



**CITY OF LAKE OSWEGO**  
**Historic Resources Advisory Board Minutes**  
**March 14, 2012**

**Approved**

**1. CALL TO ORDER AND ROLL CALL**

Chair Jeannie McGuire called the Historic Resources Advisory Board (HRAB) meeting to order at 7:00 p.m. in the Municipal Courtroom of City Hall, 380 A Avenue, Lake Oswego, Oregon.

Members present: Chair Jeannie McGuire; Vice Chair Craig Foster; Kasey Holwerda; and Holly Rodway (arrived late)  
Members excused / absent: Tim Mather; Lisa Leahy; and Donald Ross  
Council Liaison: Mike Kehoe (not present)  
Staff: Paul Espe, Associate Planner/Staff Liaison  
Guests: Rick Cook; Gregory Monahan, SAB; Susanna Kuo; and Tia Ross

**2. APPROVAL OF MINUTES**

The Minutes of December 12, 2011 and January 11, 2012 were amended and adopted by unanimous vote.

**3. CITIZEN COMMENT REGARDING FUTURE AGENDA ITEMS**

None.

**4. PETITIONS AND COMMUNICATIONS**

4.1 New HRAB Liaison: Mike Kehoe

Chair McGuire stated that since Mr. Kehoe had not been able to attend a meeting yet, she was going take him a couple of agendas and bring him up-to-date on what the Board is doing.

4.2 Sundeleaf Home Tour: Saturday, May 19, 2012

Ms. Rodway said that Oswego Heritage House Committee identified six Sundeleaf homes that have been verified for the tour. Approximately 25 additional Sundeleaf properties will be noted as drive-bys. She passed around a signup sheet for any HRAB members who would like to be involved as hosts offering information at the sites.

Ms. Rodway mentioned that the Chamber told her the Board can put historic sites on their map. She wondered if the Board might want the Iron Heritage Trail on this map as well in order to advertise the trail. If the Chamber is willing, the members thought this was a good idea.

#### 4.3 Oswego Iron Heritage Trail Bike Ride: Sunday, May 6, 2012

The Mayor is coordinating with others to get this event going.

#### 4.4 Preservation Conference "Fertile Ground, Planting the Seeds for Restoration": April 16-28, 2012

The date for this conference is actually April 26-28, 2012. Mr. Espe stated that anyone who wants to attend should let him know as soon as possible.

#### 4.5 Farmer's Market: June 23, July 21, August 25, and September 15

Mr. Espe sent around a signup sheet to the Board members. The Board has a booth at the Farmer's Market and answers questions, passes out a map of landmarks, and sells Furnace XMAS ornaments among other things. Chair McGuire informed Mr. Cook, Mr. Monahan, and Ms. Kuo that they were also welcome to help.

#### 4.6 Worker's Cottage Future Uses City Council Work Session March 20, 2012

Mr. Espe said this work session has been postponed. A new date has not yet been scheduled.

Chair McGuire added a new Communications agenda item. She stated that expired term members of the Board are still Board members until a replacement is appointed. This is a city policy. That is why Tim Mather and Lisa Leahy are still considered Board members even though they are no longer participating.

### 5. NEW BUSINESS

#### 5.1 Preservation Month, Merit Award, House Plaques, Speaker Series, Glass Display Case, and Other Public Outreach

- Chair McGuire stated the merit award is still being worked on.
- Mr. Espe said that no one has requested a house plaque, but he will be sending out something to ask if anyone would like to have one.
- Mr. Espe stated that "Speaker Series" could be removed from this agenda item, as it will be discussed in agenda item 5.3.
- Mr. Espe said they can use the whole display case if they want. They could highlight Sundeleaf and the trail.
- An LDL appreciation party is going to be set up, however, it is hard to do in May. It will be scheduled for a time later this year.
- Ms. Kuo said the public outreach will be the same day as the bike ride. They will need four people to staff it.

#### 5.2 Oswego Iron Heritage Trail Brochures, Bike Ride Furnace Tour, School Curriculum, Blast House, Managing the Press, Trail Maintenance, and New Features

- Ms. Kuo said a temporary brochure for the trail only contains a map which will be fine for now. Around 10,000 copies of the official brochure will be printed in the next budget cycle. She said they would need to have some brochures for the May 6 events and that the trail sign was installed today.
- The Bike Ride was discussed earlier in this meeting.
- Mr. Espe stated that they want to make sure the school system incorporates the trail in the curriculum. Ms. Kuo said that she would draft a letter to send

with some brochures to be sent to all the elementary schools.

- Blast House – Ms. Kuo said she has two concerns: 1) the erosion from water under Main Street where a chunk of the Blast House foundation is now gone; and 2) extensive plantings when the park was redeveloped. The plantings are making it difficult to perform a historic investigation. Mr. Espe suggested she talk to Kim about this.
- Mr. Espe suggested the Board be more careful about what is distributed to the media, and have a plan in place which has been discussed prior to anything being released.
- A subcommittee will probably be formed to determine new trail features.

