

MINUTES
HISTORIC LANDMARKS COMMISSION WORK SESSION
June 21, 2018

COMMISSIONERS PRESENT

Carroll Cottingham
Jamie French
Lindsey Kerr
Russell Schutte
Jennifer Timbrook – Vice Chair

COMMISSIONERS ABSENT

Andrew Hendrie (Excused)
Kevin Sund (Excused)

STAFF PRESENT

Kimberli Fitzgerald, Historic Preservation Officer
Natasha Zimmerman, Deputy City Attorney
Ken Eatwell, Senior Building Inspector
Sally Long, Recorder

1. CALL TO ORDER:

Vice-Chair, Jennifer Timbrook, called the meeting to order at 5:34P.M.

Roll call was taken and quorum was established.

2. PUBLIC COMMENT: None

3. APPROVAL OF MINUTES

a. Minutes of May 17, 2018

Motion: Move to approve the minutes from May 17, 2018 as presented.

Motion by: Commissioner Schutte

Seconded by: Commissioner French

Questions or Comments by: None

Vote:

Aye: Cottingham, French, Kerr, Schutte and Timbrook

Nay:

Absent: Hendrie, Sund

Abstentions:

Action: Moved to approve the minutes from May 17, 2018 as presented.

VOTE:

Yes 5 No 0 Abstain 0 Absent 2 (Hendrie, Sund)

5. ALTERATION REVIEWS

Historic Design Review Case No. HIS18-03 for 1868 & 1880 Court St NE: **CONTINUED**

Historic Design Review Case No. HIS18-03 for 1868 & 1880 Court St NE:

Continued from May 17, 2018. Major Historic Design Review of a proposal to install a new building facade on a ~~historic contributing and~~ **a two non-contributing accessory structures** located between the Simpson Cottage #3 (1890) and the Simpson Cottage #2 (1890). Both cottages are historic contributing resources within the Court-Chemeketa National Register Historic District, zoned RD (Duplex Residential), and located at 1880 Court Street NE (Marion County Assessor's Map and Tax Lot number: 073W26AC-07600) and 1886 Court Street NE (Marion County Assessor's Map and Tax Lot number: 073W26AC07500).

This hearing was initially opened on May 17, 2018. At that time, the applicant requested a continuance so they may revise their proposal to meet the applicable criteria. The Chair CONTINUED the public hearing at 5:37 p.m. and directed staff to read the applicable criteria into the record. The Chair asked if there were any conflicts of interest or exparte contacts. There were none.

Kimberli Fitzgerald, Historic Preservation Officer, entered the Staff Report, all attachments and testimony into the record. Ms. Fitzgerald then summarized the proposal and outlined the applicable criteria, highlighting each criterion and how specific proposal components addressed that criterion.

Staff Recommendation: Based upon the information presented in the application, plans submitted for review, and findings as presented in this staff report, staff recommends that the Historic Landmarks Commission **APPROVE** the proposal with the following Condition of Approval:

Condition 1: The horizontal board siding, doors, and window trim on the accessory structures of both 1868 and 1880 Court Street NE shall be painted to match the primary building on each respective property.

Questions for Staff by: French, Kerr, Schutte

Persons Testifying

- Gary Oldham, 1880 Court St NE

Questions for the applicant: None

Neighborhood Association: None

Support: None

Oppose: None

Neutral: None

Rebuttal: None

Additional questions for staff: None

With no further questions, the Chair closed the public hearing 5:51 p.m. and the Commission proceeded to deliberations.

Motion: Move to approve staff recommendation with a revision of the condition of approval to read:

Condition 1: The horizontal board siding, doors, and window trim on the accessory structures of both 1868 and 1880 Court Street NE shall be painted. ~~to match the primary building on each respective property.~~

Motion by: Commissioner Schutte
Seconded by: Commissioner French

Questions or Comments by: Schutte, French, Timbrook

Vote:
Aye: Cottingham, French, Kerr, Schutte and Timbrook
Nay:
Absent: Hendrie, Sund
Abstentions:

Action: Moved to approve staff recommendation with a revision of the condition of approval to read:

Condition 1: The horizontal board siding, doors, and window trim on the accessory structures of both 1868 and 1880 Court Street NE shall be painted. ~~to match the primary building on each respective property.~~

Yes 5 No 0 Abstain 0 Absent 2 (Hendrie, Sund)

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Historic Design Review Case No. HIS18-14 for 176 Liberty St NE: Major Historic Design Review of a proposal to install a new sign and approve the modified awning design on the Adolph-Waters Building (1924), a historic, non-contributing building within the Downtown Historic District, zoned CB (Central Business District) , and located at 176 Liberty Street NE - 97301; Marion County Assessor Map and Tax Lot number: 073W27AB05800.

