

MINUTES
MASON COUNTY HISTORIC PRESERVATION COMMISSION

February 14, 2013
Mason County Building 9, Conference Room

Members Present: David Corliss, Rick Calvin, Stan Graham, Brian Avery, and Marty Harrell

Staff: Michael MacSems

Guests: Steven Rose, Judy Scott, Justin Cowling, Mike Olsen, Bob Cannon, Melody Peterson, Diane Burch, and unidentified man from Allyn.

I. CALL TO ORDER

Meeting was called to order at 2:00 p.m.

Mr. MacSems introduced Mindi Brock of the Mason County Planning Department, who had volunteered to take the minutes.

Minutes from the January 10 and the January 15 Special Meeting were reviewed. A motion was made by Mr. Avery to accept the minutes, seconded by Ms. Harrell and carried unanimously.

II. NEW BUSINESS

Application Review

Reviewed application from Steven Rose to fill vacant seat. Mr. Graham asked Mr. Rose if he could finish filling out the application or if he could verbally answer the question left blank. Mr. Rose commented that there were no financial or professional conflicts of interest that would affect his influence with the Historic Preservation Commission. Mr. MacSems said that he would correct the application and write in Mr. Rose's comment. Mr. Calvin stated that he could not vote since he knows Mr. Rose personally. Mr. Avery made the motion to accept the application of Mr. Rose. Ms. Harrell seconded, the motion passed unanimously.

Mr. MacSems noted that the recommendation to accept his application would be presented at the Board of County Commissioners meeting for approval on March 5. Mr. Rose could be seated at the next Historic Preservation Commission (HPC) meeting on March 14.

Inter-Local Agreement to share funds with the City of Shelton Historic Preservation Commission

Shelton City Commissioner Mike Olsen spoke with the Commission on behalf of the Shelton Historic Preservation. Mr. Olsen stated that an agreement between the City and the County would be a good way to solicit funds and would help in obtaining grants, but would not affect the county's budget. He also stated that he appreciated the level of support from the HPC. The Commission talked about a clean process and what the best method would be in how to approach the subject under an agreement. Mr. Calvin noted that they should develop a program. Mr. Graham asked Mr. Olsen if it was possible for him to talk with the City Attorney about drafting an agreement. Mr. Olsen agreed and said that he would ask the City Attorney to write a draft proposal and have something to review at the next meeting.

Sargent Oyster House Nomination to the Historic Registry

History: Washington State Dept. of Fish & Wildlife (WDFW) acquired the property through a grant and wants the land restored to the original habitat. The Port of Allyn wants to see the Oyster House restored. The Commission agreed to have a public hearing due to the ownership issue with the building for possible nomination to the Historic Registry.

Judy Scott with the Port of Allyn came in support of the Sargent Oyster House and commented that it has a great deal of history and connection with the community. Mr. Graham asked what kind of shape the building was in. Ms. Scott said she was told by consultants that the building was restorable. Bob Cannon with the Washington State Dept. of Fish & Wildlife (WDFW) explained that the building was purchased in the early 90's with the understanding that the property would be restored to its natural habitat. They have a permit and will be removing the bulkhead in 3 – 4 weeks. He also stated that the building has a leaky roof, windows are missing, concrete is in poor condition, and the building is unsafe. He went on to explain that the goal is to restore the shoreline and they do not support putting the Oyster House on the Historic Register. Ms. Scott asked if the bulkhead could remain in order to restore the building. Ms. Scott also asked what kind of affect would this have on the oyster beds by removing the bulkhead. Mr. Cannon commented that the natural function of the habitat would be better.

It was discussed by the Commission if the Oyster House should be put on the Register. A poll was taken and it was determined that the Oyster House could be on the Historic Register if the two parties could agree and find a resolution. It was determined by the Commission that the Oyster House did not qualify to be placed on the Historic Registry due to ownership issues, but could be resubmitted again, if revised. Mr. Cannon commented that the WDFW cannot say they are going to remove the building while continuing to work. They are on a timeline with a grant through the Regional Salmon Enhancement Group.

Mr. Calvin made a motion to reject the Oyster House be placed on the Historic Registry based on ownership as owners do not consent to have it on the register. Ms. Harrell seconded. Motion carried with a vote of 4 to 1.

III. OLD BUSINESS

Malaney - O'Neil House

Announced that it is now on the Mason County Historic Registry.

Mason County Historical Society Heritage Grant Update

It was discussed in detail by the Commission that they need to determine how to address the gift of Public Funds issue on the Skyline Theatre sign restoration property pending the Heritage Grant. Mr. Graham suggested they add a clause to the current regulations stating that the sign must stay on the property or it becomes property of the County. Mr. Calvin asked if it was possible to draft something to determine what would be most appropriate. Possibly ask the Public Attorney and then readdress the application. Mr. Graham thought that the sign should stay with the property, stating it would be a binding agreement. Mr. MacSems noted that what the HPC determines needs to be amended and added to the Grant Guidelines. Mr. Graham volunteered to draft something for the next meeting to be reviewed. Grant applicant, Justin Cowling of the Mason County Historical Society said that he would work with the property owner on this.

No motion was passed.

Maritime Resource Survey Project

It was announced that the Board of County Commissioners awarded Aqua Terra Cultural Resources Consultants the project. Mr. Graham will write a letter to Rhonda Foster of the Squaxin Tribe addressing her concerns.

Historic Registry Plaques

It was discussed that the City of Shelton owns their plaques and the homeowners have signed an agreement to display them. Mr. Graham explained that he was quoted \$6000 to cover all properties on the Registry plus 5 more. It was discussed in detail if the plaques should be uniform or if the HPC should be purchasing the plaques at all. Mr. Graham commented that the cost was too expensive.

No motion was passed.

Brochure

Mr. Corliss submitted a draft of the brochure. He explained that it was still a work in progress and added that there were modifications to be made. He will add an image of the High Steel Bridge to the background fading out on the front side. Mr. Graham suggested the image of the plaque and the Dalby Waterwheel be added as a watermark to the inside. Mr. Corliss asked Mr. MacSems to check the contact information on the back panel, especially the fax and email. Mr. MacSems will find out if it is possible to get a general email of "hpc@co.mason.wa.us" and have it link to his current email.

Historic Preservation Month 2013

Mr. Corliss asked the Commission if they were interested in participating at Allyn Days the third weekend in July. The HPC discussed the need for a banner, printing of brochures, flyers and advertising. Mr. Avery agreed to find out if there is any additional cost to insert a flyer in to the newspaper.

Motion made to spend \$700 to cover the cost of advertising, news release and entry fee for Allyn Days. Motion passed unanimously.

Motion made to spend up to \$700 for Historic Preservation Month Flyers. Motion passed unanimously.

Motion made to spend \$600 for 500 brochures. Motion passed unanimously.

Motion made to spend up to \$300 for a 4' x 4' square vinyl banner with grommets to use in booth at Allyn Days. Motion passed unanimously.

IV. OTHER COMMISSION DISCUSSION

Correspondence

- Received an email from Aqua Terra
- Note received from the Washington State Parks Foundation expressing appreciation for extending the Heritage grant deadline.

Next Meeting Date: March 14, 2013

Meeting adjourned at 4:19 p.m.