

Historic Preservation Board

Agenda

Robert Lange
Christopher Plucinski
Dan Ahrens
Alan Hannasch
Melanie Vezzani
Robin Warnke
Susan Thayer
Liaison David Roh

Wednesday, January 7, 2026 **6:00 PM**

6:00 PM

**Town Hall
100 N. Wilcox Street
Castle Rock, CO 80104**

**** ALL TIMES ARE APPROXIMATE ****

5:30 pm DINNER FOR BOARD MEMBERS

6:00 pm CALL TO ORDER / ROLL CALL

6:02 pm CERTIFICATION OF MEETING

6:03 pm APPROVAL OF MINUTES

HPB December 3, 2025 Historic Preservation Board Meeting Minutes
2025-021

Attachments: December 3, 2025 Historic Preservation Board Meeting Minutes

6:05 pm TOWN COUNCIL UPDATE

6:10 pm DISCUSSION ACTION ITEMS

HPB Historic Preservation Month
2025-020

Attachments: Staff Report

Attachment A: Previous Posters

Attachment B: Landmarked Properties

Attachment C: HPM Placemat QRcode

6:30 pm DESIGN REVIEW BOARD UPDATE

6:35 pm CASTLE ROCK HISTORICAL SOCIETY AND MUSEUM LIAISON UPDATE

6:40 pm BOARD MEMBER ITEMS

Check for quorum for upcoming meetings

February 4, 2026
March 4, 2026

6:45 pm ITEMS FROM STAFF / INFORMATIONAL ITEMS

6:50 pm ADJOURN



Town of Castle Rock

Agenda Memorandum

Agenda Date: 1/7/2026

Item #: **File #:** HPB 2025-021

To: Members of the Historic Preservation Board

From: Historic Preservation Board Administrator

December 3, 2025 Historic Preservation Board Meeting Minutes

Executive Summary

Attached are the meeting minutes from the December 3, 2025 Historic Preservation Board meeting for your review and approval.



Historic Preservation Board Meeting Minutes - Draft

Robert Lange
Christopher Plucinski
Dan Ahrens
Alan Hannasch
Melanie Vezzani
Robin Warnke
Susan Thayer
Liaison David Roh

Wednesday, December 3, 2025

6:00 PM

Town Hall
100 N. Wilcox Street
Castle Rock, CO 80104

**** ALL TIMES ARE APPROXIMATE ****

DINNER FOR BOARD MEMBERS

CALL TO ORDER / ROLL CALL

Present 6 - Chair Robert Lange, Vice-Chair Christopher Plucinski, Boardmember Dan Ahrens, Boardmember Melanie Vezzani, Boardmember Robin Warnke, and Boardmember Susan Thayer

Not Present 2 - Boardmember Alan Hannasch, and Liaison David Roh

Staff in Attendance 2 - Brad Boland, Carissa Ahlstrom

CERTIFICATION OF MEETING

APPROVAL OF MINUTES

Moved by Boardmember Ahrens, seconded by Vice-Chair Plucinski, to Approve HPB 2025-019 as presented. The motion passed by a vote of:

Yes: 6 - Chair Lange, Vice-Chair Plucinski, Boardmember Ahrens, Boardmember Vezzani, Boardmember Warnke, and Boardmember Thayer

HPB 2025-019

September 3, 2025, Historic Preservation Board Meeting

Minutes

TOWN COUNCIL UPDATE

PUBLIC HEARING ITEMS

HPB 2025-017

**203 North Perry Street Local Restoration Grant Application
(Little School on Perry Street/Saunders House)**

**Lot 6 & South ½ of Lot 5, Block 22, Town of Castle Rock, County
of Douglas, State of Colorado**

Brad Boland presented the Grant Application for 203 North Perry Street, a property landmarked in 2003. A Landmark Alteration Certificate was approved in 2024 for changes to non-historical portions of the home. With no local restoration grants awarded in 2025, \$15,000 remains available for eligible restoration or rehabilitation work (e.g., siding repair, repainting, window restoration).

Staff noted the project aligns with the Town Vision, Comprehensive Master Plan, Historic Preservation Plan, and prior Board actions. Boardmembers asked about

funding thresholds and penalties; Mr. Boland clarified the grant is use it or lose it with unused funds returning to the Philip S. Miller trust, and that no penalties apply.

