar Rapids Landfill <input type="checkbox"/> Private Landfill – Contact: _____ Address: _____		Phone #: _____
<b>It is the Responsibility of the Permit Holder to adhere to all local, state and federal regulations regarding proper inspections and removal of asbestos prior to any demolition.</b>		
<b>UTILITIES INFORMATION</b>		
<b>All utilities shall be abandoned in accordance with City requirements and verified and/or inspected before Demolition Permit is issued and demolition begins.</b>		
<i>I hereby certify that I have read and examined this application and affirm the above information as true and correct and also agree to comply with the provisions of the City of Cedar Rapids Codes and any other applicable Federal &amp; State laws concerning the demolition process and/or disposal of demolition debris. I also certify that I am authorized to demolish this building as owner or agent of the owner and agree to assume complete responsibility for any liability arising from demolition of the above building. I also agree that no burning or burying of materials shall be done within the Corporate City Limits of Cedar Rapids.</i>		
<b>APPLICANT SIGNATURE (Please print legibly):</b>  <b>Matt Adam</b>		<b>DATE:</b> 01/05/2022
<b>APPLICANT PHONE NUMBER:</b> 319-530-4628		<b>CONTRACTOR PHONE NUMBER:</b> 319-213-1588
<b>CONTRACTOR SIGNATURE (Please print legibly):</b>  <b>Josh Entler</b>		<b>DATE:</b> 01/05/2022
<b>PLEASE PROVIDE SIGNATURES FOR EACH FIELD BELOW</b>		
<b>**UTILITIES DISCONNECTION INFORMATION &amp; APPROVALS**</b>		
Water:	Alliant Energy:	
Sewer:	Mid-American Energy:	
HPC:	MediaCom:	
Zoning:	CenturyLink:	
BSD:		

**Return application to:**  
 Applicants: [residential@cedar-rapids.org](mailto:residential@cedar-rapids.org)  
 Utilities: [demo@cedar-rapids.org](mailto:demo@cedar-rapids.org)





115 Wright Brothers  
BLVD

1 Wright Brothers  
BLVD

College  
Township

Cedar  
Rapids

College  
Township

Cedar  
Rapids

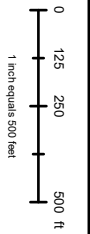
College  
Township

Cedar  
Rapids

Wright Brothers Blvd E

Kirkwood Blvd SW

Kirkwood Blvd SW





**Parcel Number:** 19281-01008-00000  
**Deed Holder:** APD LLC  
**Property Address:** 115 WRIGHT BROTHERS BLVD E  
CEDAR RAPIDS, IA  
**Mailing Address:** 414 E MARKET ST  
IOWA CITY IA , 52245-0000 USA  
**Location:** URBAN  
**Class:** AG DWELLING  
**Map Area:** SW 456  
**Tax District:** 30300 CR AG-COLLEGE SCH  
**Plat Map:** 3524  
**Legal Description:** P.O.S. #2455 PARCEL B  
**Homestead Credit:** NO  
 IF YOU RECENTLY PURCHASED A HOME, SUBMIT THE [PRINTABLE HOMESTEAD TAX CREDIT](#) (ADOBE ACROBAT READER DC PREFERRED).  
**Military Exemption:** NO [PDF](#)



[HOMESTEAD TAX CREDIT \(54-028\)](#) SUBMISSION  
[MILITARY SERVICE TAX EXEMPTION APPLICATION \(54-146\)](#) SUBMISSION  
**Property Report:** [PROPERTY REPORT \(PDF FILE\)](#)



Pin 19281-01008-00000 Photo

1 / 1



Current Value as of January 1, 2021 - Taxes payable September 2022 and March 2023

Land Value	Dwelling Value	Improvement Value	Total Value
\$34,700	\$94,200	\$0	\$128,900

[Get Current Year Tax Estimate](#)

Prior Year Value Information

Year	Land Value	Dwelling Value	Improvement Value	Total Value
2020	\$32,600	\$94,900	\$0	\$127,500

Agricultural Land Information

Description	Acres	CSR Points
83C2 - KENYON LOAM - (Taxable)	1.680	141.12
11B - COLO-ELY COMPLEX - (Taxable)	0.540	46.44
83B - KENYON LOAM - (Taxable)	12.480	1,123.20
<b>Average CSR Points: 89.17</b>	<b>Net Acres: 14.700</b>	<b>Net CSR Points: 1,310.76</b>
<b>Crop Land Totals</b>		<b>Averaged Taxable CSR: 89.167</b>
<b>Total Taxable Acres: 14.700</b>		<b>Averaged Taxable CSR: 45.810</b>
83B - KENYON LOAM - (Taxable)	2.100	189.00
<b>Adjustment: KENYON LOAM NonTillable</b>	-2.100	-92.18
11B - COLO-ELY COMPLEX - (Taxable)	1.010	86.86

**Adjustment:** COLO-ELY COMPLEX NonTillable

-1.010

-41.22

**Average CSR Points: 45.81**  
**Non-Crop Totals**

**Net Acres: 0.000**  
**Total Taxable Acres: 3.110**

**Net CSR Points: 142.47**  
**Net CSR Points: 142.47**

**Residential Building Information**

Occupancy	Style	Year Built	Total Living Area
▼ Single-Family	1 Story Frame	1960	1,750

**Agricultural Building Information**

Building Type	Building Count	Year Built
▼ Barn - Pole (Width - 48, Length - 75)	1	2019
▼ Milking Parlor (Width - 14, Length - 39)	1	1960
▼ Milk House (Width - 18, Length - 24)	1	1960
▼ Crib (Width - 24, Length - 32)	1	1920
▼ Crib (Width - 28, Length - 32)	1	1920
▼ Shed (Width - 10, Length - 20)	1	1960
▼ Barn - Pole (Width - 18, Length - 48)	1	1960