The Chair opened the public hearing at 5:54 p.m. and directed staff to read the applicable criteria into the record. The Chair asked if there were any conflicts of interest or exparte contacts. There were none.

Kimberli Fitzgerald, Historic Preservation Officer, entered the Staff Report, all attachments and testimony into the record. Ms. Fitzgerald then summarized the proposal and outlined the applicable criteria, highlighting each criterion and how specific proposal components addressed that criterion.

Staff Recommendation:

Based upon the information presented in the application, plans submitted for review, and findings as presented in this staff report, staff recommends that the Historic Landmarks Commission **APPROVE** the proposal.

Questions for Staff by: French, Schutte

Persons Testifying

- Corey Spade, Salem Sign Co, 1825 Front St NE

Questions for the applicant: Schutte

Neighborhood Association: None

Support: None

Oppose: None

Neutral: None

Rebuttal: None

Additional questions for staff: None

With no further questions, the Chair closed the public hearing 6:02 p.m. and the Commission proceeded to deliberations.

Motion: Move to approve Staff recommendation.

Motion by: Commissioner Schutte
Seconded by: Commissioner French

Questions or Comments by: Schutte, French, Cottingham

Vote:
Aye: Cottingham, French, Kerr, Schutte and Timbrook
Nay:
Absent: Hendrie, Sund
Abstentions:

Action: Moved to approve Staff recommendation.

VOTE:
Yes 5 No 0 Abstain 0 Absent 2 (Hendrie, Sund)

Historic Design Review Case No. HIS18-15 for 470 Leslie St SE: Major Historic Design Review of a proposal to replace 14 windows, the rear door, garage door, and install a new deck rail, driveway gate and fence on the Kohne Farmhouse (1938), a historic contributing resource within the Gaiety-Hill/Bush’s Pasture Park National Register District, on property zoned RS (Single Family Residential) and located at 470 Leslie Street (Marion County Tax Assessor’s Number 073W27CA00400).

The Chair opened the public hearing at 6:05 p.m. and directed staff to read the applicable criteria into the record. The Chair asked if there were any conflicts of interest or exparte contacts. Commissioner Cottingham stated for the record that his personal property is around the corner from the subject property, however, he believes he can make an unbiased decision based upon the facts of the case and the applicable criteria.

Kimberli Fitzgerald, Historic Preservation Officer, entered the Staff Report, all attachments and the presentation into the record. Ms. Fitzgerald then summarized the proposal and outlined the applicable criteria, highlighting each criterion and how specific proposal components addressed that criterion.

Staff Recommendation:

Based upon the information presented in the application, plans submitted for review, and findings as presented in this staff report, staff recommends that the Historic Landmarks Commission **APPROVE** the proposal with the following Condition of Approval:

Condition 1: The replacement windows on the rear façade shall replicate the sash size and overall design of the original historic windows.

Questions for Staff by: Kerr, French, Schutte, Cottingham

Persons Testifying

- Nervin Fanous, 470 Leslie St SE

Questions for the applicant: Schutte

Neighborhood Association: None

Support: None

Oppose: None

Neutral: None

Rebuttal: None

Additional questions for staff: None

With no further questions, the Chair closed the public hearing at 6:21 p.m. and the Commission proceeded to deliberations.

Motion: Move to approve staff recommendation with a revision of the condition of approval to read:

Condition 1: The replacement windows on the rear façade shall replicate the sash size, **material**, and overall design of the original historic windows.

Motion by: Commissioner Schutte

Seconded by: Commissioner French

Questions or Comments by: Schutte, French, Kerr

Vote:

Aye: Cottingham, French, Kerr, Schutte and Timbrook

Nay:

Absent: Hendrie, Sund

Abstentions:

Action: Moved to approve staff recommendation with a revision of the condition of approval to read:

Condition 1: The replacement windows on the rear façade shall replicate the sash size, material, and overall design of the original historic windows.

VOTE:

Yes 5 No 0 Abstain 0 Absent 2 (Hendrie, Sund)

6. ACTION ITEMS: None

7. DISCUSSION ITEMS: None

8. HISTORIC PRESERVATION OFFICER REPORT:

- Commissioner recruitment; currently there are 2 openings
- Cancellation of the July HLC meeting due to no applications submitted
- Preservation for People; A vision for the Future webinar
- Ike Box redevelopment article, building is not a historic resource
- Introduction of Kira Lesley, Historic Intern

With no further business to discuss, the meeting was adjourned to at 6:31 p.m.

Prepared by: *Sally Long, Recorder*
June 21, 2018

APPROVED: August 16, 2018