



AGENDA
CITY OF THE DALLES
HISTORIC LANDMARKS COMMISSION
CITY HALL COUNCIL CHAMBERS
313 COURT SREET
THE DALLES, OREGON 97058
CONDUCTED IN A HANDICAP ACCESSIBLE MEETING ROOM

Wednesday, February 27, 2008 @ 4 P.M.

I. Call to order

II. Roll Call

III. Approval of Agenda

IV. Approval of Minutes: January 30, 2008

V. Public Hearing

Historic Landmarks Commission Application #106-08 of Fly Shop of The Dalles to remodel the existing non-compatible storefront with a recessed glass window storefront and entrance. The structure is located at 410½ East Second Street, and is further described as 1N 13E 3BD tax lot 5500. The historic name of this structure is unknown; and is commonly known as Booth & Kelly Insurance. The structure is classified as non-contributing and non-compatible and is located in The Dalles Commercial Historic District.

VI. Resolution 101-08 Adopting HLC 106-08

VII. Goal Setting for 2008

VIII. Pioneer Cemetery Discussion

IX. Next meeting date: Wednesday, March 26, 2008

X. Adjournment

HISTORIC LANDMARK COMMISSION MINUTES

January 30, 2008

City Hall Council Chambers
313 Court Street
The Dalles, OR 97058
Conducted in a handicap accessible room.

CALL TO ORDER

Acting Chair Dixie Parker called the meeting to order at 4:03PM. Chair Gleason arrived at 4:05 and took over duties of the chair.

ROLL CALL

The following Commissioners were present:

Eric Gleason (4:05)
Dixie Parker
John Hashizume
Pat Smith

The following Commissioners were absent:

Bob McNary

Staff present:

Richard Gassman, Senior Planner
Carolyn Woods, City Councilor
Brenda Green, Administrative Secretary

APPROVAL OF AGENDA

Senior Planner Gassman stated that Associate Planner Dawn Hert was unable to make it to the meeting today due to an illness. For that reason he suggested tabling the discussions on Goal Setting as well as on the Pioneer Cemetery. Commissioner Parker stated that Commissioner McNary was also absent and felt that he would want to be a part of those discussions as well. Commissioner Parker moved to approve the agenda with tabling items number VIII; Goal Setting and IX; Pioneer Cemetery. Commissioner Hashizume seconded the motion. The motion carried unanimously, McNary absent.

APPROVAL OF MINUTES

Commissioner Parker moved to approve the minutes of July 18, 2007. Commissioner Hashizume seconded the motion. The motion carried unanimously, McNary absent.

PUBLIC HEARING - Historic Landmarks Commission Application #105-08 of Amanda Williams & Matthieu Alirol requesting approval to replace the non-historic windows with new historically accurate windows. The structure is located at 515 W 3rd Place, and is further described as 1N 13E 4AA tax lot 1700. It is historically known as The Donnell House, and is located in the National Trevitt's Historic District.

Chair Gleason read the rules for conducting a public hearing. There were no ex-parte contacts, bias, or conflicts of interest by the Commissioners. There were no challenges from the audience. Chair Gleason opened the public hearing and asked for the Staff Report.

Senior Planner Gassman presented the Staff Report. He informed the Commissioners that most requests for repairs can be decided at the staff level. However, windows have a greater importance for historic houses. Gassman stated that the application was an easy recommendation for staff because the applicant is proposing to remove windows that were put in around 1927, that are not historically accurate. Gassman reported that the applicant is proposing to replace those windows with new windows that resemble what they believe to be the historic ones. Staff believes it is a good project because the applicant is choosing to not only maintain the residence, but maintain it in a historical fashion. Gassman then summarized the eight criterion discussed in the Staff Report. In conclusion Gassman stated that the proposed work is complimentary to the historic guidelines and meets the standards set by the Secretary of the Interior and the City of The Dalles ordinances. Staff recommends approval subject to the conditions set forth in the Staff Report.

Chair Gleason asked if there were any questions from the commissioners. There were none.

