



Tucson-Pima County Historical Commission
Plans Review Subcommittee
November 9, 2006
LEGAL ACTION REPORT

1. Call to Order / Roll Call at 1:02 pm

Members Present: Kathy Nabours, Gal Witmer, Sharon Chadwick, Terry Majewski,
Patsy Waterfall, Demion Clinco

Staff Present: Marty McCune, Frank S. Podgorski, Michael Taku

2. Regular Cases:

RND 06-01 The Historic Depot-(Hertz Sign); 400 North Toole Avenue (Reconsideration)
(Rio Nuevo Downtown Zone)

Presentation by Robert Peterson, City of Tucson, Department of Transportation, on the reconsideration of a less obtrusive sign for the "Hertz" car rental tenant located at The Historic Depot. Discussion on smaller dimensions of sign along with materials and placement on the building. An overhead "gooseneck" light will illuminate the sign.

Motion by Patsy Waterfall to recommend approval of the revised sign as proposed.

Seconded by Kathy Nabours.

Motion passed unanimously. Vote 5-0. Chair Majewski did not vote.

HPZ 06-62 Children's Museum-(Old Carnegie Library) Demolition (Wall) New Wrought
Iron Fence/Ramps; 200 South 6th Avenue (Armory Park Historic
Preservation Zone)

Presentation by architect, David Wilson, on the demolition of a portion of the perimeter wall on the front (east) elevation of the property in order to provide visibility of the front of the historic building. This proposal also includes new access ramps to the front entryway, new wrought iron fence on top of the partially demolished front wall and expansion of the outdoor exhibit area on the north elevation.

Motion by Kathy Nabours to recommend approval as proposed with conditions: 1) Proposed fence to be wrought iron with spear tips, and; 2) Return through the "full review" process for colors and further review/recommendation if the wrought iron condition is not feasible due to economic reasons.

Seconded by Sharon Chadwick.

Motion passed unanimously. Vote 5-0. Chair Majewski did not vote.

HPZ 06-65 Grace Evangelical Lutheran Church-Addition/Railing; 830 North 4th Avenue
(West University Historic Preservation Zone)

Presentation by architect, Richard R. Burton, on the construction of a new addition at the church and installation of a railing on the interior of the property. Identical materials and design to be compatible with the existing structures on the property.

Motion by Patsy Waterfall to recommend approval as proposed.

Seconded by Kathy Nabours.

Motion passed unanimously. Vote 5-0. Chair Majewski did not vote.

HPZ 06-67 SAFA Corner Store-Sign; 603 East 6th Street (Armory Park Historic
Preservation Zone)

Presentation by the tenants on the installation of a new sign at the business to be known as "SAFA Corner Store". Brief discussion on location, size, color and materials for the proposed sign.

Motion by Gal Witmer to recommend approval with the condition that neon tube lighting be installed inside the sign box for the lettering.

Seconded by Patsy Waterfall.

Motion passed unanimously. Vote 5-0. Chair Majewski did not vote.

HPZ 06-68 Jenson/Casteix-Demolition/New Construction; 501 East 1st Street (West
University Historic Preservation Zone)

Presentation by architect, David Wilson, on the demolition of a perimeter wall and construction of a new two-story second dwelling unit in the rear yard of the property. Expanded discussion on the proposed windows on the west elevation of the building which faces North 3rd Avenue. A building setback modification is requested by the architect. Other elements discussed included the proposed windows (wood), proposed garage doors, colors, location of mechanical and installation of solar panels on the roof.

The architect and property owner both agreed to return to the plans review subcommittee meeting on Thursday, December 14, 2006, with a revised proposal for the windows and design of the atrium entryway along North 3rd Avenue.

HPZ 06-69 Ablin-Addition; 630 East 1st Street (West University Historic Preservation Zone)

Proposal by the property owner to construct a new addition to the rear of an existing contributing historic residence. Commissioners requested a 4-5 course brick face be installed along the stem wall of the new addition to be consistent with the existing single-family dwelling. It was recommended that the existing brick on the existing dwelling NOT be stuccoed. Discussion on the existing addition (nook). Recommendation to stucco the existing addition with a 4-5 course brick face to be consistent with the same element on the new addition.

Motion by Demion Clinco to recommend approval as proposed with the following conditions: 1) Install 4-5 course brick face stem wall feature on the existing addition (nook) and the proposed new addition; 2) Waive building setback requirement for the addition; 3) Window sills on the addition to match those on existing residence; 4) Existing addition (nook) to be stuccoed and painted; 5) All windows to be wood double-hung and doors to be wood, and; 6) Colors and roof materials as proposed (samples).

Seconded by Patsy Waterfall.

Motion passed unanimously. Vote 5-0. Chair Majewski did not vote.

3. Current Issues for Information/Discussion:
 - a. Minor Reviews: HPZ 06-66 Islas-Windows/Door; 815 South Bean Avenue (Armory Park Historic Preservation Zone)
 - b. Appeals: No appeals at this time.
 - c. Zoning Violations: Continued attempts are being made by telephone and next by letter to the property located at 837 North 7th Avenue in the West University Historic Preservation Zone regarding installation of aluminum windows and exterior finish of the rear porch.
 - d. Projects in Progress: Demolition plans for Phase II of the project located at 5301 East Fort Lowell Road in the Fort Lowell Historic Preservation Zone have been submitted and a tentative meeting date for on-site review is Wednesday, November 15, 2006.
4. Meeting adjourned at 2:47 pm