



REVISED 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, August 22, 2001
4:00 P.M.

- I. Call to order**
- II. Roll call**
- III. Approval of agenda**
- IV. Approval of Minutes – May 16th, 2001**
- IV. Public comment: The public is invited to comment on any topic that does not appear on the agenda.**
- V. Public Hearing (Quasi-Judicial)**
 - A. Historic Landmarks Commission Application #60-01 of James W. Craig and The Dalles Mural Society** to paint a mural on the north side of the building facing E. 1st Street and the I 84 Freeway. The theme of the Mural will be the local Native American's participation in the Lewis & Clark Expedition. The property is located at 323 East 2nd Street and is zoned "CBC"- Central Business Commercial. The historic name of the building is the Pease Dept. Store.
 - B Historic Landmarks Commission Application #61-01 of Sharon Harth and The Dalles Mural Society** to paint a mural on the north side of the building facing E. 1st Street and the I 84 Freeway. The theme of the Mural will be the local Native American's participation in the Lewis & Clark Expedition. The property is located at 214 Court Street and is zoned "CBC"- Central Business Commercial. The historic name of the building is unknown.
 - C. Historic Landmarks Commission Application #62-01 of Stanley Heisler and The Dalles Mural Society** to paint a mural on the north side of the building facing E. 1st Street and the I 84 Freeway. The theme of the Mural

will be the local Native American's participation in the Lewis & Clark Expedition. The property is located at 208 Washington Street and is zoned "CBC"- Central Business Commercial. The historic name of the building is unknown commercial building.

- D. Historic Landmarks Commission Application #63-01. This application has been withdrawn. The building is not on the National Historic Registry.**
- E. Historic Landmarks Commission Application #64-01. This application has been withdrawn. The building is not on the National Historic Registry.**
- F. Historic Landmarks Commission Application #65-01 of Raymond P. Matthews and The Dalles Mural Society to paint two murals; one on the north side of the building facing E. 1st Street and the I 84 Freeway and one on the west side of the building facing Court Street. The theme of the Murals will be the local Native American's participation in the Lewis & Clark Expedition. The property is located at 203 Washington Street and is zoned "CBC"- Central Business Commercial. The historic name of this building is Bloch, Miller & Company.**
- G. Historic Landmarks Commission #66-01 of Jacqui Cheung and Eric Gleason to replace projecting eaves to the gable ends of the front part of the house. The property is located at 704 Case Street and is zoned "RH" – Residential Medium High Density. The historic name of the home is the Fulton/Taylor House.**

VI. Resolutions

- A. Resolution 60-01 approving with conditions** Historic Landmarks Commission Application 60-01 to paint a mural on Craig's Office Supply building.
- B. Resolution 61-01 approving with conditions** Historic Landmarks Commission Application 61-01 to paint a mural on Leharv Beauty Bar building.
- C. Resolution 62-01 approving with conditions** Historic Landmarks Commission Application 62-01 to paint a mural on Curves, Women's Fitness Center building.
- D. Resolution 63-01 approving with conditions** Historic Landmarks Commission Application 65-01 to paint two murals on the Matthew building.
- E. Resolution 64-01 approving with conditions** the restoration of projecting eaves to the gable ends of the front part of the house owned by Jacqui Cheung and Eric Gleason.

VII. Discussion Items

VIII. Next meeting date: September 26, 2001 – 4:00 p.m.

IX. Adjournment



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CITY OF THE DALLES
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Mural will be the local Native American's participation in the Lewis & Clark Expedition. The property is located at 208 Washington Street and is zoned "CBC"- Central Business Commercial. The historic name of the building is unknown commercial building.

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- G. Historic Landmarks Commission #66-01 of Jacqui Cheung and Eric Gleason to replace projecting eaves to the gable ends of the front part of the house. The property is located at 704 Case Street and is zoned "RH" – Residential Medium High Density. The historic name of the home is the Fulton/Taylor House.**

VI. Discussion Items

VII. Next meeting date: September 26, 2001 – 4:00 p.m.

VIII. Adjournment



HISTORIC LANDMARK COMMISSION MINUTES

Wednesday, May 16th, 2001

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

CALL TO ORDER

Chair Eric Gleason called the meeting to order at 4:09 P.M.

ROLL CALL

The following Commissioners were present:

Eric Gleason, John Lambert, Bob McNary,
Francine Havercroft, Pat May.

The following Commissioners were absent:

None

Staff present:

Bob Paul, Senior Planner
Dawn Hert, Planner
Denise Ball, Administrative Secretary

APPROVAL OF MINUTES

McNary moved that the minutes of April 25th, 2001, be approved. Havercroft seconded. The motion was passed unanimously.

APPROVAL OF AGENDA

Havercroft moved the agenda be approved. McNary seconded. The motion passed unanimously.

PUBLIC COMMENT

None

PUBLIC HEARING (QUASI JUDICIAL)

Chair Gleason read the rules for the hearing.

Commissioner Lambert said he was contacted by Mr. Backstrand regarding the delay in the hearing for his carriage house. Only the process for public hearings was discussed. Bob Paul, Senior Planner, asked if Lambert & Backstrand had discussed the project. Lambert said no. It was agreed by Paul and the Commission that Lambert was not biased and could vote.

Gleason opened Public Hearing HLC 58-01, **Construction of a Carriage House at 608 West 6th Street.**

Paul presented the staff report. Commissioners requested that the standard archaeology find clause be added as condition 4. Paul will make that an additional condition of approval.

Gleason opened the hearing to the public for comments. There were none. Public comment was closed.

Havercroft moved HLC 58-01 be approved with staff conditions and adding condition 4, archaeology find clause. McNary seconded. It was approved unanimously.

Gleason opened Public Hearing HLC 59-01, **Construction of a foundation wall and rebuild a rear porch at 503 W. 3rd Place,** and stated the same rules and standards apply.

Paul presented the staff report and three photographs. Paul deleted “or matching existing carriage house” from condition 2 and deleted condition 4.

Gleason opened the hearing to the public for comments. There were none. Public comment was closed.

The commission discussed the project and felt that the archaeology find clause should be added as a condition of approval.

Paul agreed to add it.

The commission also felt it would be a good idea to recommend that the property owner, Jan Hillstrom, install a historic plaque.

Havercroft moved HLC 59-01 be approved with staff conditions one through three, delete four, and add the archaeology find clause. The applicant should also be encouraged to obtain a plaque. McNary seconded. The motion passed unanimously.

The public hearings were closed.

DISCUSSION ITEMS

1. GIS Grant Status – Paul is getting electronic historic information. He requested volunteers to help enter this data into our GIS when it is up and running. Lambert felt he could donate some time to the project.
2. Annual Grant Cycle – Paul reported that a \$2000 Grant was the only one applied for this year.

Paul then brought out the “retirement” cake and presents for Pat May. This is her last meeting after seventeen years of service. May shared some of her family history: Her late husbands great,

great grandmother came to Oregon via the Oregon Trail. Pictures of May and the Commissioners were taken. A good time was had by all.

NEXT MEETING DATE

The next scheduled meeting date of the Historic Landmark Commission will be June 27th at 4:00 P.M., in City Hall Council Chambers.

ADJOURNMENT

The meeting was adjourned at 5:00 P.M.

Respectfully submitted by Denise Ball, Administrative Secretary.


Eric Gleason, Chair
Historic Landmark Commission

STAFF REPORT
HISTORIC LANDMARKS REVIEW #60-01
James W. Craig & The Dalles Mural Society

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Hert, Planner

HEARING DATE: August 22, 2001

ISSUE: Request to paint a mural on the north side of Craig's Office Supply building located within the Downtown Commercial Historic District.

SYNOPSIS:

APPLICANT	James W. Craig and The Dalles Mural Society
PROPERTY OWNER	James W. Craig
LOCATION	323 E. 2 nd Street
ZONING	Central Business Commercial – "CBC"
EXISTING USE	Retail Office Supply
SURROUNDING USE	Commercial
HISTORIC STATUS	Secondary; Built in 1910-1911

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 building is the Edward C. Pease Department Store. It's style is classical/commercial but was originally Italianate.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to historic buildings. 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.*

**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 of the property is not an issue. This criteria does not apply.

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: The historic character of this property will be retained. The painting of the mural will help to preserve the building’s surface. No features will be removed or altered. Criteria 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 so recognized and no changes either conjectural or otherwise are proposed. Criteria met.