**Sale Information**

Sale Date	Amount	Non-Useable Transaction Code	Recording
▼ 07/12/2019	\$4,354,875	52 - Transfer Prior to Split	10399/556

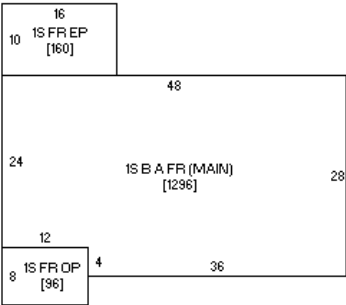
**Building Permit Information**

Date	Number	Reason
<b>Comments</b>		
06/04/2019		WORK ORDER
ANNEXED		

**Notes**

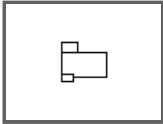
Title	Note
1-2019 ANNEXED FROM LINN COUNTY TO CEDAR RAPIDS 5/9/19 SAM	
1-2020 REVALUE AFTER ANNEXATION. 11/27/19 JA	
1-2021 PARCELS 19272-51001-00000 19281-76001-00000 19272-26002-00000 & 19281-01002-00000 DIVIDED INTO PARCELS 19272-51002-00000 19272-26003-00000 19281-01005-00000 19281-01007-00000 19281-01008-00000 19281-01009-00000 19281-01010-00000 19272-51003-00000 19281-76002-00000 19272-26004-00000 & 19281-01006-00000 11/6/20 SAM	
1-2021 REVALUE AG LAND AFTER SPLIT. 1/6/21 JA	

Sketch



Sketch of Pin 19281-01008-00000

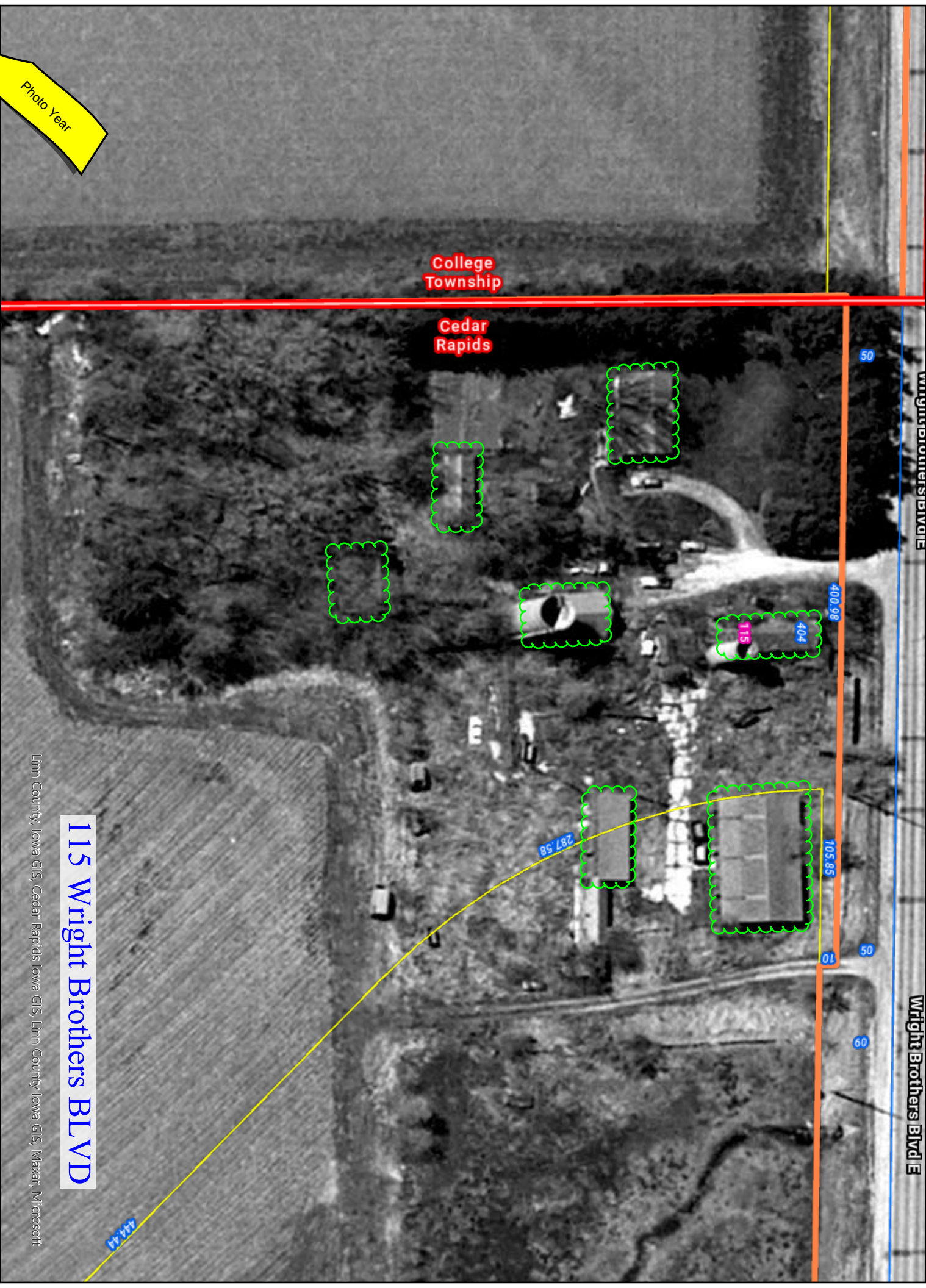
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GIS Map Information