The applicant, Taylor Louison, owner of the on-site daycare (Little School on Perry Street), described renovation costs, project timeline, and the need for grant funds to offset expenses. He highlighted efforts to preserve historic elements, including maintaining the onsite well with protective modifications and repurposing original wood flooring. The owners intend to expand services by opening a drop-in daycare.

Mr. Boland confirmed that preservation of the well supports the project's eligibility. One member of the public spoke in opposition, citing historical ties to the home.

Moved by Vice-Chair Plucinski, seconded by Boardmember Thayer, to Approve HPB Topic HPB 2025-017 as presented.. The motion passed by a vote of:

Chair Lange, Vice-Chair Plucinski, Boardmember Ahrens, Boardmember Vezzani,
Yes: 6 - Boardmember Warnke, and Boardmember Thayer

DESIGN REVIEW BOARD UPDATE

No meetings of the Design Review Board.

CASTLE ROCK HISTORICAL SOCIETY AND MUSEUM LIAISON UPDATE

Mr. Boland informed the board that they submitted the report and are in compliance. There were also an update from Town Council that there are no longer a remote option for attending the meeting.

BOARD MEMBER ITEMS

Check for quorum for upcoming meetings

January 7, 2026

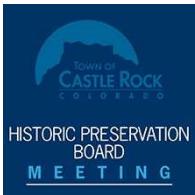
February 4, 2026

ITEMS FROM STAFF / INFORMATIONAL ITEMS

ADJOURN

Moved by Chair Lange, seconded by Boardmember Vezzani, to Approve to adjourn as presented. The motion passed by a vote of:

Yes: 6 - Chair Lange, Vice-Chair Plucinski, Boardmember Ahrens, Boardmember Vezzani, Boardmember Warnke, and Boardmember Thayer



Town of Castle Rock

Agenda Memorandum

Agenda Date: 1/7/2026

Item #: **File #:** HPB 2025-020

To: Members of the Historic Preservation Board

From: Brad Boland, AICP, Planning Manager
Development Services
Historic Preservation Month

Executive Summary

Historic Preservation Month is celebrated every May in the Town of Castle Rock and nationwide. The purpose of this memo is to provide the Board information on previous activities and efforts during Historic Preservation Month to help guide the conversation on what the Board would like to do for 2026.

Attachments

Attachment A: Previous Posters

Attachment B: Landmarked Properties

Attachment C: Placemat



Meeting Date: January 7, 2026

AGENDA MEMORANDUM

To: Historic Preservation Board Members

From: Brad Boland, AICP, Planning Manager
Development Services

Title: **Historic Preservation Month**

Executive Summary

Historic Preservation Month is celebrated every May in the Town of Castle Rock and nationwide. The purpose of this memo is to provide the Board information on previous activities and efforts during Historic Preservation Month to help guide the conversation on what the Board would like to do for 2026.

Discussion

Historic Preservation Month is observed nationwide each May to promote, educate, and celebrate the importance of preserving historic sites, buildings, and cultural heritage. The National Trust for Historic Preservation began National Preservation Week in 1973 and expanded the celebration to the entire month of May in 2005. Historic Preservation Month supports one of the Historic Preservation Board's core goals by providing educational opportunities that increase public awareness and appreciation of the Town's unique heritage. Each year, the Town Council issues a proclamation recognizing Historic Preservation Month.

Since 2023, the Historic Preservation Board, with assistance from the Town of Castle Rock Communications Team, has developed a Historic Preservation Month poster highlighting a historic property within the Town. Each poster includes a QR code that links to the Town's Historic Preservation webpage. Properties featured to date include the Denver & Rio Grande Depot (Castle Rock Museum), Cantril School, and the First National Bank of Douglas County (Masonic Lodge) (Attachment B). If a poster is produced for 2026, staff recommends selecting a different locally landmarked property (Attachment B).

The posters have been produced in two formats: a 24-inch by 36-inch sidewalk decal placed at various locations throughout Town, and an 11-inch by 17-inch paper poster distributed to local businesses. In addition, Historic Preservation-themed placemats have been provided to several restaurants in the downtown area in prior years (Attachment C).

