



HISTORIC PRESERVATION COMMISSION MEETING

August 12th, 2026 at 6:00 PM
Crete City Hall, 243 East 13th Street

MINUTES

Notice of the meeting was given by posting, the appointed method for giving notice as shown by the attached notice, at the following locations:

City Hall, 243 East 13th Street
Post Office, 1242 Linden Avenue
City Bank and Trust, 1135 Main Avenue

Advance notice of the meeting was also given to committee members. Pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act, the City has posted a current copy of the Open meetings Act, Laws of the State of Nebraska, in the back of the council chambers. All proceedings shown were taken while the meeting was open to the attendance of the public.

1. Open Meeting

2. Roll Call

Janet Jeffries	Absent
Jennifer Robison	Present
Scott Kuncel	Present
Thom Reeves	Present

3. Items of Business

3.A. April 29th, 2026 Minutes

Scott Kuncel motioned and Thomas Reeves seconded to approve April 29th, 2026 minutes.
Jennifer Robison: Aye, Thom Reeves: Aye, Scott Kuncel: Aye,

3.B. Election of Historic Preservation Commission Chair

Thomas Reeves motioned and Scott Kuncel seconded to elect Jennifer Robison as Chair of the Historic Preservation Commission.

Scott Kuncel: Aye, Jennifer Robison: Aye, Thomas Reeves: Aye

3.C. Discussion on replacement member

There was discussion on the replacement of a member for the Historic Preservation Commission.

Ourada stated that the statute states that you should have people that specialize in different aspects. Ourada stated that they are good with history and it could be someone involved in architecture. It will be something that we can defend with the National Parks Services since they review our plan and membership annually. Commission member Jennifer Robison asked if there is a geographical boundary and Ourada stated that there is not. They did that by design, since you will not get a full slate of commissioners all from Crete.

3.D. Sign Permit Application from David Hochstetler, Jr. for Main Street Laundromat 1112 Main Ave

City Administrator Tom Ourada stated that 1112 Main Ave building is in a historic district. City Attorney Anna Burge stated that it is not a contributing building with SHPO with DTR a couple years ago.

There was discussion on the brick details of the building. Ourada stated that the City of Crete has an extensive sign ordinance. Historic Preservation Commission member Jennifer Robison stated that she doesn't think the new sign interferes with the architectural integrity or historical accuracy and is an improvement to the building. It is hard to read however but that is not something they are looking at.

Commission member Scott Kuncel asked about the colors of the brick and Ourada asked if he could rephrase his question if Kuncel didn't mind. What do the commercial design standards say about this. Ourada introduced Building Inspector Trent Griffin. Ourada explained that they would be setting a precedent on how they do things moving forward. As part of the review process, it will be recorded on the reasons for the recommendation. Ourada stated that they could treat the sign separate from the awning. The awning is cloth and it complies. The City has an extensive sign ordinance.

The Historic Preservation Commission discussed the fabric of the awning meeting the requirements and conforms and the building is not historically significant. It is a one-story building and Ourada added that it is contemporary construction. Scott Kuncel stated that as far as the awning is concerned, the awning material is preferred by SHPO and is reversible without damaging the building. There are no concerns with the sign due to the non-contributing factor to the historical district and the building being historically insignificant.

Scott Kuncel motioned and Thomas Reeves seconded that they have no concerns with their findings of the Sign Permit Application from David Hochstetler, Jr. for Main Street Laundromat 1112 Main Ave. Scott Kuncel stated that their findings are the following: As far as the awning is concerned, the awning material is preferred by SHPO and is reversible without damaging the building. There are no concerns with the sign due to the City having an extensive sign ordinance and the non-contributing factor to the historical district and the building being historically insignificant.

Jennifer Robison: Aye, Thomas Reeves: Aye, Scott Kuncel: Aye

3.E. Building Permit Application Residential Travis Smith Deck Replacement 1039 Forest Ave

Building Inspector Trent Griffin stated that the owner of 1039 Forest Ave would like to replace the deck at the back of the house and replace the north stoop.

The Historic Preservation Commission members asked Griffin if he could please get a drawing

of the work that is going to be completed along with a list of the materials that will be used for the project.

Scott Kunch motioned and Thomas Reeves seconded to table the Building Permit Application Residential Travis Smith Deck Replacement 1039 Forest Ave pending requested information.

Jennifer Robison: Aye, Thom Reeves: Aye, Scott Kunch: Aye

3.F. Zoning Discussion

Ourada stated that he has met with the Planning Consultant on zoning. Ourada stated the first draft is over 300 pages of zoning and there are many pictures and definitions of terms. The updates on zoning will be going to the Planning Commission and Historic Preservation Commission in the next couple of months.

4. Petitions - Communications - Resident Concerns

5. Officers' Reports

5.A. Chairperson's Report

5.B. Director's Report

6. Adjournment

Scott Kunch motioned and Thomas Reeves seconded to adjourn the meeting at 7:00 p.m.

Jennifer Robison: Aye, Thom Reeves: Aye, Scott Kunch: Aye