

Minutes

Mason County Historic Preservation Commission

September 14, 2017

**Mason County Department of Health Meeting Room
415 N. 6th Street
Shelton, WA 98584**

Members Present: Ed Huber, Marty Harrell, Stephanie Neil, Steve Rose, and Rick Calvin

Members Absent: David Willard

County Staff: Michael MacSems and Marissa Watson

I. Call to order

Roll Call- Mr. Calvin called the meeting to order at 2:01 p.m.

Review and Approve Minutes from July 13th and August 10th – Ms. Harrell made a motion to approve the July 13th, 2017 minutes as presented. Mr. Rose seconded the motion, all in favor, motion carried.

Ms. Harrell made a motion to approve the August 10, 2017 minutes as presented. Mr. Huber seconded the motion, all in favor, motion carried.

Correspondence-

- August Historical Society Newsletter
- Harstine Island Community Club flyer
- August Issue Washington Trust for Historic Preservation

II. New Business

Announcements – Mr. MacSems said that Sandy Murphy has applied to add the Jarrell's Cove Cemetery, on Harstine Island, to the Mason County Historic Registry. The public hearing will be conducted at the November, 2017 HPC meeting.

William Busacca on Reconsideration of a Request for a Resolution in Support of the Shelton Railway and Roundhouse Project – Mr. MacSems said he had no communication with Mr. Busacca in the last month and that he would remove this item from the agenda for now.

Mr. Calvin said that if Mr. Busacca wished to come back that the HPC would be happy to review the language that Mr. Busacca provided previously, or will provide in the future.

“The Mason County Historic Preservation Commission supports the efforts to save the historic Simpson roundhouse and trackage out to Mill 5 for the benefit of the City of Shelton and Mason County”.

Other (if any) – Mr. Calvin started a discussion about a Historic Preservation Event to be held in May 2018. He believes that the HPC should start planning now to gauge interest and be prepared in time. In regards to the event, he mentioned a few ideas such as a roundtable event, partnering with the City of Shelton HPC, and will bring an outline to the October meeting. He said that he could start sending emails to interested parties that he had from previous events. This would give the HPC an idea of how much interest and participation they might expect.

Old Business

Summer 2017 Heritage Grant Status Update – Mr. MacSems told the HPC that the Heritage Grant contracts had been signed by the Board of County Commissioners and were ready for the grant recipients to sign.

Discuss proposed Public Benefit Ratings property tax program – Ms. Neil mentioned that the document was complex, but she did like the language on the historic and archeological sites. She did have some concerns but they were not related to historic preservation.

Mr. Huber asked how Public Benefit was defined in the document. Ms. Neil replied that the document as a whole seems to be attempting to define Public Benefit, but there is also a definition on Page 2 of the document.

Mr. Calvin mentioned that it would be beneficial for the Comprehensive Plan and the Public Benefit Rating System’s document to mirror the same language.

At this point Mr. Calvin started talking about the Comprehensive Plan, see discussion in appropriately titled section.

Ms. Neil was curious as to how the Public Benefit reduction in taxes and the Special Valuation, found in the HPC’s Ordinance, would work together or if they would.

Mr. Huber mentioned that at the last meeting they had decided to look at Page 6 G. of the document for revisions and to send those revisions on to Paula, Mason County Planning Manager. His concern was consistency with the HPC’s own Ordinance.

The group had a discussion on Special Valuation and its application for buildings, not sites. Ms. Neil commented that Special Valuation had more to do with structures whereas the Public Benefit Rating System seemed to be based more on sites. With that said, it was generally agreed that the Special Valuation program should continue to be a program outside of the Public Benefit Rating System. Mr. Calvin mentioned that the Special Valuation is already provided for in the RCW

and that it becomes an option if the County decides not to provide tax relief through the Public Benefit Ratings System.

Mr. MacSems asked the group if they wanted to endorse or provide comment on the Public Benefit Rating System. Ms. Neil stated she was fine with the document in terms of the historic and archeological language, she asked if section G. on Page 6 fits with the HPC's objectives. Mr. Calvin mentioned that the document did include language on historic/cultural landscapes. The group did not voice any objections. They agreed that putting the term Traditional Cultural Properties in the glossary of the Public Benefit Ratings System was not necessary.

HPC discussed archeological sites and what determined which sites got listed on the Registry. Mr. Huber mentioned Page 11 and the topic of outreach to the public regarding sites that fall within the parameters of the Public Benefit Rating System document. Ms. Neil believed that not all properties listed in the rating system would fall under the jurisdiction of the HPC to provide outreach on.

The Historic Preservation Commission has reviewed the Public Benefit Rating System, in regards to historical preservation, and concur that they have no additional comments.

Status of County Historic Preservation Ordinance Update (if any) – Mr. Calvin had no further information at this time.

Comprehensive Plan Update (if any) – Mr. Calvin talked about viewing the revised Comprehensive Plan online and that the layout was different from the version they had been reviewing and making their comments on previously; he was having a hard time finding where the HPC's suggestions had been added. Mr. Calvin asked Ms Watson for a copy of the HPC's revisions that he had handed out at the June 20, 2017 Joint Meeting. Ms Watson will retrieve a copy for Mr. Calvin after the meeting adjourned.

Discuss the Inventory of County Owned Historic Properties – Mr. Calvin mentioned that Mr. MacSems had sent everyone an email with the list of properties. It was a large document in pdf format. Ms. Neil mentioned that Excel format would allow them to filter out the applicable properties of interest to this commission. She also stated that she would need time to review the document before further comment.

Website Update (Creating an On-Line MCHPC Calendar) – Mr. MacSems asked if there were any calendar items. Mr. Calvin said that the grant cycle dates and May preservation month information could be added to the calendar.

Other (if any) – Mr. Calvin brought up the Old Belfair Cemetery and Mr. McDonald's concerns. Ms Neil reiterated that she had spoken with Mr. McDonald and that he informed her that he may be contacting the Department of Archeology. Mr. Calvin asked if the cemetery had been disturbed recently. Ms Neil mentioned that in the 1950s, 60s, and 70s headstones had been taken. In the 1990s a developer wanted to put storage units on a section of the site, but had to

stop due to an archeological survey and monitoring, the work was never completed. Ms. Neil believed nothing had been done recently on the site, but also said the exact location of the cemetery on the site is not known. Mr. Calvin asked if the group had performed their due diligence in regards to the topic, there was general agreement that it was the property owner's responsibility at this point in time.

III. Other Commission Discussion

Financial Statement- Mr. Calvin mentioned that there wasn't a quarterly statement. HPC review statement and no further comments.

IV. Next Meeting Date October 11, 2017

V. Adjournment

At 3:12 p.m. Ms. Harrell made a motion to adjourn. Motion seconded by Mr. Rose. All in favor, meeting adjourned.