



HISTORIC PRESERVATION COMMISSION REGULAR MEETING

October 12, 2022 - 5:45 PM

1st Floor Conference Room, 301 Walnut Street, Windsor, CO 80550

AGENDA

A. CALL TO ORDER

1. Roll Call
2. Review of Agenda by the Board and Addition of Items of New Business to the Agenda for Consideration
3. Public Invited to be Heard

B. CONSENT CALENDAR

1. Approval of the August 10, 2022 meeting minutes

C. BOARD ACTION

1. No action items this month

D. DISCUSSION ITEMS

1. Debriefing of the Comprehensive Plan Update Community Engagement Meeting
2. CLG Annual Report
3. Website: review recent updates, discuss other updates
4. Department of the Interior: *'Guidelines on Flood Adaptations for Rehabilitating Historic Buildings'*
5. Review Future Meetings List

E. COMMUNICATIONS

1. Communications from the Historic Preservation Commission
2. Communications from Town Board Liaison
3. Communications from Staff

F. ADJOURN

The Town of Windsor will make reasonable accommodations for access to Town services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call (970) 674-2400 by noon on the Thursday prior to the meeting to make arrangements.



MEMORANDUM

Date: October 12, 2022
To: Historic Preservation Commission
From: Kimberly Lambrecht
Planner II
Re: Approval of the August 10, 2022 meeting minutes
Item #: B.1.

Background / Discussion:

Please see attached for draft of August 10, 2022 meeting minutes for review and approval.

Financial Impact:

Relationship to Strategic Plan:

Recommendation:

CC:

Scott Ballstadt, Director of Planning

Attachments:

1. DRAFT August 10 2022 HPC Minutes with attachments



Historic Preservation Commission Regular Meeting

August 10, 2022 - 5:45 PM
1st Floor Conference Room, 301 Walnut Street, Windsor, CO
80550

MINUTES

A. CALL TO ORDER

1. Roll Call

Present:

Jean Zuckweiler
Kris Jabs
Ruth Brunner
Melanie Starck
ToniRae Andres
Rachel Kline

Also Present:

Kim Lambrecht, Town Staff Liaison
Caitlin Heusser, Museum Curator
Scott Charpentier, Town Board Liaison
Deanna Flanagan, Administrative Assistant

Ms. Zuckweiler called the meeting to order at 5:46 p.m.

2. Review of Agenda by the Board and Addition of Items of New Business to the Agenda for Consideration

No changes were made to the agenda.

Ms. Jabs made a motion to approve the agenda, Ms. Brunner seconded the motion. Motion passed unanimously.

3. Public Invited to be Heard

No members of the public in attendance.

B. CONSENT CALENDAR

1. Approval of the June 8, 2022 Minutes

See attached June 8, 2022 Meeting Minutes Correction needed to the spelling of Rachel Kline's name in June minutes. Correction made. Ms. Andres made a motion to approve June minutes as amended, Ms. Zuckweiler seconded. Motion passed unanimously.

C. BOARD ACTION

1. None

No board action.

D. DISCUSSION ITEMS

1. Work Session Debriefing

- Discussion of designating the Lake a Local Landmark. Jean is interested in working on the application and background research.
- Exploration of interest in a Downtown Commercial Historic District. If there is interest--what next?
- Creation of a priority list of buildings/sites of interest for Local Designation. Next steps?

1a. Discussed designating Windsor Lake as a Local Landmark. Ms. Zuckweiler volunteered to do research on potential landmarks.

1b. Ms. Heusser relayed info from the preservation plan consultants that the Historic Preservation Commission will need to become more familiar with the Town bylaws and ordinances and then bring the idea to Town Board. Discussed application requirements.

1c. Discussed other potential Local Landmark sites: The Legion, the chimney at Chimney Park, a historic Downtown District, the silos and the factory building, Cohagan Hall, Bart's Hospital, Windsor Hospital (5th Street), the two-story brick house on Main Street next to The Mill, the Telephone Exchange, the cold storage building (the Creamery), and Poudre Valley Cemetery, and the Great Western Trail.

