



**Minutes of the  
Millcreek Historic Preservation Commission  
July 10, 2025  
6:00 p.m.  
Regular Meeting**

The Historic Preservation Commission of Millcreek, Utah, met in a regular meeting on July 10, 2025, at City Hall, located at 1330 E. Chambers Avenue, Millcreek, UT 84106. The meeting was conducted electronically and live streamed via the City's website with an option for online public comment.

**PRESENT:**

**Commissioners**

Ryan Lufkin, Chair (Excused)  
Peter Brinton, Vice Chair  
Kaye Donahoe  
Tiffany Hunter Greene  
Emily Johnson  
Arie Leeflang  
Melissa Coy

**City Staff**

Sean Murray, Planner  
Alex Wendt, Deputy City Recorder  
Francis Lilly, Planning Director

**Attendees:**

**MEETING – 6:00 p.m.**

**TIME COMMENCED – 6:03 p.m.**

**1. Approval of April 10, 2025, Regular Meeting Minutes**

**Commissioner Donahoe moved to approve the April 10, 2025, Regular Meeting Minutes. Vice Chair Brinton seconded the motion. Vice Chair Brinton asked for the vote. Commissioner Greene voted yes, Commissioner Donahoe voted yes, Commissioner Johnson voted yes, Commissioner Coy voted yes, Vice Chair Brinton voted yes, Commissioner Leeflang abstained. The motion passed unanimously.**

**2. Subcommittee Updates**

Vice Chair Brinton said the subcommittee headings and membership needs to be updated. Commissioner Johnson noted that she is a subcommittee head, and the preservation workshop has been moved from August to October 4<sup>th</sup>. Mr. Lilly asked how long these events usually are. Commissioner Johnson said that they are usually three hours from 10 am to 1 pm and that works well. Vice Chair Brinton said that Commissioner Enos and Maxfield are no longer on the Commission so their spaces in the subcommittees can be filled and moved around. Commissioner Coy said she would like to serve on the records collection and preservation subcommittee. Commissioner Leeflang said that he enjoys helping on newsletters, however,

he is out of practice on records collection. Commissioner Donahoe said she would like to be moved out of records collection and into historic properties and markers. Vice Chair Brinton spoke about creating a list of locations for a walking tour and scavenger hunt. Commissioner Johnson said that the archives' theme for October is about archives and records outside. There is a state grant for projects involving the archives' theme for October. If the Commission can come up with a project they can apply for the grant.

### 3. Staff Updates

Mr. Lilly explained how the City has retained Kirk Huffaker for a few items. He will prepare a nomination to the national register for the Veteran Heights neighborhood and for the Iceberg Drive In. One of his colleagues has a LIDAR device so it is possible to use that to obtain an image of a building and retain that image. Mr. Lilly also explained how he has set aside money for training for the Historic Preservation Commission. He explains this.... Mr. Lilly gave updates on some buildings in Millcreek. 2661 S Evergreen is a listed structure on the Evergreen National Historic District, the property is being marketed and people are approaching the City with different goals in mind. Some want to fix the house and build more on the property; others want to tear the home down and build a small subdivision with two or three homes. Mr. Lilly informs them that there are design standards because of the historic designation. The City can order an ten day stay on a demolition and do an assessment of the building. But the City cannot totally stop the demolition of the building. Mr. Murray said... Commissioner LeeFlang asked if someone was going to remodel the home but not demolish the home can the City do an assessment of the home to document this historic nature of the home. Mr. Lilly said that a significant remodel would trigger that assessment. Mr. Lilly said many neighbors are concerned about it and have reached out to the Mayor and Mr. Lilly. At this point the City does not know a lot other than the home is for sale.

Mr. Murray updated the Commission on the Old Farm development. The old farmhouse is not within any of the HOA's that are part of the rest of the planned unit development. The old farmhouse is within the residential mixed-use zone. The owners wish to redevelop the property. This house has by right, access through the HOA private roads. They have applied for a site plan review. One of the requirements is a maintenance agreement that the HOA would have to okay. It really is a back and forth between two private property owners and the City has very little say in the matter other than there must be a maintenance agreement. Mr. Lilly said that the ability of the City to document his home is at the pleasure of the developer because it does not have a historic designation. Vice Chair Brinton asked why the home does not have a historic designation. Mr. Murray said that it was going to have a historic designation but then the owner said they were going to tear the house down and redevelop the property. Vice Chair Brinton asked about a potential nomination from the Utah Historical Society for the Mountair Acres nomination.

### 4. Adjourn

**ADJOURNED: Commissioner Johnson moved to adjourn the meeting at 7:04 p.m. Commissioner Greene seconded the motion. Chair Lufkin asked for the vote. Commissioner Johnson voted yes, Commissioner Greene voted yes, and Commissioner Donahoe voted yes, Commissioner Brinton voted yes, Commissioner Coy voted yes, Chair Lufkin voted yes. The motion passed unanimously.**

**APPROVED:** \_\_\_\_\_ **Date**  
**Ryan Lufkin, Chair**

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**Attest: Alex Wendt, Deputy Recorder**