



**TO:** Elizabeth Pauli, City Manager  
**FROM:** Reuben McKnight, Historic Preservation Officer, Planning and Development Services  
Peter Huffman, Director, Planning and Development Services  
**COPY:** City Council and City Clerk  
**SUBJECT:** A Resolution Placing the Steele-Fuller House (2312 N 29<sup>th</sup> Street) and Beals House (2804-2806 McCarver Street) on the Tacoma Register of Historic Places  
– August 8, 2017  
**DATE:** July 21, 2017

**SUMMARY:**

This memorandum provides background information on a request for a Council Resolution to place the following properties on the Tacoma Register of Historic Places:

- Steele-Fuller House (2312 N 29<sup>th</sup> Street)
- Beals House (2804-2806 McCarver Street)

**STRATEGIC POLICY PRIORITY:**

The strategic policy priorities best aligned with this action are:

- Foster a vibrant and diverse economy with good jobs for all Tacoma residents.
- Assure outstanding stewardship of the natural and built environment.

**BACKGROUND:**

There are two properties proposed for inclusion on the Tacoma Register of Historic Places.

Built sometime before 1884, the Steele-Fuller House at 2312 N 29<sup>th</sup> Street is one of the earliest extant buildings in Old Town and is associated with the early development of Tacoma. An example of a folk housing “worker’s cottage,” it served as working-class housing during the industrial development of Old Town, and is a contributing component within a collection of early structures in the neighborhood.

The Beals House at 2804-2806 McCarver Street was constructed in 1888 as a side-by-side duplex, or “double house.” It is considered historically significant for its association with the early development of Old Town, with the Croatian immigrant community, and as an example of a “stick style” double house.

Both nominations were sponsored by the respective owners of the property.

**ISSUE:**

By designating the Steele-Fuller House and Beals House as City Landmarks, the buildings will be protected for future generations. In addition, the properties may become eligible for City historic preservation incentives, including Special Tax Valuation.

**ALTERNATIVES:**

If the buildings are not added to the Tacoma Register of Historic Places, future changes to the structures that negatively alter architectural character, including demolition, could take place without the review of the Landmarks Preservation Commission, provided that all land use and building code requirements were met. In addition, the properties would not be eligible for financial and development incentives that encourage adaptive reuse.



**RECOMMENDATION:**

Staff concurs with the recommendation of the Landmarks Preservation Commission to designate the both properties as City Landmarks.

**FISCAL IMPACT:**

There is no fiscal impact.