

Members

Chris Granfield, *Chair*
 Katie Chase, *Vice-Chair*
 Duke York
 Jonah Jensen
 Lysa Schloesser
 James Steel
 Jeff Williams
 Eugene Thorne
 Laureen Skrivan
 Lauren Flemister
 Ross Buffington, *Wedge Neighborhood Ex-Officio*
 Marshall McClintock, *North Slope Ex-Officio*



MINUTES

Landmarks Preservation Commission Planning and Development Services Department

Staff

Reuben McKnight, *Historic Preservation Officer*
 Lauren Hoogkamer, *Historic Preservation Coordinator*

Date: September 9, 2015

Location: 747 Market Street, Tacoma Municipal Building, Room 248

Commission Members in Attendance:

Chris Granfield, *Chair*
 Katie Chase, *Vice-Chair*
 Eugene Thorne
 Laureen Skrivan
 Jonah Jensen
 James Steel
 Ross Buffington
 Marshall McClintock

Staff Present:

Reuben McKnight
 Lauren Hoogkamer
 John Griffith

Others Present:

Chris Storey
 Alan McWain

Commission Members Absent:

Duke York
 Jeff Williams
 Lysa Schloesser
 Lauren Flemister

Chair Chris Granfield called the meeting to order at 5:35 p.m.

1. ROLL CALL**2. CONSENT AGENDA**

- A. Excusal of Absences
- B. Approval of Minutes 8/26/15

The minutes of 8/26/15 were reviewed and approved as submitted.

3. BOARD BRIEFINGS

- A. Prairie Line Trail

BACKGROUND

The design team will present the Prairie Line Trail Phase II to the Landmarks Preservation Commission to receive their comments. The project is located between South 21st and South 25th along the former BNSF rail line. The team will update the Commission on the project scope and timelines and would like the Commission to identify any concerns related to the surrounding Union Depot/Warehouse Historic District and Union Station Conservation District.

The design team will present a brief presentation showing the projects extents, anticipated look and feel, and the known timelines for completing design at this time. The project builds off of the design work completed for Phase 1 of the project, north of UWT extending to Dock Street and is complementary to the UWT portion of the trail.

ACTION REQUESTED

This is a briefing. No action is requested.

Mr. Chris Storey reviewed that they would be discussing Phase 2 of the Prairie Line Trail, which was currently at 90% design completion. He reviewed that Phase 1 was working its way through the right of way process with the Federal funding source and was expected to begin construction in 2016, with a cost estimate of \$2.3 million while Phase 2 had a

cost estimate of \$4 million. The design for Phase 2 would be completed by Oct 2nd.

Mr. Alan McWain reported that for Phase 2 they would be using the same themes as Phase 1 and some of the same details as the UWT section of the trail so that the whole trail would feel continuous. Mr. McWain noted that they were using a different stone for the stacked stone shown in earlier presentations as the quarry had gone out of business. The entry perspective image was shown and Mr. McWain noted where the gateway would be similar to Phase 1 and use similar details as the UWT section.

Mr. Storey reviewed the illustrative site plan, noting where existing businesses would need access and which sections trail were owned and not owned. At the intersection of S 23rd he noted that they would be maintaining vehicular access. Mr. Storey discussed the challenges associated with the a section where only 20 feet of the trail's width was owned by the City with the remainder owned by the BNSF Railway Company.

Mr. McWain discussed the section of trail between 23rd and 25th Street. He highlighted where the tracks would be replaced and where they would be maintained. He noted a water ditch that would be enhanced with river rocks and plants to turn it into more of a feature. They would be adding lights in between most of the trees. He added that they had a plan for the section they did not own, should they be able to purchase it in the future. The entry perspective was discussed and Mr. McWain noted a weathered steel entry sign, pavers, a retaining wall, and a screen to block the view of a maintenance yard. Areas that needed guardrails would have the same style as Phase 1. Signage and wayfinding was discussed with the gateways highlighted. Designs for direction signs to museums, waterfront, and the Tacoma Dome were discussed. The design for the interpretive displays was shown and Mr. McWain noted that the draft of the text content was available for review.

