

HISTORIC PRESERVATION COMMISSION

WORK SESSION: 21ST Anniversary Wildwood Celebration Discussion (6:00 p.m.)

Wildwood City Hall – Community Room

Thursday, June 23, 2016

16860 Main Street

Wildwood, Missouri

I. Welcome and Roll Call:

Acting Chair Barth called the meeting to order at 6:04 p.m. and welcomed everyone. Those individuals in attendance were as follows:

Attending: Acting Chair Barth, Commissioner Wojciechowski, Alternate Thompson, and Planning and Zoning Commission Liaison Gragnani

Absent: Commissioner Rosener, Commissioner Jeter, Commissioner Sahn, Commissioner Long, Council Member Liaison Cullinane, and Council Member Liaison DeHart

Staff: Director of Planning Joe Vujnich and Senior Planner Terri Gaston

II. Opening Remarks and Event Booklet Discussion:

Director Vujnich thanked the Commission for attending another Work Session, this month's being the fourth to date. He introduced Ms. Jill VonGruben and noted the first item of discussion tonight is the **Era of Interest - Prehistory to 1776** - which has very limited written information and is difficult to research. With that being said, Ms. VonGruben, archivist with the Wildwood Historical Society [WHS; non-profit], has been invited to discuss the possibility of assisting the City in researching the 1770-to-Revolutionary War timeframe, so Director Vujnich requested the Commission's consideration of this request, as well as compensation for time and work with regards to developing the final book, rights to it, and profits toward the museum. The Department's workload is substantial at this time, so any assistance is greatly appreciated. The book is envisioned to be more comprehensive than the document Ms. Beck had previously prepared.

Ms. VonGruben explained the caveat regarding the lack of information prior to 1776. During such time, this area, specifically the City of St. Louis was owned/controlled by Spain, via the Louisiana Purchase. This chapter will not be very long, but the focus will be on trading and traveling through the area and the early German settlers who came in the 1770's – then, there were no county lines, but mostly located in what is now Franklin County. As of 1800's, records were finally being kept, although the St. Louis Area was considered what we know today as the city and county, from Florissant to St. Charles, and south to St. Genevieve. With help from Ms. Bunch and Ms. Fox of the WHS, Ms. VonGruben agreed that available information to the general public is limited, but is willing to provide more in scope of the Society's resources. Such partnership would be a win-win: assist the City as a writer and benefit with regard to co-rights to materials and the book, as well as both desiring to have a detailed and interesting end product.

Director Vujnich stated that, although it will take the next four (4) years to develop the entire book, a lot of information making up the bulk of the book's second-to-last chapter [the incorporation] and the last chapter [the 1st 25 years of Wildwood], is already completed, for the most part. This first chapter is very important, since it will engage the reader from the beginning with the settlement of this area, which centered on the water and food supply, all the while, west of the Mississippi, Spain

was giving away free land to anyone that could farm it. Ms. VonGruben added the area was made up from a *mélange* of nationalities, being under Spain control, but with French traders, while settlers were Scot-Irish [Chesterfield Valley] and German [to the west of Wildwood].

Director Vujnich would have the City Attorney review the framework on legalities of this partnership, with the final agreement to be considered by City Council. He then requested Ms. VonGruben suggest an appropriate stipend, which she explained could be an ongoing agreement over the next four (4) years, so there would be less of a charge now for a greater payoff with profits from the proposed book. Chair Barth stated the HPC should consider market rate, which Director Vujnich noted the City compensates consultants at a rate between 75\$-95\$/hour; this research should retain such a competitive rate. Ms. VonGruben mentioned that research to date is just over two (2) hours, between Karen and herself; it would probably only entail another 4-5 hours of investigation. From a Department's perspective, Director Vujnich recommended starting with a \$2,500 agreement, which could be amended up to \$5,000. Beyond that, and to cover through four (4) year's work, further stipend would need to be approved by City Council. Given the Council has encouraged the Department to utilize more consultants in an effort to relieve staff workload, he didn't think it would be an issue.