Proponent: Amanda Williams; 3761 Barrett Drive, Hood River 97031. Ms. Williams introduced herself as the applicant and explained to the Commission that this house has been like a treasure hunt for them. They have been removing the layers and trying to discover how it was originally built in 1905. Ms. Williams' goal is to bring the house back to the way it was originally built. One major change they found was that there was a false ceiling in the Living Room. Ms. Williams explained that when they removed the false ceiling they discovered where the original window frames had been. After showing the commissioners some clearer pictures, Ms. Williams explained their vision of installing windows that will resemble the original ones. Chair Gleason asked if the new windows will be the same width as the originals. Ms. Williams explained that originally they were planning on trying to find era appropriate windows that would match the modified window width, however, due to their recent fire it looks like a lot of the siding will need to be replaced anyway, so they are now looking into windows that match the original width. Ms. Williams added that the original windows were the double hung window style.

Chair Gleason asked about the fire. Ms. Williams explained that it was a chimney fire due to the fireplace actually being added on, but not built to any building codes. Essentially no space had been left between the brick chimney and the lathe and plaster. Ms Williams reported that the Fire Chief had told her that over the last 100 years every time a fire was built, it had basically been smoldering away at the wood. Later a steel stove insert was installed into the fireplace that held in a lot more heat which wasn't allowing proper cooling. Essentially the set up was a time bomb waiting to go off.

Commissioner Parker asked if any pictures have been found of the house. Ms. Williams replied that Associate Planner Hert talked to the grandson of the original Donnell family who is going to be looking for some original pictures of the house. Ms. Williams' hope is to make a picture gallery or a book of what they find.

Chair Gleason asked if Ms. Williams and Mr. Alirol had made a decision of how many panes to use in the windows. Ms. Williams explained that they would like to use the three panes style. She explained that three seems to be the theme in the house; the dining room inserts have three panes. Chair Gleason asked if they have access to any of the original windows. Ms. Williams replied that the only ones they have didn't have panes so they're still torn on which way to go. The commissioners suggested ideally basing the decision off any historic photos they can find. Commissioner Smith questioned the three panes style; Chair Gleason added that usually there was a six over six style that was common up to the 1870s/1880s and explained that normally the newer the house the less divided the windows are. Chair Gleason suggested looking at houses that are the same date/style.

Ms. Williams shared that after a lot of research they've discovered that the style of the home is Beaux-Arts. She stated that the description she found fits the house perfectly based off the time it was built, the upstairs windows, and the frame. She shared that in the Beaux-Arts style, some windows had panes, and some did not. Ms. Williams added that if they do find original pictures they will copy the original windows exactly and not leave anything up to interpretation.

Chair Gleason suggested talking with The Pioneer Association about their picture collection. Ms. Williams responded that they had planned to go to the museum when it opens up again.

Chair Gleason asked if there were any further questions. There were none.

Opponent: None

Chair Gleason closed the public testimony portion of the hearing.

DELIBERATION: Commissioner Hashizume stated that it seems OK to him. Chair Gleason added that it could probably be left up to the applicant's discretion how many panes to use. Commissioner Parker stated she was pleased that they hadn't already purchased the windows like a previous applicant had. Commissioners Parker, Hashizume and Smith each stated that they were in favor of the application.

Commissioner Hashizume moved to approve HLC Application 105-08 with conditions of approval as submitted. Commissioner Smith seconded, and the motion carried unanimously, McNary absent.

RESOLUTION: Commissioner Parker moved to adopt HLC Resolution 100-08 approving HLC Application 105-08 with conditions of approval 1-5. Commissioner Smith seconded the motion and it carried unanimously, McNary absent.

DISCUSSION ITEM - Application for Special Assessment; Ben Snipes House: Senior Planner Gassman pointed out that there was a 30 day period for comments but that date had passed. Gassman added that staff's comments would have been in support of the Special Assessment. Additionally, notification was received on the morning of January 30, 2008 that the Special Assessment application for both the Ben Snipes House and the Trevitt-Booth House were approved by the State Historic Preservation Office. Consequently, nothing needed to be done. Copies of the letters from SHPO were distributed to the commissioners.

GOAL SETTING FOR 2008: This discussion was postponed until the next meeting as Commissioner McNary and Associate Planner Hert were absent. Chair Gleason suggested that everyone look over the information and come in with ideas for the next meeting.

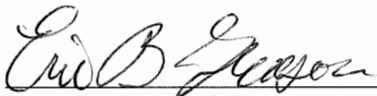
PIONEER CEMETERY DISCUSSION : This discussion was postponed until the next meeting as Commissioner McNary and Associate Planner Hert were absent.