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

FINDING-A4: All previous changes to the property will not be altered. Criteria 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. This 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: No plans to repair the building or replace features are proposed. 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: Surface preparation and masonry work will be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure. Criteria met.

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: This application is for painting a mural on the building and no archaeological resources will be affected by this proposal. Criteria met.

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: All care will be taken during placement of this mural.

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: No new additions or adjacent construction are proposed. Therefore, this criteria does not apply.

CONCLUSIONS: This proposal maintains the historic integrity of this building and will not have a negative impact on the Downtown Historic Commercial District. In all respects this application meets the standards of the Secretary of the Interior and the local Historic Landmarks Ordinance No. 1194.

Recommended Conditions of Approval:

1. Work will be completed in substantial conformance to the pictures as submitted and reviewed.
2. Surface preparation and masonry work shall be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure.
3. All sign permit requirements are the responsibility of the applicant and include a separate process.
4. All care shall be taken during application of this mural.

STAFF REPORT
HISTORIC LANDMARKS REVIEW #61-01
Sharon Harth & The Dalles Mural Society

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Hert, Planner

HEARING DATE: August 22, 2001

ISSUE: Request to paint a mural on the north side of Leharv Beauty Bar building located within the Downtown Commercial Historic District.

SYNOPSIS:

APPLICANT	Sharon Harth and The Dalles Mural Society
PROPERTY OWNER	Thomas & Sharon Harth
LOCATION	214 Court Street
ZONING	Central Business Commercial – “CBC”
EXISTING USE	Beauty Shop
SURROUNDING USE	Commercial
HISTORIC STATUS	Non-Compatible Non-Contributing; Built in 1950

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 building is unknown.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to historic buildings. 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;*
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- *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.*

**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 of the property is not an issue. This criteria does not apply.

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: The historic character of this property will be retained. The painting of the mural will help to preserve the building’s surface. No features will be removed or altered. Criteria 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 so recognized and no changes either conjectural or otherwise are proposed. Criteria met.

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

FINDING-A4: All previous changes to the property will not be altered. Criteria 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. This 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: No plans to repair the building or replace features are proposed. 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: Surface preparation and masonry work will be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure. Criteria met.

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: This application is for painting a mural on the building and no archaeological resources will be affected by this proposal. Criteria met.

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: All care will be taken during placement of this mural.

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: No new additions or adjacent construction are proposed. Therefore, this criteria does not apply.

CONCLUSIONS: This proposal maintains the historic integrity of this building and will not have a negative impact on the Downtown Historic Commercial District. In all respects this application meets the standards of the Secretary of the Interior and the local Historic Landmarks Ordinance No. 1194.

Recommended Conditions of Approval:

1. Work will be completed in substantial conformance to the pictures as submitted and reviewed.
2. Surface preparation and masonry work shall be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure.
3. All sign permit requirements are the responsibility of the applicant and include a separate process.
4. All care shall be taken during application of this mural.

STAFF REPORT
HISTORIC LANDMARKS REVIEW #62-01
Stanley Heisler & The Dalles Mural Society

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Hert, Planner

HEARING DATE: August 22, 2001

ISSUE: Request to paint a mural on the north side of Curves for Women building located within the Downtown Commercial Historic District.

SYNOPSIS:

APPLICANT	Stanley Heisler and The Dalles Mural Society
PROPERTY OWNER	Stanley Heisler
LOCATION	208 Washington
ZONING	Central Business Commercial – “CBC”
EXISTING USE	Women’s Fitness Center
SURROUNDING USE	Commercial
HISTORIC STATUS	Primary; Built in 1892

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 building is unknown commercial building.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to historic buildings. 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;*
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- *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.*

**CITY OF THE DALLES GENERAL ORDINANCE 94-1194—AN ORDINANCE
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FINDING A-1: The use of the property is not an issue. This criteria does not apply.

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: The historic character of this property will be retained. The painting of the mural will help to preserve the building’s surface. No features will be removed or altered. Criteria 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 so recognized and no changes either conjectural or otherwise are proposed. Criteria met.

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

FINDING-A4: All previous changes to the property will not be altered. Criteria 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. This criteria 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: No plans to repair the building or replace features are proposed. This criteria 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: Surface preparation and masonry work will be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure. Criteria met.

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: This application is for painting a mural on the building and no archaeological resources will be affected by this proposal. Criteria met.

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: All care will be taken during placement of this mural.

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: No new additions or adjacent construction are proposed. Therefore, this criteria does not apply.

CONCLUSIONS: This proposal maintains the historic integrity of this building and will not have a negative impact on the Downtown Historic Commercial District. In all respects this application meets the standards of the Secretary of the Interior and the local Historic Landmarks Ordinance No. 1194.

Recommended Conditions of Approval:

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4. All care shall be taken during application of this mural.

**STAFF REPORT
HISTORIC LANDMARKS REVIEW #65-01
Raymond P. Matthew & The Dalles Mural Society**

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Hert, Planner

HEARING DATE: August 22, 2001

ISSUE: Request to paint three murals on the Matthew building located within the Downtown Commercial Historic District.

SYNOPSIS:

APPLICANT	Raymond P. Matthew and The Dalles Mural Society
PROPERTY OWNER	Raymond P. Matthew
LOCATION	203 Washington
ZONING	Central Business Commercial – “CBC”
EXISTING USE	Commercial Rentals
SURROUNDING USE	Commercial
HISTORIC STATUS	Historic/Non-Contributing; Built in 1865

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 building is Bloch, Miller and Company.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to historic buildings. 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:

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- *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.*

**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:

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FINDING A-1: The use of the property is not an issue. This criterion does not apply.

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: The historic character of this property will be retained. The painting of the mural will help to preserve the building’s surface. No features will be removed or altered. Criteria 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 so recognized and no changes either conjectural or otherwise are proposed. Criteria met.

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

FINDING-A4: All previous changes to the property will not be altered. Criteria met.

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FINDING-A7: Surface preparation and masonry work will be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure. Criteria met.

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FINDING A8: This application is for painting a mural on the building and no archaeological resources will be affected by this proposal. Criteria met.

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: All care will be taken during placement of this mural.

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: No new additions or adjacent construction are proposed. Therefore, this criterion does not apply.

CONCLUSIONS: This proposal maintains the historic integrity of this building and will not have a negative impact on the Downtown Historic Commercial District. In all respects this application meets the standards of the Secretary of the Interior and the local Historic Landmarks Ordinance No. 1194.

Recommended Conditions of Approval:

1. Work will be completed in substantial conformance to the pictures as submitted and reviewed.
2. Surface preparation and masonry work shall be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure.
3. All sign permit requirements are the responsibility of the applicant and include a separate process.
4. All care shall be taken during application of this mural.

STAFF REPORT
HISTORIC LANDMARKS REVIEW #66-01
Jacqui Cheung & Eric Gleason

TO: The Dalles Historic Landmarks Commission

FROM: Dawn Hert, Planner

HEARING DATE: August 22, 2001

ISSUE: Request to add projecting eaves to the gable ends of the front part of the house.

SYNOPSIS:

APPLICANT	Jacqui Cheung & Eric Gleason
PROPERTY OWNER	Jacqui Cheung & Eric Gleason
LOCATION	704 Case Street
ZONING	"RH" – Residential Medium High Density
EXISTING USE	Single Family Dwelling
SURROUNDING USE	Residential
HISTORIC STATUS	National Register, Historic-Contributing; Built in 1858-1864 and 1864-1878 (two-phase construction)

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 building is the Fulton/Taylor House. A fire in 1957 caused damage to the gable ends of the front portion of the house. The gables are now flush and the applicant is proposing to bring them back to their original state.

