

## 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:** October 27, 2021

**Location:** *Virtual Zoom Webinar*

### Commission Members in Attendance:

Kevin Bartoy, Chair  
Jennifer Mortensen, Vice-Chair  
Jonathan Hart  
Roger Johnson  
Lysa Schloesser  
Holly Stewart  
Carol Sundstrom  
Jeff Williams  
Deborah Cade  
Leah Jaggars

### Commission Members Excused:

Sarah Hilsendeger

### Commission Members Absent:

Alex Morganroth

### Staff Present:

Reuben McKnight  
Lauren Hoogkamer  
Mary Crabtree  
Zoe Scuderi

### Others Present:

Scott Armstrong  
Donna Armstrong  
Marshall McClintock  
Daniel Christensen  
Meaghan Driscoll  
Ben Ferguson  
Cameron Walker

Chair Bartoy called the meeting to order at 5:32 p.m.

## 1. ACKNOWLEDGEMENT OF INDIGENOUS LANDS

## 2. ROLL CALL

## 3. CONSENT AGENDA

The agenda was approved as submitted.

### A. Excusal of Absences

- Sarah Hilsendeger

### B. Administrative Review

- There were no administrative reviews.

## 4. NOMINATIONS TO THE TACOMA REGISTER OF HISTORIC PLACES

### A. 832 N Steele St

Ms. Scuderi read the staff report as provided in the packet.

Scott Armstrong provided comments regarding the nomination, noting the physical, historical, and cultural characteristics of the property.

Vice-Chair Mortensen and Commissioners Johnson and Cade expressed appreciation and support for the nomination.

Chair Bartoy asked for clarification regarding Criterion E.

*Commissioner Johnson moved that the Landmarks Preservation Commission adopt the analysis as findings and schedule the 832 N Steele St. nomination for a public hearing and future consideration at a tentative hearing date of December 8, 2021. Vice-Chair Mortensen seconded. The motion passed unanimously.*

## **5. SPECIAL TAX VALUATION**

### **A. 2108 Commerce**

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

Commissioner Johnson requested clarification on why its labeled First Citizen's Bank but is condos.

### **B. 908 N Cushman**

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

Meaghan Driscoll and Daniel Christensen

Vice-Chair Mortensen asked if the bathroom flooring was original and if it was removed.

*Vice-Chair Mortensen moved that the Landmarks Preservation Commission approve the Special Tax Valuation application for 2108 Commerce Street for \$2,393,838, as well as the application for 908 N Cushman Street for \$265,143. Commissioner Hart seconded. The motion passed unanimously.*

Commissioner Cade suggested making separate motions for special tax valuations in the future.

## **6. DESIGN REVIEW**

### **A. 1423 Pacific (Sandberg-Schoenfeld Building) New entry/tenant improvements**

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

Cameron Walker reviewed the lobby renovation, including canopies over the past century, an entry rendering, and a floor plan.

Vice-Chair Mortensen asked if there are photos of original entries to identify original materials and configurations, and why the window is not centered.

*Commissioner Johnson moved that the Landmarks Preservation Commission approve the application for 1423 Pacific Ave., Sandberg-Schoenfeld Building, as submitted. Commissioner Hart seconded. The motion passed unanimously.*

## **7. BOARD BRIEFINGS**

### **A. Neighborhood Planning Program**

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

Ms. Hoogkamer presented an overview of the pilot Neighborhood Planning Program, including plan objectives, the outreach strategy, plan outline, implementation strategies, and timeline; and facilitated a discussion regarding overall impressions, thoughts on collaboration with the Commission and different levels of preservation, and outreach ideas.

Vice-Chair Mortensen asked if implementation will include code changes; and stated that she would enjoy collaborating in this work. She further stated that she would like to see increased protection and more Commission authority over National Register Districts, noting the ability to deny demolition permits.

Discussion ensued regarding the demolition review process, landmarks protections, and building owner support.

Chair Bartoy asked about intangible heritage and the previous survey work, and stated that it is a good opportunity for the Commission to engage with the community.

Vice-Chair Mortensen provided comments on a legacy business program and stated it may have useful implementation tools.

Commissioner Johnson asked how the Home In Tacoma project will change neighborhoods and how the Neighborhood Planning Program will interact with it.

Commissioner Stewart stated that Sound Transit is looking at long range planning to extend the rail along S. 19<sup>th</sup> St.

## **8. BOARD BUSINESS/COMMUNICATION ITEMS**

### **A. Bylaws, Guidelines and Inventory Amendments**

Mr. McKnight read the staff report as provided in the packet, and requested direction from the Commissioner regarding the amendment to the Commission's bylaws.

Commissioner Sundstrom asked if this is the time to make changes to existing district guidelines, and stated she would like to incorporate language on visitability and accessibility components for historic district properties and create more equity and inclusion.

Commissioner Cade agreed with including the Temporary Expedited Administrative Review as part of the Administrative Review policies in the Bylaws; and asked about strengthening the penalties for demolition or non-repairable work without permits.

Vice-Chair Mortensen asked if updating the demolition review process is on the list of updates.

### **B. Commissioner Terms**

Mr. McKnight read the staff report as provided in the packet, and stated that Commissioner Stewart and Johnson's terms are soon to expire.

Commissioner Williams asked for clarification on the 10-year term limit.

### **C. Events & Activities**

- Tacoma Art Rocks video was recently distributed.
- Puyallup Tribe Video coming soon
- Rainbow Center

## **9. CHAIR COMMENTS**

The meeting was adjourned at 7:10 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>*