Wright Brothers Blvd E

Wright Brothers Blvd E



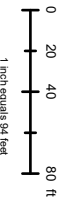
College Township

Cedar Rapids

115 Wright Brothers BLVD

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft

2000  
Linn County, Iowa Auditor's Office  
Real Estate Division  
Date: 1/5/2022 12:01 PM







College  
Township

Cedar  
Rapids

115 Wright Brothers BLVD

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft

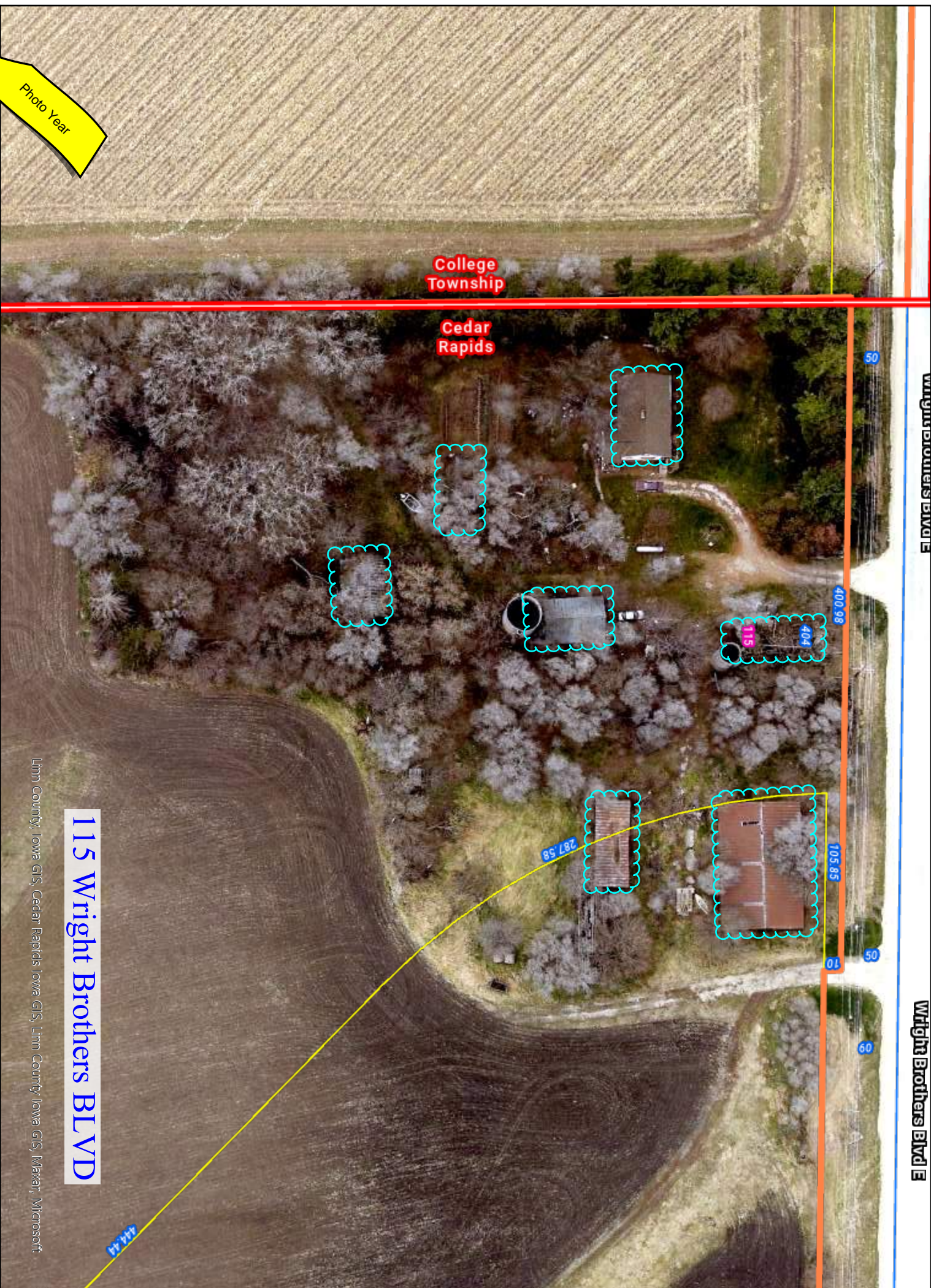
2008  
Linn County, Iowa Auditor's Office  
Real Estate Division  
Date: 1/5/2022 12:00 PM