COMMISSIONER/STAFF COMMENTS: Commissioner Parker asked about a building that had been moved into the backyard of a property on 7th Street, stating that she never observed a pink building permit displayed. Commissioner Smith added that the property in question is on E 7th and Kelly Ave, East of Columbia House. Chair Gleason interjected that he believed it might be Daniel Dundon's building, adding that it was one of the ones that were up at the college. Gleason shared that he moved it down, stored it over by the ice plant, and then moved it up to 7th on a temporary foundation. Parker asked if that was something that can be done without permits. Senior Planner Gassman stated that he would try to find out the status of it, and report back to the commissioners at the next meeting.

Commissioner Parker officially welcomed Pat Smith to the Commission.

ADJOURNMENT: The meeting was adjourned at 4:44pm.

Respectfully submitted by Brenda Green, Administrative Secretary

A handwritten signature in cursive script, appearing to read "Eric Gleason", is written over a horizontal line.

Eric Gleason, Chair
Historic Landmark Commission

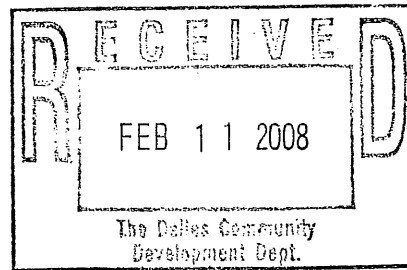


CITY of THE DALLES

313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481



HLC# 106-08

HISTORICAL LANDMARKS APPLICATION

Application is required for modifications and/or alterations to the exterior of certified historic structures and all structures within certified historic districts. Additionally, new construction within established historic districts are also required to appear before the City of The Dalles Historical Landmarks Commission.

Name:	FLY SHOP OF THE DALLES
Address	511 UNION ST. THE DALLES, OR. 97058
Site Address	410 1/2 EAST 2ND STREET.
Telephone	541-296-3005

Please describe your project goals.

TO RE-WORK STORE FRONT - MORE USER FRIENDLY
WILL BUILD SMALL PARAPET WALL FOR SIGNAGE. PLUS SMALL
FRONT VESTIBULE.

How will your project affect the appearance of the building and or site?

THE PROJECT WILL ENHANCE THE APPEARANCE OF THE
SPACE, BY MAKING CLEAN LINES AND PERIOD COLORS.

What efforts are being made to maintain the historic character of this structure?

EVERY EFFORT WILL BE MADE TO KEEP THE STORE FRONT
AS HISTORIC AS POSSIBLE, WE WILL STUDY OLD PHOTOS
OF THE STORE FRONT, WE WILL USE WOOD/STONE/METAL
THERE WILL BE NO STRUCTURAL CHANGES.

What is the current use of this property?

REAL ESTATE OFFICE

Will the use change as a result of approval of this application? Yes ☒ No

List any known archeological resources on site.

NONE

The review criteria for each application are the Secretary of the Interior's Standards. These standards have been adopted by City Ordinance 94-1194 as local review criteria.

I certify that the above information is correct and submit this application with nine (9) copies of a site plan drawn to scale, nine (9) copies of detailed, elevation drawings with proposed changes, and nine (9) current color photographs (4X6 inch minimum) of the building/structure front.

Jeff Cottrell / Jane B. Sage 2-9-08
Applicant Date

Owner (if not the applicant)

