CITY OF GRAND HAVEN
HISTORIC CONSERVATION DISTRICT COMMISSION
REGULAR MEETING MINUTES
THURSDAY, AUGUST 20, 2020 AT 5:00 PM
WATERFRONT STADIUM

The regular meeting of the Grand Haven Historic Conservation District Commission was called to order at 5:22pm on Thursday, August 20th, 2020 by Chairperson Liza Dora at the Waterfront Stadium, Grand Haven, Michigan.

Roll Call of Members Present: Chair Liza Dora; Vice-Chair Karen Casey; Secretary Justin Forrest; and Board Members Bonnie Cowles, Karen Lowe, Lori VanderLende, and Vacancy.

Others Present: Mary Angel, Administrative Liaison; John Martin, Loutit District Library Director; Erin Pilarski, Tri-Cities Historical Museum Advisory Member.

Members Absent: None.

1) Tour of Sweet Temptations, Depot Store Location.
   Prior to the meeting, the commission was given a tour of the brand-new Temptations Ice Cream store in the renovated depot building. Hosted by the owners of the store, the Larson family told of the transformation to turn the location into their new store. They were also proud to point out some of the historical elements that were incorporated from the old building and used within the new store. These elements helped lend itself to a classic ice cream shop feel. A nice treat of a free ice cream cone was given to each member on the tour. Thank you to the Larson family once again for the tour.

2) Public Comment Period.
   At this time, a call to the audience was made to address the Historic Conservation District Commission (HCDC) on any item, whether on the agenda or not. No comments were made by the public at this meeting.

3) Approval of the July 16, 2020 Regular Meeting Minutes.
   Moved by Lowe, seconded by Casey, to approve the July 16, 2020 regular meeting minutes of the Historic Conservation District Commission. This motion carried unanimously.

4) 2020 Draft Zoning Ordinance Regarding Southside Neighborhood District Rezoning.
   A topic that led to questions and discussions about how our commission could help advise the planning commission and the City of Grand Haven in the future over proposed rezoning in the Southside Neighborhood district and other historic districts.

   Moved by Lowe, seconded by Cowles, to designate members Casey and Dora to form a subcommittee and draft a letter addressing questions and concerns to bring towards the Planning Commission about the potential rezoning. This motion carried unanimously.

5) Landmark Historic Designation Outreach.
   Committee member Lowe handed out a summary view document of a combined master list of landmarks, pre-1900 structures and walking tours amongst each historic district. The list of the Grand Haven National, State and Local Historic Landmarks has been updated and placed in Dropbox. This list will help us find homes that would be of possible interest and qualify for historic status. The hope would be to garner up more landmark applications from residents.

6) Local Landmark Historic Designation Application–520 Lake, Paul & Lisa Veach.
   Committee member Lowe called Lisa Veach and spoke further amongst establishing the deed that John Leggat built the home constructed at 520 Lake, which would help firm their application
for historic designation. John Martin was still waiting to hear from County Clerk, Register of Deeds Justin Roebuck, to request a deed search on the property.

7) Highland Park Walking Tour Update.
Committee members Lowe and VanderLende have developed a draft Highland Park Historic Conservation District Walking Tour brochure, which was circulated to the commission. To address boardwalk/staircase safety concerns, they selected structures and sites that could be viewed without climbing any stairs or boardwalks.

8) Lighthouse Conservancy Update.
No update, not meeting due to Covid-19.

9) Tri-Cities Museum Advisory Member Update
Pilarski mentioned that Grand Haven schools had been pushed back until starting on September 8. She is adjusting to the needs of the education departments by creating virtual aspect learning within programs such as Google Classroom. Highland Park Exhibits open late September into October.

10) Loutit District Library Events Update.
Martin mentioned that the library is now open again following social distance guidelines and with some restrictions still in place. The library is also offering curbside pickup and drop off services. Currently, the library is focusing on some virtual historic exhibits on notable points of interest in the area, such as the Coast Guard cutter Escanaba, tavern tours and bank robberies in the Tri-Cities.

11) Other Business (not on the agenda that members of the HCDC would like to address)
- **Token of Appreciation. Marsha Peterson**
  A card was passed around for Marsha Peterson. Dora collected money for a Dune Dollar check to give to Peterson as a thank you for her service on the board.

- **Consolidated Master List of Structures (Lowe)**
  Please see the “Consolidated Master List of Structures” that Karen Lowe put together and e-mailed to the group on August 19—a comprehensive document that will surely help out the board and the city for years to come. This is located on the Dropbox currently. The board thanked Lowe for all the time and effort she put into this.

12) Adjournment.
The meeting was adjourned at 7:12pm.

Respectfully submitted,
Justin Forrest
Khardomah Lodge
1355 Lake Ave
In 1873, lumberman James P. Brayton of Grand Rapids built a summer cottage on this site for himself, his wife Emma and their two daughters. According to historian Seibold, the Brayton's chose the name 'Khardomah' which was the local Indian term for 'happy home'. In 1919, Susan Hill Yerkes bought the property, adding 13 rooms and converting the summer cottage to a seasonal hotel.