ANALYSIS: The Historic Landmarks Commission is responsible for conducting hearings dealing with proposed alterations to historic buildings. 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.*

**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 of the property is not an issue. This criterion does not apply.

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: The historic character of this property will be retained. Adding the projecting eaves to the gable ends of the front part of the house will return the building to its pre-fire (1957) appearance. No features will be removed. Criteria 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 so recognized and no changes either conjectural or otherwise are proposed. Criteria met.

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

FINDING-A4: No changes are proposed with this application. The applicant proposes to restore the gables to their original state. Criteria 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. No historic materials will be changed. Missing historic elements will be re-created. Criteria met.

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: Due to the 1957 fire replacement of the missing projecting eaves to the gable ends of the house is required. The applicant has submitted pictures of the former eaves that are to be replaced. Criteria met.

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: Surface preparation should be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure.

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 will be affected by this proposal. Criteria met.

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: All care should be taken during replacement of the missing projecting eaves to the gable ends of the house. The architectural features shall be returned to their previous state and will be compatible with the historic characteristics of the house.

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: No new addition or adjacent construction is proposed. Therefore, this criterion does not apply.

CONCLUSIONS: This proposal will restore and maintain the historic integrity of this house. The alteration will not have a negative impact on its historical significance. 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.

Recommended Conditions of Approval:

1. Work will be completed in substantial conformance to the drawings as submitted and reviewed.
2. Surface preparation and carpentry should be completed in a workmanlike manner with utmost care to preserve and protect the existing architectural features of the structure.
3. Replacement of the missing projecting eaves to the gable ends of the house shall be substantiated by documentary and physical evidence.

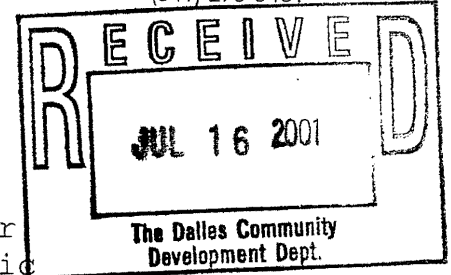


HLC-60-01
CITY of THE DALLES

313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481



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	James W. Craig
Address	
Site Address	323 E 2nd
Telephone	298-4111

Historical Classification - Secondary. Historic name - Pease Dept. Store
Built - 1890's & 1910.

Please describe your project goals.

To educate and preserve history,
culture, beauty and natural
resources through murals.

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

The murals will promote and enhance
the appearance of historic downtown
The Dalles.

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

Every effort will be made to maintain
the historic character of this structure.

What is the current use of this property?

Office Supply

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

List any known archeological resources on site.

None known

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 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

[Signature]

Applicant

Date

[Signature]

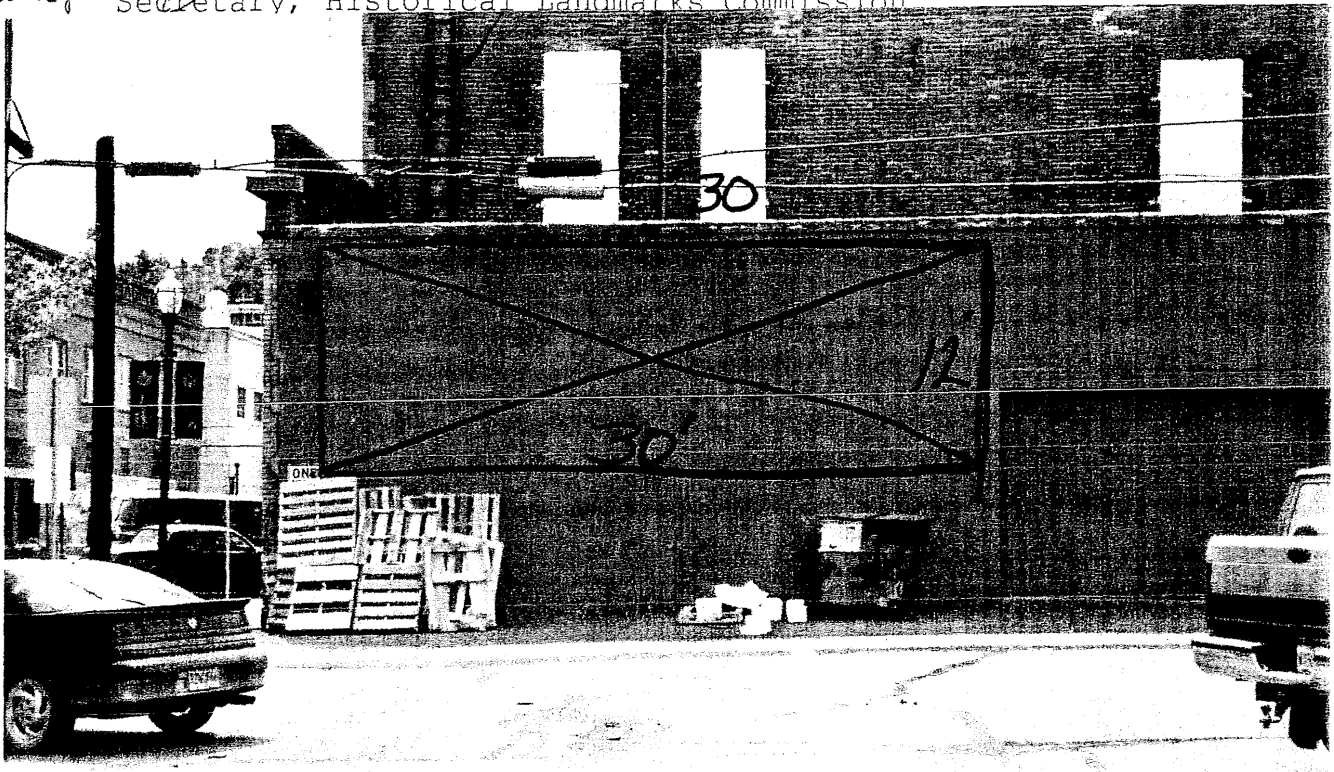
Owner (if not applicant)

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

[Signature]

Acting

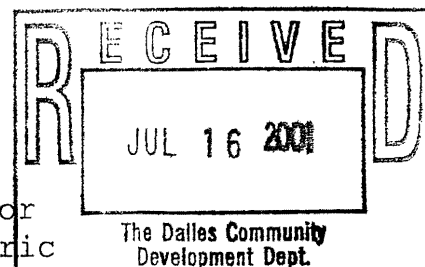
Secretary, Historical Landmarks Commission



HLC-61-01
CITY of THE DALLES313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481

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	Sharon Harth
Address	804 W 14th
Site Address	214 Court St
Telephone	541 296 4791

Historical Classification - NCHC

Historic Name - (Unknown)

Year Built - 1950

Please describe your project goals.

To educate and preserve history, culture, beauty and natural resources (through murals).

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

The murals will promote and enhance the appearance of historic downtown The Dalles.

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

Every effort will be made to maintain the historic character of this structure.

What is the current use of this property?

Beauty Shop

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

List any known archeological resources on site.

None Known.

