

**TO: HISTORIC LANDMARKS COMMISSON**

**THROUGH: LISA ANDERSON-OGILVIE, AICP, DEPUTY COMMUNITY DEVELOPMENT DIRECTOR**

**FROM: KIMBERLI FITZGERALD, AICP, HISTORIC PRESERVATION OFFICER**

**SUBJECT: SUPPLEMENTAL STAFF REPORT FOR HISTORIC DESIGN REVIEW CASE NO. HIS19-37MOD1 FOR 1552 COURT ST NE: PROPOSAL TO MODIFY HIS19-37 TO RESTORE AND REPAIR THE SWEETLAND-PECK HOUSE**

### **ISSUE**

Should the Historic Landmark Commission (HLC), approve, conditionally approve, or deny the proposal to the modification of HIS19-37 to restore and repair the exterior of the Sweetland-Peck House (c. 1895)?

### **SUMMARY AND BACKGROUND**

On April 6, 2019, the applicant submitted materials for a modification of the recently approved Major Historic Design Review (HIS19-37) for a proposal to restore the exterior of the Sweetland-Peck House (c. 1895). The HLC approved this original application, approving repair and restoration of the garage door and chimney, installation of the foundation as well as construction of fencing and a new arbor. The original HIS19-37 application had also initially included a request for restoration of the windows and reconstruction of the front and side porches, however the applicant withdrew this portion of the application in October 2019 with the intention of resubmitting after needed coordination with the Oregon SHPO, finding an appropriate contractor and developing a restoration plan. Therefore, the current submittal is not a request to modify the design of any of the previously approved scope of work but is instead a portion of the proposal that has not been previously reviewed by the HLC. The public hearing on this case was held on May 21, 2020 to consider construction of an arbor gate, window repair and sash replacements, front porch/lattice replacement and east landing and steps reconstruction.

### **SUPPLEMENTARY FINDINGS**

Due to Special Hearing Procedures during the COVID-19 Pandemic no public testimony was accepted on May 21, 2020. Written comments on the proposal were allowed up until May 28, 2020 at 5:00pm, however, no comments were received. The applicant had until June 4, 2020 at 5:00pm to submit final written rebuttal, and no additional comments were submitted by the applicant. Historic Landmarks Commission staff reviewed the proposal and recommends that the HLC find that the overall materials and the design of the proposal will serve to restore the Sweetland-Peck House and is compatible with the surrounding historic district and the proposal meets the applicable criteria in SRC 230.070.

## **RECOMMENDATION**

Based upon the information presented in the application, plans submitted for review, and findings as presented in this staff report, staff recommends that the Historic Landmarks Commission **APPROVE** the proposal.

## **DECISION ALTERNATIVES**

1. APPROVE the proposal as submitted by the applicant and indicated on the drawings.
2. APPROVE the proposal with conditions to satisfy specific guideline(s).
3. DENY the proposal based on noncompliance with identified guidelines in SRC 230, indicating which guideline(s) is not met and the reason(s) the guideline is not met.

Prepared by Kimberli Fitzgerald, AICP, Historic Preservation Officer