



Agenda

Edmonds Historic Preservation Commission

FOURTNER ROOM

121 5TH AVE N, CITY HALL - 3RD FLOOR, EDMONDS, WA 98020

OCTOBER 10, 2019, 5:30 PM

- I. CALL TO ORDER AND ROLL CALL**
- II. APPROVAL OF MINUTES**
 - 1. Approval of Draft Minutes: July 11 and August 8, 2019
- III. AGENDA ADDITIONS / CHANGES**
- IV. REQUESTS FROM THE AUDIENCE**
- V. NEW BUSINESS**
- VI. UNFINISHED BUSINESS**
 - 1. Discussion on 2020 Historic Calendar
 - 2. Individual Commissioner reports on potential properties
- VII. ACTION ITEMS**
- VIII. COMMISSION CHAIR COMMENTS**
- IX. COMMISSIONER COMMENTS**
- X. ADJOURNMENT**

Historic Preservation Commission Agenda Item

Meeting Date: 10/10/2019

Approval of Draft Minutes: July 11 and August 8, 2019

Staff Lead: N/A

Department: Planning Division
Prepared By: Diane Cunningham

Background/History

N/A

Staff Recommendation

Review and approve the draft minutes

Narrative

Draft minutes are attached

Attachments:

HPC190711d
HPC190808d

DRAFT

Subject to September 12, Approval

**CITY OF EDMONDS
HISTORIC PRESERVATION COMMISSION
SUMMARY MINUTES OF MEETING**

July 11, 2019

CALL TO ORDER AND ROLL CALL

Chair Johnson called the meeting of the Edmonds Historic Preservation Commission to order at 5:30 p.m. in the 3rd Floor Conference Room of City Hall, 121 – 5th Avenue North.

COMMISSIONERS PRESENT

Laura Johnson, Chair
Kate Kelly, Vice Chair
Tim Raetzloff
Larry Vogel
Steve Waite
Emily Scott
Chris Deiner-Karr
Kristiana Johnson, Edmonds City Council

STAFF PRESENT

Kernen Lien, Environmental Programs Manager
Diane Cunningham, Administrative Assistant

OTHERS PRESENT

Dave Teitzel, Edmonds City Council
Diane McEachron
Heidi Helge son, H2D Architecture
Nicole McKiernan, H2D Architecture

COMMISSIONERS ABSENT

David Preston (excused)

APPROVAL OF MINUTES

COMMISSIONER RAETZLOFF MOVED THAT THE MINUTES OF MAY 9, 2019 BE ACCEPTED AS PRESENTED. COMMISSIONER VOGEL SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.

AGENDA ADDITIONS/CHANGES

The agenda was adjusted to add a discussion about the letter received from Commissioner Preston under New Business.

COMMISSIONER VOGEL MOVED TO AMEND THE AGENDA TO INCLUDE DISCUSSION OF LETTER BY COMMISSIONER PRESTON. COMMISSIONER RAETZLOFF SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.

REQUESTS FROM THE AUDIENCE

There were no audience comments.

NEW BUSINESS

PUBLIC HEARING TO DETERMINE THE ELIBGIBLTY OF THE RESIDENCE LOCATED AT 560 BELL STREET FOR LISTING ON THE EDMONDS REGISTER OF HISTORIC PLACES

Attachment: HPC190711d (Approval of Draft Minutes: July 11 and August 8, 2019)

Public Hearing to Determine the Eligibility of the House (560 Bell Street) for Listing on the Edmonds Register of Historic Places (File Number PLN20090012)

Mr. Lien briefly reviewed the process for reviewing nominations for properties to be included on the Edmonds Register of Historic Places. Following the public hearing, the Commission will forward a recommendation to the City Council, and the City Council will make the final decision. He also briefly reviewed the effects and benefits of listing a property on the Register, including the need for a Certificate of Appropriateness prior to commencing any work on the historic elements of the property. He provided historic photographs of the home that were taken at about the time it was constructed in 1911, as well photographs to illustrate the home's current condition. He referred the Commission to the criteria that must be considered when determining whether or not a property is eligible for listing on the Edmonds Register of Historic Places (ECDC 20.45.010). He reviewed the criteria as follows:

- **Is significantly associated with the history, architecture, archaeology, engineering or cultural heritage of Edmonds.** The house is associated with the early residential growth of Edmonds.
-
- **Has integrity.**
- **Is at least 50 years old or has exceptional importance if less than 50 years old.** The building was constructed in 1911 and changes to residence in 1942.
- **Falls into at least one of the designation categories spelled out in ECDC 20.45.010(A).**

Next, Mr. Lien reviewed the significant features of the home as follows:

1. **Shape.** The original building is a
- 2.
3. **Roof and Roof Features.**
4. **Openings.**
5. **Projections.**
6. **Trim and Secondary Features.**
7. **Materials.**
8. **Setting.**

Mr. Lien concluded his presentation by recommending that the Commission find the Gordon House meets the criteria for designation and forward a recommendation to the City Council that it be listed on the Edmonds Register of Historic Places. He reminded them that the owner's signed consent must accompany the nomination when it is presented to the City Council for final approval.

