



**TEMPE HISTORIC
PRESERVATION
COMMISSION**

Ira Bennett, Alternate
Anne Bilsbarrow
Elias Y. Esquer
Bob Gasser, Chair
Andrea Gregory
Charlie Lee, Alternate
Kriste Melcher
Trista Taylor, Alternate
Liz Wilson, Vice-Chair

**TEMPE HISTORIC
PRESERVATION
OFFICE**

Amy Douglass
Nathan Hallam
Hunter Hansen
Wm. "Billy" Kiser
Joe Nucci
Chris Paternoster
John Southard
Mark Vinson

The City of Tempe is a
Certified Local Government,
in association with the United
States Department of the
Interior / National Park Service

Tempe Historic
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Tempe Historic Preservation Commission [Tempe HPC] MEETING MINUTES

Meeting Date: Thursday, December 9th, 2010

Location: Hatton Hall, 34 East Seventh Street

Commissioners

Present:

Ira Bennett
Anne Bilsbarrow
Bob Gasser
Charlie Lee
Liz Wilson (6:10)

Staff Present:

Nathan Hallam, William "Billy" Kiser, Joe Nucci, Chris Paternoster, John Southard, Mark Vinson

Public Present:

Vic Linoff, Lisa Roach, Woody Wilson, Pat Wedepohl, Elna Rae Zeilinger, Philip T. Zeilinger,

Call to Order:

6:00 PM, Bob Gasser, Chair

1. Call to Audience: *NO COMMENT*

2. Approval of HPC Minutes: 11/04/10 Tempe HPC meeting
MOTION (BILSBARROW): TO APPROVE THE 11/04/10 MINUTES AS WRITTEN, SECOND (LEE); APPROVED: UNANIMOUSLY, [4-0].

3. Neighborhood Meeting Sandra Day O'Connor House Nomination

Hold a public hearing per TCC§14A for Tempe Historic Property Register listing

- Staff Summary Report prepared by HPO recommends nomination under National Register Criterion B at the State level of significance.
- Nomination scheduled to be reviewed at DRC on December 14, 2010.
- Public comment: Woody Wilson (RSF) "this is a gift to the community"
- Public comment: Lisa Roach (THS) "this is a landmark the community can use with pride"
- Public comment: Vic Linoff (THMAB) "property exemplifies how relocation should work"
- HPO noted receipt of additional public support for designation by email and by phone.
- HPO has not received any notification of opposition to this historic designation.

MOTION (BILSBARROW): THAT THE TEMPE HISTORIC PRESERVATION COMMISSION RECOMMEND TO THE DEVELOPMENT REVIEW COMMISSION THAT THE LANDMARK SANDRA DAY O'CONNOR HOUSE BE DESIGNATED HISTORIC AND LISTED IN THE TEMPE HISTORIC PROPERTY REGISTER. SECOND: (BENNETT) – APPROVED: UNANIMOUSLY [5-0]

4. Discuss and Consider HPC Participation in Tempe State Centennial Program

Interagency working group to coordinate activities, events, programs, and projects for Arizona 100th

- Public comment: Lisa Roach– "The events planned for the Tempe State Centennial Program do not seem fun."
- Various new ideas discussed extemporaneously.
- HPC and public are welcome to attend event planning summit.

5. Discuss and Consider Historic Preservation Budget Planning FY2011-12

Report from Budget Planning Subcommittee

- Budget Planning Subcommittee conducted a two-hour discussion.
- Responsibilities outlined in the HPC ordinance should be prioritized: i.e. surveys and inventories, reports, and design guidelines.
- HPC will otherwise disengage from City budget planning process.

6. Discuss and Consider Advocacy for At-Risk Historic Properties

Update on Gonzales Martinez House at Tempe Town Lake

Update on fire damaged Laird (Zeilinger) Rental House

Update on other historic properties with changed status

- Public comment: Phil Zeilinger– "Obtaining building permits for restoration of the fire-damaged Laird (Zeilinger) Rental House has been difficult. We intend to restore the house to its 1940 appearance and rent it to a family."
- There is currently no HPO presence in the restoration, only a building code presence.
- Will HPC advocate support for homeowners to pursue local designation?
- Q: Were the building's steel casement windows destroyed?
- A: Yes, some were destroyed in the fire, others were removed by contractor; City wants double-pane replacements.
- HPO will identify stipulations as an aid to HPC in considering a recommendation that the PROPERTY be designated historic and listed it in the Tempe Historic Property Register;

MOTION: (GASSER): THAT THE TEMPE HISTORIC PRESERVATION COMMISSION ADVOCATE SUPPORT FOR HOMEOWNERS TO PURSUE LOCAL DESIGNATION OF THE LAIRD (ZEILINGER) RENTAL HOUSE. SECOND: (BENNETT) APPROVED: UNANIMOUSLY [5-0].

- Gonzales-Martinez House's condition looks poor but the building is habitable, though ownership remains contentious.
- The 130-year-old house conveys a great deal of historical significance.
- HPC can at least advocate, educate, and write the City Council on behalf of the building's preservation.