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I certify that the above information is correct and submit this application with 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

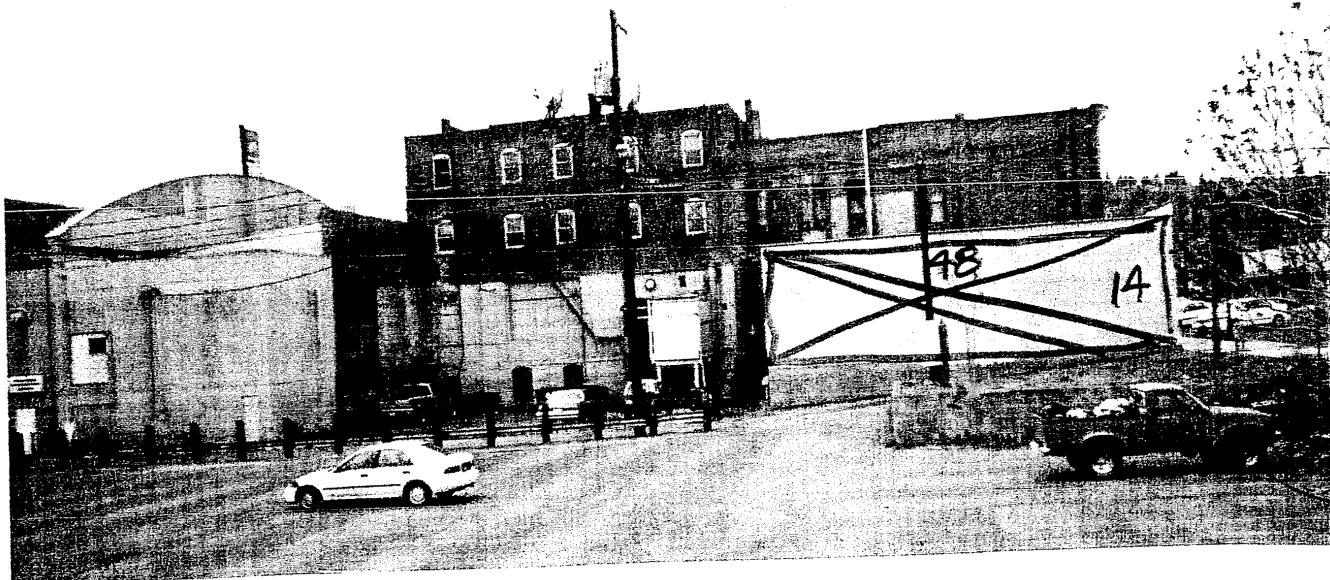
Tom B. Hall
Applicant

Date

Tom B. Hall
Owner (if not applicant)

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

Alvin
Secretary, Historical Landmarks Commission



HLC 62-01



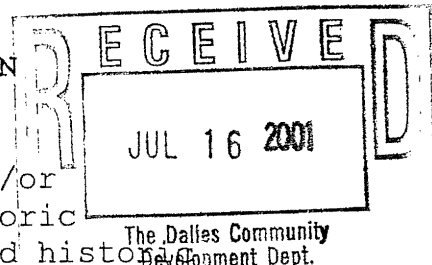
CITY of THE DALLES

313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481

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	Stanley Hewler
Address	916 P.O. Box 1010 The Dalles, OR 97058
Site Address	208 Washington
Telephone	216-2127

Historical Classification - Primary Historic Name - Unknown
Date Built - 1892 Commercial Bldg.

Please describe your project goals.

to educate & preserve history, culture & beauty
and natural resources thru murals

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

will promote and enhance the appearance
of historic downtown The Dalles

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

Every effort will be made to maintain the
historic character of this structure

What is the current use of this property?

women's fitness center

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

List any known archeological resources on site.

None Known

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I certify that the above information is correct and submit this application with 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

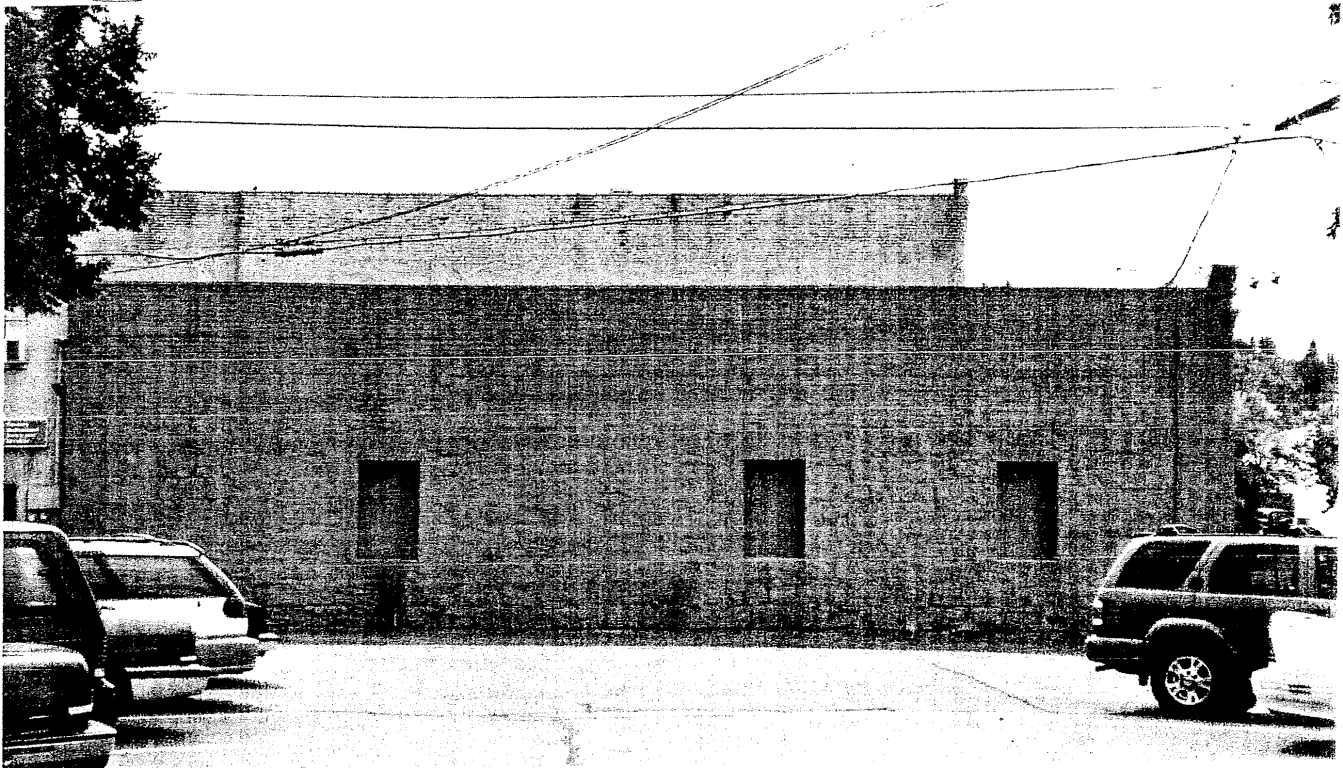
Applicant

Date

Stanley Hunter by John E. Geiger, Property Mgr.
Owner (if not applicant)

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

acting [Signature]
Secretary, Historical Landmarks Commission





Not on the
Historical Registry

Withdraw app.

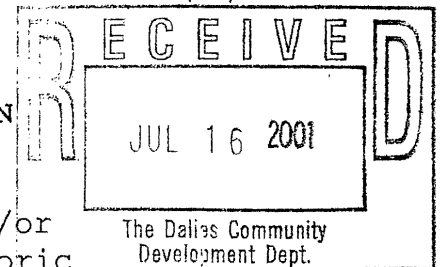
HLC-63-01
CITY of THE DALLES

313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481

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	Ron Kho
Address	4320 Chenoweth Rd
Site Address	204 E 1st, (504 E 1st?)
Telephone	541 298 1274

IN13E3AC500

See House

Please describe your project goals.

To educate and preserve history, culture, beauty and natural resources through murals.

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

The murals will promote and enhance the appearance of historic downtown The Dalles.

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

Every effort will be made to maintain the historic character of this structure.

What is the current use of this property?

Commercial

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

List any known archeological resources on site.

