



TEMPE HISTORIC  
PRESERVATION  
COMMISSION

Ira Bennett, Alternate  
Anne Bilsbarrow, Chair  
Andrea Gregory  
Charlie Lee  
Trista Taylor, Alternate  
Liz Wilson, Vice-Chair

Vacancy  
Vacancy  
Vacancy

TEMPE HISTORIC  
PRESERVATION  
OFFICE

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

Date: THURSDAY, April 14, 2011

Location: Tempe Women's Club 1290 S. Mill Ave.

## Commissioners

Present: Ira Bennett  
Anne Bilsbarrow  
Andrea Gregory  
Charlie Lee  
Liz Wilson

Staff Present: Billy Kiser, Joe Nucci

Public Present: Doug Anderson, Mike Deskin, Karyn Gitlis, Vic Linoff,  
Jenny Lucier

Call to Order: 6:02 PM, Anne Bilsbarrow, Chair

### 1. Call to Audience

No Comment

*Chair Anne Bilsbarrow revised the order of the agenda items to accommodate request by Jenny Lucier, owner of the properties at public hearing.*

2. **Approval of HPC Minutes:** 03/10/2011 Tempe HPC meeting  
**MOTION:** [GREGORY] TO APPROVE MINUTES OF THE 03/10/2011  
TEMPE HPC MEETING AS WRITTEN. SECOND, [BENNETT].  
**APPROVED:** UNANIMOUSLY 4-0

### 5. Discuss and Consider HPC Support for Tempe (Hayden) Butte Conservation Program:

- Amy Douglass unable to attend to make presentation
  - Tempe History Museum has initiated conservation work
  - Ongoing vandalism undermines conservation efforts
  - Antennas are scheduled to be removed from Butte
  - Proposed viewing platform at summit might help keep people on trails
  - Kiser article submitted to ASU's State Press has not yet been published
  - Surveillance cameras needed on Butte
  - Amy Douglass is creating a conservation plan to present in May
  - Most students don't even know the petroglyphs are there
  - Education and outreach could have unintended consequences
  - Tempe Butte officially listed on the National Register of Historic Places
- CONTINUED** to May 12, 2011

### 6. Discuss and Consider HPC Support for Tempe HPF Walk-Through History:

- Woody Wilson unable to attend to make presentation
  - HPF wants to reproduce the Walk-Through History event
  - Downtown Tempe Community used to host a similar event
  - Event occurred for 10+ years and was very well-attended
  - HPF will discuss resurrecting this event at their May meeting
- CONTINUED** to May 12, 2011

### **7. Discuss and Consider Commission Vacancies and Elections**

- Commission currently has 3 vacancies (Melcher, Esquer & Gasser)
- City Clerk has HPC request to change Alternate Member Bennett to Voting Member and to appoint two preservation professionals – 1 voting and 1 alternate – including
- Architect Brad Graham with a background in preservation
- Appointments have not yet been scheduled for city council action
- 6 applications have been received to-date

### **8. Discuss and Consider Graduate Student Intern Program**

- \$10,000 unmatched grant cycle began in September 2010
- That cycle is currently 86% complete with an estimated 33 days remaining
- GRIC meets this week to reconsider HPO grant application
- SHPO has allowed application for FFY 2011 pass-thru grant using HPO's salary as a in-kind match
- HPO may seek interim funding from Tempe Historic Preservation Foundation
- HPO may seek interim funding from Tempe History Museum
- Kiser update: Tempe Butte successfully listed on the National Register of Historic Places
- Ongoing intern activities include local register nominations for Lucier properties; pre-1941 property survey and inventory

### **9. Discuss and Consider Chair / Staff Updates:**

- Bob Gasser and Nathan Hallam were named 2011 Friends of Maple-Ash on April 6, 2011.
- Joe Nucci addressed the Tempe Leadership Class on a local bus tour.
- Laird-Simpson House successfully listed on Tempe Historic Property Register on March 24, 2011.  
-Still in building safety permits process for rehabilitation  
-easement issue has arisen with adjacent property to the north.

### **3. Public Hearing Lucier/O'Neill Residence Nomination**

- Summary of nomination as included verbatim in meeting packet.
- Commission Discussion:  
Q: Why does 'public input' section indicate unanimous support? The minutes note that there was one detractor.  
A: The detractor was not present at the meeting; he expressed his opposition verbally by phone. The meeting minutes only reflected the sentiment of those present at the last meeting.  
Q: On Integrity section: On page 4, paragraph 3, why does it mention the significance of several criteria for evaluation?  
A: This language has already been stricken from the nomination. Stricken language includes Page 4, paragraph 3, 4<sup>th</sup> sentence, beginning with "however" and extending to "Methods."  
• Twenty-three letters of support received from Maple Ash residents, names of supporters read into the public record: Jason Minos; Casey Bank; Jay Braun & Sara E. Gutierrez; Matt Conway; Jim & Mimi Cordalis; Mike Deskin & Janet Wagner; Bob & Cindy Gray; Dave & Koko Hausman; Mark Klett & Emily Matyas; Andrew Krause; Sam Levenberg; Gary Lowenthal; Becky & Chris Rowley; Patty St. Vincent; Betsy Tait; Andrew Weed.  
• Petition in support of nomination received from Maple Ash Neighborhood Association with ten signatures: Karyn Gitlis; Philip Douglass; Brian Broomall; Matthew Conway; Jacqui Conway; D. Gray; Meghan McDowell; Adam Rifkin; Vincent Townsend; Joseph McDonald.

#### 4. Public Hearing Windes-Bell House Nomination

- Summary of request to continue nomination process, as included verbatim in meeting packet.
- No Commission Discussion.
- Public Input:
  - Karyn Gitlis (1206 S. Ash) expresses support for both nominations.
  - Jenny Lucier (1114 S. Maple) thanks the commission for their work on these properties

**MOTION:** [GREGORY] MOVE THAT THE TEMPE HISTORIC PRESERVATION COMMISSION RECOMMEND TO THE DEVELOPMENT REVIEW COMMISSION, MAYOR AND CITY COUNCIL THAT THE LUCIER / O'NEILL RESIDENCE AND THE WINDES – BELL HOUSE BE DESIGNATED HISTORIC AND LISTED IN THE TEMPE HISTORIC PROPERTY REGISTER. SECOND [BENNETT].

**APPROVED:** UNANIMOUSLY, 5-0

- Concludes Public Hearing. Scheduled for Development Review Commission April 26; City Council May 19 and June 2.

#### 9. Current Events / Announcements / Future Agenda Items

- Next HPC meeting date: Thursday, May 12, 2011 at 6 p.m., Hatton Hall.

**Meeting adjourned at 6:40 PM**

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**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.