Mr. Storey reviewed the next steps with the design completion on October 2, a Arts Commission meeting on September 14, a public meeting at the UWT on September 15.

Commissioner Jensen asked if any rails were removed on Phase 1. Mr. Storey responded that the rails still exist in the grassy area near the trail, but will be removed at locations where they pass through the intersection. Commissioner Jensen asked how much of the rail would be removed from Phase 2. Mr. Storey responded that the majority of it would be removed except for a 250 foot section. Commissioner Jensen commented that the rails were what was truly historic about the trail and it had been an issue of importance during the review of the trail section for UWT. Discussion ensued. It was noted that the UWT had more space, and that more uses like parking were being included in Phase 2. Mr. Storey added that they would try to reuse the rails if possible.

Mr. Marshall McClintock asked if there was a plan to maintain the rails that were removed, if at some point in the future they acquired more of the space along the trail. Mr. Storey responded that he would take it into consideration. It was noted that the rails were not likely from the Prairie Line Trail period, but were more likely from the 1960s.

Vice-Chair Chase disclosed that her employer was working on the text content of the interpretive displays, but she was not involved. She commented that she would like to see more information on the plan for the rails and the ditch.

Commissioner Steel asked for more clarification on how the rails were being used, preferring they be used in their existing location or removed, but not used for thematic artwork.

4. PRESERVATION PLANNING/BOARD BUSINESS

A. Affordable Housing Code Amendment Comments

Chair Granfield asked if there was any feedback or requests for additional comments in the letter. He reviewed that with the approval of the Commission, he would be signing the letter and sending it forward.

Mr. Buffington suggested a revision for the language in the first bullet on page two to clarify that the Commission does not support duplex and triplex conversions of single family homes in all residential districts. Discussion ensued. The Commissioners concurred to adding language clarifying that if duplexes and triplexes are going to be permitted as conditional uses within Residential Districts, the Commission supports design review for those projects.

There was a motion.

"I move to approve the letter from the Landmarks Commission to the Planning Commission regarding the 2015 Annual Amendment Application, Number 3 - Affordable Housing Regulations as noted with Mr. Buffington's comment to change the letter."

Motion: Steel.

Second: Chase.

The motion was approved.

B. Approval of Minutes: 7/22/15

Ms. Lauren Hoogkamer reviewed the proposal for UWT storefront paint schemes, noting which section of the window had been referred to as the frame. She requested the Commission amend the minutes to be consistent with language in the application and certificate of approval.

There was a motion.

"I move that we amend the minutes from the July 22nd Tacoma Landmarks Preservation meeting to change the word 'sash' to 'frame' to match the application."

Motion: Chase.

Second: Jensen.

The motion was approved.

C. Events and Activities Updates

Ms. Lauren Hoogkamer provided an update on the following events and activities:

1. Eyes of the Totem

- a. Eyes of the Totem Week Proclamation (City Council, September 15th)
 - b. Willow Frost, HC Weaver & Me: An Evening with Jamie Ford (7pm @ TPL, September 17th)
 - c. Re-premiere (7pm & 10pm @ the Rialto, September 18th)
 - d. No-Host Speakeasy Reception & Washington State History Museum Gold Rush Exhibit (8-11pm @ Pythian Temple, September 18th)
 - e. Eyes of the Totem viewing and *Suffering Heroines and Leering Villains: Eyes of the Totem and Silent Movie Melodrama* lecture by Claudia Gorbman Professor of Film Studies (2pm @ the Rialto, September 20th)
- 2. Holiday Heritage Dance (6-9pm @ Titlow Lodge, November 13th)**

5. CHAIR COMMENTS

There were no comments from the Chair.

The meeting was adjourned at 6:20 p.m.

Submitted as True and Correct:



Reuben McKnight
Historic Preservation Officer