None known

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 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

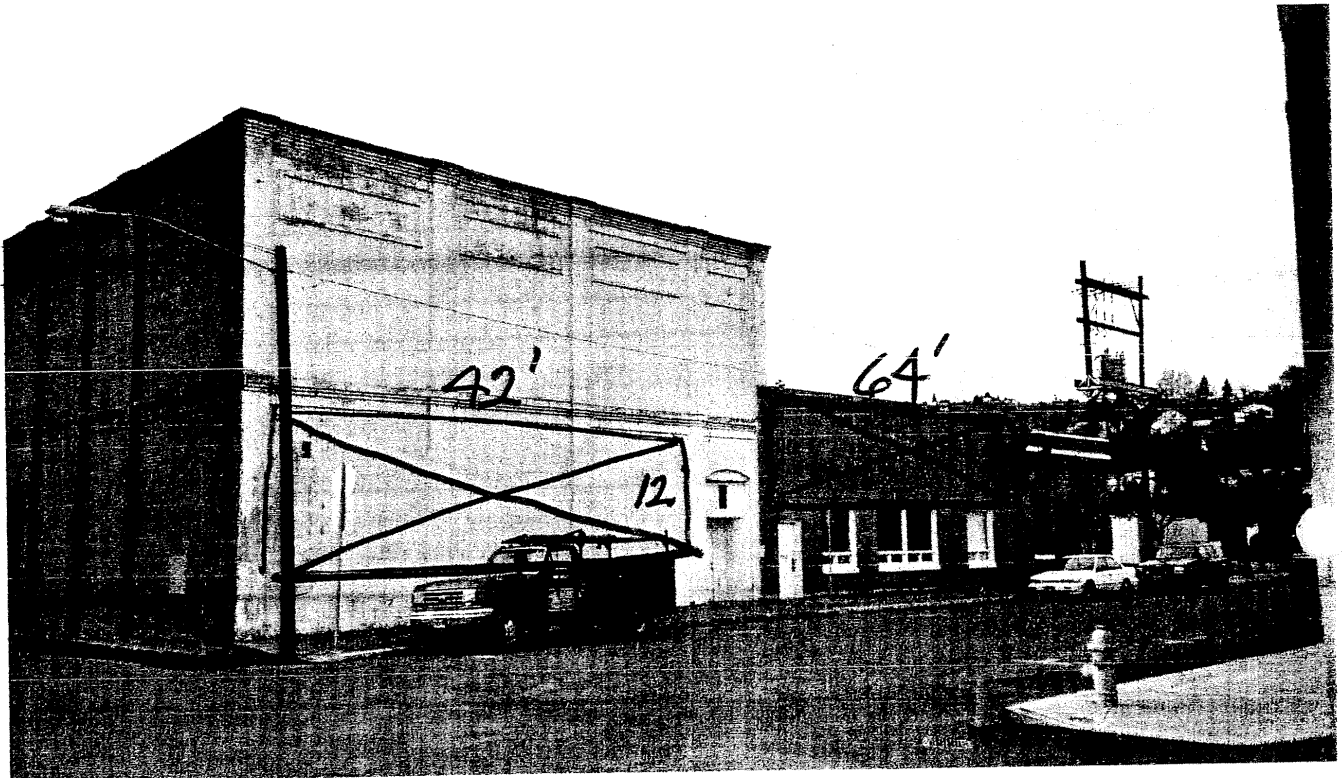
[Signature]
Applicant

Date

[Signature]
Owner (if not applicant)

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

3425-1111111111
Secretary, Historical Landmarks Commission





Not on the
Historical Registry

Withdraw App.

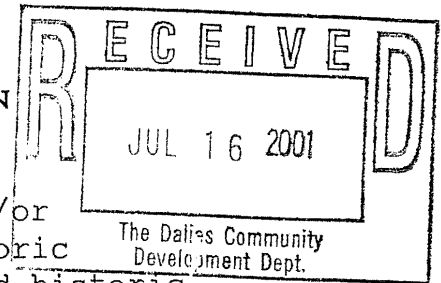
CITY of THE DALLES

313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481

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	William + Bonnie Pettyjohn
Address	600 W 8th
Site Address	207 Loughlin St.
Telephone	541 296 9864

Stadelman Bldg.

Please describe your project goals.

To educate and preserve history,
culture, beauty and natural resources
through murals.

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

The murals will promote and enhance
the appearance of historic downtown
The Dalles.

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

Every effort will be made to maintain
the historic character of this
structure.

What is the current use of this property?

Commercial Rental

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

List any known archeological resources on site.

None known

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I certify that the above information is correct and submit this application with 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

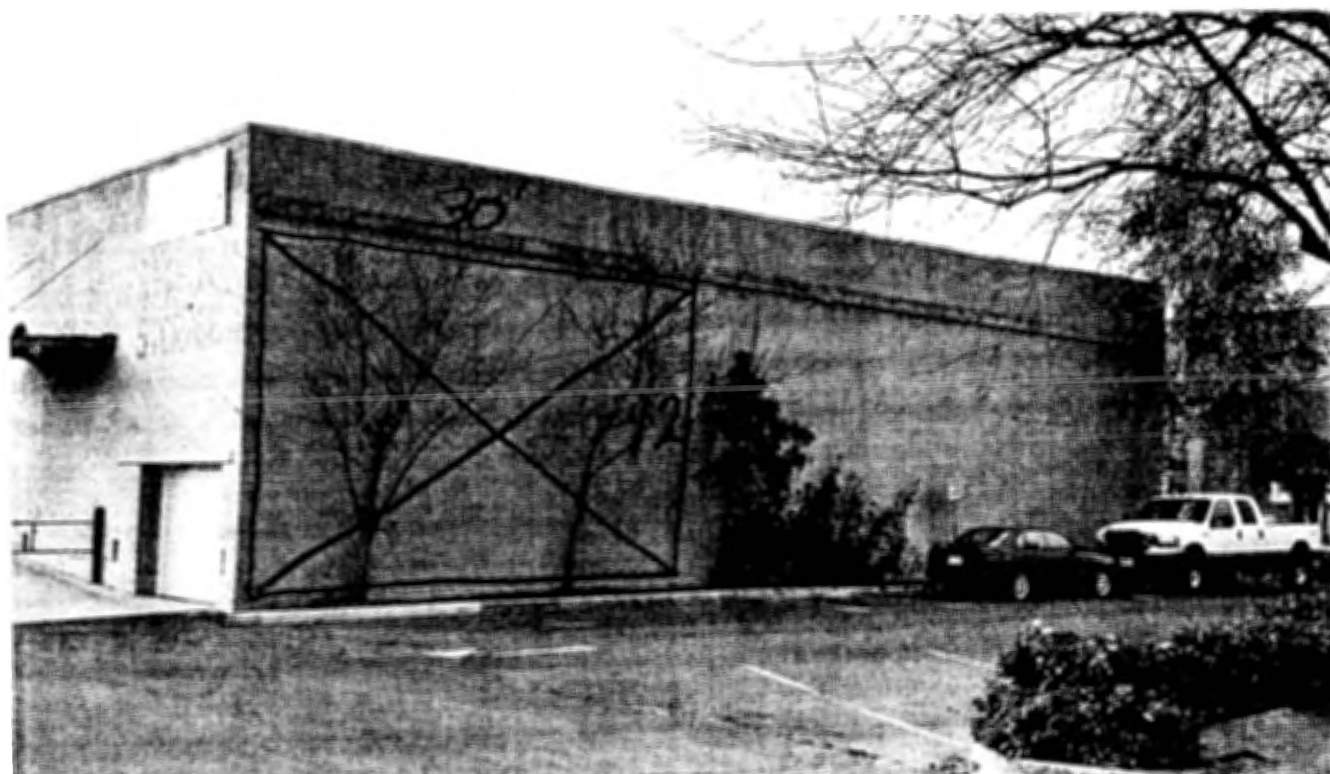
Applicant

Date _____

William D. Pettigol
Owner (if not applicant)