2. Development of an HPC logo, similar to the museums

Ms. Lambrecht relayed a message from the Town Communications Department that the Historic Preservation Commission should continue to use the standard Town of Windsor logo with the commission name below.

3. Review Future Meetings List

a. NOTE: September 14, 2022 Meeting is CANCELLED

b. HPC is invited to attend the Comprehensive Plan Update TED style discussion being held at that time. Details forthcoming.

3a. Reminder no meeting in September.

3b. Comprehensive Plan meeting will be in September, details to come. Discussed importance of Historic Preservation Commission being involved in the Comprehensive Plan process.

E. COMMUNICATIONS

1. Communications from the Historic Preservation Commission

Ms. Zuckweiler noted that the website needs to be updated to show newly designated Local Landmarks.

Ms. Kline discussed Local vs. National Landmark designation.

Ms. Kline noted that the Historic Preservation should be available to help with landmark designation applications. All agreed that this process should be discussed more at a later date.

2. Communications from Town Board Liaison

Mr. Charpentier volunteered to discuss the idea of Local Landmark designation with Great Western Trail authority members.

3. Communications from Staff

Ms. Lambrecht formally introduced new Historic Preservation alternate member, Rachel Kline.

Ms. Kline discussed her many qualifications and relevant experience.

F. ADJOURN

Ms. Andres made a motion to adjourn, Ms. Jabs seconded. Motion passed unanimously. Meeting adjourned at 7:26 p.m.



Deanna Flanagin, Administrative Assistant

Attachments: Legion Building History



This 1948 photo shows the American Legion post 109 which once served as officer's quarters at the POW camp southeast of Windsor. It was moved to its current location at 624 Ash St after WW II. *Courtesy of The Windsor Severance Historical Society*

A look back at Windsor's American Legion

Erin Udell

[View Comments](#)

The photographs are grainy — black and white and yellowed from time. But they represent an exciting part of Windsor's storied past — a time when World War II had just ended, and the town's American Legion post was putting down roots with a building they still call home to this day. They show men digging a foundation for the Legion post, which has been at 624 Ash St. for close to 70 years. But they didn't build the structure beyond its basement foundation.

Not many people may know the full history of the post's building or know that the very structure that was placed on that foundation in the late 1940s — the building that has hosted so many community events, dances and parties — had a life before its long one in Windsor. From 1943 to 1946 it sat between Windsor and Greeley as part of a northern Colorado P.O.W. camp that saw thousands of German soldiers during World War II.

The building that is now the legion was, at one time, the officers' quarters for the P.O.W. camp, where German soldiers were brought from the North African Campaign and Normandy Invasion, according to a 1995 article in The Greeley Tribune.

For a few years, the camp housed the soldiers and their guards. Many of them worked in the wheat, corn and sugar beet fields of Windsor as Windsor's usual workforce of young men went off to war.

As a community almost built on the backs of German-Russian immigrants who came to Northern Colorado in the late 19th and early 20th centuries, Windsor contributed to a different dynamic than Colorado's other P.O.W. camps.

Because many of the area's farmers were German-Russian immigrants and spoke German, they were able to communicate with the soldiers, often forging lifelong friendships. In the Pioneer Association's book, "World War II German Prisoners of War," Beverly Hadden, who grew up in Windsor, detailed her original fear when she heard a P.O.W. camp would be located so close to her hometown.

But, as time went on, Hadden said those fears subsided. Many first-hand stories in the book recall how the German soldiers were just nice young men who were far from home. Many of them, the stories read, didn't even want to be a part of the war to begin with.

One Friday night during the war, Hadden recalls a Windsor High School football game where the Wizards were battling their toughest rival. A hush came over the crowd when they saw two prison trucks drive in and park at the end of the field, filled with German soldiers wanting to watch the game.

It wasn't until the band started playing the Windsor High School song that Hadden said she heard it — shouts coming from the prisoners as they copied the high school cheerleader's chants.