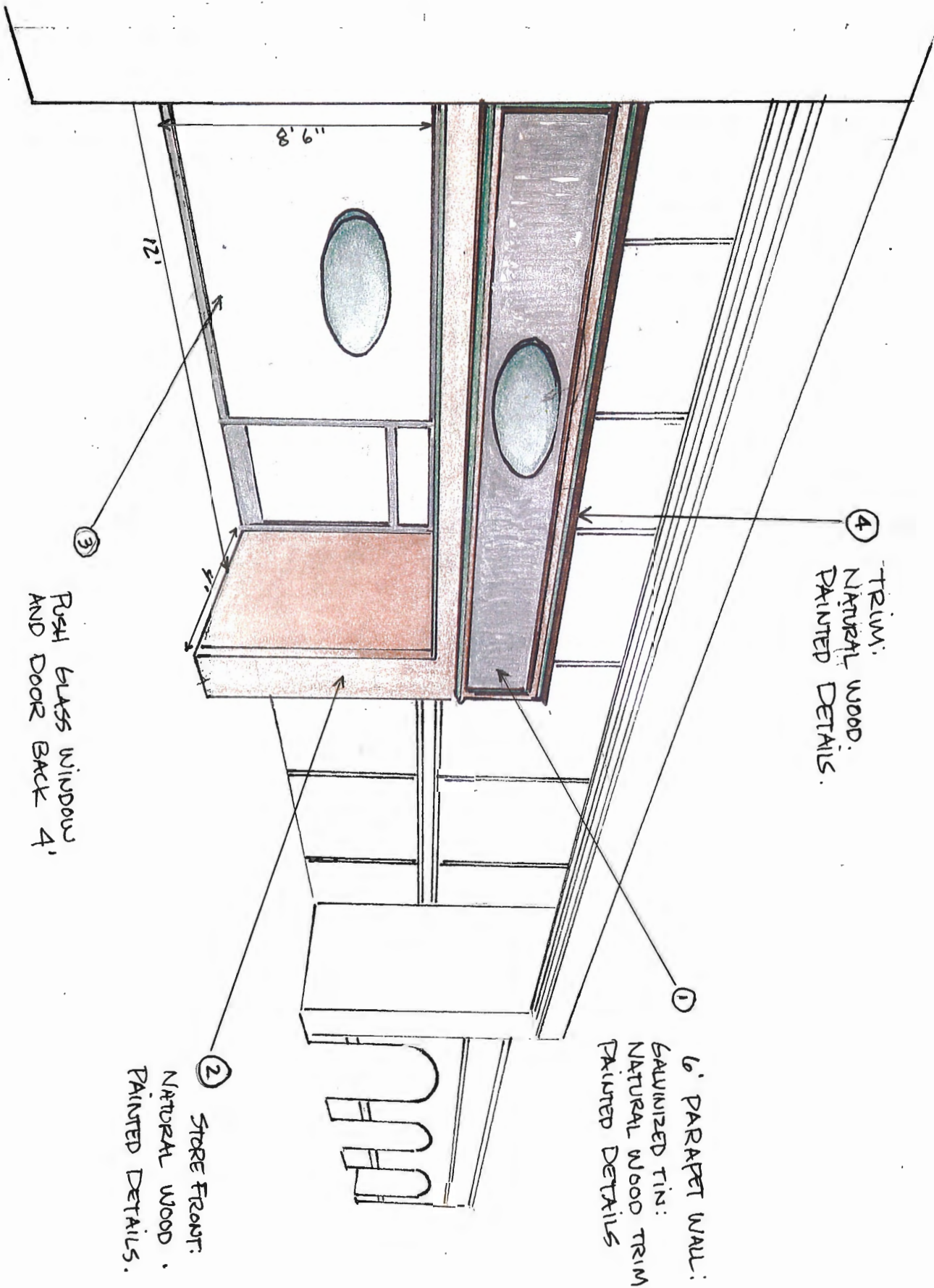
I have reviewed the above application and certify that it is complete and accepted for processing.

Denise Ball for Dawn Marie West
Secretary, Historical Landmarks Commission

For Office Use Only

Historical Classification	<u>non-compatible non-contributing</u> (Primary, Secondary, Historical, Etc.)
Historic Building/Site <input checked="" type="checkbox"/>	Historic District: Trevitt <input type="checkbox"/> Commercial <input checked="" type="checkbox"/>
Historic Name <u>N/A</u> (If any)	
Year(s) Built <u>1958</u>	







**STAFF REPORT
HISTORIC LANDMARKS REVIEW #106-08
Fly Shop of The Dalles**

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Marie Hert, Associate Planner
Community Development Department

HEARING DATE: February 27, 2008

ISSUE: To remodel the existing non-contributing, non-compatible storefront with a recessed glass window storefront and entrance. The actual storefront will be built up to the front property line and follow the existing building lines of the adjacent building. The storefront will be constructed of wood, metals with large clear plate glass windows and door.