In 2024 and 2025, the Historic Preservation Board participated in the Downtown Castle Rock Alliance's Spring Kickoff Concert at Festival Park by hosting an informational table. Educational materials, including self-guided walking tour brochures and additional

posters, were available for attendees. Board members and staff were able to engage directly with the public and discuss historic preservation efforts and programs within the Town. It is anticipated that the 2026 Spring Kickoff Concert will take place on May 16, 2026.

In addition to the Historic Preservation Board's efforts, the Castle Rock Historical Society & Museum hosts several Historic Preservation Month-related events, including Scavenge the Rock, historic trolley rides, and Victoria Tea. The Historic Preservation Board has provided financial support for these activities in past years.

The Town of Castle Rock Communications Team also develops a communications plan for Historic Preservation Month. Historically, this has included issuing a press release announcing the month's observance and using various social media platforms to share information about Historic Preservation Month activities and highlight interesting facts about the Town's history throughout May.

Options for 2026

To support Historic Preservation Month in 2026, the Historic Preservation Board may consider the following options, either individually or in combination:

1. Historic Preservation Month Poster

Continue the annual Historic Preservation Month poster program by selecting a new locally landmarked property to feature. The poster could again be produced as both a sidewalk decal and a paper poster for distribution to local businesses.

2. Community Event Participation

Participate in the Downtown Castle Rock Alliance's Spring Kickoff Concert by hosting an informational table with educational materials, similar to prior years.

3. Educational Materials and Outreach

Update and redistribute self-guided walking tour materials and consider additional outreach tools, such as placemats, handouts, or digital content highlighting local historic resources.

4. Partnership Support

Continue to support Historic Preservation Month activities hosted by the Castle Rock Historical Society & Museum, such as *Scavenge the Rock*, trolley rides, and Victoria Tea, as funding and resources allow.

5. Communications and Promotion

Coordinate with the Town's Communications Team to develop a communications plan that includes a proclamation, press release, and social media content highlighting Historic Preservation Month and related activities.

6. Additional Public Engagement Activities

Explore new or one-time Historic Preservation Month activities, such as guided historic walking tours, educational presentations or lectures, youth-focused activities, historic photo exhibits, preservation-themed contests, or collaborations with local schools, businesses, or community organizations.

Budget Impact

In 2025, the HP board provided the Castle Rock Historical Society and Museum \$750 to help offset the cost of the Trolley rental and Scavenge the Rock materials.

In 2025 a total of five sidewalk posters were printed at \$75.30 for a total of \$376.50

In 2025 a total of 60 paper posters were printed at \$1.25 for a total of \$75.

Staff's recommendation is to keeping expenditures in the same range as past years of between \$1150 and \$1350

Board Direction

The Historic Preservation Board is requested to provide direction on which Historic Preservation Month activities it would like to pursue in 2026, including whether to continue the Historic Preservation Month poster program, participate in community events, and support partner organization activities. Board feedback will assist staff in coordinating with the Communications Team and outside partners and in planning logistics and budget considerations for the 2026 Historic Preservation Month observance.