In 2000, Khardomah Lodge was designated a Michigan Historical Site.

Beech Holme Cottage
6 Lovers Lane
In the early 1900's, Beech Holme was the most photographed cottage in Highland Park, likely due to its location at the former entrance to the Park. For several years prior to the incorporation of Highland Park Association in 1886, the Kromer family of Grand Rapids regularly tended on the very 'ridge' now occupied by Beech Holme cottage. Arthur Kromer, one of the 50 original investors in Highland Park, erected a cottage on this site in the summer of 1887. It was the second cottage to be built in Highland Park, after Loch Hame. Kromer owned the cottage for 17 years until he sold the cottage to Mrs. Angie Holmes, wife of Alba Holmes, in May of 1904. Sadly, the original Kromer cottage burned down in a fire. The current cottage was re-built in 1905 by the Holmes family, who christened it 'Beech Holme'.

The cottage Loch Hame was the first cottage built in the Highland Park Association. It was built by Mrs. Sarah Benedict Rhines Saunders in the spring of 1887. According to a local historian, Sarah Rhines Saunders "...chose to build the cottage very near a choice oak tree. Rather than sacrifice the tree, she built the porch around the tree's trunk. (Seibold, p.808)

Sarah Benedict Rhines was widowed during the Civil War, shortly after the birth of her daughter, Elizabeth 'Lizzie' Rhines. She met and married widower Dr. William Saunders in 1877. Dr. Saunders was a prominent physician who served as Health Officer for the City of Grand Rapids Board of Health. The Saunders' named their new cottage in Highland Park Loch Hame (Gaelic for 'Lake Home'), perhaps as a salute to the Scottish heritage of both William Saunders and Sarah (Benedict) Saunders. (Law, p.34)
4 Highland Park Hotel Annex  1414 Lake Ave
Opened in 1889 with a celebration of fireworks, the elegant Highland Park Hotel was one of the most popular destinations for big-city tourists from St. Louis, Chicago, Milwaukee, Detroit and Grand Rapids, where some families made return visits for three generations. The two-story frame hotel featured 36 rooms in the main lodge and 15 more in the Annex, which was added after 1906. Porches on both levels extended the full length of the building. The hotel was the largest seasonal resort in continual operation until its demise by fire on December 20, 1967. All that remains of the historic Highland Park Hotel is this Annex, now a private residence.

5 Anthony House
This cottage was built in 1892 for master ship carpenter John Neil and his wife Bridget of Grand Haven. Born in Ontario in 1835, Neil arrived in Grand Haven in 1867 with a group of Welsh & Scottish shipbuilders. He, John Callister and Thomas Kirby established the Mechanics Dry Dock and Shipyard (aka Kirby's Shipyard). Mechanics constructed many of the great steamers that were manufactured in local shipyards.

6 HIGHLAND PARK HISTORICAL MARKER
Gatehouse/Edmargartha Fountain
In this 'Little Park' stands the State of Michigan Historical Marker for Highland Park, designated in 1986. The small gatehouse at the entrance of the little park used to house the Park Custodian, who would check cottagers and guests in. At the center of the little park is the Edmargartha Fountain, donated to Highland Park in memory of Edgar Fletcher and wife Martha, owners of the cottage at 62 Poplar Ridge from 1895-1927.

7 Cozy Corner Cottage
Built around 1889, the first owners of this cottage were George 'Cap' McBride (1845-1929) and wife Martha. A decorated war veteran, McBride opened a law office in Grand Haven in 1873, working with Healy C. Akley. McBride was the Mayor of Grand Haven in 1869 also served as the President of the Highland Park Association from 1906-1908.
In addition to their cottage, George and Martha McBride ran the Highland Park Hotel from 1899-1906.

8 Cora-Beth Cottage (formerly 'The Breakers')
The first owner of the Cora Beth (ca. 1889) was Major Samuel C. Glover (1841-1910) and his wife Fanny. After the Civil War, Glover came to Grand Haven in 1870 to establish the White, Glover & Company lumber firm, with John White as his partner; Glover served as Postmaster of Grand Haven from 1885 to 1889. Notably, in 1891, Samuel Glover deeded the City a portion of the land that became the north end of Lake Forest Cemetery.

9 Highland Park Tennis Courts
In the early 1920's, Thomas Otley, along with Eldred Bentley (As-You-Like-It cottage) and Leon Hamburger (Fleur-de-Lis/Que Sera cottage) organized the Highland Park Tennis Club as a means to build two tennis courts within the resort. They chose an elevated site in the center of Highland Park within a heavily wooded area which provided both protection from the hot sun as well as lake winds and leased the land from the association. The two new tennis courts were constructed in 1924 and supposedly laid over a single cement court that Otley had built several years earlier. In 1927, the first juniors tournament (boys ages 18 and under) was held in the Park and ten years later, bleachers for spectators were installed.