

APPROVED NOVEMBER 14TH

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

October 10, 2013

CALL TO ORDER AND ROLL CALL

Chair Vogel called the meeting of the Edmonds Historic Preservation Commission Meeting to order at 5:30 p.m. in the 3rd Floor Conference Room of City Hall, 121 – 5th Avenue North. He read the Commission's mission statement.

COMMISSIONERS PRESENT

Larry Vogel, Chair
Steve Waite, Vice Chair
Sandra Allbery
Andy Eccleshall
Tim Raetzloff
Gerry Tays
Kristiana Johnson, City Council Member
Lora Petso, City Council Member

STAFF PRESENT

Kernen Lien, Senior Planner
Diane Cunningham, Administrative Assistant

COMMISSIONERS ABSENT

Chris Deiner-Karr (excused)
Emily Scott

READING/APPROVAL OF MINUTES

COMMISSIONER ECCLESHALL MOVED TO APPROVE THE MINUTES OF SEPTEMBER 12, 2013 AS SUBMITTED. COMMISSIONER RAETZLOFF SECONDED THE MOTION. THE MOTION CARRIED UNANIMOUSLY.

AGENDA ADDITIONS/CHANGES

The agenda was altered to place the public hearing before the committee reports. The remainder of the agenda was accepted as presented.

REQUESTS FROM THE AUDIENCE

Jolene Smith, Edmonds, said she is new to the Edmonds area, and she was attending the meeting to learn more about City processes and to become more a part of the community.

NEW BUSINESS

PUBLIC HEARING TO DETERMINE ELIGIBILITY OF THE "CHARLES LARSEN RESIDENCE" LOCATED AT 630 MAIN STREET FOR LISTING ON THE EDMONDS REGISTER OF HISTORIC PLACES (FILE NUMBER PLN20130047)

Mr. Lien presented the nomination for a structure located at 630 Main Street to be added to the Edmonds Register of Historic Places. He noted that the structure is currently occupied by McDonald McGarry Insurance, but the Museum identifies it as the "Charles Larsen Residence." He advised that Charles M. Larsen, an Edmonds City Marshal for a number of years, lived in the home from about 1928 to the early 1960's. He noted that the nomination was submitted by the property owners, John

and Sandy McDonald, and they have given authorization for it to be placed on the Register. He briefly reminded the Commission of the responsibilities and privileges associated with placing a property on the Register and reviewed how the application would meet the following designation criteria.

- **Significantly associated with the history, architecture, archaeology, engineering or cultural heritage of Edmonds.** The house is associated the early pioneer settlement of Edmonds and was occupied by a former City Marshal.
- **Has Integrity.** This house is largely intact. However, the original siding was changed to wood shingles and a minor addition was added to the eastside of the rear porch before 1913. It does not appear that the interior layout has been altered.
- **Age at least 50 years old, or has exceptional important if less than 50 years old.** The County Assessor's data for the structure dates back to 1901, and a circa 1895 photograph of the structure is also available.
- **Associated with events that have made a significant contribution to the broad patterns of national, state or local history.** The house is associated with the early pioneer settlement, which is clear from the 1895 photograph.
- **Embodies the distinctive architectural characteristics of a type, period, style or method of design or construction, or represents a significant and distinguishable entity whose components may lack individual distinction.** The house is an example of the American Foursquare style, which was popular from the 1890's into the 1930's.
- **Is associated with the lives of persons significant in national, state or local history.** Again, he noted that Charles Larsen, a former City Marshal, lived in the home from about 1928 until the early 1960s.

Mr. Lien advised that the historic features of the structure include its intact example of the American Foursquare Style, the hipped roof over the main portion of the house and the original rear back porch area, and the front facing gable on the front porch roof. He noted that the structure is located on Main Street, just west of the library parking lot. Most of the older homes on the block have been replaced with multi-family residential structures.