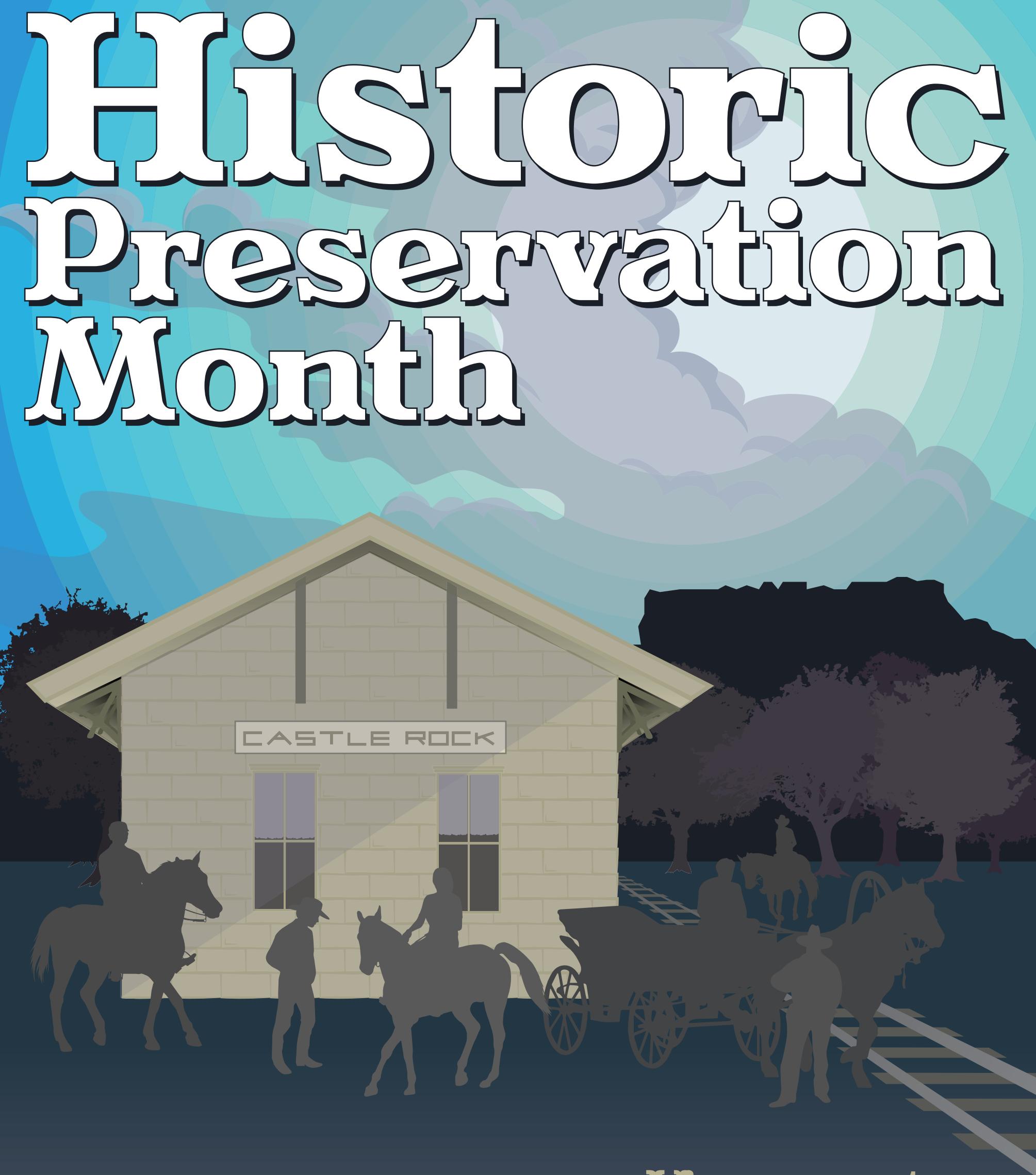
Attachments

Attachment A: Previous Posters

Attachment B: Landmarked Properties

Attachment C: Placemat

Historic Preservation Month



CASTLE ROCK

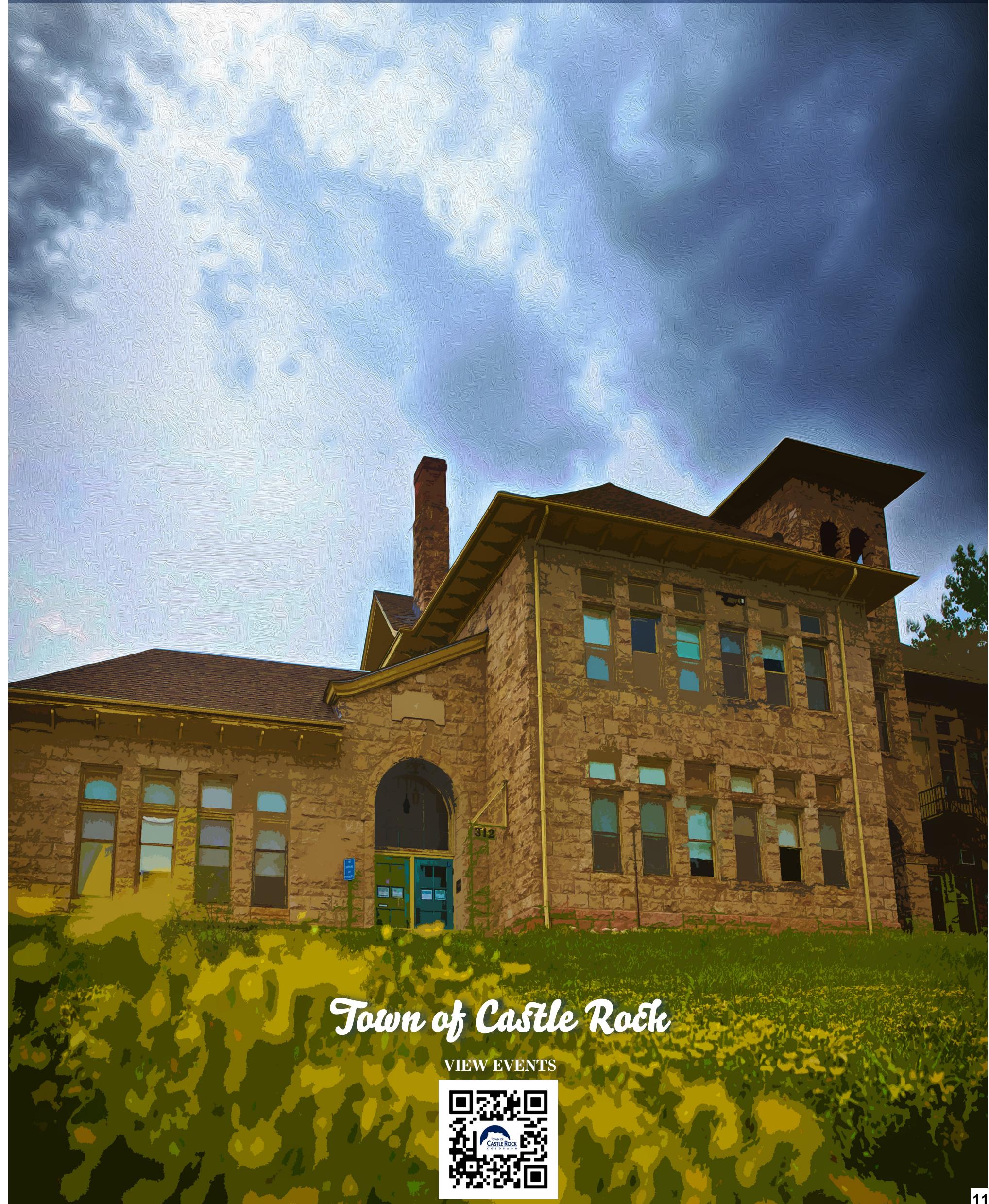
[View events:](#)

May 2023



HISTORIC PRESERVATION MONTH

MAY 2024



Town of Castle Rock

[VIEW EVENTS](#)





HISTORIC PRESERVATION MONTH



*Learn more about
historic Castle Rock!*



15.64.060 - Town of Castle Rock Historic Landmarks.

The following Historic Landmarks have been officially approved by the Historic Preservation Board and Town Council by ordinance:

- A. Christensen House and Carriage House - 420 Jerry Street.
- B. The Rock (Castle Rock Geologic Feature and including the Rock Park).
- C. Hammar House - 203 Cantril Street.
- D. Dyer House and Stone House and Barn - 208 Cantril Street.
- E. D&RG Depot - 420 Elbert Street.
- F. First National Bank of Douglas County - 300 Wilcox Street.
- G. Richardson House - 310 Front Street.
- H. Doepeke House - 20 Cantril Street.
- I. Upton Treat Smith House and Garage - 403 Cantril Street.
- J. Christ's Episcopal Church - 615 Fourth Street.
- K. Residence at 15 Lewis Street - 15 Lewis Street.
- L. Keystone Hotel (and Tivoli Saloon) - 219/223 Fourth Street.
- M. Residence at 111 Cantril Street - 111 Cantril Street.
- N. Owens House - 213-215 Perry Street.
- O. City Hotel - 415-419 Perry Street.
- P. Kirk House - 620 Second Street.
- Q. Breuss House - 312 Lewis Street.
- R. Jacob Kroll House - 110 Lewis Street.
- S. Hunter House - 418 Lewis Street.
- T. Sellars House - 22 Lewis Street.
- U. Saunders House - 203 Perry Street.
- V. House - 207 Perry Street.
- W. Breselow House - 213 Cantril Street.
- X. Eichling Dry Goods - 307 Third Street.
- Y. McMurdo Gulch Civilian Conservation Corps Drop Structures Site.
- Z. Cantril School, 312 North Cantril Street.