COMMISSIONER RAETZLOFF MOVED THAT THE COMMISSION FIND THAT THE HOUSE MEETS THE CRITERIA FOR DESIGNATION. HE FURTHER MOVED THAT THE COMMISSION FORWARD A RECOMMENDATION TO THE CITY COUNCIL THAT THE PROPERTY BE LISTED ON THE EDMONDS REGISTER OF HISTORIC PLACES. COMMISSIONER VOGEL SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.

CERTIFICATE OF APPROPRIATENESS WITH PROFITT/ASTELL HOUSE

The homeowners are interested in remodeling and have contacted an Architect for help. Heidi Helgeson, H2D Architects and Nicole McKiernan, H2D Architects reached out to the city for information and attended the meeting to discuss with the HPC Commissioners.

UNFINISHED BUSINESS

Property at 314 Caspers Street

Commissioner Preston did a site visit and contacted the owner to discuss the property's eligibility for inclusion on the Register. It was noted that there is a giant sequoia tree on Caspers Street that should be brought to the attention of the Tree Board, as well. The

Property at 22029 – 98th Place West

Chair Johnson and Commissioner Kelly did a site visit to the property to determine its eligibility for the register. Commissioners discussed the register and the process with the homeowners and will be checking back with them.

Discussion on Library Project

Chair Johnson reported that the subcommittee met and was working on the library project. Commissioner Vogel handed out the draft copies of the Preservationist and will need comments back no later than July 31 so the Preservationist can be added to the library project. Commissioners will be able to set up at the library end of July.

Creative District Advisory Committee

Chair Johnson explained that each of the City's Boards and Commissions was invited to send a representative to the advisory committee meetings. Commissioner Waite represented the Commission at the May 9th meeting. Commissioner Waite shared that the Committee will be researching artistic businesses in Edmonds.

ACTION ITEMS

There are no Action Items.

HISTORIC PRESERVATION COMMISSION CHAIR COMMENTS

Chair Johnson was asked by a citizen about the Whitehorse Manor status. This site is not located in Edmonds City limits so would need to research with Snohomish County.

HISTORIC PRESERVATION COMMISSIONER COMMENTS

Commissioner Raetzloff shared he will be touring the George Pickett, U.S. Army Captain (Pickett's Charge, 1863 Battle of Gettysburg) two-story cedar plank house in Bellingham which is the oldest documented wooden structure in the city of Bellingham still standing on its original foundation in Washington.

Councilmember Teitzel shared he is working with Francis Chapin on the portico that was previously located at the former Edmonds Jr. High School, now known as the ECA to get a plaque placed at Salish Landing denoting the portico's history.

Commissioner Vogel will not be at the next HPC meeting.

ADJOURNMENT

The meeting was adjourned at 7:07 p.m.

DRAFTSubject to Oct. 10th Approval

**CITY OF EDMONDS
HISTORIC PRESERVATION COMMISSION
SUMMARY MINUTES OF MEETING**

August 8, 2019

CALL TO ORDER AND ROLL CALL

Chair Johnson called the meeting of the Edmonds Historic Preservation Commission to order at 5:33 p.m. in the 3rd Floor Conference Room of City Hall, 121 – 5th Avenue North.

COMMISSIONERS PRESENT

Laura Johnson, Chair
Chris Deiner-Karr
David Preston
Tim Raetzloff
Emily Scott
Steve Waite

STAFF PRESENT

Rob Chave, Planning Division Manager

OTHERS PRESENT

Dave Teitzel, Edmonds City Council

COMMISSIONERS ABSENT

Kate Kelly, Vice Chair (excused)
Larry Vogel (excused)
Kristiana Johnson, Edmonds City Council

APPROVAL OF MINUTES

The July 11, 2019 meeting minutes were not available for approval.

AGENDA ADDITIONS/CHANGES

COMMISSIONER RAETZLOFF MOVED THAT THE AGENDA BE ADJUSTED BY PLACING ITEM VVI.1 (INFORMATION ON HISTORIC INFORMATIONAL PANEL AT SALISH CROSSING) BEFORE ITEM V.1. COMMISSIONER SCOTT SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.

The remainder of the agenda was accepted as presented.

REQUESTS FROM THE AUDIENCE

There were no audience comments.