Discussion on this matter ended with Ms. VonGruben mentioning the WHS's museum, containing a one-room schoolhouse [which would be complete with the provision of a 'new' old teacher's desk] and a pew, circa 1870, donated from Zion Church, has turned out to be a very special community asset. The consensus between the Commission and consultant was to proceed with whatever the Department needs to ensure this partnership, after all 'This was Spain ...'

Next item for discussion is the new **Points of Interest** for 2016. Again, there were 14 Points of Interest identified last year, with a summary of each on back side of the map, while the map depicted these as numbered locations and identified the eleven (11) Historical Districts as a circled, photograph call-out, also with summaries of each below the map. This year, 16 Points of Interest were identified and will be provided as a continuation of the numbering on the list, as well as on the map, which are as follows and in accordance with the backside of the map in alphabetical order:

- 15) Al Foster Memorial Trail
- 16) Anniversary Park
- 17) Bethel Rock Church & Bethel Church
- 18) Bluffview Park
- 19) Glencoe City Park
- 20) Marianist Retreat
- 21) Old Pond School & Park
- 22) Pond Athletic Association
- 23) Rock Hollow Trail - aka Zombie Road
- 24) Rockwood School District - Elementary Schools: Fairway, Green Pines, Babler, and Pond
- 25) Rockwood School District - Middle Schools: Wildwood, Rockwood Valley, LaSalle Springs
- 26) Rockwood School District - Lafayette High School
- 27) St. Louis Community College
- 28) Wildwood Family YMCA
- 29) Wildwood Municipal Building [briefly mention 183 Plaza; 16860 Main Street]
- 30) Wildwood's *Original City Hall* – now Imogene's Tea Room

In another 4 years [2017, '18, '19, '20], Director Vujnich asked if the Commission believed there would be another 40+ Points of Interest to identify for these Celebration events or consider scaling this list down and use those removed for future booklet maps. Please have comments back to staff by 5pm next Thursday, in order to get information to Ms. Mincoff, the graphic artist.

Director Vujnich mentioned the **booklet cover** is in progress with the HPC suggestions. In lieu of all eleven (11) buildings on the City's Historic Registry, Director Vujnich noted staff's review of them and identified the 6-7 registry properties on Route 66 [or very nearby], to keep it in context with this year's theme *Get your Kicks on Route 66*. These pictures would entail the following properties:

1. Annie Rickard House, 17011 Manchester; circa 1930
2. Butler Securities, 16941 Manchester Road; circa 1929
3. Hencken House aka Wildwood Historical Society, 18750 Highway 100; circa 1852
4. Kern Service Station, 17301 Manchester Road; circa 1925
5. Old Pond School, 17123 Manchester Road; circa 1914
6. Stovall's Grove, 18714 Stovall Lane, fronting on Highway 100; circa 1950 [?]
7. Andrew J. Kern House aka Higher Focus Photography, 2541 Pond Road, just north of intersection at Manchester Road [?]; circa 1898

There is a float competition which will tie the event theme and the booklet together. A notable mention by Sr. Planner Gaston is the Missouri Historical Museum's newest exhibit, *Route 66: Main Street through St. Louis*, beginning this summer will help 'kick' the concept off, as well! Ms. Mincoff requested the City provide professional photographs of the current structures, given the ones provided on the draft cover cannot be clipped to a puzzle-piece shape. Due to space constraints on the back cover and limited historical photographs of these buildings, 'then' pictures are not going to be utilized.

It was suggested by Commissioner Jeter to change the event badge to the shape of the State Route sign shape and make it smaller. Also the Commission recommended the picture of the juggler on the front cover be changed to a photograph of the art festival at night.

III. Closing Remarks and Adjournment

Director Vujnich requested the Commission consider another [5th] Work Session, prior to the regular meeting scheduled for July 28th, beginning at 6:00 p.m.

Acting Chair Barth adjourned the Work Session at 6:56 p.m. The Commission took a short break, before reconvening for the regular meeting scheduled for this evening.