



MINUTES

July 2, 2025

6:00 p.m.

Hybrid – Council Chambers

Approved: August 6, 2025

Call to Order

Chair Robinson called the meeting to order at 6:00 p.m.

Pledge of Allegiance

6:00 p.m.

Roll Call

Members present: Camron Settlemier, Chad Robinson, Cathy Winterrowd, Richard Engeman, Rayne Legras, Mason Cox, Jim Jansen

Members absent: None

Approval of Minutes for May 7, 2025

Commissioner Settlemier motioned to approve the minutes for May 7, 2025. Commissioner Winterrowd seconded the motion. All voted in favor 7-0. Motion passed.

Business from the Public

6:02 p.m.

Albany Downtown Association, Executive Director, Lise Grato gave a downtown update highlighting that ADA was awarded the Oregon Main Street Revitalization Grant in the amount of \$400,000. They will partner with Albany Civic Theatre and the McAlphin's Confectionary Building for rehabilitation and interior repairs.

Albany Visitors Association, Historic Resources Visitor Services Coordinator, Lonna Capaci gave an update and thanked Alyssa Schrems for her support in helping them secure the Oregon Heritage All-Star Community Grant funding that played a pivotal role in expanding two meaningful projects that will make programs more inclusive, accessible and visible connecting people with local history, preserving the past and enhancing quality of life.

Public Hearing Type III Quasi-Judicial Process File No. HI-06-25:

Historic Review of Exterior Alterations for installation of rooftop solar panels at a historic-contributing building located at 326 6th Avenue SW.

Chair Robinson called the public hearing to order at 6:13 p.m.

Commission Declarations

No members declared any Conflict of Interest or Ex-Parte contact.

Commissioners Winterrowd, Settlemier, Cox, Engeman, Robinson and Jansen did a site visit. Commissioner Legras did not.

No members abstained from the deliberation and there were no challenges to participate.

David Martineau read the hearing procedures.

Staff Report

6:14 p.m.

Planner II Alyssa Schrems presented the staff report for planning file no. HI-06-25 sharing slides*. The home is Historic-Contributing, Schrems noted the Review Criteria used. She reviewed Conditions of Approval and the Decision Options for the Commission.

Applicant Testimony

6:17 p.m.

July 2, 2025

Dustan Johnson testified noted he had received the email comment, but wanted to assure the Commission that during his ownership of the property they have worked diligently to maintain its historic integrity. He noted that their plan includes choosing colors for the panels to create the least amount of contrast visually. He didn't believe it would detract materially from the architectural integrity. He went on to note driving east to west on 6th the panels won't be visible nor visible from anyone standing on the street in front. They are also getting a new roof to support the application of panels.

Commission Questions

Commissioner Settlemier asked about the color and whether the panels will be flush with the roof or tilted. Johnson replied they will be dark and flush with the roof.

Commissioner Jansen asked whether the panels had lines and the installers. Johnson shared it was Ion Solar.

Public Testimony

None.

Procedural Questions

None.

Chair Robinson called the public hearing closed at 6:24 p.m.

Commissioners had no further deliberations.

Motion: Commissioner Legras motioned to approve the exterior alterations including the conditions of approval as noted in the staff report for application planning file HI-06-25. This motion is based on the findings and conclusions in the June 25, 2025 staff report and findings in support of the application made by the Landmarks Commission during deliberations in this matter. Commissioner Engeman seconded the motion, which passed 7-0.

Business from the Commission

6:26 p.m.

Commissioner Settlemier reminded members about the homes tour on July 26, 2025.

Commissioner Engeman wanted to point out that the Carnegie Library is closed on Saturdays during the summer. To alleviate that the Albany Public Library Foundation is funding four Saturdays of art and music primarily aimed at children but open to all.

Staff Updates

Schrems announced that Monday, July 7, 2025, will be a Joint meeting with the City Council discussing moving forward with the Article 7 updates.

Next Meeting Date

The next meeting is July 7, 2025, at 4:00 p.m. (joint meeting with City Council)

Adjournment

Hearing no further business Chair Robinson adjourned the meeting at 6:30 p.m.

Respectfully submitted,

Reviewed by,

Signature on file

Signature on file

Susan Muniz
Recorder

David Martineau
Current Planning Manager

**Documents discussed at the meeting that are not in the agenda packet are archived in the record. The documents are available by emailing cdaa@albanyoregon.gov.*