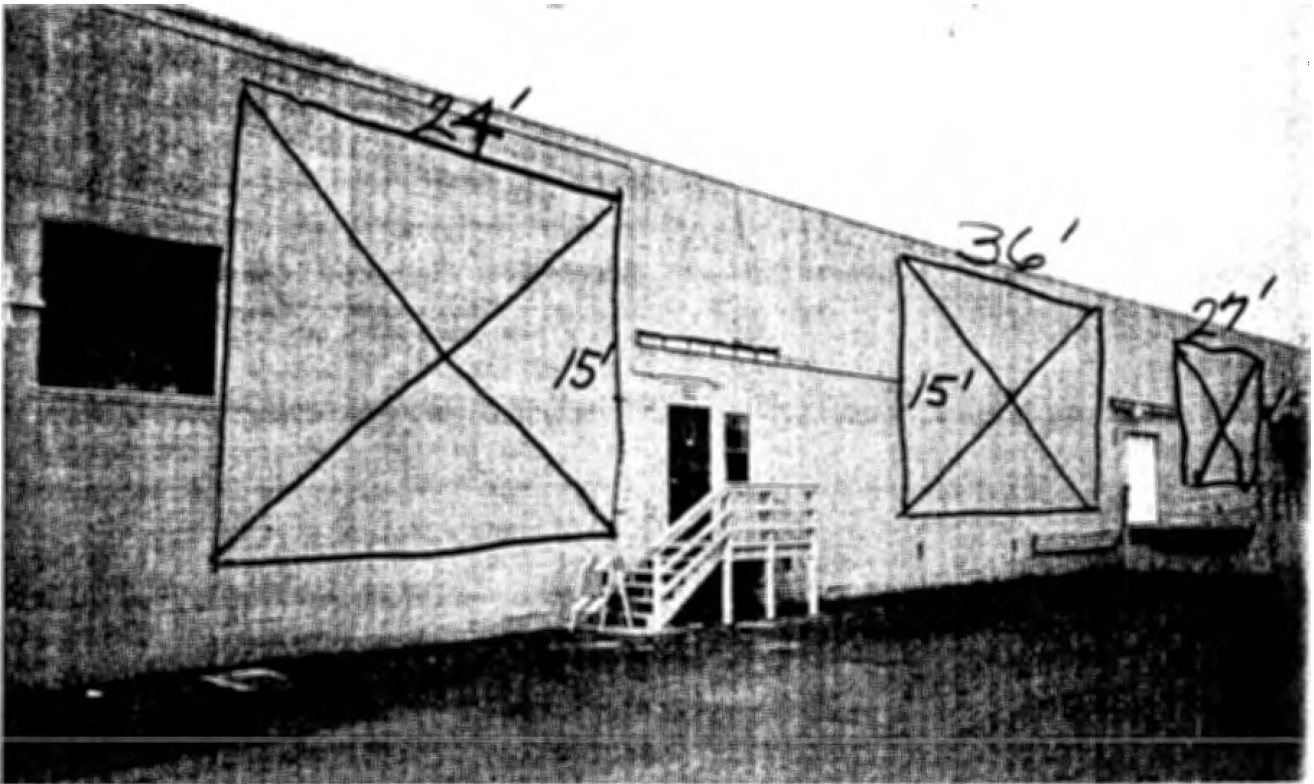
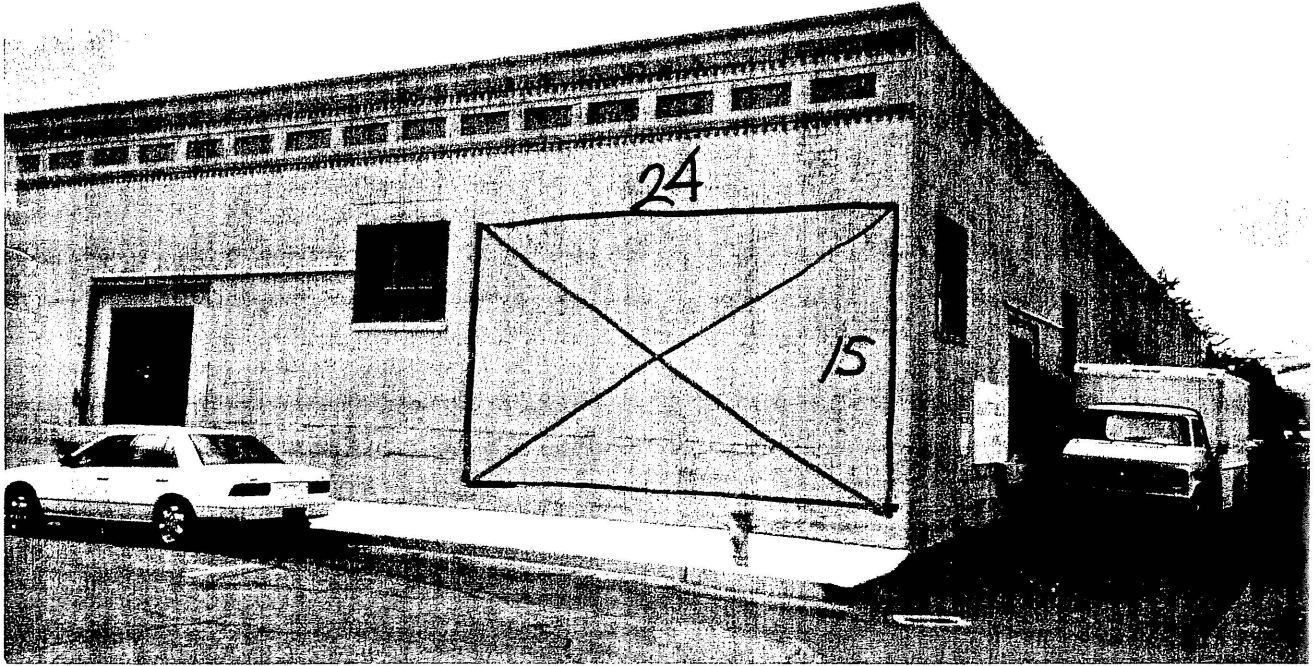
I have reviewed the above application and certify that it is complete and accepted for processing.

Secretary, Historical Landmarks Commission



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HLC 64-01



HLC # 65-21

CITY of THE DALLES

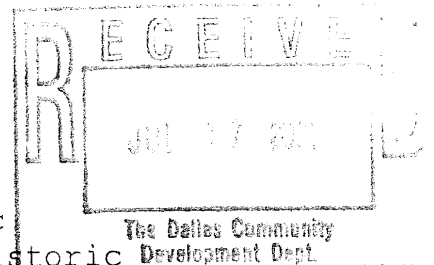
313 COURT STREET

THE DALLES, OREGON 97058

(541) 296-5481



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	Raymond P. Mathieu
Address	1725 E 15
Site Address	203 Washington
Telephone	541 296 2884

Historic Classification - Historic / Non-Contributing
 Historic Name - Bloch, Miller & Co. Year Built - 1865

Please describe your project goals.

To educate and preserve historic culture, beauty, and natural resources through murals.

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

The murals will promote and enhance the appearance of historic downtown (The Dalles).

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

Every effort will be made to maintain the historic character of this building.

What is the current use of this property?

Commercial Rentals

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

List any known archeological resources on site.

None known

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 9 copies of a site plan including 9 current color photographs (4X6 inch minimum) of the building/structure front.

[Signature]
Applicant

Date

R.R. Mattheu

Owner (if not applicant)

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

[Signature]