0 20 40 80 ft  
1 inch equals 94 feet







College  
Township

Cedar  
Rapids

115 Wright Brothers BLVD

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft

Photo Year





Wright Brothers Blvd E

Wright Brothers Blvd E

50

400.98

404

115

105.85

05

60

College Township

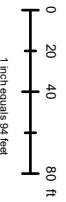
Cedar Rapids

115 Wright Brothers BLVD

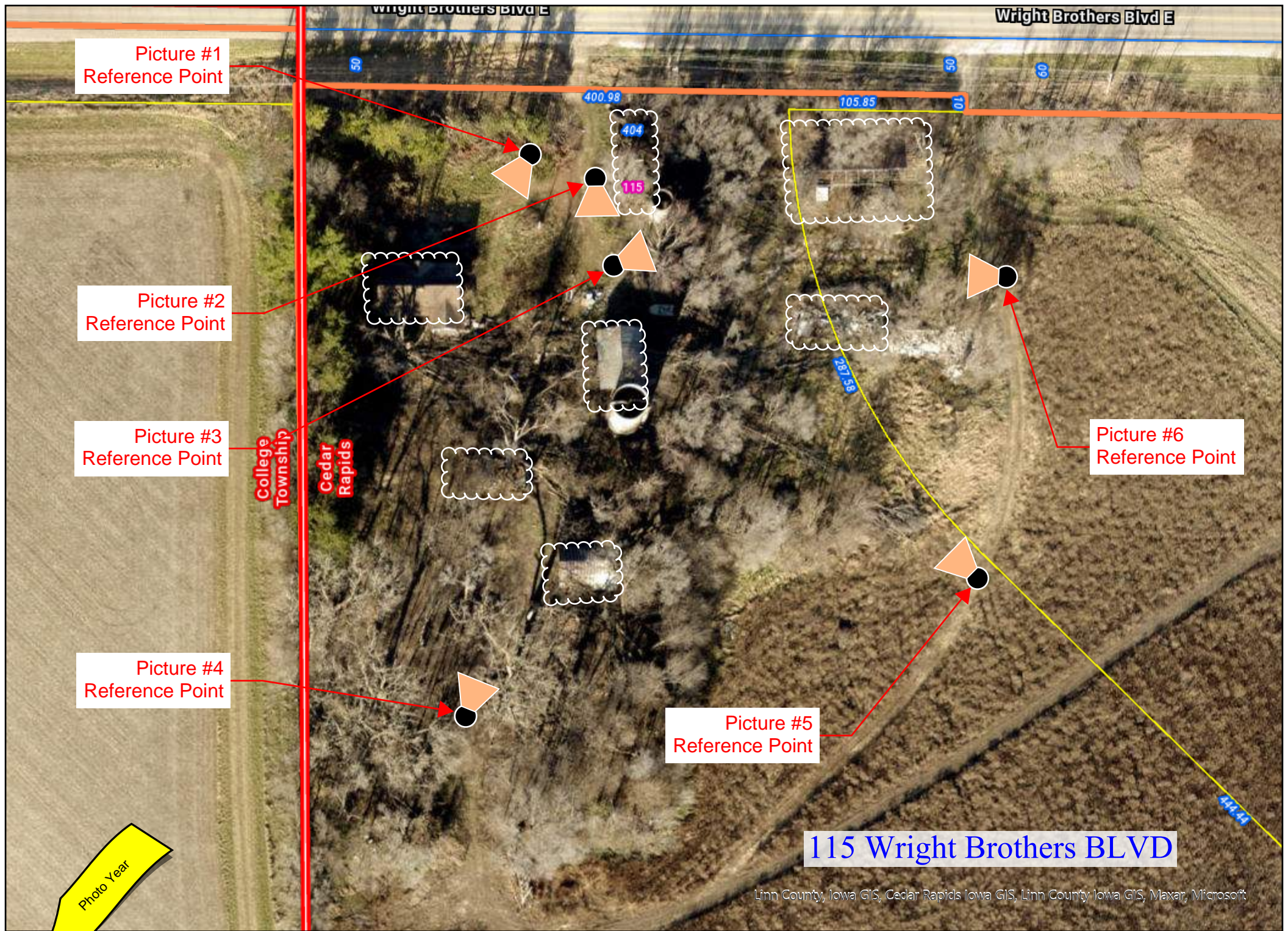
Linn County, Iowa GIS; Cedar Rapids Iowa GIS; Linn County Iowa GIS; Maxar; Microsoft