SYNOPSIS:

APPLICANT	Fly Shop of The Dalles
PROPERTY OWNER	Greg Weast
LOCATION	410 ½ East Second Street
ZONING	CBC
EXISTING USE	Real Estate Office
SURROUNDING USE	Commercial
HISTORIC STATUS	Non-contributing, Non-compatible – The Dalles National Commercial Historic District #52A

NOTIFICATION: Published advertisement in local newspaper; notification to property owners within 100 feet, SHPO.

RECOMMENDATION: Approval, with conditions, based on the following findings of fact.

BACKGROUND: The historic name of this structure is unknown, and is commonly known as Booth & Kelly Insurance/Realty and Columbia River Music. The structure was built in 1958 and has moderate alterations. The structure is classified as non-contributing and non-compatible in The Dalles Commercial Historic District.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to designated historic landmarks. City of The Dalles

General Ordinance 94-1194 will serve as a tool to help the Commission make these decisions. The purpose of the Historic Landmarks Commission, the Historic Ordinance and the review criteria are to:

- *Protect historic and cultural resources from destruction, inappropriate alteration, and incompatible adjacent development;*
- *Stabilize and improve property values in historic districts and citywide;*
- *Enhance the city's attractiveness to visitors and residents, and stimulate business, industry and tourism;*
- *Educate The Dalles' citizens and visitors concerning the city's heritage;*
- *Preserve the historic housing stock of The Dalles;*
- *Comply with The Dalles comprehensive Plan regarding historic resources under Statewide Planning Goal 5.*

CITY OF THE DALLES GENERAL ORDINANCE 94-1194—AN ORDINANCE RELATING TO HISTORIC RESOURCES WITHIN THE CITY OF THE DALLES

Section 7, Subsection A. Review Criteria:

“Secretary’s Standards. Commission decisions shall be based on the Secretary of the Interior’s Guidelines for the Treatment of Historic Properties.” The following are pertinent standards from the “Guide”.

1. A property shall be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.

FINDING A-1: The use for this site will remain similar. The site is proposed to be used as retail/service. Criterion met.

2. The historic character of a property shall be retained and preserved. The removal of historic materials or alterations to features and spaces that characterize a property shall be avoided.

FINDING-A2: Due to the moderate modifications and lack of historic photos for rehabilitation; the applicant is requesting to alter the front to be similar and appropriate for the historic district. According to the inventory sheets, there are no materials known that characterize the property. Criterion met.

3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.

FINDING-A3: This property is recognized as a physical record of its time. The applicant will be required to follow the historic guidelines to ensure that the restoration will be an appropriate fit for the historic district. The rehabilitation will be required to be similar in mass, scale and materials as approved by the Secretary of Interior’s Standards for Rehabilitation. This will be addressed as a condition.

4. Changes to a property that have acquired historic significance in their own right shall be retained and preserved.

FINDING-A4: No such changes are proposed with this application. Criterion met.

5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.

FINDING-A5: This proposal does not seek to alter any of the above, as there is a minimal chance that any exist. Criterion does not apply.

6. Deteriorating historical features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary and physical evidence.

FINDING-A6: The applicant is not repairing or replacing any missing historical features. The rehabilitation will bring back a store front that compliments the historic district. Therefore, this criterion does not apply.

7. Chemical or physical treatments, such as sandblasting that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.

FINDING-A7: The applicant proposes no chemical or physical treatments. The existing non-historic metal is planned to be removed and replaced with a new wood trimmed/detailed store front. The construction of the storefront will be wood with metal accents to compliment the adjacent Petite Provence (Johnny's Café) building. The entrance is currently setback with the entrance. Therefore, this criterion does not apply.

8. Significant archaeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.

FINDING A8: No archaeological resources are expected to be affected by this proposal. The applicant is responsible to notify the appropriate authorities if any archaeological resources are found with the rehabilitation of the building. This will be addressed as a condition of approval.

9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

FINDING-A9: The exterior alterations to the non-compatible, non-contributing structure will be in compliance with the historic design guidelines for the Commercial Historic District. The commercial front will be brought back to compliment the mix of the surrounding buildings. The primary entrance is currently recessed, the applicant proposes to set the glass window front back 4 feet and build the wood storefront to the front property line. This will put the building in line with the adjacent buildings. The interior storefront will be constructed of large clear plate glass windows, with a glass door. The wooden storefront addition will be a 6 foot parapet wall which will extend to cover a portion of the large plate glass windows in the mezzanine area. The historic guidelines recommend

development and adoption of a Façade Improvement Plan for any future alterations/changes. This item will be addressed as a condition of approval.

