

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

Staff

Reuben McKnight, Historic Preservation Officer
Lauren Hoogkamer, Assistant Historic Preservation Officer
BT Doan, Administrative Assistant



MINUTES

Landmarks Preservation Commission Planning and Development Services Department

Date: February 10, 2021

Location: *Virtual Zoom Webinar*

Commission Members in Attendance:

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

Staff Present:

Reuben McKnight
Lauren Hoogkamer
BT Doan

Others Present:

Katie Pratt, *NW Vernacular*
Mark D'Andrea, *City of Tacoma – Public Works*
Sam Turpin
Sean McBroom
Erin Anderson

Commissioner Members Excused:

Jonathan Hart
Alex Morganroth

Commission Members Absent:

N/A

Chair Kevin 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. **Approval of Minutes: January 27, 2021**

Commissioner Hilsendeger submitted an amendment to the meeting minutes for section 5.a. Home In Tacoma as follows:

- Current: *Commissioner Hilsendeger was concerned with the fact that the multi-family tax incentives had not been widely utilized before, they would likely remain that way and new infill housing would not be affordable as a result.*
- Amendment: *Commissioner Hilsendeger was concerned that the 12-year multi-family tax exemption requiring affordable housing was not used nearly as often as the 8-year exemption that did not require affordable housing. She was concerned that new developments would follow that trend and continue to be unaffordable.*

The minutes of the meeting on January 27, 2021 were approved as amended.

b. Excusal of Absences:

- Jonathan Hart
- Alex Morganroth

4. NOMINATIONS TO THE TACOMA REGISTER OF HISTORIC PLACES – PUBLIC HEARING

a. 1002 S. Anderson St., Klinkenberg-Decker House

Commissioner Williams recused himself from the review of this nomination as he is the owner of the property.

Chair Bartoy called the public hearing to order at 5:35 p.m.

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

Katie Pratt, NW Vernacular, provided supporting details to the staff report to demonstrate that the property was eligible for listing on the Tacoma Register of Historic Places under Criteria A and F. She covered the history of the area, as well as the building construction and alternations.

Sam Turpin, owner of a nearby property, had questions about whether other properties in the neighborhood would be affected if the designation of the Klinkenberg-Decker House was approved.

Chair Bartoy closed the public hearing at 5:49 p.m.

Discussion by the Commission ensued. Vice-Chair Mortensen advised careful consideration when the Commission reviewed the property under Criterion A, stating that not all properties on a corner lot of a street should necessarily be eligible. Commissioners Stewart and Johnson commented on the prominence of the property in the neighborhood.

Commissioner Stewart made a motion: *“I move that the Landmarks Preservation Commission recommend to City Council that 1002 S. Anderson St., Klinkenberg-Decker House, be included on the Tacoma Register of Historic Places, including the main structure of the house and the garage, finding that it does meet Criteria A and F of TMC 13.07.040.”*

Vice-Chair Mortensen seconded the motion. It passed unanimously.

5. BOARD BRIEFINGS

a. 310 S. 9th St. Rialto Theatre (Individual Landmark) Security Enhancements

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

Mark D’Andrea, City of Tacoma – Public Works, provided an overview of the Rialto Theatre. He presented access and entry points, current status of the theatre, proposed options for exterior security enhancement, and next steps for the project.

Commissioner Schloesser was concerned that closing the lower portion would drive traffic to the stairs. ~~Commissioner Hilsendeger~~ Vice-Chair Mortensen had questions regarding the entry points, fencing, and reversible options. Ms. Hoogkamer suggested some type of simple rolling gate, similar to those used as storefronts, which was supported by Commissioner Williams. Commissioner Williams also expressed his concern about closing the alcove and, in turn, affecting the visual character of the theatre. Additional lighting and motion sensor alarm were recommended as alternatives before fencing. Other measures were also discussed. Chair Bartoy mentioned the Home In Tacoma presentation by Elliott Barnett from the previous meeting to make a point about the housing crisis, and added that solutions causing and leaving as little damage to the structure as possible would be preferable.

6. PRESERVATION PLANNING/BOARD BUSINESS

a. Events & Activities Update

- Virtual tour “Black Institutions in Tacoma—A Virtual Experience,” scheduled for 8:00 p.m. on February 20, 2021, could be viewed on Facebook or YouTube.
- McKinley Hill Survey Kick-Off virtual event by the City of Tacoma (Tacoma Creates) and Historic Tacoma was scheduled for February 26, 2021.
- Update on Holy Rosary Catholic Church was requested and briefly discussed.

7. CHAIR COMMENTS

Chair Bartoy commented on the housing crisis in Tacoma and homelessness issue. He reminded the Commission that the Landmarks Preservation Commission would draft a letter at their following meeting to send to the Planning Commission and asked Commissioners to ponder on what to include in the letter.

The meeting was adjourned at 6:46 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>*