



CITY OF ELLENSBURG

Date of Meeting

Time of Meeting

Place of Meeting

Minutes of Landmarks & Design, Regular Meeting

October 4, 2022

5:45 PM

Council Chambers 501 North Anderson Street

Ellensburg, WA 98926

And remotely via Zoom

1. Call to Order and Roll Call

Roll Call Present- In Person: Darren Reid, Fred Redmon, Marty Blackson

Roll Call Present-Via Zoom: Chair Amy McCoy, Dorothy Stanley

Absent: Zane Kayner

Also present- In Person: Stacey Henderson, Senior Planner, Gerry Plachta

Also present- Via Zoom: Jeffrey Vargus

2. Approval of Agenda

Commissioner Stanley moved to approve the agenda. **Motion Approved 5-0.**

3. Approval of the Minutes

Approval of Minutes from the September 7, 2022, LDC meeting.

Commissioner Stanley moved to approve the minutes. **Motion Approved 5-0.**

4. New Business

- A.** Public Hearing for consideration of a Certificate of Appropriateness (COA), for the proposal to install new siding on the South, West, and East elevations of the dwelling at 104 E 9th Ave, (Parcel ID #373334).

Public hearing was opened. Planner Henderson presented a staff report.

Staff has reviewed the criteria in the Code and recommends that the Certificate of Appropriateness (COA) be granted by the Commission for the installation of Hardee siding on the South, West, and East elevations ONLY of the dwelling at 104 E 9th Ave., with one condition: 1. The applicant is to retain the existing siding of the front façade of the dwelling that faces 9th Ave, and replace the porch shingles that were removed with salvaged cedar shingles from elsewhere on the structure.

Commissioners addressed applicant and contractor. No public comment. Public hearing was closed and the findings of fact were read. After discussion, the public hearing reopened for additional questions. Commissioner Stanley addressed the contractor. The public hearing portion was closed again, for additional discussion and final decision.

Commissioner Blackson motioned that staff has reviewed the criteria in the Code and recommends that the Certificate of Appropriateness (COA) be granted by the Commission for the installation of Hardee siding on the South, West, and East elevations ONLY of the dwelling at 104 E 9th Ave., with one condition: 1. The applicant is to retain the existing siding of the front façade of the dwelling that faces 9th Ave, and replace the porch shingles that were removed with salvaged cedar shingles from elsewhere on the structure. Commission deliberated. Meeting closed. **Motion approved 4-1 for approval of the COA.**

B. Public Hearing for Consideration of a Special Valuation for Historic Properties
Application, for the rehabilitation of the house at 806 N B St, Ellensburg, WA.

Fred Redmon recused himself. Commissioner Stanley stated she was biased. Commission agreed Stanley would remain active in the meeting.

Planner Henderson presented a staff report stating that the applicant seeks Special Valuation approval for the rehabilitation of their dwelling located at 806 N B St, for work completed between 2020-2022. This house was built ca. 1905, and is a contributing building within the First Railroad Addition National Register Historic District and Local Landmarks Historic District.

Therefore, staff recommends that the Special Valuation for Historic properties application be approved by the Commission for the dwelling at 806 N. B St, with the following conditions, per RCW 84.26.050(2)(a) thru (f): a. Monitor the property for its continued qualification for the special valuation; b. Comply with rehabilitation plans and minimum standards of maintenance as defined in the agreement; c. Make the historic aspects of the property accessible to public view one day a year, if the property is not visible from the public right-of-way; d. Apply to the local review board for approval or denial of any demolition or alteration; and e. Comply with any other provisions in the original agreement as may be appropriate. f. Applicant shall submit a notarized budget to the Community Development Department prior to finalizing the Special Valuations Agreement. No Public Comment.

Public hearing closed. Commission deliberated.

Commissioner Blackson made a motion to approve the application for special valuation for 806 N B St. with the following conditions, per RCW 84.26.050 (2)(a) thru (f): a. Monitor the property for its continued qualification for the special valuation; b. Comply with rehabilitation plans and minimum standards of maintenance as defined in the agreement; c. Make the historic aspects of the property accessible to public view one day a year, if the property is not visible from the public right-of-way; d. Apply to the local review board for approval or denial of any demolition or alteration; and e. Comply with any other provisions in the original agreement as may be appropriate. f. Applicant shall submit a notarized budget to the

Community Development Department prior to finalizing the Special Valuations Agreement.
Motion Approved 5-0.

5. Old Business

None.

6. Citizen Comment

None.

7. Staff Update/Discussion Items

- A. October 18- Review of City Historic Preservation Grants. Darren Reid will need to recuse himself.
- B. November 1- 2 COAs to review
- C. Revitalize WA- October 19-21
- D. Opening in Commission with the new format was discussed

8. Commission Representative Update

- A. EDA Update

9. Adjournment

Chair McCoy adjourned the meeting at 7:05 p.m.