"Vinsor! Vinsor!" they shouted. "Go, fight, vin!"

When the war wound down and eventually came to an end, the buildings of the camp were sold at public auction. Many of the prisoner's barracks were sold to the University of Northern Colorado for married student housing. Others became motels in Greeley.

But the officer's quarters went to Windsor's American Legion, which until that time had to hold its meetings on the second floor of the old town hall building on Fifth Street.

WWII Veteran and Windsor resident Vern Meyer said he remembered when the building was purchased, the foundation was prepared, and the structure was moved.

"Right from the very beginning, everybody in town was involved," Meyer said. "A lot of neat things happened by having it - town-wise and everything. It's neat because of what it was during the war and what it became after the war."

"For the town overall, I think it's one of the neatest things in Windsor," he added.

<https://www.coloradoan.com/story/news/local/windsor/2014/05/23/explore-windsors-american-legion-unique-past/9497629/>

German prisoners of war held in Greeley-Windsor

by [MIKE PETERS](#) |

PUBLISHED: November 25, 2002

...The Greeley-Windsor camp consisted of 320 acres surrounded by tall, barbed-wire fences, patrolled by guards on horseback and police dogs. Guard towers were equipped with machine guns and search lights probed the grounds all night.

Each morning, a truck would pick up the prisoners in their fatigue uniforms with "PW" written in large letters on the back and front, then deliver them to the farmer's home or fields, where they would work a full day, then return to the camp that night. A lunch would be sent with them from the camp, but some farmer's and their wives violated camp rules and would feed the prisoners who worked for them.

George Brug had a farm in the Severance area, and said POWs worked for him in the spring and fall for two years. "We'd drive the truck down to the camp in the mornings and pick them up about 7 o'clock. They'd work the day in the fields, and I'd take them home about 4 in the afternoon. We paid them 80 cents a day in scrip, which could be used to buy things in the camp commissary."

Brug spoke German, so he could communicate with the prisoners. "They were just like most of us ... they wanted to be home with their families. Most were good workers, except for the real Nazis. But I found most of them didn't support Hitler and didn't want to be in the war in the first place. The prisoner help was a big help to the farmers, because most of the young men in this area were overseas, fighting. Brug said the prisoners were treated well and ate well, most of the time."

...Helen Stansbury was a secretary at the camp from 1944 until it closed in 1946, while her husband Floyd was overseas, fighting in Europe. She was in the Quartermaster Department, which issued clothing to the prisoners and soldiers stationed at the camp. She said the prisoners were well accepted by the people of Greeley: "The guards and army officers that were stationed at the camp were worried that the Greeley people were too friendly with the prisoners," Stansbury said. "People needed help in the fields, and many of the prisoners went out to work for them. It was natural being nice to them."

When the war ended, many of the prisoners were sent back to Germany, but a few stayed for the next harvest. The camp was eventually closed, and the buildings sold at public auction. The city of Greeley purchased 49 of the buildings, 16,000 feet of wire fencing, a guard tower and spotlight for the airport and one of the large latrines, which was moved to Island Grove Park and use as a public "comfort station" for several years. The officer's club from the camp was purchased by the American Legion and is still the home of American Legion Post No. 109 in Windsor. Several

barracks were purchased by Colorado State College and served as married student housing for more than 20 years. Some of the barracks are still standing at 23rd Avenue and 10th Street in Greeley, where they are now motel units.

Today, two stone pillars stand side-by-side at the edge of U.S. 34, the only markers remaining to locate the old POW camp. The pillars once formed the entry gate to the camp, and today have plaques attached to show what was once there.

<https://www.greeleytribune.com/2002/11/25/german-prisoners-of-war-held-in-greeley-windsor/>

From 'A Walk Through Windsor' 1940-1980 by Mary Alice Lindblad

We'll salute the flag and all it stands for
as we pass by
the hall where VETERANS and their LADIES meet.

For sixty years the FORBES-McKAY AMERICAN LEGION POST NO. 109 has continued to maintain a large membership, now drawing veterans from World War I, World War II, the Korean War, and the war in Vietnam.