Photo Year

2020  
Linn County, Iowa Auditor's Office  
Real Estate Division  
Date: 1/5/2022 12:03 PM







Picture #1  
Reference Point

Picture #2  
Reference Point

Picture #3  
Reference Point

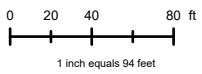
Picture #4  
Reference Point

Picture #6  
Reference Point

Picture #5  
Reference Point

115 Wright Brothers BLVD

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft







Picture #1





Picture #2





Picture #3





Picture #4





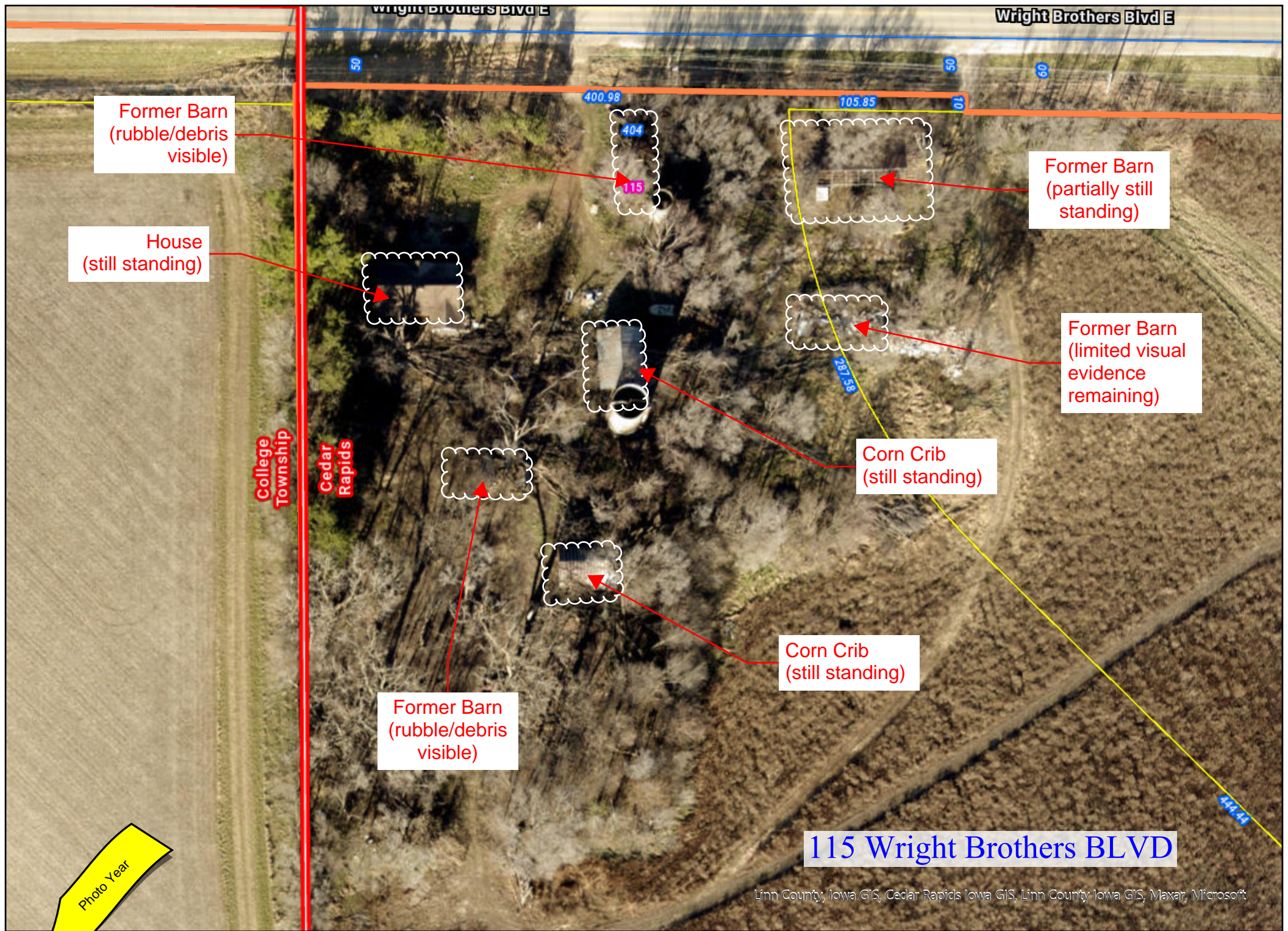
Picture #5





Picture #6





Wright Brothers Blvd E

Former Barn  
(rubble/debris  
visible)

House  
(still standing)

Former Barn  
(partially still  
standing)

Former Barn  
(limited visual  
evidence  
remaining)

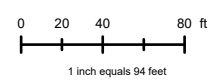
Corn Crib  
(still standing)

Corn Crib  
(still standing)

Former Barn  
(rubble/debris  
visible)

115 Wright Brothers BLVD

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft







## **Historic Preservation Commission Agenda Item Cover Sheet**

**Meeting Date:** January 13, 2022

**Property Location:** 1 Wright Brothers Boulevard SW

**Property Owner/Representative:** Prairie Land Development

**Demolition Contact:** Concise Earth Construction

**Year Built:** House – 1948, Garage - 1900

**Description of Agenda Item:** ☒ Demolition Application ☐ COA ☐ Other

**Background and Previous HPC Action:** The house is considered in Below Normal condition by the City Assessor and the garage in Poor condition. This property has not been surveyed.

**City Assessor Information on the parcel:**

<https://cedarrapids.iowaassessors.com/parcel.php?parcel=192722600400000>

**Historic Eligibility Status:** Eligible ☐ Not Eligible ☐ Unknown ☒ N/A ☐

**Explanation (if necessary):**

**If eligible, which criteria is met:**

- ☐ Associated with significant historical events (Criteria A)
- ☐ Associated with significant lives of person (Criteria B)
- ☐ Signifies distinctive architectural character/era (Criteria C)
- ☐ Archaeologically significant (Criteria D)

