

201 N YAKIMA AVENUE



TMC 13.07.050.D

“The City Council may place the nominated property on the Tacoma Register of Historic Places...as the Council may deem appropriate.”

ORDER OF EVENTS

1. Fred Wahlgren sells property to Aleksey Guyversonsky
2. Property zoned NCX, Neighborhood Mixed Use Commercial —allows for mixed use buildings, station area planning within walking distance of Stadium District station, and Stadium mixed use district.
3. Property is within Stadium Historic District, Aleksey is required to apply to landmarks commission for demolition permit to construct mixed use building.
4. Upon notice of demolition permit, Historic Tacoma prepared a landmark nomination
5. Landmarks Staff did NOT recommend landmark designation

IN ORDER TO BECOME A LANDMARK, A BUILDING MUST:

1. Meet threshold criteria AND
2. Meet at least one of the designation criteria



3

THRESHOLD CRITERIA:

The Commission may determine that a property is eligible for consideration for listing on the Tacoma Register of Historic Places if it:

- a. Is at least 50 years old at the time of nomination; and
- b. Retains integrity of location, design, setting, materials, workmanship, feeling, and association such that it is able to convey its historical, cultural, or architectural significance

4

DESIGNATION CRITERIA:

In addition to the threshold criteria, a property may be designated to the Tacoma Register of Historic Places if it:

A. Is associated with events that have made a significant contribution to the broad patterns of our history; or

G. Owing to its unique location or singular physical characteristics, represents an established and familiar visual feature of the neighborhood or City.

5

DESIGNATION CRITERIA:

A. Is associated with events that have made a significant contribution to the broad patterns of our history.

NATIONAL REGISTER BULLETIN

APPLYING CRITERION A: EVENT

TYPES OF EVENTS

A property can be associated with either (or both) of two types of events:

- A specific event marking an important moment in American pre-history or history and
- A pattern of events or a historic trend that made a significant contribution to the development of a community, a State, or the nation.

SIGNIFICANCE OF THE ASSOCIATION

Mere association with historic events or trends is not enough. In and of itself, to qualify under Criterion A: the property's specific association must be considered important as well. For example, a building historically in commercial use must be shown to have been significant in commercial history.

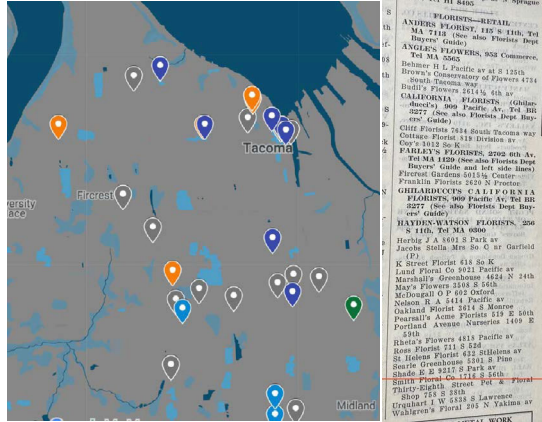
Properties associated with a pattern of events:

- A trail associated with western migration.
- A railroad station that served as the focus of a community's transportation system and commerce.
- A mill district reflecting the importance of textile manufacturing during a given period.
- A building used by an important local social organization.
- A site where prehistoric Native Americans annually gathered for seasonally available resources and for social interaction.
- A downtown district representing a town's growth as the commercial focus of the surrounding agricultural area.

6

DESIGNATION CRITERIA:

A. Is associated with events that have made a significant contribution to the broad patterns of our history.



FINDINGS: 50% OF ALL BUILDINGS LISTED IN THE 1949 DIRECTORY ARE STILL STANDING

7

DESIGNATION CRITERIA:

A. Is associated with events that have made a significant contribution to the broad patterns of our history.

SEVEN ASPECTS OF INTEGRITY

- Location
- Design
- Setting
- Materials
- Workmanship
- Feeling
- Association



8

DEISGNATION CRITERIA:

G. Owing to its unique location or singular physical characteristics, represents an established and familiar visual feature of the neighborhood or City.



9

