



TEMPE HISTORIC
PRESERVATION
COMMISSION

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

TEMPE HISTORIC
PRESERVATION
OFFICE

Amy Douglass
Nathan Hallam
Wm. "Billy" Kiser
Joe Nucci
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

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Tempe Historic Preservation Commission [Tempe HPC] MEETING MINUTES

Date: THURSDAY, March 10, 2011
Location: Hatton Hall 34 East Seventh Street

Commissioners

Present: Ira Bennett
Anne Bilsbarrow
Elias Y. Esquer
Bob Gasser
Andrea Gregory
Charles Lee
Liz Wilson

Staff Present: Amy Douglass, Billy Kiser, Joe Nucci, Jared Smith

Public Present: Vic Linoff, Jenny Lucier, Shirley McKean, Ginny Sandstedt, Robert Sandstedt

Call to Order: 6:00PM, Anne Bilsbarrow, Chair

1. Call to Audience

No Comment

2. **Approval of HPC Minutes:** 02/10/2011 Tempe HPC meeting
MOTION: [WILSON] TO APPROVE MINUTES OF THE 02/10/2011
TEMPE HPC MEETING AS WRITTEN. SECOND, [Lee]. **APPROVED:**
UNANIMOUSLY 7-0

3. Neighborhood Meeting – Lucier/O’Neill Residence Nomination

Hold a public hearing per ZDC 6-402 for Tempe Historic Property Register listing

Property is eligible under Criteria A, B, and C, but C is the strongest. Arguments for Criteria B are weak. Commission expresses agreement on weakness of Criteria B and recommends that only the strongest criteria (A and C) be used.

- HPO will drop the B criteria and focus on A and C.
- Q: Why isn't it called the "Susan Guthrie House"?
- A: If the property is not nominated under Criteria B, then HPO precedent does not support this naming process and uses current owner's name instead.
- Q: Is the addition to the property historically significant? The nomination is not clear on the significance of the addition.
- A: The addition is old enough for designation, so must be included in the nomination. It does bear some subtle architectural differences from the original house. HPO will address this in the nomination.
- Audience demonstrates unanimous support for the nomination.
- Property owner Jenny Lucier expresses appreciation for nominations and briefly discussed the history of the property.
- HPO: Some of the property history was omitted from the nomination due to ambiguities in the historical records and oral histories. HPO excluded contradictory information that could not be verified in the documentary record.

CONSENSUS: HOLD PUBLIC HEARING AT APRIL 14 HPC MEETING.

4. Neighborhood Meeting: Windes-Bell House Nomination

- Commission expresses concern about using Criteria B (biographical association), citing the fact that Windes became well known after he moved out of the subject property.
- HPO will revise nomination according to above suggestion.
- Q: When was the duplex conversion?
- A: HPO is unsure of the exact date. City directories do not provide this information either.
- Audience demonstrates unanimous support for the nomination.
- HPO received comments from one neighborhood property owner expressing opposition to the listing of these properties on the local register. This individual favors redevelopment.

CONSENSUS: *HOLD PUBLIC HEARING AT APRIL 14 HPC MEETING.*

5. Discuss & Consider HPC Support for Girl Scout Event

___Representatives from GSA not present at meeting.

6. Discuss and Consider Commission Vacancies & Elections

- City Code stipulates that the commission will have seven members.
- This was the last meeting for Bob Gasser and Elias Esquer. This will leave three vacancies.
- Joe has appealed to the clerk to promote Ira Bennett to a voting member.
- Commission currently has only three professionals, and needs four per city code.
- None of the alternates are, by definition "preservation professionals" and therefore we must recruit to fill the fourth position.
- Vacancy appointments not currently scheduled at City Council.
- Inquiry has been made with Scott Solliday about joining the commission as a professional member.
- Anne Bilsbarrow acknowledged the service of Commissioners Gasser and Esquer and presented them with a gift.

7. Discuss and Consider Ongoing Intern Project Activities

- Interns Nathan Hallam and John Southard absent from meeting.
- John Southard is drawing his work to a close and will not be continuing as an intern, but may consult in the future.
- Billy Kiser reports that the final nomination for Tempe Butte has been sent to the keeper in Washington, representing the conclusion of this project.
- Interns' work is ongoing on the current local register nominations presented by Jenny Lucier.
- HPO currently seeking funding to continue intern program. Application being made to SHPO and Gila River Indian Community for a match. HPO needs a minimum of \$7000 as a match to leverage funding from SHPO.

8. Discuss and Consider Chair / Staff Updates:

- Tempe HPO has become an official sponsor of the 2011 State Historic Preservation Conference in Tucson. Thanks to Chris Anaradian for making this possible.
- Tucson historic preservation conference to be held in June.
- Plaque Program: Karen Gitlis solicited property owners to buy plaques for historic properties. Eight plaques have been purchased so far.
- Eisendrath House: National register nomination has been altered to reflect changes in site boundary and the nomination is now being sent to the Keeper in Washington.
- Amy Douglass update on Hayden Butte Rock Art Conservation:
 - 30% increase in graffiti since last October.
 - Surveyors currently conducting field work to determine extent of vandalism on Hayden Butte.

- Phase 1 of survey in progress; two more phases anticipated.
- Douglass requests to be on next month's agenda for an additional update.
- Recommendation that HPO interns write an article on Hayden Butte vandalism for ASU newspaper (State Press) to raise awareness among students.
- Recommendation that presentations be made to Tempe Police and Park Rangers about the damage.
- ASU Alumni Assoc. holds a permit for painting the A on Hayden Butte. Paint is spilled and damages surrounding environs.
- Suggestion that the city pull ASU Alumni Assoc. permit for painting the A.

9. Current Events / Announcements / Future Agenda Items

- Next HPC meeting date: Thursday, April 14, 2011 at 6 p.m., Tempe Women's Club, 1290 S. Mill Ave.

Meeting adjourned at 7:10 PM

Anne Bilsbarrow, Chair

-minutes scheduled for HPC approval on 04/14/2011

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.

HPF – (see Tempe HPF) Tempe Historic Preservation Foundation

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 Foundation 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.