Acting

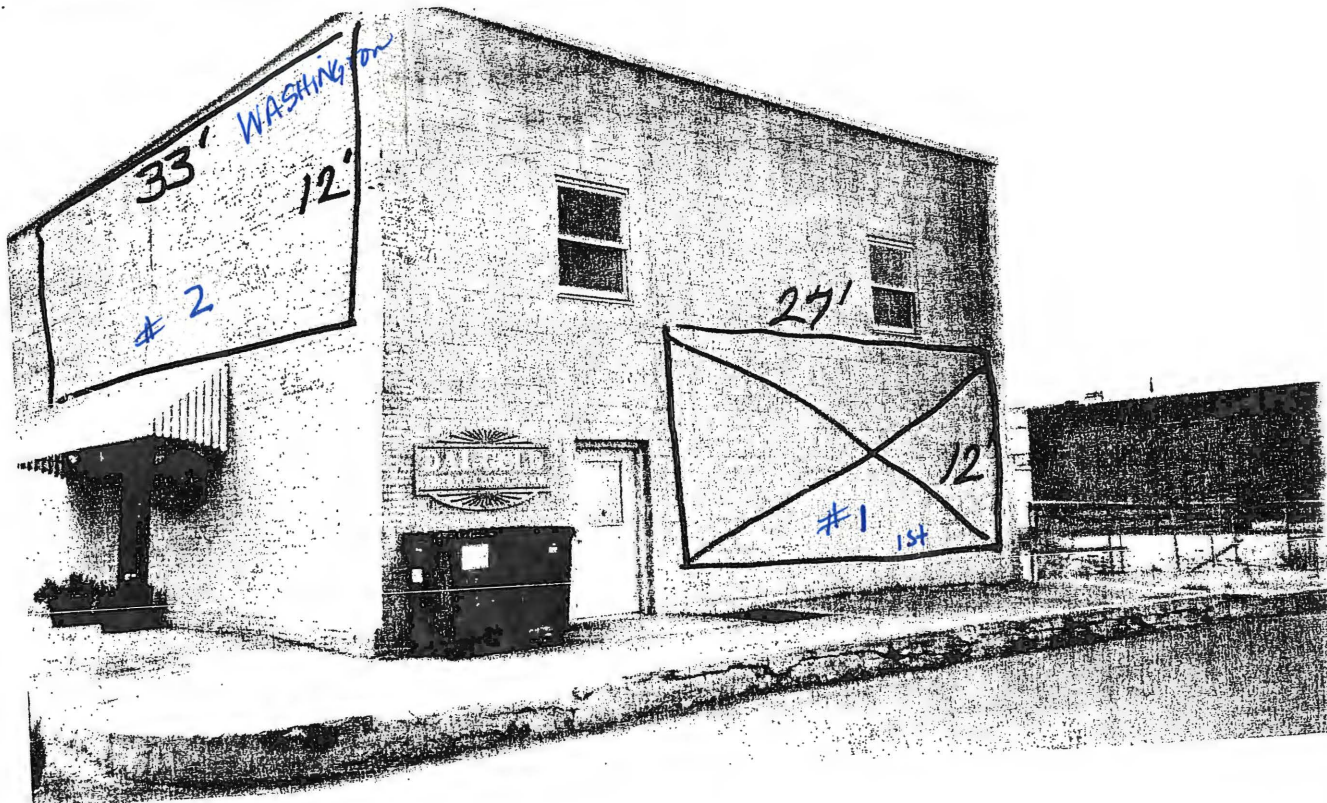
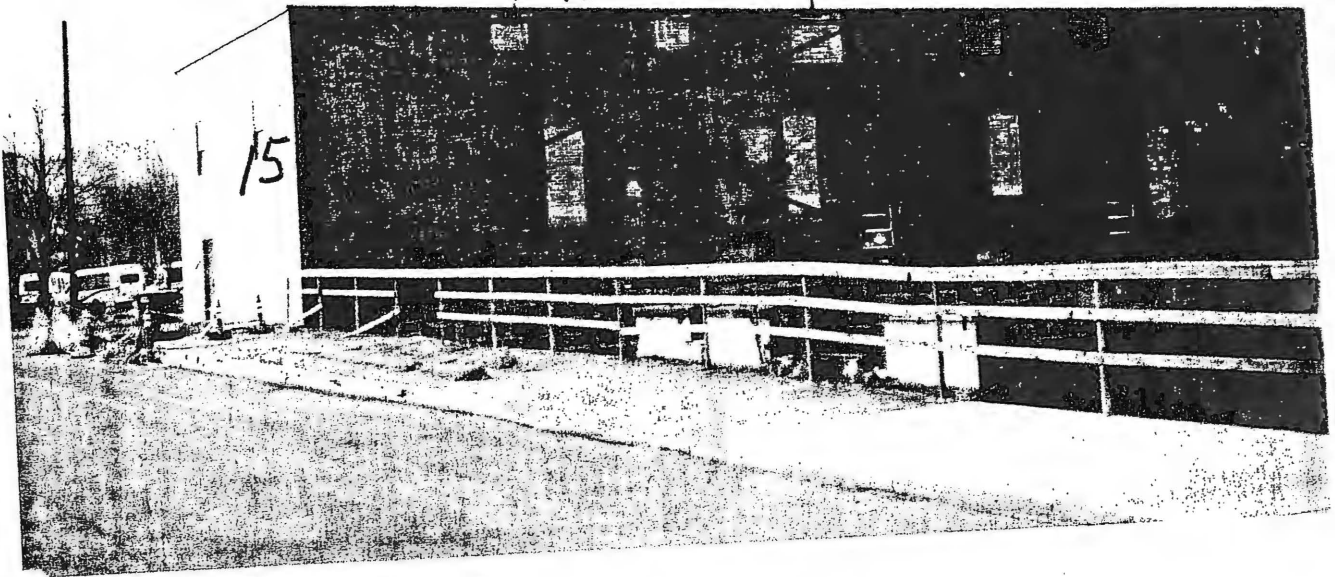
Secretary, Historical Landmarks Commission

2 photos

HLC 65-01

ELEVATION
West Side ~~Side~~
#3 - ~~any~~ parking lot

40

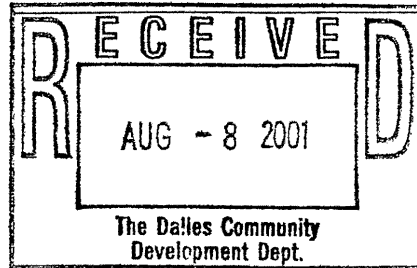




CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481



HLC# 66-01

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:	JACQUA CHEUNA / ERIC GLEASON
Address	704 CASE STREET
Site Address	" " "
Telephone	(541) 296-1802

Please describe your project goals.

TO ADD PROTECTING EAVES TO THE GABLE
ENDS OF THE FRONT PART OF THE HOUSE

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

IT WILL RETURN THE BUILDING TO ITS
PRE-FIRE (1957) APPEARANCE

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

NO HISTORIC MATERIALS WILL BE CHANGED,
MISSING HISTORIC ELEMENTS WILL BE
RE CREATED

What is the current use of this property?

SINGLE FAMILY DWELLING

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

RECEIVED
List any known archeological resources on site

NO DISTURBANCE OF ARCHEOLOGICAL RESOURCES
WILL OCCUR

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, including nine (9) current color photographs (4X6
inch minimum) of the building/structure front.

Margaret Y. Cho Aug 8, 2001
Applicant Date

Owner (if not the applicant)

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

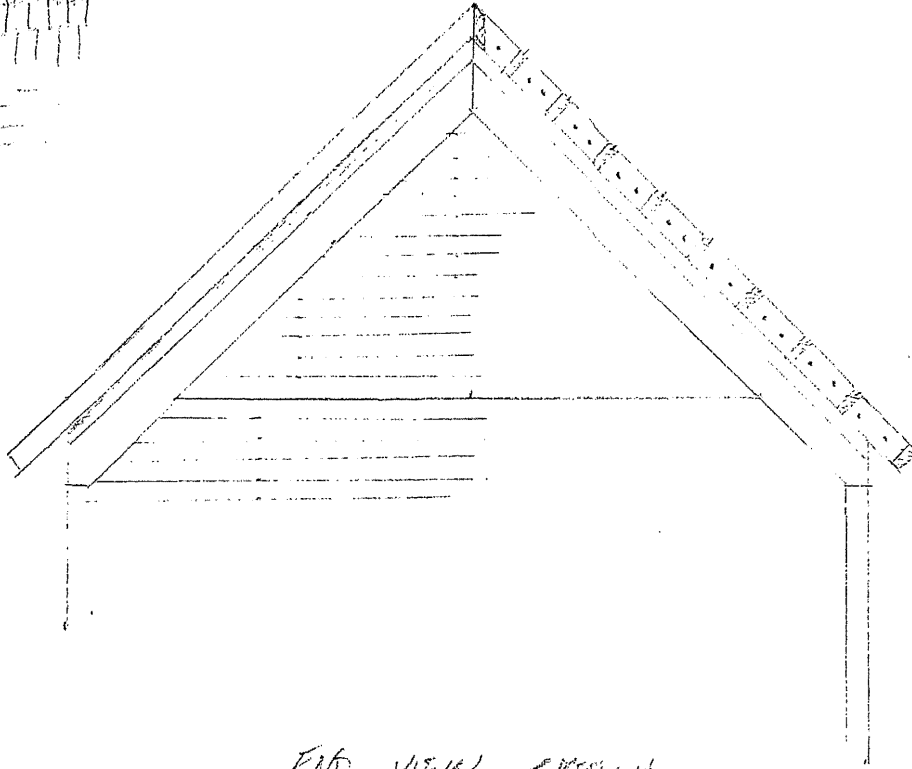
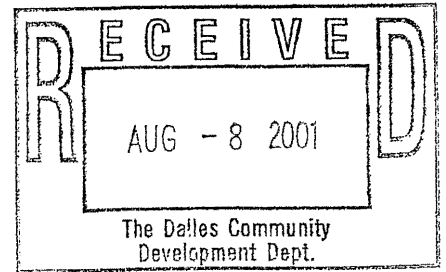
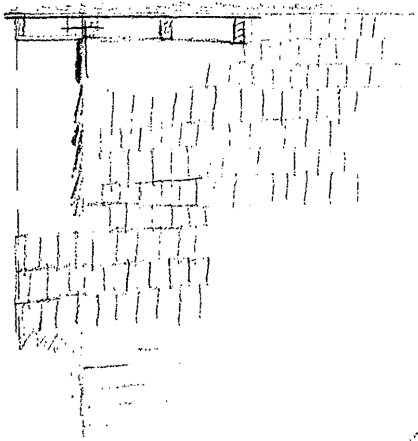
[Signature]
Secretary, Historical Landmarks Commission

