

City of Evansville Historic Preservation Commission
Regular Meeting
Wednesday, May 20th, 2026 at 6:00 p.m.
3rd Floor City Hall, 31 S Madison Street, Evansville, WI 53536

MINUTES

1. Call to Order. Stephans called the meeting to order at 6:00 pm

2. Roll Call:

Members	Present/Absent	Others Present
Chair Dan Stephans	P	Colette Spranger, Community Development Director
Vice-chair Kelly Shannon	A	Jolene Klitzman
Vicky Norton	P	Ross Dunphy
Gene Lewis	P	Andy Phillips
Ashley Massman	P	Megan Devorak
Amy Corridon	P	Anne Kolasch
Steve Christens	A	Amber Hardin

3. Motion to approve the agenda as written by Shannon, second by Norton. Motion carried unanimously.

4. Motion to waive the reading of the minutes from the March 18, 2026 and approve them as printed by Shannon, second by Corridon. Motion carried unanimously.

5. Civility Reminder. Stephans noted that the meeting would be conducted civilly, “as we always do.”

6. Citizen appearances.

- Kris Evans, 245 W Church, returns to discuss his carriage house. He would like to remove the structure, salvage as much wood as possible, and rebuild a similar structure closer to the street. He also reports there is lead in his child’s blood, possibly due to the paint that is still on the structure. The sill plate of the structure is either rotten or resting directly on the field stones. There are wood floorboards but no other foundation. Insurance does not cover this building. Would love to build a similar style building to use as a garage. Commission

requests to see what would be built in its place. An engineer or builder would need to provide drawings and a rendering of where it would be placed on the property.

7. Action Items.

A. 39 Mill Street – Rebuild and Expand Back Porch with Same Materials (HPC-2026-11)

Applicant not in attendance. Commission has no opposition to the porch repair. Discussion focuses on spindles used. Right now there are two types of spindles: turned spindles on the porches, square spindles on the newer portions of the deck. Applicant requests square spindles for both components. Most neighboring properties have square spindles, but these are either on new builds (Railroad Street) or accompany deck/porch posts that are square. This application requests round posts. Commission decides it would inconsistent to keep both types of spindles, and since posts are remaining round, turned spindles would be more appropriate.

Motion to approve the application with the condition that turned spindles be used by Lewis.
Second by Shannon. Vote is unanimous.

B. 321 Burr Jones Circle – Reinstall WRC Monument in Concrete (HPC-2026-12)

City would like to return the monument to its setting in front of the flagpoles near the Scout House. Monument will be laid in flat concrete.

Motion to approve by Christens, second by Norton. Vote is unanimous.

C. 4 E Main – Block Letter Sign with Halo Lighting (SIGN-2026-02)

Allie Klocek of Sign Art Studios is representing the building owner. The plan is to emulate the Union Bank & Trust sign and to install individual lettering with halo lighting. The letters will be installed into the bar that underlines the bank name and will not be individually fixed to the building. Stephans notes that raceway mounting plates can move and be adjusted to be inserted in mortar, not brick, thus preserving the brick.

Motion to approve the application with the condition that fasteners be installed in the mortar joints or existing holes, not directly into the brick. Motion by Norton, second by Shannon.
Vote is unanimous.

8. Discussion Items

A. Appeals. Spranger updated the Commission on recent historic applications that were appealed and Plan Commission, with Plan Commission choosing to overturn the conditions that were set by the Historic Preservation Commission. Spranger is looking into what an appeals process

should look like for historic applications, as the current process outlined in Chapter 62 is vague.

- B. Youth Center.** The commission will likely see a concept for the Youth Center demolition come forward soon. Since there is no plan for what to put it in its place, HPC might be asked to approve a demolition plan with a condition that a building be built within a 5 year period following the demo. Such an application is likely to come with 3 different concepts the City is considering for that space.

9. Report of the Community Development Director.

A. Staff Approved Certificates of Appropriateness

- 15 N Madison – Replace Wood Fence with Same (HPC-2026-08)
- 114 W Main – Reroof (HPC-2026-09)
- 144 Liberty – Reroof (HPC 2026-10)

10. Correspondence, Comments and Concerns. None.

11. Next Meeting Date: April 20, 2026, 6:00 p.m.

12. Motion to Adjourn by Shannon, second by Christens. Passes Unanimously.