Mr. Lien summarized that staff finds the exterior of the structure contains significant architectural features and meets the criteria for designation on the Edmonds Register of Historic Places. He recommended the Commission forward a recommendation of approval to the City Council.

Meagan McDonald, Edmonds, said she was present to represent the applicants, John and Sandy McDonald, who own the home. Ms. McDonald indicated that staff has clearly explained the implications of placing the property on the Register, particularly that no additions or alterations would be allowed without a Certificate of Appropriateness. She said one reason they love the house is because it is old and historic, and they do not intend to alter it in any way.

Commissioner Raetzloff pointed out that even the garage that was added in the 1930's would be considered historic, as the original wood floor is still intact. Ms. McDonald added that they believe the two lilac trees between the garage and the back porch are at least 80 years old.

Commissioner Waite asked if staff has any information about who the first inhabitants of the house were. Mr. Lien said the information he obtained from the museum did not identify the builder or the first inhabitants.

The Commission discussed that it is not clear from the historic photographs whether or not the front porch and the gable roof on the north façade is original. They agreed that if not original, it was added very early on. Via the photographs, it appears that the cedar siding was added in the 1960s or before.

Commissioner Waite asked if the applicant would like to add the garage to the Register, as well. Ms. McDonald agreed to discuss this potential with the property owners. Mr. Lien questioned whether or not the garage would meet the designation criteria.

No one else in the audience indicated a desire to address the Commission regarding the proposed nomination, and the public hearing was closed.

COMMISSIONER ECCLESHALL MOVED THAT THE COMMISSION FORWARD THE NOMINATION FOR PROPERTY LOCATED AT 630 MAIN STREET (CHARLES LARSEN RESIDENCE) TO BE LISTED ON THE EDMONDS REGISTER OF HISTORIC PLACES (FILE NUMBER PLN20130047) WITH A RECOMMENDATION

APPROVED

OF APPROVAL. BOARD MEMBER RAETZLOFF SECONDED THE MOTION. THE MOTION CARRIED UNANIMOUSLY.

Council Member Petso advised that the nomination is scheduled to come before the City Council on November 4th. Chair Vogel advised that he is also scheduled to present the Historic Preservation Commission's 2014 Calendar to the City Council on November 4th. He agreed to read the Commission's Mission Statement to the City Council as part of his presentation and encourage more people to come forward to nominate properties for the Register or apply for the open Commission positions.

COMMITTEE REPORTS

Registration Committee

The Registration Committee did not have any activities to report.

Education and Outreach Committee

Chair Vogel announced that he made historic preservation presentation to the Alderwood Rotary Club. Although his time was limited, the presentation was well received. He offered to make his presentation available as an item for the silent and live auctions that will be part of the Edmonds South Snohomish County Historical Society's Heritage Days Dinner that is coming up in November.

Preservation Planning Committee

The Preservation Planning Committee did not have any activities to report.

Edmonds South Snohomish County Historical Society (Museum)

Commissioner Allbery reported that plans are coming along well for the society's annual Heritage Days dinner that is scheduled for November 8th. This is the first year that the auctions will be added as a fundraiser. She announced that Rick Steves will be the featured speaker at the event. The Commission discussed the idea of using Commission funding to purchase a table at the Heritage Days dinner and invite people who have properties on the Register as their guests. They agreed not to pursue the issue, noting that owners of property on the Register were sent individual invitations to attend the event. Commissioner Allbery agreed to monitor the list of attendees and identify those who have properties on the Register.

The Commission agreed that they need to establish a budget for expending their available funds. They also asked staff to submit a request to the City Council for funding in 2014 to reprint the Preservation Guide.

Ms. Cunningham shared that Commissioner Deiner-Karr informed her that the Historic Preservation Commission's open house would not be held in conjunction with the Society's annual dinner. Instead, she suggested they schedule the open house in early 2014.

Commissioner Allbery announced that the Edmonds Historical Museum will celebrate its 40th anniversary with a "40 for 40 Exhibit" that will contain 40 years of artifacts from the museum's collection.

