

KING COUNTY LANDMARKS COMMISSION MEETING MINUTES*

*Thursday, July 26, 2018
Issaquah City Hall, Eagle Room
130 E. Sunset Way
Issaquah, Washington
(Approved 11/29/2018)*

COMMISSIONERS PRESENT: Caroline Lemay, Vice Chair; Lorelea Hudson, Cristy Lake, Ella Moore, Rebecca Ossa, David Pilgrim

COMMISSIONERS EXCUSED: Poppi Handy, Chair;

STAFF PRESENT: Todd Scott

CALL TO ORDER: Lemay called the meeting to order at 5:00 pm. Introductions of commissioners and staff were made.

Convene ISSAQUAH LANDMARKS COMMISSION

SPECIAL COMMISSIONER PRESENT: Todd Sargeant

CITY STAFF PRESENT: None

GUESTS: Erica Maniez, Don Robertson, Sarah Martin, Stacy Strickland, Mary Scott, Julia Hunter, Flo Lentz, Amy Blue, Amber Earley

PUBLIC HEARING: Gilman Town Hall and Jail Landmark Nomination

Scott gave a quick overview of the city's interlocal agreement with King County and of existing landmarks. He pointed out there is currently a grant opportunity for designated landmarks or eligible landmarks in Issaquah. He then described the process for designation of landmarks.

Sarah J. Martin and Flo Lentz, co-authors of the nomination and consultants for Issaquah History Museums and the City of Issaquah, made a presentation on the history and significance of the buildings. They thanked Issaquah History Museums and Erica Maniez for their assistance in their research. Martin indicated the property is most significant by meeting Criterion A1 for its association with the broad theme of early local government and community development in King County, specifically as the first dedicated civic meeting house for the settlement that would become Issaquah, the second oldest extant building in downtown Issaquah, and as the oldest extant jail in the city. She indicated that many changes had been made over the years, and that the town hall building had been used for a variety of purposes. It was purchased by the city in the early 1970s and served additional community purposes at that time. In 1983-84 the building was rehabilitated to appear somewhat as it had in the late 1890s.

Lentz described in more detail the changes made during the rehabilitation and stated the entire façade was a result of that project. The details are conjectural, and the window openings were

*May include minutes for cities who have interlocal historic preservation agreements with King County.

made to fit sash that had been donated to the project. Doors came from a house in Seattle, and the stained glass was made locally and donated at that time. The siding on the rest of the building dates from the 1950s when it was residential. She also described interior spaces, pointing out that significant changes had been made. She indicated the jail building was essentially unaltered from its time of construction.

Erica Maniez, representing the building's owner indicated she had worked in the building for 20 years, and wanted to thank Lentz and Martin for their work. She indicated it was not only the first seat of government, but had also served as a school, library, and early community center. She indicated that landmarking will help to preserve the building for future generations. She said the board of Issaquah History Museums fully supports designation.

Scott indicated that six of eight commissioners and staff had toured the property just prior to the hearing. He said that staff is recommending approval under Criterion A1 for its association with early government and community development in Gilman/Issaquah. He recommended the features of significance include all exterior elements of both buildings as well as the entire interior of the jail. The boundaries of significance would include the entire legal parcel. Property owner consent letter from the Mayor, as the city is the owner of the building.

Lemay opened the public hearing and asked for testimony from the audience.

Public Testimony:

Mary Scott, a volunteer at the museum, made some observations about the interior finishes, particularly the floors, and the spatial arrangements based on markings on the floors. She feels the window frames and trim on the interior likely date to the 1880s. She wondered about the posts on the front of the building and Maniez indicated those were salvage materials installed at a later date.

Lemay asked for additional testimony. Hearing none she closed the public comment period and opened the floor to commissioner deliberation. Moore asked about integrity aspects, from NPS Bulletin 15. Since none of the exterior is original, how does it meet the integrity aspects? Scott said that it is not a requirement that all seven aspects of integrity be met. Moore asked how to determine what is appropriate if any changes are made to the exterior, since there are materials that are less than 40 years old. Lemay said that any future changes would be considered by the commission at the time, and they would evaluate what was proposed at the time. There was additional discussion about whether a period of significance should be determined for the building, with staff encouraging the commission not to establish a period of significance so as not to further restrict the potential for future restoration work.

