



**REGULAR MEETING MINUTES
OF THE
TULSA PRESERVATION COMMISSION**

**Thursday, June 11, 2009, 11:00 a.m.
175 E. 2nd Street, 10th Floor North Conference Room
Tulsa, OK 74103**

- 1. Roll Call** – Vice-Chair Sober called the Regular Meeting to order at 11:09 a.m.

Members Present:

Vice-Chairman Bob Sober, Arts Commissioner;
Mary Lee Townsend, Professional Historian;
Elizabeth A. Wright, Planning Commissioner;
Secretary, Paula Wood, Professional Tulsa Public Schools Rep.;
Bob Winchester, Professional Banker;
Matt King, Professional Architect;
Kristen Bergman, Building Owner, Non-Residential; &
Anne Pollard, Community Group Resident;

Members Absent:

Chair, Barbara Smallwood, Community Group Resident;
Charles Gilmore, Professional Developer;
Jim Turner, Community Group Resident;
Breniss O'Neal; Community Group Resident;
Robert Shears, Professional Landscape Architect;
Jack Hodgson, Professional Real Estate Broker; &
Pamela Curtis, Community Group Resident;

Others Present:

Patrick Boulden, Fannie Warrior, Ed Sharrer, Amanda DeCort, Cathy Ambler,
Lynda Schwan, David Breed & Ryan Smith.

2. Approval of Minutes of Previous Meeting of Regular Meeting Minutes for May 14, 2009;

Vice-Chair Sober asked if anyone would like to make a motion to approve the Regular Meeting Minutes for May 14, 2009.

Commissioner Townsend made a motion to *Approve* the Regular Meeting Minutes for May 14, 2009 with minor corrections. Commissioner King seconded.

Vice-Chair Sober asked for roll call to be announced.

By a show of hands, all “In Favor” of the motion to Approve the May 14, 2009 Regular Meeting Minutes with minor corrections:

- (1) Vice-Chair Sober;
- (2) Secretary Wood;
- (3) Mary Lee Townsend;
- (4) Kristen Bergman;
- (5) Bob Winchester;
- (6) Matt King; &
- (7) Anne Pollard;

All Opposed:

None;

All Abstaining:

- (8) Elizabeth Wright;

All not present during this vote:

None.

The motion was **Approved by Majority** by members present and voting.

3. Consideration of Sixth Street National Register Nomination

Architectural Historian Lynda Schwan from the Oklahoma State Historic Preservation Office (SHPO) in Oklahoma City gave a brief presentation on the Commission’s role in the National Register Nomination review process as required by federal law. She stated that the Commission, as a Certified Local Government through the SHPO and National Park Service, always reviews each National Register Nomination within the City of Tulsa. After the Commission has made its recommendation and the Mayor of Tulsa signs off, the Nomination goes to the State Review Board. The State Review Board reviews nominations quarterly and recommends approval to the National Park Service. Property owners and the

general public are able to provide input at the Commission's meeting, at the State Review Board meeting, and to the National Park Service.

Ms. Schwan stated that after National Park Services receives the nomination that it may take up to 90 business days before a final determination is made. Ms. Schwan answered questions from the Commission regarding the procedures of the nomination.

Preservation Consultant Cathy Ambler gave a brief presentation on the Sixth Street National Register Nomination which she prepared. Ms. Ambler also answered questions from the Commission about the nomination.

After Ms. Schwan and Ms. Ambler gave their presentations and answered questions from the Commission, Vice-Chair Sober asked the Commission if anyone would like to make a motion to consider the Sixth Street National Register Nomination. Commissioner Bergman made a motion to recommend nomination of the Sixth Street Historic District to the National Register of Historic Places. Commissioner Wood seconded. Vice-Chair Sober asked for roll call to be announced.

By a show of hands, all "In Favor" of the motion to recommend nomination of the Sixth Street Historic District to the National Register of Historic Places:

- (1) Vice-Chair Sober;
- (2) Secretary Wood;
- (3) Mary Lee Townsend;
- (4) Kristen Bergman;
- (5) Bob Winchester;
- (6) Matt King; &
- (7) Anne Pollard;
- (8) Elizabeth Wright;

All Opposed:

None;

All Abstaining:

None;

All not present during this vote:

None.

The motion was **Approved Unanimously** by members present and voting.

4. A. Historic Preservation Committee

i. Announcement of Conflict of Interest

Vice-Chair Sober asked the Commission if anyone had a conflict of interest with the Certificate of Appropriateness (COA) request that has been brought before the Commission today. No one responded to having a conflict of interest with the proposal.

ii. Application for Certificate of Appropriateness

1. 1860 E. 17th Street (Yorktown)

Applicant: Rob Baumgarten

Request: Widen existing shared driveway 5' to the west with plain poured concrete to match existing materials.

COA Subcommittee Complete Application Date:
06-09-2009

Mr. Sharrer presented Rob Baumgarten's Certificate of Appropriateness application to the Commission for a final review. Mr. Sharrer stated that Mr. Baumgarten plans to widen the existing shared driveway 5' to the west with plain poured concrete that will match the existing materials; and that the total width of the driveway will be 9 feet.

Photographs and drawings were available for review and a slide presentation was shown of the property in the Yorktown Historic District.

Mr. Sharrer read the guidelines for Mr. Baumgarten's proposal under *Additions* for this district.

Mr. Baumgarten was unable to attend the meeting, although the Commission complimented Mr. Baumgarten on his project.

Vice-Chair Sober gave the report of the recommendation from the COA Subcommittee on Mr. Baumgarten's application.