Commissioner Allbery reported that gross receipts from the summer markets were about \$107,000, which is slightly more than last year.

Vice Chair Waite reported that he met with Bob Clos, Tarin Erickson, and Clayton Moss from the Edmonds Historical Museum to review a preliminary proposal for relocating the Museum's main entrance, modifying the landscaping, adding a display panel and removing the school bell and veteran's memorials that are currently displayed outside the Museum. He made some suggestions and encouraged them to revise their proposal before submitting it to the Commission for a Certificate of Appropriateness. The Commissioners shared their thoughts on the importance of balancing the need to maintain the historic integrity of the building with allowing changes that make the property more useable and aesthetically pleasing. Commissioner Tays suggested that the museum should be notified that the proposal must meet the Secretary of the Interior's Standards for rehabilitation of historic structures that are listed on the Register.

UNFINISHED BUSINESS

APPROVED

Discussion on Mission Statement

Commissioner Tays expressed concern that the powers and duties of the Commission that are outlined in the ordinance that created the Commission are inconsistent with the Commission's current Mission Statement. The ordinance states that the major responsibility of the Historic Preservation Commission is to:

- Identify and actively encourage the conservation of the City's historic resources by initiating and maintaining a register of historic places and reviewing proposed changes to registered properties;
- Raise community awareness of the City's history and historic resources; and
- Serve as the city's primary resource in matters of history, historic planning and preservation.

Commissioner Tays suggested that to make the two documents consistent, the word "history" should be deleted from the last item on the list. He also suggested that Item J of the ordinance should be amended by deleting the word "history."

COMMISSIONER RAETZLOFF MOVED THAT COMMISSIONER TAYS WORK WITH STAFF TO PREPARE A PROPOSAL TO AMEND THE ORDINANCE BY DELETING THE WORD "HISTORY" AS DISCUSSED BY THE COMMISSION AND FORWARD IT TO THE CITY COUNCIL FOR CONSIDERATION WITH A RECOMMENDATION OF APPROVAL. COMMISSIONER ALLSBERY SECONDED THE MOTION. THE MOTION CARRIED UNANIMOUSLY.

Updates to the Preservation Guide

Commissioner Tays reported that he has reviewed and identified potential updates to the Preservation Guide. He reviewed the proposed changes, which were highlighted in "rose" color. Commissioner Waite agreed to review the document, as well.

Calendar Distribution and Proposal on How to Distribute

Chair Vogel reminded the Commission that he would officially present the 2014 Historic Preservation Calendar to the City Council on November 4th. Distribution of the calendar would start immediately following the presentation. Ms. Cunningham reported that she has already sent calendars to all the Certified Local Governments in the State of Washington.

The Commission discussed a plan for a fair and logical distribution of the calendars. They agreed that the calendars should be available at City Hall and other public places like the Edmonds Historical Museum. Businesses would be limited to a maximum of 20 calendars, and individuals would be limited to 3. Prior to November 4th, Commissioners would deliver 20 calendars to each of the businesses that provided financial assistance to print the 2013 calendars and/or sold the calendars on behalf of the Commission. They agreed to offer calendars to the Sister City Commission and the Edmonds Historical Museum, as well.

HISTORIC PRESERVATION COMMISSION CHAIR COMMENTS

Chair Vogel thanked the Commissioners and guests for their attendance.

HISTORIC PRESERVATION COMMISSIONER COMMENTS

Commissioner Raetzloff congratulated the Edmonds South Snohomish County Historical Society for getting an internationally-famous speaker (Rick Steves) for their Heritage Days dinner.

Commissioner Eccleshall reminded the Commission that it is time to start making plans for the 2015 calendar.

Ms. Cunningham noted that Commissioner Waite's term expires at the end of 2013. She asked him to notify staff if he plans to sign up for another term. She noted that he is the only professional member on the Commission.

ADJOURNMENT

The meeting was adjourned at 7:08 p.m.

APPROVED