



BOULDER CITY
CITY COUNCIL

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JOE HARDY

COUNCIL MEMBERS:
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COKIE BOOTH
SHERRI JORGENSEN
STEVE WALTON



MEETING LOCATION:
CITY COUNCIL CHAMBER
401 CALIFORNIA AVENUE
BOULDER CITY, NV 89005

MAILING ADDRESS:
401 CALIFORNIA AVENUE
BOULDER CITY, NV 89005

WEBPAGE:
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ACTING CITY MANAGER:
MICHAEL MAYS, AICP

CITY ATTORNEY:
BRITTANY LEE WALKER, ESQ

CITY CLERK:
TAMI MCKAY, MMC, CPO

COMMUNITY DEVELOPMENT DIRECTOR:
MICHAEL MAYS, AICP

PUBLIC WORKS DIRECTOR:
GARY POINDEXTER

UTILITIES DIRECTOR:
JOSEPH STUBITZ, PE

POLICE CHIEF:
TIM SHEA

ACTING FIRE CHIEF:
GREG CHESSEY, CFO

FINANCE DIRECTOR:
CYNTHIA SNEED, CPA, CGFM

PARKS & RECREATION DIRECTOR:
JULIE CALLOWAY, CPRP

City Council Meeting

February 25, 2025

Item No. 7

Staff Report

TO: Michael Mays, Acting City Manager

FROM: Nakeisha Lyon, City Planner

DATE: February 25, 2025

SUBJECT: For possible action: Resolution No. 7935, a resolution of the City Council of Boulder City, Nevada, approving a Residential Historic Preservation Grant in the amount of \$9,110.00 for Arthur and Cynthia Swanson, 535 Birch Street

Business Impact Statement: This action will not have a significant economic impact on business and will not directly restrict the formation, operation, or expansion of a business.

Action Requested: That the City Council consider the resolution approving a Historic Preservation Residential Grant in the amount of \$9,110.00 for Arthur and Cynthia Swanson, 535 Birch Street.

Overview:

- The 2030 Boulder City Strategic Plan continues to encourage and expand on available grant support and incentives for local preservation efforts.
- On February 22, 2022, the City Council adopted Resolution No. 7402, approving the Residential Historic Preservation Grant Program.
- As part of the FY25 budget, the City Council approved \$50,000.00 to fund the grant program.
- The owners of 535 Birch Street are seeking approval of the residential preservation grant to replace windows in their home.

Background Information: In the 2030 Boulder City Strategic Plan, Goal 4: *Continue Promoting Historic Preservation*, Strategy 4: *Expand available grant support incentivizing reinvestment in historic properties*, there is an action item to vet and identify grants, programs, and/or incentives to increase private reinvestment in historic properties. This is in support of the previous efforts outlined in the 2025 Strategic Plan which emphasized identifying financial incentives to support historic

preservation efforts. To complete this action item, on February 22, 2022, the City Council adopted Resolution No. 7402, approving the Residential Historic Preservation Grant Program guidelines (Attachment 2) recommended by the Historic Preservation Committee (now the Historic Preservation Commission) and provides funding each year for the program.

As part of the City Council approved FY25 budget, \$50,000.00 was allocated for this grant program that aims at benefiting residential properties within the city's historic district. This program is designed to incentivize homeowners in the historic district to maintain the historical character of their properties.

Below is an overview of the grant guidelines:

- Up to 50% reimbursement with a maximum grant of \$10,000.00.
- For exterior improvements only.
- All work (whether receiving funding or not) must comply with the Secretary of Interior Standards for Preservation.
- Following completion of the work, the property must contribute to the historical integrity of the historic district (either preserving its status or as a result of the work, it will be added).
- Applicants enter into a 20-year agreement to maintain the property's historical character.

Every residential property owner within the Historic District received information about the grant program opportunity in 2022 and 2024.

Arthur and Cythnia Swanson of 535 Birch Street submitted a grant application (Attachment 3). They are proposing to replace 11 windows in the existing frame openings on the exterior visible side of Birch Street. The replacement windows match the external grid patterns and appearance of the original windows. The proposed cost is \$18,220.00.

The Historic Preservation Commission reviewed the application on January 22, 2025 and voted 5-0 recommending that the application met the guideline requirements.

Financial: As part of the City Council approved FY25 budget, \$50,000.00 was allocated for the grant program that would benefit residential properties within the city's historic preservation district. If this grant is approved, \$40,890.00 would remain within this fiscal year.

Boulder City Strategic Plan Goal:

Goal 4: Continue Promoting Historic Preservation

<p><u>Department Recommendation:</u> The Community Development Department respectfully requests that the City Council consider Resolution No. 7935 approving a Residential Historic Preservation Grant in the amount of \$9,110.00 for Arthur and Cynthia Swanson,</p>
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535 Birch Street.

Attachments:

Resolution

Residential Historic Preservation Grant Program Guidelines

535 Birch Street Grant Application