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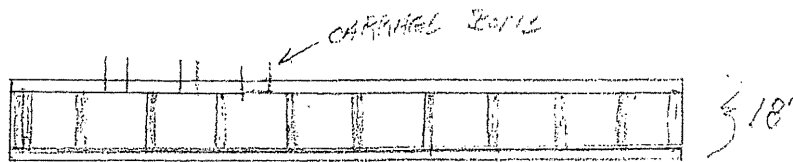
For Office Use Only

Historical Classification NATIONAL Register, Historic/Contributing
(Primary, Secondary, Historical, Etc.)
Historic Building/Site ☒ Historic District: Trevitt ☐ Commercial ☐
Historic Name Fulton / Taylor House
(If any)
Year(s) Built 1858 & 1864 - two phase construction 1864-1878

SIDE VIEW SKETCH



END VIEW SKETCH



DETAIL OF EAVE EXTENSION
CONSTRUCTION
2x4 MATERIAL THROUGH OUT
TOP VIEW

WHEN THE ROOFING IS REMOVED THE ROOF SHEATHING WILL BE
EXTENDED OUT OVER THE NEW EAVE PROTECTION. THE NEW
EAVE WILL BE BORED IN TO MATCH THE ORIGINAL. NEW MOULDINGS
WILL BE ADDED THAT IS THE SAME AS, OR A CLOSE MATCH TO,
THE ORIGINAL.

N. 1/4
NORTH



100' 1/2
75' 1/2

CASE STREET

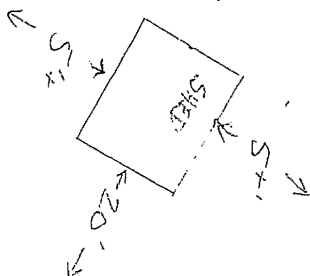
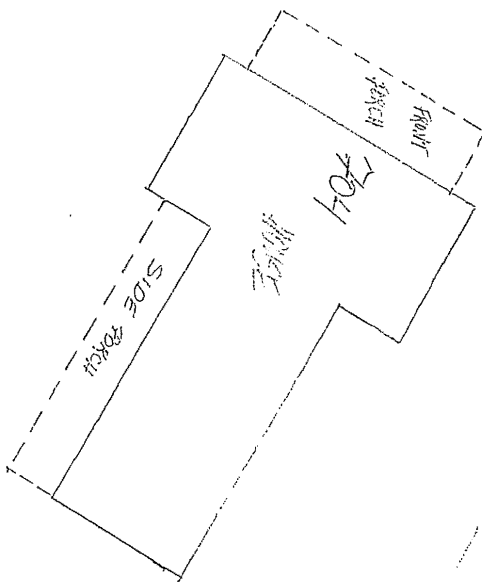
117°

158'

601

160'

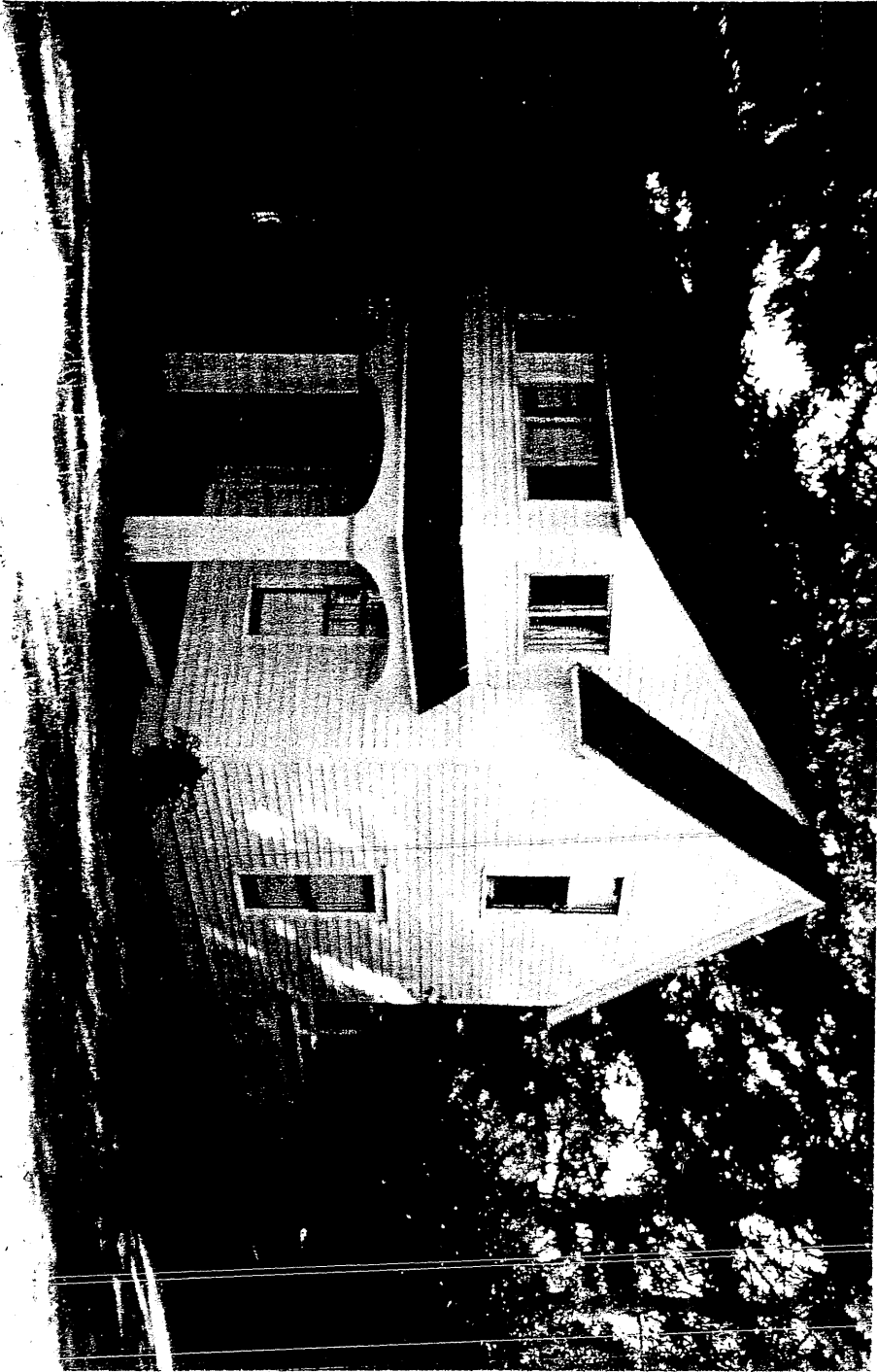
111.5'



RECEIVED
AUG - 8 2001
The Dalles Community
Development Dept.

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	AUG - 8 2001			
The Dallas Community Development Dept.				





RECEIVED
AUG - 8 2001
The Dallas Community Development Dept.