Vice-Chair Sober stated that the COA Subcommittee considered Mr. Baumgarten's application to be complete at the June 9, 2009 meeting. He stated that the COA Subcommittee recommended by a unanimous vote to *Approve* Mr. Baumgarten's proposal based on the appropriate design guidelines; and that he would like to make a motion to approve Mr. Baumgarten's application with no conditions.

The motion was seconded by Commissioner Winchester.

After further review of the application, Vice-Chair Sober asked for roll call to be announced.

By a show of hands, all “In Favor” of the motion to *Approve Rob Baumgarten’s application with no conditions:*

- (1) Vice-Chair Sober;
- (2) Secretary Wood;
- (3) Mary Lee Townsend;
- (4) Kristen Bergman;
- (5) Bob Winchester;
- (6) Matt King; &
- (7) Anne Pollard;
- (8) Elizabeth Wright;

All Opposed:

None.

All Abstaining:

None.

All not present during this vote:

None;

The motion was **Approved Unanimously** by members present and voting.

The Tulsa Preservation Commission Approved Rob Baumgarten’s proposal based on guidelines under Section VIII B, Building Site, B.1.1.2 for Additions to Existing Residential Structures for the Yorktown District.

5. Amendment to City of Tulsa Ordinance - Quorum Requirement

Ms. DeCort stated that a request has been brought before the Commission to remove the professional requirement quorum of four (4) professional members from the Historic Preservation Ordinance, Chapter 10A Section 1052-J of the City of Tulsa Zoning Code.

After the Commission discussed this matter in more detail, Commissioner Bergman made a motion requesting that staff prepare a letter to Tulsa Metropolitan Area Planning Commission

(TMAPC) to hold a public meeting to consider removing the professional requirement quorum in Chapter 10A of the City of Tulsa Zoning Code. Ms. DeCort responded by stating that she will prepare such letter for request. Commissioner Wright seconded the motion.

By a show of hands, all “In Favor” of the motion to *Approve* staff to prepare a letter to TMAPC requesting to remove the professional requirement quorum in the City Ordinance:

- (1) Vice-Chair Sober;
- (2) Secretary Wood;
- (3) Mary Lee Townsend;
- (4) Kristen Bergman;
- (5) Bob Winchester;
- (6) Matt King; &
- (7) Anne Pollard;
- (8) Elizabeth Wright;

All Opposed:

None.

All Abstaining:

None.

All not present during this vote:

None;

The motion was ***Approved Unanimously*** by members present and voting.

B. Rules & Regulations Committee

No report.

C. Outreach Committee

Outreach Committee Chairperson Kristen Bergman reported that she will be sending out an email about moving the meeting date for next week.

Chairperson Bergman reported that Bob Yapp will speak on neighborhood preservation at the Preservation Open House to be held in Swan Lake on September 12th. Mr. Yapp will also lead three workshops on wooden window repair. She stated that the committee is in the process of planning the Open House Event.

6. Chair Report

Vice-Chair Sober reported that Oklahoma's 21st 3-day Annual Statewide Preservation Conference from June 3rd to 5th at the Quartz Mountain Arts & Conference Center in Lone Wolfe, Oklahoma was a successful and excellent event. He stated that the Tulsa Preservation Commission received an award that was appreciative; and over 400 people attended the conference last week which was a record. He thanked all the Commissioners and staff members who attended the conference and those who participated in the event.

One of the Commissioners added that Mount Zion Church also received an award; and that 47 members from Mount Zion attended the event to witness receiving the award.

7. Staff Report

The June Staff Report was distributed to the Commission prior to this meeting by email for review.

Ms. DeCort stated that with additional CLG funds from SHPO, TPC staff is starting the process of updating the neighborhood booklets that have long been out of print. She stated that due to the City of Tulsa's budget woes, staff will place each neighborhood booklet on the website so that the information can be downloaded instead of bearing the cost of reprinting them.

8. Absence Report

No report.

9. New Business

Under the Open Meeting Act, this agenda item is authorized only for matters not known about or which could not have been reasonably foreseen prior to the time of posting the agenda or any revised agenda.

The Tulsa Downtown Living Tour will be held on June 27th and 28th.

Vice-Chair Sober stated that only one (1) more week was left in the PLANiTulsa Survey period. He asked everyone to please complete the survey if you haven't already; and to encourage others that haven't. He stated that the last day to fill out the survey will be June 18th; and that the survey forms are located on the PLANiTulsa website at www.PlaniTulsa.org. He asked everyone to please help plan Tulsa's future.

10. Other Business

This agenda item is reserved for public comment or presentations to the TPC.

a. Hazard Mitigation Plan – David Breed

David Breed presented information to the Commission on creating a Historic Preservation section for Tulsa's Hazard Mitigation Plan. He stated that a team led by Ron Flanagan & Associates has received a grant from FEMA to create the first ever Historic Preservation component for a Hazard Mitigation Plan. The plan will create mitigation measures and procedures to follow in the event of a catastrophe such as a winter storm, wildfire, flood, dam levee break, or tornado.

Mr. Breed stated that the recommendations for the plan will be available in fall of this year. He stated that the Historic Preservation component of the plan will be brought before the Commission for review. He added that they all want to be able to respond in the most effective way if there is a disaster.

Vice-Chair Sober thanked Mr. Breed for his efforts in sharing this plan with the Commission.

11. Adjournment

There being no other business, Vice-Chair Sober adjourned the meeting at 12:20 p.m. The Regular Tulsa Preservation Commission Meeting of June 11, 2009 was recorded; and the Meeting Minutes for this meeting were transcribed by Fannie Warrior.

Note: Please notify Mrs. Warrior by e-mail at Fwarrior@ci.tulsa.ok.us that you have received the information forwarded to you. Project plans will be available at the Planning Department office for review.