10. New additions and adjacent or related new construction shall be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

FINDING-A10: At this time it is unknown if any historical features exist on the structure. Therefore, this criterion does not apply.

CONCLUSIONS: Rehabilitation of the façade of the building is consistent with both General Ordinance # 94-1194 and The Dalles Comprehensive Plan. In all respects this application meets the standards of the Secretary of the Interior and the City of The Dalles General Ordinance No.94-1194, as well as The Dalles Comprehensive Plan, with the following conditions:

Proposed Conditions of Approval:

1. Work will be completed in substantial conformance to the proposals as submitted and reviewed.
2. The applicant is responsible to notify the appropriate authorities if any archaeological resources are found with the rehabilitation of the building façade.
3. The rehabilitation will be required to be similar in mass, scale and materials as approved by the Secretary of Interior's Standards for Rehabilitation.
4. If the glass windows are replaced the Commission is recommending (not requiring) transom windows be installed.
5. Development and adoption of a Façade Improvement Plan is recommended for future rehabilitation. The applicant may want to look into an architectural grant from the City's Urban Renewal Agency.

HISTORIC LANDMARKS RESOLUTION NO. 101-08

Adopting The Dalles Historic Landmarks Commission Application #106-08 of Fly Shop of The Dalles to remodel the existing non-compatible storefront with a recessed glass window storefront and entrance. The structure is located at 410½ East Second Street, and is further described as 1N 13E 3BD tax lot 5500. The historic name of this structure is unknown, and is commonly known as Booth & Kelly Insurance. The structure is classified as non-contributing and non-compatible and is located in The Dalles Commercial Historic District.

I. RECITALS:

- A. The Historic Landmarks Commission of the City of The Dalles has, on February 27, 2008 conducted a public hearing to consider the above request.
- B. A Staff report was presented, stating findings of fact and conclusions of law.
- C. Staff Report number 106-08 and the minutes of February 27, 2008, upon approval, provide the basis for this resolution and are herein attached by reference.

II. RESOLUTION: Now, Therefore, be it FOUND, DETERMINED, and ORDERED by the Historic Landmarks Commission of the City of The Dalles as follows:

- A. In all respects as set forth in Recitals, Part "I" of this resolution.
- B. Historic Landmarks Review No. HLC 106-08 of Fly Shop of The Dalles is approved with the following Conditions of Approval:
 - 1. Work will be completed in substantial conformance to the proposals as submitted and reviewed.
 - 2. The applicant is responsible to notify the appropriate authorities if any archaeological resources are found with the rehabilitation of the building façade.
 - 3. The rehabilitation will be required to be similar in mass, scale and materials as approved by the Secretary of Interior's Standards for Rehabilitation.
 - 4. If the glass windows are replaced the Commission is recommending (not requiring) transom windows be installed.
 - 5. Development and adoption of a Façade Improvement Plan is recommended for future rehabilitation. The applicant may want to look into an architectural grant from the City's Urban Renewal Agency.

III. APPEALS, COMPLIANCE AND PENALTIES:

- A. Any party of record may appeal a decision of the Historic Landmarks Commission to the City Council for review. Appeals must be made in accordance to Section 9(a) of the Historic Landmarks Ordinance No. 1194, and must be filed with City Clerk within ten (10) days of the date of mailing of this Order.
- B. Failure to exercise this approval within the time line set either by Order or by Ordinance will invalidate this permit.

APPROVED AND ADOPTED THIS 27th DAY OF FEBRUARY 2008.

Eric Gleason, Chairman
Historic Landmarks Commission

I, Dan Durow, Director of the Community Development Department of the City of the Dalles, hereby certify that the foregoing Order was adopted at the meeting of the City Historic Landmarks Commission, held on February 27, 2008.

AYES:

NAYS:

ABSENT:

ABSTAIN:

ATTEST:

Dan Durow, Director Community Development Dept.

NOTICE OF PUBLIC HEARING DECISION
Historic Landmarks Commission #106-08
Resolution #101-08
Fly Shop of The Dalles

DECISION DATE: February 27, 2008

APPLICANT: Fly Shop of The Dalles

REQUEST: To remodel the existing non-compatible storefront with a recessed glass window storefront entrance.