After World War II, Post 109 purchased the officer's club building of the disbanded Prisoner of War Camp southeast of Windsor, for \$3,500. The building was placed on a concrete foundation built by Legion members. At last the local American Legion had a home of its own at 624 Ash; it had been meeting in the upper story of the town hall. An east entrance was built; the building was stuccoed and the interior was redecorated. A roller skating rink was opened in the basement of the building in 1950, bringing pleasure to young people in the community for many years. In the 1960's extensive remodeling of the building was done, enabling the Legion to serve lunches to the public. The facilities are now available for both private and public functions.

In 1949 Forbes-McKay Post 109 began sponsoring a junior boy to Boy's State, a practice it is still continuing. Softball, baseball, and basketball teams have also been sponsored by the American Legion. In 1949 the Windsor Legion Softball Team won the state championship (see section on sports). For a few years in the 1950's and 1960's, through the National Rifle Association, the local Legion sponsored a small bore rifle competition, 22 caliber.

Certainly the biggest single community project of the Forbes-McKay American Legion Post No. 109 was its \$5,000 contribution for the construction of the new Windsor Public Library (see section on library). The organization continues to conduct the annual Memorial Day services; it also participates in the Harvest Festival by jointly running the bingo stand with the Lions Club. In 1975, the American Legion donated an American flag for the Windsor Centennial Museum.

An honor monument containing names of local veterans was placed outside the Legion Home after World War II; unfortunately, vandals later destroyed the monument. Through the efforts of Harlan Branch, a photograph of the Roll of Honor (sponsored by the Odd Fellows during World War II — see section on World War II) was enlarged and framed and now hangs in the Legion Hall.

In the twenties, Carl Anderson was area commander; Charles H. Chipman was district commander in 1973. Carl Anderson, World War I and World War II veteran, and a fifty year member, holds an honorary life membership in the local post. World War I veterans Carl Besel, Dave Winograd, and Gunnar Swanson also hold life memberships. George Tozer was a charter member.

Commanders since 1940 have been Sam Koenig, Henry Kaiser, Roy Reynolds, Eston T. Wilkinson, Francis E. Frazier, Frank Begley, Robert Frye, V. J. Moore, Ralph Stoll, Henry Haas, Edmund Farrington, Frank Gergely, Harry Cadwalder, Wayne Ray, Harlan Branch, Henry Ruff, Raymond N. Laher, Harold Weinmeister, Harold Heffel, Ed Haas, Don Bernhardt, Kenneth Comin, Marvin Brinkman, Albert Rusch, Charles H. Chipman, Henry Propp, Victor Bernhardt, Robert Heldt, Richard Hunter, Dean Santee, Robert Andrews, Don Simianer, Tom Wolfe, Paul Felte, and present commander, Tim Bernhardt.

Harlan Branch, Carl Anderson, and Charles H. Chipman assisted in this short history. Wayne Ray's SERVICE RECORD — WORLD WAR I AND II — WINDSOR COMMUNITY was also helpful.

