



Fort Lowell Historic Zone Advisory Board
Tuesday, March 1, 2022, at 5:30PM
Virtual Meeting

Meeting Minutes/Legal Action Report

1. Call to Order/Roll Call

Members Present: Michael Bell, Elaine Hill (Co-Chair), Mary Lou Fragomeni, Carol Maywood, and Chris Jech (Co-Chair)
City Staff Present: Jodie Brown
Guests Present: Jannie Cox, Gary Olson, and David Pietz
A quorum was established, and the meeting was called to order at 5:34PM.

2. Approval of Minutes/LAR: January 25, 2022

A motion to approve the Minutes was made by Bell and seconded by Jech. The motion passed with a vote of 5-0.

3. Reviews

a. 5401 E Presidio Road

Renovate existing bathroom and construction bedroom addition.
Courtesy Review/Non-Contributing

Jannie Cox, the homeowner, presented the project.

Board members had a number of questions/comments about the proposed project.

- The brick wall that you are proposing to move isn't a perimeter wall?
 - No, it is a wall of the house.
- Will the color be the same?
 - Yes, the parapet, the color, everything will be the same.
- What will the windows be?
 - They will match the existing house.
- Is there a picture window on the house?
 - Yes.
- The French door comes into a hallway, and it is awkward. You should consider flipping the window and the French doors to access the patio.
 - Double doors will access both patios.
- Does the new bedroom include a kitchenette?
 - Just a sink and a microwave.
- Suggest that when you submit the application you include photos of the existing windows and doors.

b. 5230 E Fort Lowell Road

Window repair

Courtesy Review/Individually Listed on National Register, Historic Landmark

The project was presented by Gary Olson. He went through several items that need to be addressed at the San Pedro property. Board members had questions/comments. The proposed work included:

- There are 2 out of 9 chapel windows that have been damaged by termites. They are proposing to dig out the damaged materials and use liquid wood/wood epoxy to fill and reshape. The surface will then be stained to match.
 - Are the rails on the windows in good repair? Yes.
 - Everyone should check out the sills.
- Squirrels are digging and the holes need to be filled and a trap needs to be set.
- The roof on the chapel is attached with screws that have pushed out. They need to be drive them back down.
- The Mule Family Ramada needs to have more ocotillo ribs installed.
- An ocotillo fence also needs additional ribs.
- The Adobe House and Ramada has 8"x16" pavers that need to be removed and replaced to mitigate trip hazards.
 - Pavers are just burnt adobe blocks. They are bad material to use for pavers. They deteriorate. We should replace them.
- The rolled roofing on the ramada needs to be repaired. Approximately 8' of the roof overhang and needs to be rebuilt and reinstalled. It is on the southside of the building and is a 20' long 2"x6" rough cut lumber that needs to be replaced.
- The road needs some more gravel.
- Landscaping needs some trimming.
 - Maybe we should contact Barry (Spicer) to opine on the Creosote and what has happened to them. The are possibly receiving too much water.
 - We could have the Historic Landscape Subcommittee of the Tucson Pima County Historical Commission or local people opine on the landscape elements like the trees and roadway.
- A 7' long by 10"-12" high section of adobe at ground level needs to be needs repaired.
- Staff informed the applicant that they would need to complete a Minor review for the work on the ramada and the adobe repair. Staff also agreed to send an email to Steve Grede, chair of the Historic Landscapes Subcommittee, to facilitate setting up a meeting for the chapel.

4. Elections

A motion was made to defer this item by Jech and seconded by Bell. The motion passed with a vote of 5-0.

5. Fort Lowell Historic Zone Inventory Discussion

A motion was made to defer this item by Jech and seconded by Bell. The motion passed with a vote of 5-0.

6. Call to the Audience

None.

7. Staff Updates

Staff updated the board members on the Historical Commission separation and code update.

8. Future Agenda Items—Information Only

No updates.

9. Adjournment

Bell made a motion to adjourn the meeting which was seconded by Maywood. The meeting was adjourned at 6:42 PM.