



CITY OF REDMOND
Community Development Department

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REDMOND HISTORIC LANDMARKS COMMISSION **Minutes**

Thursday, June 7, 2013
City Hall Conference Room A, 716 SW Evergreen Avenue, Redmond, Oregon

Commissioners Present: Chair Jack Nelson, Vice Chair Phyllis Sturza, Jane Schroeder, Jo Anne Sutherland (absent: *Trish Pinkerton*)

City Staff: Heather Richards, *Community Development Director*; Jon Williams, *Economic Development Project Manager*; Cameron Prow, *TYPE-Write II*

Visitors: Bill Matthews, *WHM Enterprises LLC*

(scribe CP's note: The minutes were created from an audio record and notes taken at the meeting. The three digits after the motion title shows the number of Commissioners voting in favor/against/abstaining.)

CALL TO ORDER – INTRODUCTIONS

Chair Nelson opened the meeting at 10:08 a.m. Ms. Prow called the roll; four of five Commissioners were present, establishing a quorum.

DISCUSSION/ACTION ITEMS

A. 535 SW 6th Street (Atkinson Building)

Ms. Richards said the former tenant (Twins) has closed its bar operation. Redmond Antique Mall wants to expand its operation to this building and move in before the summer business season starts. Mr. Matthews, the property owner, is proposing to accommodate the antique mall's desire for more natural light inside by restoring the transom windows on the north side of the front façade. She summarized the history of the structure (built in 1922, listed as Redmond Historic Landmark in 1986), review process, Certificate of Approval criteria, and restoration work included in Mr. Matthews' newest proposal. She and Mr. Williams have met with Mr. Matthews several times regarding this proposal.

Mr. Matthews described the changes needed for structural integrity and safety, summarized his repair and restoration efforts to date, and pointed out differences between his proposal and the photos in the meeting packet. Restoring the south front side is cost-prohibitive at this time.

Commissioner concerns included *windows* (symmetry, colors, materials), *signage*, *basement access*, *building design/character*, *interior integrity*, *door materials*, *brick compatibility for alley-facing windows that will be filled in*, and *awnings*. Commissioner Sutherland commended Mr. Matthews for setting a good example in improving the downtown and the City for its openness to working with this landlord. Chair Nelson thanked Mr. Matthews for caring about the alley view.

Motion 1 (4/0/0): Commissioner Nelson moved that the Redmond Historic Landmarks Commission issue a Certificate of Approval for Applicant's proposal for the building at 535 SW 6th Street based on the (1) alterations are reasonable due to the interior design, structural and tenant use; (2) compatibility of exterior proposals; (3) relationship of new additions to the historic

building; and (4) it's compatible and there's a relationship of additions to the historic character of surrounding buildings. Commissioner Schroeder seconded the motion which passed unanimously.

LIAISON COMMENTS (None)

CITIZEN COMMENTS (None)

STAFF COMMENTS (None)

COMMISSIONER COMMENTS (None)

ADJOURN

The next meeting is scheduled for June 13, 2013.

Motion 2 (4/0/0): Commissioner Sturza moved to adjourn. Commissioner Sutherland seconded the motion which passed unanimously.

With no further business, Chair Nelson adjourned the meeting at 11:10 a.m.

APPROVED by the Redmond Historic Landmarks Commission and SIGNED by me this 18th day of July, 2013.

ATTEST:

/s/ Jack Nelson
Jack Nelson
Chair

/s/ Heather Richards
Heather Richards
Community Development Director