7. Discuss and Consider Interns Ongoing Project Activities

Nathan Hallam update on Pre 1941 Survey & Inventory and Kirkland-McKinney Ditch NRN

Billy Kiser update on Tempe (Hayden) Butte and Gov Pyle House NRNs

John Southard update on Hudson Manor and Governor Moeur House NRN

- Discussion to be continued at January 2011 HPC meeting.

8. Discuss and Consider Chair / Staff Updates:

- Tempe HPO Social Media Project n=2097 <http://www.facebook.com/TempeHPO>
- Tempe HPF Social Media Project n=973 <http://www.facebook.com/TempeHPF>

9. Current Events / Announcements / Future Agenda Items

- Kriste Melcher is resigning her HPC commission.
- Next HPC Meeting Date Thursday 01/13/2011 6:00 p.m. at Hatton Hall.

Meeting adjourned at 8:05 PM

Bob Gasser, Chair

FREQUENTLY USED ABBREVIATIONS OR ACRONYMS

CDD – City of Tempe Community Development Department: Established February 15, 2005, by City Manager Will Manley the CDD consists of six divisions; Economic Development, Housing Services, Redevelopment, Neighborhood Enhancement, Rio Salado/Town Lake, and Special Projects, as well as the Community Design Studio / City Architect. The Tempe Historic Preservation Office is an agency of the Special Projects Division.

CLG – Certified Local Government: In 1980, Congress established a framework for local preservation programs through an amendment to the National Historic Preservation Act empowering Arizona cities and counties to become Certified Local Governments (CLGs). Once certified, these entities are eligible for specialized assistance and funds for developing their own local preservation programs and entitled to comment on NR and other SHPO activities within their boundaries. The City of Tempe became a CLG in 1995.

DDA – Development & Disposition Agreement: a redevelopment contract between the City and one or more developers or redevelopers specifying terms and conditions for construction or reconstruction.

DSD – City of Tempe Development Services Department: dealing with Building Safety, Land Use, Planning and Zoning

DRC – City of Tempe Development Review Commission: volunteer board advising Mayor and Council on matters related to the built environment and administration of General Plan 2030 and the Zoning and Development Code.

HPAC – Historic Preservation Advisory Committee: Arizona State Parks is governed by the State Parks Board and receives direction and oversight from several advisory committees and groups such as the Historic Preservation Advisory Committee.

IEBC – International Existing Building Code: adopted by Tempe City Council by Ordinance No. 2005.89 on December 1, 2005, as part of the code body promulgated by the International Code Council, provides means for preservation of existing Tempe building inventory through reasonable and feasible code processes.

IRS – Issue Review Session: informal Mayor and Council public meeting where members of the public may come forward and talk with City Council during the “Call to the Audience” prior to regular Council meetings.

PAD – Planned Area Development: site plan overlay to define development standards for a specific project.

SHPO – State Historic Preservation Office: a division of Arizona State Parks, responsible for the identification, evaluation, and protection of Arizona's prehistoric and historic cultural resources; established by the National Historic Preservation Act of 1966.

SRP-MIC – Salt River Pima-Maricopa Indian Community: created by Executive Order on June 14, 1879 by President Rutherford B. Hayes, the Salt River Pima-Maricopa Indian Community (SRPMIC) is located in Maricopa County, aside the boundaries of Mesa, Tempe, Scottsdale, Fountain Hills and metropolitan Phoenix.

Tempe HPC – Tempe Historic Preservation Commission: Created by Ordinance 95.35, adopted November 9, 1995. Members serve three year terms with the exception of the initial appointments; charged with administering the Tempe Historic Preservation Ordinance and Plan, as well as advising Mayor / Council on all matters related to historic preservation

Tempe HPF – Tempe Historic Preservation Foundation: A private nonprofit corporation established in 2005, Mission Statement 02.02.06 “The Tempe HPF advocates preserving Tempe’s at-risk historic properties and supporting worthy preservation projects through education, community participation, and fundraising.”

Tempe HPO – Tempe Historic Preservation Office: Responsible for the identification and conservation of Tempe’s prehistoric and historic cultural resources, the Office uses Federal, state, and city funding for the historic preservation program and assists owners of historic properties with grant applications, property maintenance, and preservation activities; provides staff support to the Tempe HPC.

THM – Tempe Historical Museum: Located at 809 E. Southern Avenue in Tempe, the Tempe Historical Museum is a center where the community comes together to celebrate Tempe's past and ponder the future. Permanent and changing exhibits, educational programs, and research projects generally focus on some aspect of Tempe's history within the context of state and national events.

TOD – Tempe Transportation Overlay District: placed to encourage appropriate land development and redevelopment consistent with and complementary to the community’s focused investment in transit, bicycle, and pedestrian infrastructure in certain geographic areas of the City; typically in association with the light rail.

ZDC – Zoning & Development Code: Adopted by Mayor and Council on January 20, 2005, effective February 22, 2005, the ZDC implements Tempe General Plan 2030 by encouraging creative development of the built environment in order to build a community that promotes the livability and uniqueness of Tempe; establishes zoning districts and development standards.