LOCATION: The structure is located 410½ East Second Street. The historic name of this structure is unknown, and is commonly known as Booth & Kelly Insurance.

COMPREHENSIVE PLAN AND ZONING DESIGNATIONS: Property is zoned CBC, Central Business Commercial.

PROPERTY OWNER: Greg Weast

AUTHORITY: City of The Dalles General Ordinance 94-1194

DECISION: Based on the findings of fact and conclusions in the staff report of HLC 106-08 and after a hearing in front of the Historic Landmarks Commission the request by **Fly Shop of The Dalles** is hereby approved with the following conditions of approval:

1. Work will be completed in substantial conformance to the proposals as submitted and reviewed.
2. The applicant is responsible to notify the appropriate authorities if any archaeological resources are found with the rehabilitation of the building façade.
3. The rehabilitation will be required to be similar in mass, scale and materials as approved by the Secretary of Interior's Standards for Rehabilitation.
4. If the glass windows are replaced the Commission is recommending (not requiring) transom windows be installed.

5. Development and adoption of a Façade Improvement Plan is recommended for future rehabilitation. The applicant may want to look into an architectural grant from the City's Urban Renewal Agency.

Signed this 28th day of February 2008, by



Richard Gassman, Senior Planner for
Daniel C. Durow, Director
Community Development Department
City of The Dalles, Oregon

APPEAL PROCESS: The Commission's approval, approval with conditions, or denial is the final decision, and may be appealed to the City Council if a completed Notice of Appeal is received by the City Clerk no later than 5:00 p.m. on the 10th day following the date of the mailing of the Notice of Decision. The following may file an appeal of decisions:

1. Any party of record to the particular action.
2. A person entitled to notice and to whom no notice was mailed. (A person to whom notice is mailed is deemed notified even if notice is not received.)
3. The Historic Landmarks Commission, the Planning Commission, or the City Council by majority vote.

A complete record of application is available for review upon request during regular business hours, or copies can be ordered at a reasonable price, at the City of The Dalles Community Development Department. Notice of Appeal forms is also available at The Dalles Community Development Office. The fee to file a Notice of Appeal is \$300.00. **The appeal process is regulated by Section 9A of the Historic Landmarks Ordinance 04-1194 for The City of The Dalles.**



Oregon

Theodore R. Kulongoski, Governor

Parks and Recreation Department

State Historic Preservation Office

725 Summer St. NE, Suite C

Salem, OR 97301-1266

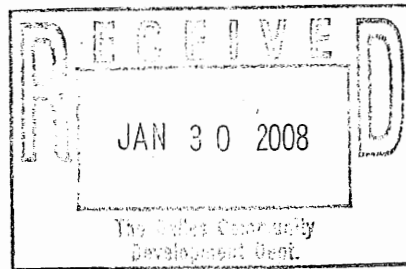
(503) 986-0707

FAX (503) 986-0793

www.hcd.state.or.us

January 28, 2008

Alan & Bev Eagy
218 W 4th
The Dalles OR 97058



Nature
HISTORY
Discovery

Dear Mr. & Mrs. Eagy:

This letter is to notify you that the State Historic Preservation Officer (SHPO) has certified the property identified below as Historic Property for purposes of Special Assessment pursuant to Oregon Revised Statute 358.495(2-3).

County: Wasco
Tax Account: 13687 and 3509
Historic Name: Trevitt-Booth House
Historic District: Trevitt's Addition Historic District
Address: 214 W Fourth
The Dalles OR 97058

Date Entered on National Register: 06/20/95

Date Special Assessment begins: 07/01/08

☒ Application for Special Assessment is approved as submitted:

☐ Application for Special Assessment is approved with the conditions stated below:

Under Oregon Revised Statute 358.545(5), the State Historic Preservation Officer reviews approved Preservation Plans in the fifth, tenth, and fourteenth years to insure that the certified program of rehabilitation, maintenance, and preservation is being carried out. Failure to complete work as laid out in the Preservation Plan may constitute grounds for removal from the program.

