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PRESERVATION

**HISTORIC PRESERVATION
COMMISSION**

Anne Bilsborrow, Alternate
Elias Y. Esquer
Bob Gasser, Chair
Charlie Lee, Alternate
Dan Killoren
Kriste Melcher
Ann Patterson
Liz Wilson, Vice-Chair



**HISTORIC PRESERVATION
OFFICE**

Amy Douglass
E Hunter Hansen
Joe Nucci
Mark C. 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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Community Development
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Tempe Historic Preservation Commission [Tempe HPC]

MEETING MINUTES

Meeting Date: Thursday, July 09, 2009

Location: Hatton Hall
34 East Seventh Street

Commissioners Present:
Elias Esquer
Bob Gasser
Dan Killoren
Kriste Melcher
Ann Patterson

Alternates Present:
Charlie Lee

Staff Present: E Hunter Hansen, Joe Nucci

Call to Order: 6:00 PM, Bob Gasser, Chair

1. Call to Audience

- No public comments

2. Approval of HPC Minutes: 05/14/09 Tempe HPC meeting

*MOTION: TO APPROVE THE 05/14/09 MINUTES AS WRITTEN [DK], SECOND [KM];
APPROVED 6-0.*

3. Arizona State University Historic Preservation Update

Presentation by Patricia Olson, Ph.D., Architect, ASU Historic Preservation Coordinator

- Intention to conduct a building survey of all buildings over 50 years old on the Tempe campus – MPDF format
- Currently treating properties 50+ years old as 'eligible' with regard to SHPO consultation.
- Valley National Bank Dome:** currently being reassembled along 'Paseo del Saber' ['Walk of Knowledge'] at Vista del Sol student housing plaza to serve as an all-purpose shade pavilion
- Q: What kind of interpretive element is planned for the dome? A: Will check on plans for interpretation. Commissioner Killoren volunteers to help coordinate with Public History Program for interpretive element.
- Social Sciences Building [1959]:** designed by noted Mid-Century Modern architect Ralph Haver; structural survey was completed; (an earlier study had led to closure of 4th floor); building repairs could bring building back into serviceability,; short-, intermediate- and long-term plans actively being considered.
- Q: Would you accept a letter of support from the THPC in support of preservation of this resource? A: Yes.
- Harrington Birchett House [1895]:** Ryden Architects is preparing an Historic Building Preservation Plan due in November to study what it would take to stabilize the building and put it back into use [likely as office use].
- C: Guess Eleanor Birchett ["Bird Lady" of Tempe] is tied to this site, and the building is perhaps significant for its association with her on this merit; this significance needs to be conveyed.
- Manzanita Hall [1967]:** Rehabilitation Feasibility Study completed in June to determine costs for rehab or demolition; currently being assessed.
- C: Suggest one letter of support from HPC to support stabilization and preservation of these three [3] buildings to bring them into serviceability – consensus. Cc: SHPO.
- New roofing for School of Human Evolution & Social Sciences [1914], Matthews Hall [1918], and Center for Family Studies [1940]; repainting of Lyceum Theater
- New ground-mounted transformers on 7 buildings throughout campus; ASU is coordinating with SHPO to review potential impact in each case.
- Federal Pass-thru Grant to convert Tempe-MRA to MPDF format, 1940 – current age-eligible
- ASU drafting 'Historic Context' narrative; suggestion to involve Public History, Planning, Preservation students on related work

4. Discuss and Consider TE&CD Council Committee work plan

Report progress with council committee for preservation investments for bond or direct funding

- Accept Mayor Hallman's offer to attend an HPC meeting – schedule permitting [which currently conflicts with CC Thursday nights]
- Recap of outline / HPC priorities
- From direction from the Mayor, take this back to Council Subcommittee TE&CD to develop Preservation Activities & Incentives
- Parks Board will have major impact with Parks redo; Arts & Culture Committee has related tie-ins.
- Concern over potential streetcar impact to historic resources which was not adequately addressed in recent Transportation study
- Suggestion to utilize impact fees to fund adjacent Birchett House rehab

5. Discuss and Consider Tempe Preservation Plaque Program

Commission direction on providing tangible recognition of historic properties and districts

- Q: Material? A: Photo-etched metal with bronze/brass-like finish
- Design suggestions: smaller preservation logo, list dates only [not 'period of significance'], official listing date added
- Q: Is this program funded? A: \$3K available for individual properties has been secured
- Suggest \$50 fee for 'Contributing' to a HD plaques for individual property owners as an option; 50% match suggested
- Consensus to continue discussion item to August meeting with quotes / bids

6. Discuss and Consider Roosevelt Addition Historic District – Preservation Guidelines

Call for comments on draft outline, elements of the introduction, numbering format, etc.

- Staff met with Ryden last week; went thru HPC / staff comments and reduced chapters by half
- Commissioner Bilsbarrow and Wilson's electronic comments read into record
- Consensus to place priority on completion
- Consensus to invite Don Ryden to August meeting in advance of final draft presentation in September

7. Discuss and Consider HPC Actions at Ad Hoc and Council Committees

- Gasser update on Papago Park Master Plan Committee Ad Hoc Committee – DiscoverPapagoPark.com; progress going well; numerous public meetings to solicit public input
- Gasser update Neighborhood Parks Rehabilitation & Maintenance CC
- Esquer update Transportation CC
- Killoren update Technology, Economic & Community Development CC – see agenda item #4
- Killoren update Mill & Lake District Working Committee – taking up Placemaking projects recommended in Open Space Plan
- NEED HPC REP FOR Education Partnerships CC – Melcher may be able to attend, pending meeting schedule
- NEED HPC REP FOR Quality of Life Working Committee – Melcher off Q of L Working Committee due to schedule conflict
- Patterson update Sports, Recreation, Arts & Cultural Development CC
- Patterson update Community Sustainability Working Committee
- Wilson update Housing Council Committee

8. Discuss and Consider Chair / Staff Updates: - *INFORMATION ONLY*

- SHPO Pass-thru grant to convert Tempe MRA to MPDF format & Update Inventory – work to begin once new fiscal year monies are available [October 2009]; grant secured, looking for procurement scenario; 40% [10K] = grant money from SHPO + 60% [15K] city match = \$25K total
- Annual Statewide Historic Preservation Partnership Conference report
- TLC New Boards & Commissions Orientation report – attended by Commissioners Melcher, Lee and Bilsbarrow with HPO Nucci; review of AZ Open Meeting Law included reminder not to "Reply to All" with emails, not talk about HPC business whenever a quorum is present unless posted and on formal agenda
- Date Palm Manor Historic District and Elliott (Garbinski) House designation effective 06/27/09

9. Current Events / Announcements / Future Agenda Items - *INFORMATION ONLY*

- Member Announcements
- Staff Announcements
- Next Meeting Date Thursday, 08/13/2009 6:00 p.m. Hatton Hall

Meeting adjourned at 8:17 PM.

Minutes scheduled for Tempe HPC approval on 08/13/2009.

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.

Rdevpub/HistoricPreservation/HPCmins070909.doc

HPCmins070909.doc filed City Clerk 08/14/09 Hort, Jan & posted to www.tempe.gov/historicpres

Draft issued for review comments to:

Review comments received from:

Patricia Olson, ASU Historic Preservation Coordinator

Patricia Olson, ASU Historic Preservation Coordinator