Tempe Historic Preservation Commission [Tempe HPC]

MEETING MINUTES

Date: THURSDAY, January 10, 2013

Location: Hatton Hall 34 East Seventh Street

Commissioners Present: Ira Bennett, Andrea Gregory, Lauren Proper, Brenda Shears

Staff Present: Alyssa Gerszewski, Nathan Hallam, Billy Kiser, Alyssa Matter, Joe Nucci, Jared Smith

Public Present: Linnea Caproni Hallam**,** Vic Linoff

Call to Order: 6:12 P.M., Andrea Gregory, Chair

1. Call to Audience

No reply. Introduction of new commission member Lauren Proper

2. Approval of HPC Minutes 12/13/2012 Tempe HPC meeting

MOTION [APPROVED ON CONSENT AGENDA WITH NUCCI COMPLETING THE QUORUM]: TO APPROVE MEETING MINUTES FROM 12/13/2012 MEETING.

3. Public Hearing Historic Eligible Classification

MOTION [IRA BENNETT], SECOND [BRENDA SHEARS] TO CONTINUE PUBLIC HEARING FOR THE HARRINGTON-BIRCHETT HOUSE TO THE 02/14/2013 MEETING. MOTION PASSES 4-0.

4. Discuss & Consider properties for HE classification on 02/14/2013

- Hallam presents slideshow and discussion of four residential properties in Farmer's Addition, one in Gage Addition, and one in Park Tract.
- Consideration is given to whether a property lacking sufficient integrity (the 1893 Spear House) for the National Register listing should be eligible for HE classification.
- Discussion on the extent of architectural modifications allowable to still be eligible for listing on the Tempe Historic Property Register.
- 1893 Spear House may be the oldest surviving suburban property in Tempe.
- Hallam presentation on history of the Spear House.
- Nucci explanation of the purpose/intent of historic eligible classification: gives the city 30 days to react to a demolition permit, whereas listing on THPR gives 6 months.
- HE classification is undertaken in compliance with city ordinance requirements

5. Discuss & Consider 2013 Historic Preservation Conference in Mesa

- Linoff: The 2013 Arizona Historic Preservation Conference will be held in Mesa, June 12-14.
- Proposed mobile workshop at Hayden Flour Mill
- ASU architecture students have been involved in formulating adaptive reuse plan for Hayden Flour Mill silos

TEMPE PRESERVATION

TEMPE HISTORIC PRESERVATION COMMISSION

Ira Bennett, Vice Chair
Anne Bilsbarrow
Brad Graham
Andrea Gregory, Chair
Charlie Lee
Lauren Proper, alternate
Brenda Shears
Scott Solliday
Korri Turner

TEMPE HISTORIC PRESERVATION OFFICE

Amy Douglass
Alyssa Gerszewski
Nathan Hallam
Wm. "Billy" Kiser
Joe Nucci
Jared Smith
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 Preservation Office
Community Development Department
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Tempe, AZ 85280

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CITY OF TEMPE ARIZONA

- Conference to be integrated as an "east valley experience"
- Conference planners aim to create hands-on experiences for attendees at mobile workshops
- Other workshops to include: Citrus Growers Building (Mesa); Buckhorn Baths (Mesa); Neon Main Street tour (Mesa); commercial historic district tour (downtown Mesa); lite-rail workshop
- Possible public policy plenary session with local Arizona lawmakers
- Patti Olson to lead ASU mobile session on sustainability in preservation

6. Discuss & Consider Tempe General Plan 2040 Update

- Hallam: review of 2030 Cultural Resource Areas complete; review of potential 2040 Cultural Resource Areas coming to completion; survey & inventory of 1958-1978 subdivisions complete.
- All 218 Tempe subdivisions falling within temporal criteria have been mapped on the GIS site and their plat maps linked to the site also. This is now accessible online.
- Alyssa and Nathan to begin looking at Tempe Daily News on microfilm at ASU library for additional research.
- Context statements to be drafted for subdivisions once this research is completed.
- Dilemma: zoning never changes, but development standards do change; this causes intrusive infill construction within historic neighborhoods.
- For the cultural resource area amendments to be included in GP2040, they MUST clearly be a selective filter and therefore no more than 20-30 cultural resource areas should be chosen.
- Cultural resource areas only impact density, nothing else
- Commissioners to consider what objective they wish the cultural resource areas to accomplish; HPO will move forward with the selection process once it receives direction from commissioners.
- Commissioners to read historic preservation plan in the old GP2030 and suggest revisions for consideration at February HPC meeting.

7. Hayden Flour Mill + Silos Activities

- Vic Linoff discussion of planned mobile workshop at the flour mill in conjunction with Arizona Historic Preservation Conference (See Agenda Item #5 above)

8. Discuss & Consider Commission/Council Liaison Assignments

- No new developments reported

9. Discuss and Consider Graduate Student Intern Program Projects

- Gerszewski: Moeur Park NRN submitted to SHPO for scheduling on March 2013 HSRC meeting
- agenda
- Kiser: National Register Nominations approved at November HSRC meeting and delivered to SHPO
- for final submission to the Keeper.
- Matter: this will be her last meeting as a member of HPO staff.

10. Discuss and Consider Chair / Staff Updates:

- Wright House (Phoenix) has an anonymous buyer
- Meeting of the coalition of historic preservation commissions to be held in February

11. Current Events / Announcements / Future Agenda Items

- No Developments Reported

Adjourned: 8:03 PM

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Andrea Gregory, Chair
-minutes scheduled for HPC approval on 02/14/2013

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.
- GRIC – Gila River Indian Community: is an alliance of two tribes, the Akimel O'odham (Pima) and the Pee Posh (Maricopa). Established by Executive Order in 1859, the Community covers more than 600 square miles and is the largest indigenous community in the Phoenix metropolitan area. GRIC helps make the Tempe Preservation Graduate Student Intern Program possible through a generous grant of State-Shared Revenue funds.
- HPF – (see Tempe HPF) Tempe Historic Preservation Foundation
- HSRC – (Arizona) Historic Sites Review Committee: Arizona's official Arizona and National Register of Historic Places review board. The HSRC meets three times during the year to review National Register nominations and advise the State Historic Preservation Officer on nominations to the State and National Registers.
- 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.
- NPS – National Park Service: the City of Tempe is a Certified Local Government through an inter-governmental agreement with the United States Department of the Interior National Park Service and the Arizona State Historic Preservation Office.
- NRN – National Register Nomination: An application to list a property on the National Register of Historic Places is reviewed by the SHPO and then by the Arizona Historic Sites Review Committee (Sites) before formal application is made to the Keeper of the National Register in Washington DC.
- 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.