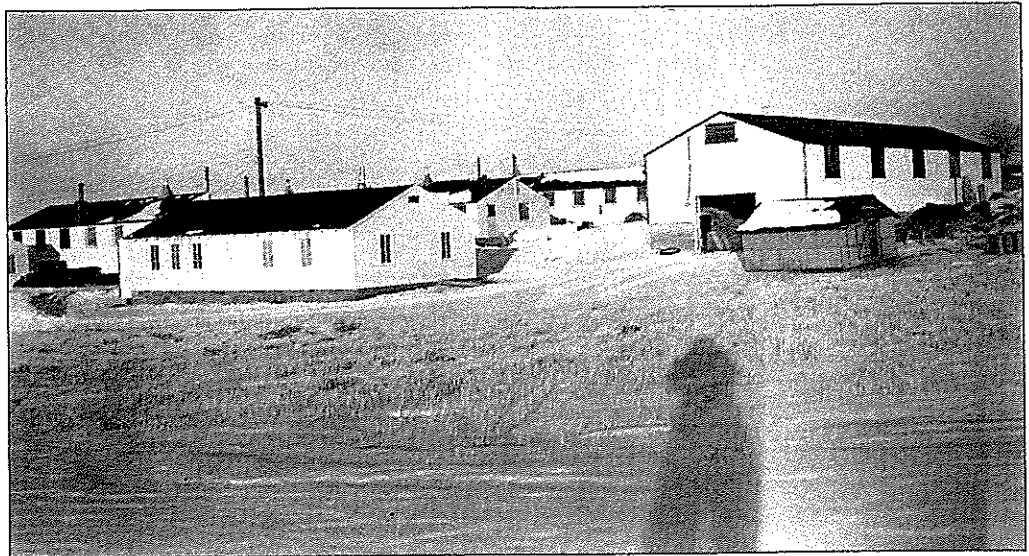
Another veterans' organization appeared in Windsor in 1976 when the Windsor Veterans of FOREIGN WARS POST NO. 8331 was organized, with Charles H.



AMERICAN LEGION ANNIVERSARY. Many of the organizations that came to Windsor in the early 20th century continued to have active participants well into the 1980s, including the Masons, Eastern Star, and the Odd Fellows. The American Legion Auxiliary, pictured celebrating an anniversary, worked to benefit veterans and their families and participated in local parades on Memorial and Labor Days. (Henry Haas Estate.)

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Source: *Images of America - Windsor* by Rachel D. Kline
and *Windsor-Severance Historical Society*



PRISONER OF WAR CAMP, c. 1943. In 1943, the federal government purchased land southeast of Windsor for a prisoner-of-war camp, which held 3,000 German prisoners. Initially alarmed at having a POW camp so close, Windsor farmers were eventually grateful to have extra labor during the harvests. Prisoners, accompanied by guards, earned good wages and enjoyed eating and working with Windsor farmers with whom they could speak German. (TWM.)



W.L. McCall, c. 1943. One of Windsor's most beloved teachers and principals, W.L. McCall served the school district for 36 years as the backbone of the English department. He and his wife, Mildred, loved enriching the lives of Windsor's students and community. Here, McCall poses in front of the POW camp, where he served as a liaison between farmers and prisoners. (Sue Buxmann.)



MEMORANDUM

Date: October 12, 2022
To: Historic Preservation Commission
From: Kimberly Lambrecht
Planner II
Re: No action items this month
Item #: C.1.

Background / Discussion:

No action items this month

Financial Impact:

Relationship to Strategic Plan:

Recommendation:

CC:

Scott Ballstadt, Director of Planning

Attachments:



HISTORIC PRESERVATION COMMISSION FUTURE MEETINGS DISCUSSION ITEMS

DATE	TOPIC
August 10, 2022 5:45 pm	See agenda for discussion items
September 14, 2022 5:45 pm	CANCELLED – Invited to attend the Comprehensive Plan Update TED style discussion being held at that time. Details forthcoming.
October 12, 2022 5:45 pm	Website Updates
November 9, 2022 5:45 pm	Annual Election of Officers
December 14, 2022 5:45 pm	Letters to property owners eligible for Local Historic Designation
January 11, 2023 5:45 pm	Outreach to the Poudre Valley Cemetery

Future Topics:

Printed Walking Tour Maps to distribute
Preservation Plan Meetings
Comprehensive Plan Update

Upcoming Meeting Dates*

<u>Wednesday October 12, 2022</u>	5:45 P.M.	Regular HPC Meeting
<u>Wednesday November 9, 2022</u>	5:45 P.M.	Regular HPC Meeting
<u>Wednesday December 14, 2022</u>	5:45 P.M.	Regular HPC Meeting
<u>Wednesday January 11, 2023</u>	5:45 P.M.	Regular HPC Meeting

- * May not include any Historic Preservation Commission (HPC) work sessions which may be requested and may also be scheduled for these dates. Regular meeting dates may be changed to a work session at the discretion of the Chair when no action items are present.