ACTION ITEMS**Information on Historic Informational Panel at Salish Crossing**

Council Member Teitzel recalled that he made a presentation at the Commission's February meeting regarding the Old Edmonds High School Portico. He provided pictures taken in 1910 showing the portico in front of the high school, which

Attachment: HPC190808d (Approval of Draft Minutes: July 11 and August 8, 2019)

was later used as a junior high school and then as a small junior college. The portico was removed in 2005 when construction began on the Edmonds Center for the Arts. It was later set up in the Salish Crossing parking area in 2015. Although the portico was relocated, he felt it should be considered an historic feature. He said he is leading an effort to create an informational panel that explains what the portico is and why it is there. Frances Chapin and the Edmonds Arts Commission is prepared to proceed with the sign, and he will present the project to the City Council with a request for funding. The estimated cost for design, fabrication and installation is just under \$5,000. He reviewed that the Commissioners indicated general support for the project at their June meeting, but no formal action was taken.

The Commissioners discussed whether or not it was appropriate for them to offer support for using City funds to provide an informational sign on private property that the City does not own or control. Commissioner Waite cautioned that the Commission is bound by the Department of the Interior's standards and guidelines and cannot officially offer support for the project. The Commission is to advise on matters of historic preservation, and this example does not comply because the feature is out of context.

While the Commissioners indicated general support for historically-accurate signage that promotes a larger understanding of the City's history, they agreed they cannot formally support the use of City funds for an informational sign that is located on private property. They recommended that Council Member Teitzel approach the Edmonds Museum Board, requesting their formal support of the concept. The Commissioners offered their help to craft the verbiage on the sign to make sure it is descriptive and historically accurate.

NEW BUSINESS

Certificate of Appropriateness for the Profitt/Astell House Located at 825 Main Street (PLN20100013)

This item was postponed because the application was not ready.

UNFINISHED BUSINESS

Individual Commissioner Reports on Potential Properties

Commissioner Waite reported that, as per the discussion at the last meeting, he approached the owners of a property on the Register with a request that the sign be placed in a more visible location. Their response was favorable, and he intends to approach other property owners with the same request.

As discussed at the last meeting, the Commissioners shared their individual efforts since the last meeting to contact owners of historic properties:

- Commissioner Preston dropped off an informational packet to the owner of property at 314 Caspers Street, who indicated interest in adding his property to the Register. He agreed to follow up to make sure an application is submitted.
- Commissioner Johnson said she approached the owners of property at 345 4th Street with a request to relocate their sign, and she will follow up on the request soon. She also talked with Kathleen Sears, who owns one of the original log cabins at the University Colony. She indicated that the house would not qualify for the Register because it has been modified too much. The property should be removed from the list of potential properties.
- Commissioner Deiner-Karr indicated she would try to talk with five different property owners on Sunday at the Old Settler's Picnic.

Discussion on 2020 Historic Calendar

Commissioner Scott said she was supposed to submit information related to the 2020 Calendar to Mr. Chave this week, but was unable to do so. The item was postponed for further discussion at the next meeting.

ADDITIONAL ACTION ITEMS

Discussion on Library Project

Commissioner Johnson announced that the Library Project is set up and has received a good response so far. She noted that the Edmonds Museum shared social media posts about the project, and the City posted on its Facebook page, too. She agreed to ask City and Museum staff to advise them on the number of views the posts receive. She encouraged the Commissioners to visit the display and the City's Facebook page and then share and comment on their own social media accounts.

HISTORIC PRESERVATION COMMISSION CHAIR COMMENTS

Chair Johnson did not have any additional comments.

HISTORIC PRESERVATION COMMISSIONER COMMENTS

Commissioner Raetzloff commented that he is glad the portico was saved, but the Commission's job is to save entire buildings and not just bits and pieces of them. Encouraging signage on the portico would be counterproductive to the Commission's mission.

Commissioner Waite reported that the application for the property on Main Street between 8th and 9th Avenues was not ready for a public hearing, but it may be on the September agenda. He asked that staff provide the application information to the Commissioners well in advance of the public hearing so they have time to study the property.

Commissioner Deiner-Karr agreed with Council Member Johnson's comment at the last meeting that if the Salish Crossing property is sold, it would be nice if the owner of the portico would return it to the Edmonds Center for the Arts property.

ADJOURNMENT

The meeting was adjourned at 6:18 p.m.

Historic Preservation Commission Agenda Item

Meeting Date: 10/10/2019

Discussion on 2020 Historic Calendar

Staff Lead: Emily Scott

Department: Planning Division

Prepared By: Diane Cunningham

Background/History

The Commission publishes an historic calendar each year.

Staff Recommendation

N/A

Narrative

This is an opportunity to review the status of the historic calendar for 2020.

Historic Preservation Commission Agenda Item

Meeting Date: 10/10/2019

Individual Commissioner reports on potential properties

Staff Lead: N/A

Department: Planning Division

Prepared By: Diane Cunningham

Background/History

Property located at 314 Casper St. and 22029 98th Pl W.

Staff Recommendation

Review and discuss

Narrative

Discuss current received information and the status of each.