**Other Action by City:** Yes ☐ No ☒ N/A ☐

**Explanation (if necessary):**

**Recommendation:** Immediate release

**Rationale:** The property has not been surveyed and there is no evidence of historic significance.



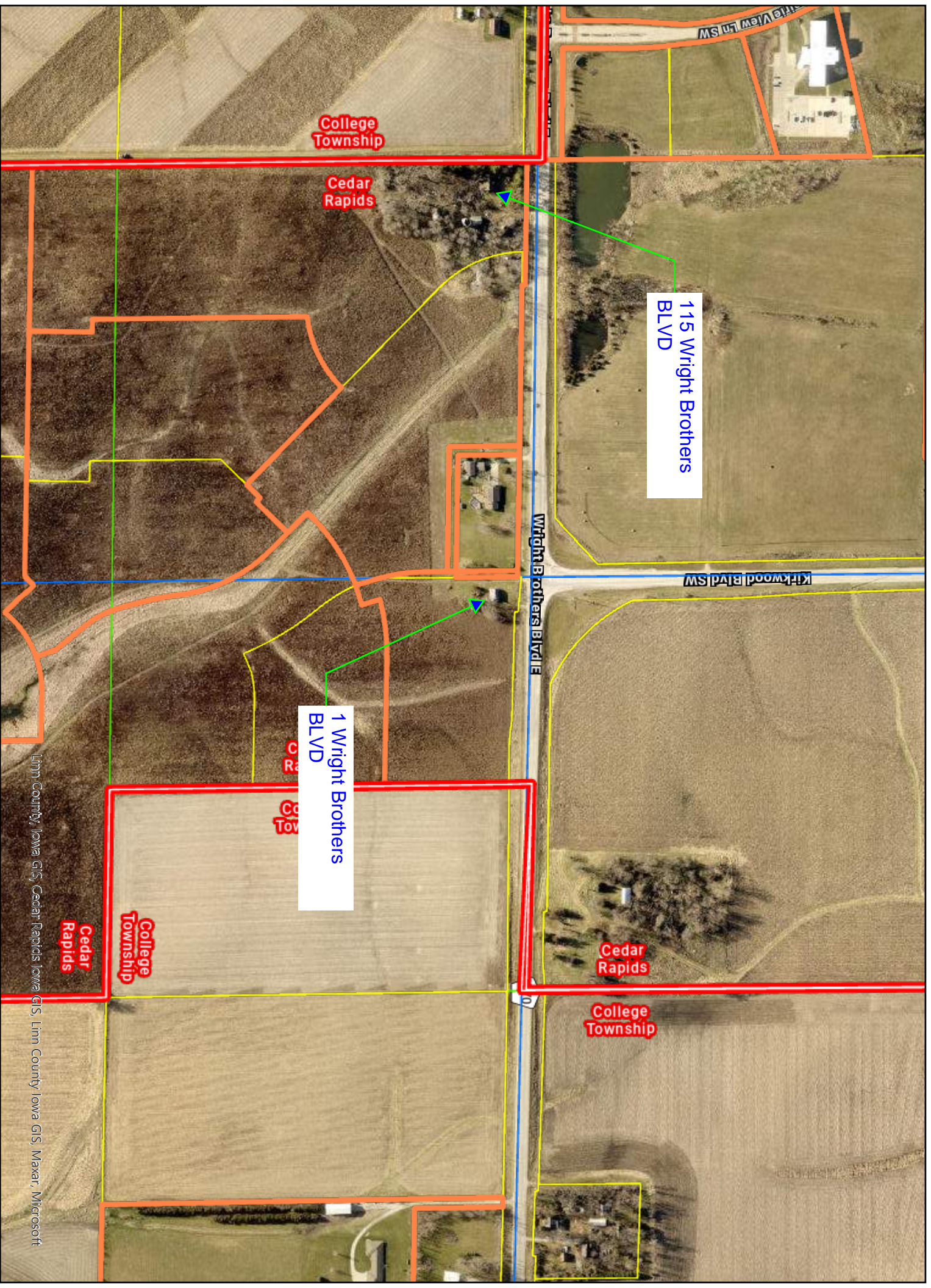
Permit Number: \_\_\_\_\_

**City of Cedar Rapids**  
**Building Services Department**  
500 15<sup>th</sup> Avenue SW, Cedar Rapids, IA 52404  
Main Phone: (319) 286-5831 Fax: (319) 286-5830  
**DEMOLITION PERMIT APPLICATION**  
**\*\*Permit is valid for 30 days from date of issue\*\***

Address of Demolition: <b>1 Wright Brothers Boulevard</b>		Approximate Age of Structure/Year Built: <b>1948</b>
GPN: 192722600400000	Reason: (optional) Land Development	Future Plans: (optional) American Prairie Subdivision
Property Owner's Name: Prairie Land Development		Phone: 319-530-4628
Property Owner's Address: 4185 Alyssa Court Suite 1, Iowa City, IA 52240		City / State / Zip Code
<b>Contractor's Name:</b> Concise Earth Construction		<b>Phone:</b> 3192131588
<b>Contractor's Address:</b> 4185 Alyssa Court Suite 1, Iowa City, IA 52240		<b>City / State / Zip Code</b>
Type of Building: <input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi Family #      Units <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Accessory Building		
Size of Building: Dimensions are: 30x30      Number of Stories: 1      Height: 20		
Building has Basement: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No      If Yes, What Dimensions: 30x30		
Any other structure on the parcel? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No      If Yes, describe: Detached Shed in Rear Yard		
<b>DISPOSAL OF DEMOLITION MATERIALS</b>		
<input checked="" type="checkbox"/> City of Cedar Rapids Landfill	<input type="checkbox"/> Private Landfill – Contact: Address:	Phone #::
<b>It is the Responsibility of the Permit Holder to adhere to all local, state and federal regulations regarding proper inspections and removal of asbestos prior to any demolition.</b>		
<b>UTILITIES INFORMATION</b>		
<b>All utilities shall be abandoned in accordance with City requirements and verified and/or inspected before Demolition Permit is issued and demolition begins.</b>		
<i>I hereby certify that I have read and examined this application and affirm the above information as true and correct and also agree to comply with the provisions of the City of Cedar Rapids Codes and any other applicable Federal &amp; State laws concerning the demolition process and/or disposal of demolition debris. I also certify that I am authorized to demolish this building as owner or agent of the owner and agree to assume complete responsibility for any liability arising from demolition of the above building. I also agree that no burning or burying of materials shall be done within the Corporate City Limits of Cedar Rapids.</i>		
<b>APPLICANT SIGNATURE (Please print legibly):</b> <b>Matt Adam</b>		<b>DATE:</b> 01/05/2022
<b>APPLICANT PHONE NUMBER:</b> 319-530-4628		<b>CONTRACTOR PHONE NUMBER:</b> 319-213-1588
<b>CONTRACTOR SIGNATURE (Please print legibly):</b> <b>Josh Entler</b>		<b>DATE:</b> 01/05/2022
<b>PLEASE PROVIDE SIGNATURES FOR EACH FIELD BELOW</b>		
<b>**UTILITIES DISCONNECTION INFORMATION &amp; APPROVALS**</b>		
Water:	Alliant Energy:	
Sewer:	Mid-American Energy:	
HPC:	MediaCom:	
Zoning:	CenturyLink:	
BSD:		

Return application to:  
Applicants: [residential@cedar-rapids.org](mailto:residential@cedar-rapids.org)  
Utilities: [demo@cedar-rapids.org](mailto:demo@cedar-rapids.org)





115 Wright Brothers  
BLVD

1 Wright Brothers  
BLVD

College  
Township

Cedar  
Rapids

College  
Township

Cedar  
Rapids

College  
Township

Cedar  
Rapids

Wright Brothers Blvd E

Kirkwood Blvd SW

Kirkwood Blvd SW





**Parcel Number:** 19272-26004-00000  
**Deed Holder:** APD LLC  
**Property Address:** 1 WRIGHT BROTHERS BLVD E  
CEDAR RAPIDS, IA  
**Mailing Address:** 414 E MARKET ST  
IOWA CITY IA , 52245-0000 USA  
**Location:** URBAN  
**Class:** AG DWELLING  
**Map Area:** SW 456  
**Tax District:** 30300 CR AG-COLLEGE SCH  
**Plat Map:** 3524  
**Legal Description:** W1/2 NW NW EX P.O.S. #2451, #2456 & #2455 & EX RD SEC 27 TWP 82 R 7  
**Homestead Credit:** NO  
IF YOU RECENTLY PURCHASED A HOME, SUBMIT THE [PRINTABLE HOMESTEAD TAX CREDIT](#) (ADOBE ACROBAT READER DC PREFERRED).  
**Military Exemption:** NO [PDF](#)