Participation in the Special Assessment of Historic Property program is regulated by Oregon Administrative Rule 736-050-100 through 150. Under these rules, the owner's responsibilities are to:

1. Maintain the property in good condition and complete the agreed Preservation Plan, [OAR 736-050-120 (1)];



2. Notify the SHPO and hold an open house one day each year for four hours, [OAR 736-050-120 (2)]. **Forms for the open house notification are mailed to participants each November for the duration of the benefit;**
3. Install an approved identification plaque readable from the public right-of-way, [OAR 736-050-120 (3)] **(Forms enclosed);**
4. Keep the SHPO apprised of current contact information, [OAR 736-050-120 (4)];
5. Seek and receive prior written approval from the SHPO for changes, alterations, or new construction on the property that are not included in the certified Preservation Plan, [OAR 736-050-130 and OAR 736-050-135] **(Form enclosed. Additional forms can be obtained on request).**

If you wish to appeal this decision, you must request a contested case hearing, pursuant to ORS 183.310-550, within thirty calendar days of the date of this letter. Information on this process is available through the SHPO. If you have any questions regarding this determination, contact Susan Haylock, Preservation Specialist at 503-986-0672, or e-mail: Susan.Haylock@state.or.us.

Sincerely,

A handwritten signature in black ink, appearing to read 'Roger Roper', with a stylized flourish at the end.

Roger Roper
Deputy State Historic Preservation Officer

cc: County Assessor
Landmarks Commission



Oregon

Theodore R. Kulongoski, Governor

Parks and Recreation Department

State Historic Preservation Office

725 Summer St. NE, Suite C

Salem, OR 97301-1266

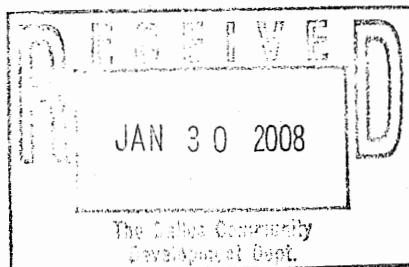
(503) 986-0707

FAX (503) 986-0793

www.hcd.state.or.us

January 28, 2008

Alan & Bev Eagy
218 W 4th
The Dalles OR 97058



Nature
HISTORY
Discovery

Dear Mr. & Mrs. Eagy:

This letter is to notify you that the State Historic Preservation Officer (SHPO) has certified the property identified below as Historic Property for purposes of Special Assessment pursuant to Oregon Revised Statute 358.495(2-3).

County: Wasco
Tax Account: 13661
Historic Name: Ben Snipes House
Historic District: Trevitt's Addition Historic District
Address: 218W Fourth
The Dalles OR 97058

Date Entered on National Register: 06/20/95

Date Special Assessment begins: 07/01/08

☒ Application for Special Assessment is approved as submitted:

☐ Application for Special Assessment is approved with the conditions stated below:

Under Oregon Revised Statute 358.545(5), the State Historic Preservation Officer reviews approved Preservation Plans in the fifth, tenth, and fourteenth years to insure that the certified program of rehabilitation, maintenance, and preservation is being carried out. Failure to complete work as laid out in the Preservation Plan may constitute grounds for removal from the program.

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1. Maintain the property in good condition and complete the agreed Preservation Plan, [OAR 736-050-120 (1)];



2. Notify the SHPO and hold an open house one day each year for four hours, [OAR 736-050-120 (2)]. **Forms for the open house notification are mailed to participants each November for the duration of the benefit;**
3. Install an approved identification plaque readable from the public right-of-way, [OAR 736-050-120 (3)] **(Forms enclosed);**
4. Keep the SHPO apprised of current contact information, [OAR 736-050-120 (4)];
5. Seek and receive prior written approval from the SHPO for changes, alterations, or new construction on the property that are not included in the certified Preservation Plan, [OAR 736-050-130 and OAR 736-050-135] **(Form enclosed. Additional forms can be obtained on request).**

If you wish to appeal this decision, you must request a contested case hearing, pursuant to ORS 183.310-550, within thirty calendar days of the date of this letter. Information on this process is available through the SHPO. If you have any questions regarding this determination, contact Susan Haylock, Preservation Specialist at 503-986-0672, or e-mail: Susan.Haylock@state.or.us.

Sincerely,

A handwritten signature in black ink, appearing to read 'Roger Roper', with a stylized flourish at the end.

Roger Roper
Deputy State Historic Preservation Officer

cc: County Assessor
Landmarks Commission