### 5.3 Real Estate Agency Outreach (Craig Foster)

Mr. Foster said the Board will be making a presentation to the real estate offices. However, until then, he thought a copy of the current LDL inventory should be in every real estate office. If each branch manager has a copy, a real estate agent can go to the manager and check the list to see if a particular property is on it. This will raise awareness to the listing agents selling historic properties and eliminate errors in representing the property. He will work with Mr. Espe to in drafting a letter for distribution.

Mr. Monahan suggested they also include a list of historic resources like the Iron Mountain Trail, which cannot be treated like other trails. They need to be proactive – he thought it would be helpful if a person in Parks and Rec was a historic liaison. It was suggested that perhaps Kim should be invited to a meeting so the members could talk to her about this.

Mr. Espe thought that instead of having Kim come in cold, something should be drafted to her explaining what the Board thinks should happen to historic resources. They could also draft potential language that could go into the plan regarding structures. It was suggested that the Board begin sending Parks and Rec a copy of the minutes of their meetings. Discussion will continue at the April meeting.

### 5.4 16697 Maple Circle (Everglades Property)

Chair McGuire asked if anyone knew anything about activity on that property. Mr. Foster said the listing was cancelled.

Mr. Foster wanted it on record that he was concerned because every time a property is listed for sale it seems to trigger a reaction from HRAB, as if the owner does not have the right to sell. An inappropriate reaction to the listing can often negatively interfere with the real estate transaction. He said these are private properties and they have to go through the normal channels. Mr. Foster was told that the Board members were concerned about this particular property because it has a lot of restrictions.

### 5.5 Pending Land Use Actions:

- Major Alteration: 1125 Maple Street (Black House); Scheduled for DRC Monday, March 19, 2012

Chair McGuire stated that she would be attending the DRC. She read a letter to the Board that she wrote after she was asked for any other information the HRAB wanted to put forth about this property. The HRAB is approving this alteration.

- 7-Lot Subdivision: 3811 Carman Drive (Waters Carman Farm) 6-Lot Subdivision; Thursday, March 9, 2012

Chair McGuire said the developers abandoned the project after receiving the the

information from staff at the pre-application meeting. It would be difficult for them to build on this property given that the previous land use approval restricted further development on the property. The Board wishes to continue monitoring the property for any future development activity.

Chair McGuire stated that the Lake Oswego Preservation Society is nominating Carman House to the Historic Preservation League of Oregon's Most Endangered List of 2012 and that she was asked to provide "local support" for this project. Mr. Espe said the Board is a potential land use decision-maker in terms of demolishing and removal of historic designations and he was concerned about ex parte contact if the Board appeared to be for or against a particular project. The Board discussed how to respond to the request. Ms. Holwerda said she would draft an email response to the request giving this factual statement of what the Board does: "HRAB is the governing body dealing with City historic landmarks and would be the contact group for anyone that needed information about this city landmark". All the members agreed with this suggestion.

## **6. OLD BUSINESS**

### **6.1 Luscher Farms**

Chair McGuire reported on the meeting she attend with the Chairs of the other City Boards and Commissions regarding Luscher Farms and the Ressekh Property. Board Chairs and Co-chairs from several committees met Friday and discussed Luscher Farms in relationship to what the Council did at its meeting on February 21, 2012. The Council decided they want to go ahead and develop a plan for the Luscher Area Master Plan (LAMP), which includes a ball field and tennis center. Bruce Brown who is other SAB co-chair is an architect working with the Council and Parks Department to develop a better plan for the ball field and parking lot. The Chairs will meet again on March 24 to review the plan.

Ms. Ross said she went to a Stafford Hamlet meeting and found out they are part of LAMP. She stated that she would be willing to continue attending the Hamlet meetings and bring back information to the Board.

The Board members were interested in finding out Metro's direction regarding this property.. Mr. Cook said he would send Chair McGuire the email he got from Tim O'Brien, the lead planner for Metro. There will be meetings so people can testify and requirements will be discussed.

### **6.2 Inventory and Database Update**

Mr. Espe said that Erin showed interest in entering some of these properties. He wants to get a volunteer/staff group together. Erin offered to work with an intern.

### **6.3 Remaining LDL Invitation Letters**

Chair McGuire said she wanted to leave this item on the agenda.

### **6.4 Headgate Interpretive Material**

Chair McGuire contacted Kim Gilmer back in January to ask if her design group would be the designer for Headgate Interpretive Material. She has not received a response yet so she resent the letter today. She will hopefully have more information at the next meeting.

## **7. UPDATES**

### National Register Plaques & Historic Museum Street Signage

Mr. Espe said the national register plaques will be installed soon and the Museum site signage will be installed before May.

A motion was made and seconded to remove Lisa Leahy from the Board due to lack of attendance. The motion was unanimously approved.

## **8. ADJOURNMENT**

The next meeting was scheduled for Wednesday, April 11, 2012. There being no other business Chair McGuire adjourned the meeting at 8:55 p.m.

Respectfully submitted,

Paul Espe  
Associate Planner

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