[HOMESTEAD TAX CREDIT \(54-028\)](#) SUBMISSION

[MILITARY SERVICE TAX EXEMPTION APPLICATION \(54-146\)](#) SUBMISSION

**Property Report:** [PROPERTY REPORT \(PDF FILE\)](#)



Pin 19272-26004-00000 Photo

1 / 2



**Current Value as of January 1, 2021 - Taxes payable September 2022 and March 2023**

Land Value	Dwelling Value	Improvement Value	Total Value
\$12,500	\$61,000	\$0	\$73,500

[Get Current Year Tax Estimate](#)

**Prior Year Value Information**

Year	Land Value	Dwelling Value	Improvement Value	Total Value
2020	\$11,500	\$60,400	\$0	\$71,900

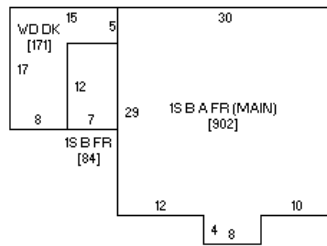
**Agricultural Land Information**

Description	Acres	CSR Points
11B - COLO-ELY COMPLEX - (Taxable)	2.810	241.66
83B - KENYON LOAM - (Taxable)	2.880	259.20
<b>Average CSR Points: 88.02</b>	<b>Net Acres: 5.690</b>	<b>Net CSR Points: 500.86</b>
<b>Crop Land Totals</b>		<b>Averaged Taxable CSR: 88.025</b>
<b>Net CSR Points: 500.86</b>		<b>Averaged Taxable CSR: 46.107</b>
<b>Total Taxable Acres: 5.690</b>		
83B - KENYON LOAM - (Taxable)	0.590	53.10
<b>Adjustment: KENYON LOAM NonTillable</b>	-0.590	-25.90
<b>Average CSR Points: 46.11</b>	<b>Net Acres: 0.000</b>	<b>Net CSR Points: 27.20</b>
<b>Non-Crop Totals</b>	<b>Total Taxable Acres: 0.590</b>	<b>Net CSR Points: 27.20</b>

Residential Building Information			
Occupancy	Style	Year Built	Total Living Area
▼ Single-Family	1 Story Frame	1948	986
Sale Information			
Sale Date	Amount	Non-Useable Transaction Code	Recording
▼ 07/12/2019	\$4,354,875	50 - Other with explanation	10399/556
Building Permit Information			
Date	Number	Reason	
Comments			
05/09/2019		WORK ORDER	
ANNEXED FROM COUNTY			
Notes			
Title	Note		
	1-2018 ANNEXED FROM LINN COUNTY TO CEDAR RAPIDS 5/9/18 SAM		
	1-2020 REVALUE PARCEL AFTER ANNEXATION. 11/27/19 JA		
	1-2021 PARCELS 19272-51001-00000 19281-76001-00000 19272-26002-00000 & 19281-01002-00000 DIVIDED INTO PARCELS 19272-51002-00000 19272-26003-00000 19281-01005-00000 19281-01007-00000 19281-01008-00000 19281-01009-00000 19281-01010-00000 19272-51003-00000 19281-76002-00000 19272-26004-00000 & 19281-01006-00000 11/6/20 SAM		
	1-2021 REVALUE AG LAND AFTER SPLIT. 1/6/21 JA		

