

Members

Kevin Bartoy, Chair
Jennifer Mortensen, Vice-Chair
Jonathan Hart
Sarah Hilsendeger
Roger Johnson
Alex Morganroth
Lysa Schloesser
Holly Stewart
Carol Sundstrom
Jeff Williams
Deborah Cade, North Slope Ex-Officio
Leah Jaggars, Wedge Ex-Officio



MINUTES

Landmarks Preservation Commission Planning and Development Services Department

Staff

Reuben McKnight, Historic Preservation Officer
Lauren Hoogkamer, Assistant Historic Preservation Officer
Zoe Scuderi, Historic Preservation Intern
Mary Crabtree, Administrative Assistant

Date: September 22, 2021

Location: *Virtual Zoom Webinar*

Commission Members in Attendance:

Kevin Bartoy, Chair
Jennifer Mortensen, Vice-Chair
Jonathan Hart
Sarah Hilsendeger
Roger Johnson
Lysa Schloesser
Carol Sundstrom
Deborah Cade
Leah Jaggars

Staff Present:

Reuben McKnight
Lauren Hoogkamer
Mary Crabtree
Zoe Scuderi

Others Present:

Alex Harman
Marshall McClintock
Joanne Carncross

Commissioner Members Excused:

Alex Morganroth
Holly Stewart
Jeff Williams

Commission Members Absent:

N/A

Chair Kevin Bartoy called the meeting to order at 5:31 p.m.

1. ACKNOWLEDGEMENT OF INDIGENOUS LANDS

2. ROLL CALL

3. CONSENT AGENDA

The agenda was approved as submitted.

A. Excusal of Absences

- Alex Morganroth
- Holly Stewart
- Jeff Williams

B. Administrative Review:

- There were no administrative reviews.

4. DEMOLITION REVIEW

A. 5436 S Puget Sound Ave, Piper Funeral Home *Historic Property Assessment*

Mr. McKnight read the staff report as provided in the packet.

Commissioner Cade expressed concerns regarding the non-compete clause.

Commissioner Hilsendeger expressed appreciation for the owner's willingness to salvage materials and stated that it would be a good idea to add a salvage requirement when discussing and reviewing demolition permits.

Commissioner Johnson inquired about the proceeds from the architectural salvage that will be donated to a local historic preservation nonprofit.

Vice-Chair Mortensen requested clarification on the high threshold for significance and integrity.

Chair Bartoy provided comments on the demolition review process.

Commissioner Cade raised concerns regarding how this process could be affected by affordable housing and stated there should be more defined standards.

Discussion ensued regarding affordable housing, demolition with and without concrete plans, assurance that plans are followed through, future use, and design review.

Chair Bartoy requested information on the ratio of units that are affordable and the cost of the unit.

Discussion ensued regarding recognizing properties that are deemed historically significant, requirements on private real estate transactions that notify the City of potential historic significance, and other factors to consider in addition to the criteria.

The Commission agreed that the property does meet the criteria for listing on the Tacoma Register of Historic Places.

Discussion ensued on whether the property should or should not be recommended for listing, due to design and reuse options, staff's recommendation, and the Commission's responsibility in this process.

Commissioner Hart moved that the Landmarks Preservation Commission acknowledged that the property at 5436 S Puget Sound Ave, Piper Funeral Home, is of historic significance, however in consideration of discussion, it should not move forward for listing on the Tacoma Register of Historic Places. Commissioner Johnson seconded the motion. The motion passed with the following votes:

Ayes - Bartoy, Hart, Hilsendeger, Johnson, Schloesser, and Sundstrom.

Abstentions - Vice-Chair Mortensen.

The Landmarks Preservation Commission meeting recessed at 6:37 p.m. and reconvened at 6:44 p.m.

5. BOARD BRIEFINGS

A. 1311 N 6th (North Slope Historic District) *Front porch*

This item was addressed later in the meeting.

6. BOARD BUSINESS/COMMUNICATION ITEMS

A. McKinley Survey Project Update

Mr. McClintock presented the McKinley inventory update, including an outline of the McKinley Mixed-Use Center; photos of McKinley Hill, McKinley Park, streetcars in McKinley Hill, the Northern Pacific Beneficial Association Hospital, and a HOLC map of the McKinley development area; historic structure dates; historic status; architectural styles; currently listed buildings; and possible historic district boundary.

Commissioner Hilsendeger expressed appreciation and thanked Historic Tacoma.

Chair Bartoy requested information on how to identify the district boundary and what the process is in seeing that developed.

Discussion ensued regarding neighborhood interest in becoming a historic district and the number of home owners.

5. BOARD BRIEFINGS

A. 1311 N 6th (North Slope Historic District) *Front porch*

Mr. McKnight read the staff report as provided in the packet.

Ms. Carncross provided comments on the front porch addition and the purpose of the addition.

Commissioner Johnson requested clarification from Ms. Carncross regarding her comment on not having a dining room.

Commissioner Cade stated that her only concern is to remain consistent with the scale of the house.

Commissioner Sundstrom made comments on the design, such as including a pole to the right of the door and the spacing of the railing spindles, and suggested that the owner to be mindful of design details.

Commissioner Hart stated that the owner should be aware of Code regulations regarding handrails and guardrails.

Vice-Chair Mortensen suggested doing more research on houses around the area.

Commissioner Sundstrom provided additional comments on resources regarding proportions.

Discussion ensued regarding using existing examples, appreciation for the applicant, and obtaining a historic district plaque.

6. BOARD BUSINESS/COMMUNICATION ITEMS

B. College Park Schedule Overview

Mr. McKnight stated this was a general agenda item for an additional conversation opportunity for the Commission to discuss the proposed College Park Historic District. Mr. McKnight outlined the current schedule and information on the upcoming survey and analysis.

Several Commissioners expressed concerns regarding the schedule on making a recommendation and obtaining community feedback sooner.

Mr. McKnight suggested presenting a revised schedule to include Commission guidance, potential survey design, and next steps at the next meeting.

C. Events and Activities

- October: how to tacoma was shaped video series with pretty gritty tours
- Broadening Horizons Heritage Café Series - Sea Level Rise & WA Archeology on October 21, 2021 at 6:00 p.m.
- Tacoma's LGBTQ History by the Rainbow Center on January 20, 2022

7. CHAIR COMMENTS

The meeting was adjourned at 7:55 p.m.

****These minutes are not a direct transcription of the meeting, but rather a brief capture. For full-length audio recording of the meeting, please visit: <http://www.cityoftacoma.org/cms/One.aspx?portalId=169&pageId=67980>***