



CITY OF REDMOND
Community Development Department

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REDMOND HISTORIC LANDMARKS COMMISSION
Minutes

Thursday, March 8, 2012

City Hall Conference Room A, 716 SW Evergreen Avenue, Redmond, Oregon

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

City Staff: Heather Richards, *Community Development Director*; Cameron Prow, *TYPE-Write II*

Visitors: Trish Pinkerton, *Redmond Spokesman*

*(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 members voting in favor/against/abstaining.)*

CALL TO ORDER – INTRODUCTIONS

Chair Nelson opened the meeting at 9:43 a.m. with a quorum present.

DISCUSSION/ACTION ITEMS

A. Update on Projects

1. Art Deco/Moderne District

Ms. Richards reported progress by the leadership team. A master map is being compiled based on files from the State Archives, County database, and Art Deco .pdf files.

By consensus, Commissioners requested printed copies of the Art Deco poster.

2. Downtown Commercial District

Ms. Richards said that Kuri Gill, Certified Local Government Coordinator at the State Historic Preservation Office, is interested in helping Redmond launch its program. Ms. Gill recommended using the grant to hire a consultant. The consultant would do an intensive-level survey of about 15 properties. Based on that new data and Michael Hauser's original reconnaissance survey, the consultant would work with the HLC leadership team to identify boundaries and prepare a National Historic District recommendation. Ms. Richards said that she has applied for a \$10,000 State grant and has allocated matching funds in the City's 2012-2013 budget. The National Register nomination of a commercial district will do three things: provide a landmark listing, provide access to several tax credit programs, and facilitate marketing. She also submitted an application for Certified Local Government designation so the City can access the grant funds.

3. Old Redmond Schoolhouse

Ms. Richards said that the Parks Commission supported the HLC recommendation. This week, the City will be issuing a Request for Proposal from vendors willing to preserve this structure "as is" in its current location including nearby mature trees. An interim Dry Canyon master plan has been adopted. Using the schoolhouse for public restrooms

outside a vendor's hours of operation (an earlier proposal) is considered to be cost-prohibitive and no funds have been allocated for this type of capital expenditure.

By consensus, Commissioners requested copies of the proposals that will be presented to City Council.

4. Whited Farmstead

Ms. Richards reported that the owners are very interested in this property being designated. The house and barn were previously reviewed by Michael Hall. She will be scheduling a public hearing before City Council to amend the comprehensive plan to add this farmstead to the historic landmarks inventory.

Following discussion, Commissioners asked staff to add the Whited Farmstead to the designation prospect list.

B. Historic Landmarks Review and Evaluation

1. Discussing Evaluation Process

Ms. Richards presented a list of Redmond Properties to Consider for Local Landmark Designation, Appendix A/Rating Sheet from the Redmond Historic Preservation Code, Redmond Development Code Sections 8.0835 and 8.0840. She also discussed the designation process. Requests are trickling in for designation of various sites and structures in the community.

Discussion covered *scoring threshold for designation, individual property evaluation, and the threat to historic structures from multiple owners and development activity.*

By consensus, Commissioners asked staff to:

- * Add *Commercial District, Architectural Style (Art Deco/Moderne), and Property Owner Interested (Yes or No)* columns to the designation prospect list.
- * Add the Whited Farmstead, the rock house, and rock structures across Helmholtz from the Whited Farmstead to the designation prospect list.

2. Reviewing Initial List for Consideration

Ms. Richards presented a letter and color photos from the Greater Redmond Historic Society, requesting designation of an original homesite. She discussed the difference between "regulatory" and "local recognition" designations.

Discussion covered *removing sites whose structures have been torn down, threshold of points for different categories, and weighting the evaluation criteria.*

By consensus, Commissioners requested that staff:

- * Combine the walking tour list, properties visited by Commissioners that are not on the tour, and Michael Hall's intensive-level survey.
- * Develop a secondary list for future consideration.
- * Survey owners of properties on the prospective designation list to determine their interest in historic designation.
- * Request citizen assistance via the *Redmond Spokesman* to identify historic properties in their neighborhoods and provide a standardized response format for them to use in contacting Ms. Richards via e-mail, phone, or snail-mail.

LIAISON COMMENTS

Councilor Evans suggested speaking with individual owners to see if they're interested before starting the designation process. Council is looking forward to receiving HLC designation recommendations. She suggested a format that would enable Councilors to understand why historic designation is important.

CITIZEN COMMENTS

Ms. Pinkerton agreed to provide a copy of a 1913 photo from the *Redmond Spokesman* archives of a property across Helmholtz east of the Whited Farmstead.

STAFF COMMENTS

Ms. Richards said that she will be updating City Council at their March 20 work session about HLC's formation and work program for 2012. She will send a copy of the staff report and her PowerPoint presentation to Chair Nelson for his review prior to the March 20 meeting.

The next HLC meeting is scheduled for April 12, 2012, 9:30 a.m.

COMMISSIONER COMMENTS

Commissioner Sutherland requested an update on Chamber of Commerce involvement at the April 2012 meeting. Will Commissioners will be able to attend the Preservation 101 training in Bend, Oregon, on April 19? (Ms. Richards promised to e-mail a reminder.)

ADJOURN

With no further business, Chair Nelson adjourned the meeting at 11:05 a.m.

APPROVED by the Redmond Historic Landmarks Commission and SIGNED by me this 10th day of May, 2012.

ATTEST:

/s/ Jack Nelson
Jack Nelson
Chair

/s/ Heather Richards
Heather Richards
Community Development Director