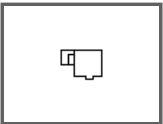


Sketch

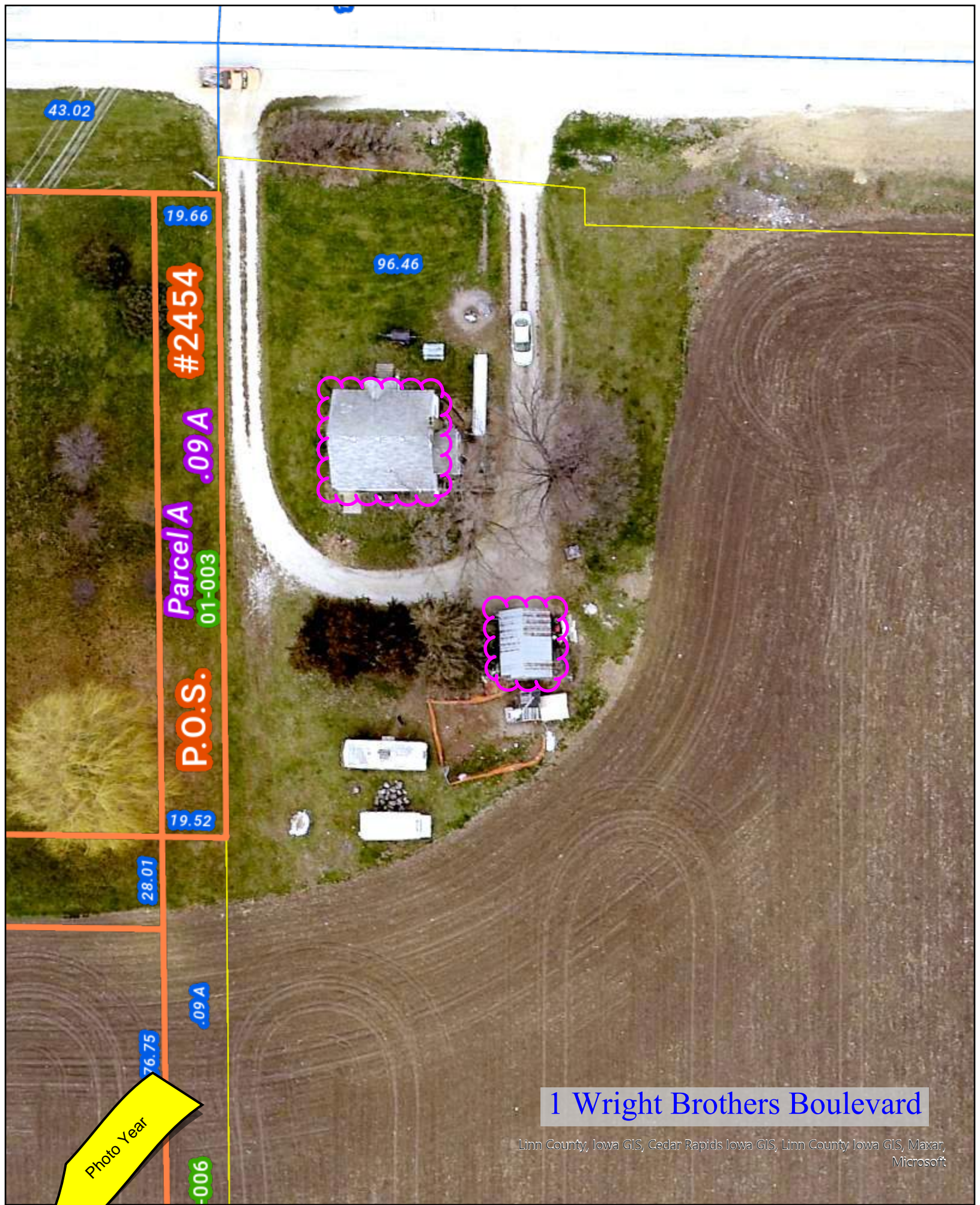


Sketch of Pin 19272-26004-00000

1 / 1

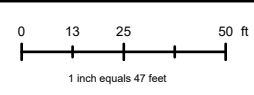


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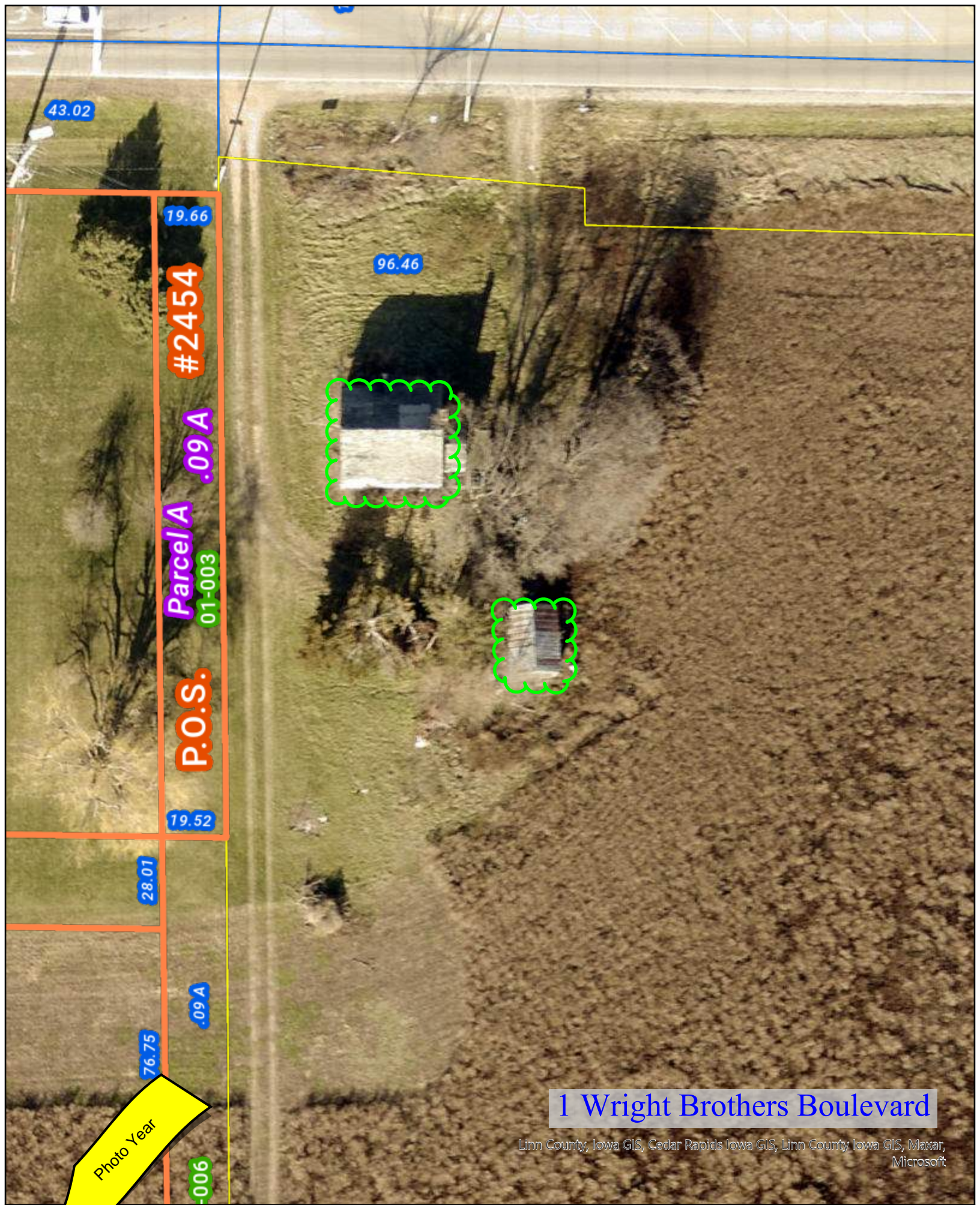


# 1 Wright Brothers Boulevard

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft







43.02

19.66

#2454

.09 A

Parcel A

P.O.S.

19.52

28.01

76.75

.09 A

-006

96.46

1 Wright Brothers Boulevard

Linn County, Iowa GIS, Cedar Rapids Iowa GIS, Linn County Iowa GIS, Maxar, Microsoft