Sargeant asked whether a cement fiber siding might be acceptable as a replacement for the current board and batten on the rear of the building. Scott said that if the current siding was sufficiently deteriorated, that a horizontal cement fiber siding could be appropriate since it appears the original siding was horizontal. Pilgrim asked why Criterion A3 wasn't being considered. Scott indicated that Criterion A3 is the architectural criterion and is generally used for exceptional examples of a style or construction method, neither of which the town hall demonstrated. The jail could meet

that criterion, but not town hall. Hudson also stated that the property has a high probability of archaeological artifacts, particularly in the back yard. She encouraged Issaquah History Museums not to do too much digging there, or if they do, to report any artifacts to the state.

Lemay asked for a motion. Special Commissioner Sargeant moved to designate the Gilman Town Hall and Jail as a City of Issaquah landmark under Criterion A1 and based on the staff recommendation and the features of significance, boundaries and findings contained in that recommendation. Hudson seconded. The motion passed 7-0.

OTHER BUSINESS/PUBLIC COMMENT: None.

ADJOURN: Issaquah Landmarks Commission

Convene NORTH BEND LANDMARKS COMMISSION

SPECIAL COMMISSIONER ABSENT: Position vacant

CITY STAFF PRESENT: None

GUESTS: Amy Blue, Amber Earley

OTHER BUSINESS: Reclassification of COA types for signage within the North Bend Historic Commercial District.

Scott described a change to the Rules and Regulations of the North Bend Landmarks Commission that would allow for any sign in the Historic Commercial District that meets the sign guidelines for the district to be approved by staff as a Type I COA. Any sign that did not meet the guidelines would require a Type II COA. This was requested by the commission some time ago, primarily due to the high volume of sign requests, with most meeting the sign guidelines.

Lake/Pilgrim moved to amend the Rules and Regulations of the North Bend Landmarks Commission to allow for a Type I COA approval of signs in the historic district which meet the sign guidelines for the district. The motion passed 6-0.

OTHER BUSINESS/PUBLIC COMMENT: None

ADJOURN: North Bend Landmarks Commission

Convene KING COUNTY LANDMARKS COMMISSION

GUESTS: Amy Blue, Amber Earley

APPROVAL OF MINUTES: Lemay asked for any changes/corrections to the minutes. There were none.

Ossa/Moore moved to approve the June 28, 2018 minutes of the King County Landmarks Commission. The motion passed 5-0 (Hudson abstained as she was not present at that meeting).

OTHER BUSINESS – Addition of EcoStar roofing products to matrix of Type I COA roofing materials.

Scott briefly described the matrix of roofing materials that has been used for Type I COAs. He indicated that King County Parks had now installed the EcoStar roofing products on at least three buildings now, and the product seems to be holding up well. Previously the Commission had suggested adding this product to the acceptable products that can be approved via a Type I COA.

Moore/Pilgrim moved to add EcoStar roofing products to the matrix of Type I COA roofing materials. The motion passed 6-0.

HISTORIC PRESERVATION OFFICER’S REPORT: Scott provided information about the design review coordinator position, letting the Commission know that the position closes this Friday. So far 20 applications have been received. Scott also indicated he had just returned from FORUM 2018 in Des Moines, Iowa, where he made presentations on the county’s historic preservation program and infill construction in historic districts. He said the next FORUM would be in Tacoma in 2020, and he would be hitting up commissioners to volunteer when that happened. Pilgrim asked how our county program compared with other county-wide programs nationwide. Scott indicated we are likely one of the premiere countywide programs.

ANNOUNCEMENTS: Scott indicated the August meeting might be in Maple Valley, and the September meeting would be in Kenmore. The Spellman Awards are scheduled for October 11 in either Tukwila or Auburn. He encouraged commissioners to provide any recommendations for award winners. Pilgrim asked if there were any updates on Providence Heights. Scott said the city had issued an MDNS that had been upheld in court, which stated the buildings could be demolished provided the stained glass windows are salvaged.

PUBLIC COMMENT: Amy Blue and Amber Earley introduced themselves, as they are currently being considered for commissioner positions.

ADJOURN: The meeting was adjourned at 6:05 pm.