The Department shall maintain a current record of all Landmarks and pending designations.

(Ord. No. 2023-038, § 3, 12-5-2023; Ord. No. 2023-023, § 3, 9-19-2023; Ord. No. 2019-027, § 6, 9-17-2019; Ord. 2013-01 §3, 2013; Ord. 2012-16 §1, 2012)

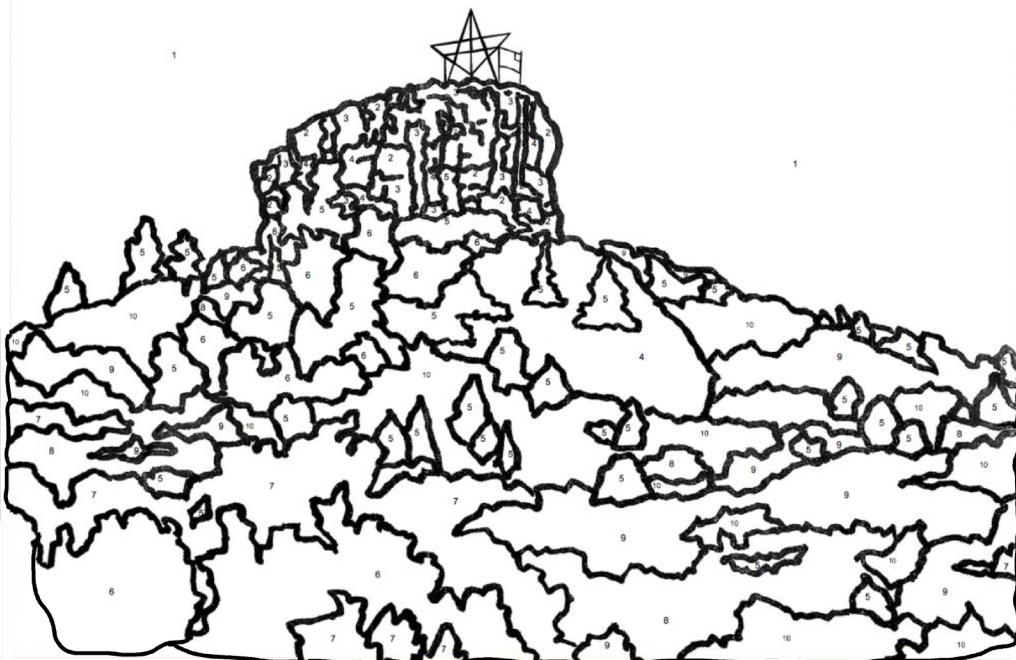
15.64.070 - National Register of Historic Places.

The following properties are designated as National Historic Landmarks on the National Register of Historic Properties:

- A. Hammar House -203 Cantril Street.
- B. D&RG Depot - 420 Elbert Street.
- C. Cantril School - 320 Cantril Street.
- D. First National Bank of Douglas County - 300 Wilcox Street.
- E. Keystone Hotel - 223 Fourth Street.
- F. Dyer House - 208 Cantril Street.

(Ord. No. 2019-027, § 7, 9-17-2019; Ord. 2012-16 §1, 2012)

Historic Preservation Month



The Rock Paint-By-Number

Stephanie Brueggemann 2019

- 1 Blue
- 2 Light Brown
- 3 Brown
- 4 Grey
- 5 Dark Green
- 6 Green
- 7 Yellow Green
- 8 Yellow
- 9 Yellow Orange
- 10 Orange

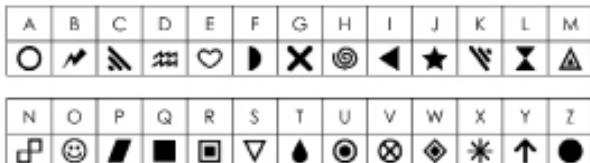
Castle Rock

May is Historic Preservation Month

Did you know that the Castle Rock summit was first referred to as “Poundcake Rock” by explorer John C. Fremont in 1843? Learn more about the Town’s unique heritage by celebrating Historic Preservation Month throughout the month of May with a scavenger hunt, historic walking tours, and a ride on the Town trolley sponsored by the Castle Rock Museum on May 6. Scan this code for details!



Crack the Code



Hint: What is the big secret about the Castle Rock Museum?

