



Twin Falls Historic Preservation Commission Agenda

Monday, August 16, 2021, 3:00 PM

203 Main Avenue East
Twin Falls, ID 83301

Council Chambers

Members: Samra Culum Chairperson, Doug Baughman Vice Chairperson, Jennifer Shaffer, Ben Woodbury, Lisa Maas, Lisa Buddecke

Council Liaison: Craig Hawkins

- 1) Confirmation of Quorum/Call Meeting to Order
- 2) Consent Calendar
 - a) **ACTION ITEM:** Approval of minutes from the following meeting: August 2, 2021
- 3) Certificate of Appropriateness - None
- 4) Old Business
 - a) **ACTION ITEM:** Project Proposal - Rankings
By: Lisa Strickland, City Planner
 - b) **DISCUSSION:** Lobby Photo Display - Before & After
By: Lisa Strickland, City Planner
 - c) **INFORMATIONAL:** Lobby Photo Display - Idaho Women of Influence
By: Lisa Strickland, City Planner
- 5) New Business
 - a) **INFORMATIONAL:** Historic Preservation Commission Power Point Presentation
By: Lisa Strickland, City Planner
 - b) **INFORMATIONAL:** Certificate of Appropriateness Power Point Presentation
By: Lisa Strickland, City Planner
- 6) Upcoming Meeting(s)
 - a) Special Meeting: September 13, 2021
- 7) Adjournment

Any person(s) needing special accommodations to participate in the above-noticed meeting could contact Kelli Ebersole (208) 735-7267 at least two working days before the meeting. Si desea esta información en español, llame Leila Sanchez (208) 735-7287.

CITY OF TWIN FALLS

PLANNING & ZONING COMMISSION

Public Hearing Procedures for Zoning Requests

1. Prior to opening the first Public Hearing of the session, the Mayor or Chair shall review the public hearing procedures.
2. Individuals wishing to testify or speak before the City Council or Planning & Zoning Commission shall wait to be recognized by the Mayor or Chair, approach the microphone/podium, state their name, and then proceed with their comments. Following their statements, they shall write their name and address on the record sheet(s) provided by the staff. The staff shall make an audio recording of the Public Hearing.
3. A City Staff Report shall summarize the application and history of the request.
4. The Applicant, or the spokesperson for the Applicant, will make a presentation on the application/request (request). No changes to the request may be made by the applicant after the publication of the Notice of Public Hearing. The presentation should include the following:
 - **A complete explanation and description of the request.**
 - **Why the request is being made.**
 - **Location of the Property.**
 - **Impacts on the surrounding properties and efforts to mitigate those impacts.**
5. Applicant is limited to 15 minutes, unless a written request for additional time is received, at least 72 hours prior to the hearing, and granted by the Mayor or Chairman.
6. The City Council or Planning & Zoning Commission may ask questions of staff or the applicant pertaining to the request.
7. The general public will then be given the opportunity to provide their testimony regarding the request. The Mayor or Chair may limit public testimony to no less than two (2) minutes per person.
 - **Individuals are not permitted to give their time to other speakers.**
 - **However, five (5) or more individuals that received written notice of the public hearing may appoint, by written petition, a spokesperson. The written petition must be received at least 72 hours prior to the hearing and must be granted by the Mayor or Chair. The spokesperson shall be limited to 15 minutes.**
 - **Written comments, including e-mail, received by 12:00 p.m. on the date of the hearing shall be either read into the record or displayed to the public on the overhead projector.**
8. Following the Public Testimony, the applicant is permitted five (5) minutes to respond.
9. Following the Public Testimony and Applicant's response, Council or Commission members, as recognized by the Mayor or Chair, shall be allowed to question the Applicant, Staff or anyone who has testified. Responses shall be limited to answering the questions asked. The Mayor or Chair may limit the time permitted for the answer.
10. The Mayor or Chair shall close the Public Hearing. The City Council or Planning & Zoning Commission shall deliberate on the request. Deliberations and decisions shall be based upon the information and testimony provided during the Public Hearing. Once the Public Hearing is closed, additional testimony from the staff, applicant or public is not allowed. Legal or procedural questions may be directed to the City Attorney.

* Any person not conforming to the above rules may be prohibited from speaking. Persons refusing to comply with such prohibitions may be asked to leave the hearing and, thereafter removed from the room by order of the Mayor or Chairman.



Twin Falls Historic Preservation Commission Minutes

Monday, August 2, 2021, 3:00 PM

203 Main Avenue East
Twin Falls, ID 83301

Council Chambers

Members: Samra Culum Chairperson, Doug Baughman Vice Chairperson, Jennifer Shaffer, Ben Woodbury, Lisa Maas, Lisa Buddecke

Council Liaison: Craig Hawkins

1) Confirmation of Quorum/Call Meeting to Order

Chairperson Culum called the meeting to order at 3:00 PM
A quorum was present.

Members Present: Culum, Baughman, Woodbury, Maas, Buddecke, Hawkins (Liaison)

Staff Present: Strickland, Hart, Ebersole

a) Introduction of Lisa Buddecke, HPC Commissioner

2) Consent Calendar

Commissioner Woodbury made a motion to approve the consent calendar, as presented. Commissioner Maas seconded the motion.

Consent Calendar approved by a vote of 5-0

a) Approve Minutes from the following meeting: July 12, 2021

3) Certificate of Appropriateness - None

4) Old Business

a) Project Coordination - Action Plan
Timeline Table
Milestones/Tasks

City Planner Strickland presented a comprehensive list of potential HPC projects. She reviewed project timelines and participation requirements from the commission.

City Planner Strickland reviewed the handouts given to commission. (HPC brochure, District Design Guidelines). She stated there will be training at the next meeting.

- Commissioner Woodbury asked if there is a resource for the process of submitting grants.
- City Planner Strickland reviewed the grant process timeline.
- Action Item: Digital Repository for HPC to next agenda

b) CEG Grant Update/Discussion

c) CLG Grant Update/Discussion

5) Upcoming Meeting(s)

a) Monday, August 16, 2021

6) Adjournment

Kelli Ebersole, Administrative Assistant



Date: Monday, August 16, 2021
To: Historic Preservation Commission
From: Lisa Strickland, City Planner

ACTION ITEM

Request:

Project Proposal - Rankings

Time Estimate:

Approximately 5-10 Minutes

Background:

AT the August 2, 2021 Historic Preservation Commission meeting, a list of proposed projects was reviewed by the group with a request to have everyone mark projects they would be interested in working on and to rank their list of choices. Attached is the list of all the proposed projects with the top 5 projects picked by the group.

Approval Process:

The Commission will have until now and the special meeting scheduled for September 13, 2021 to make a decision on which projects they wish to pursue.

Budget Impact:

Regulatory Impact:

History:

Analysis:

Conclusion:

Attachments:

1. Ranked Project List
2. FY21 CLG Project Timeline
3. Virtual Tour Action Plan
4. Design Review Guideline Development Action Plan

Project Name	Interested	Quarterly	Yearly	Long Term	Is Grant Funding Possible?	Goal
1-Virtual Walking Tour	☐ Yes			✓	Yes	Create more walking tours for the Visit Southern Idaho App
2-Design Guidelines	☐ Yes			✓	Yes	Research the process for developing design guidelines for new development in the residential historic district. Amending existing guidelines (matrix-for approvals)
3-Fouth Grade Idaho History Curriculum	☐ Yes		✓			Arrange for possible walking/indoor tours of buildings within our historic districts, providing local/state history to the 4 th Grade class (Field trip / Lunch in the Park)
4-Lobby Photo Display	☐ Yes	✓				Create displays for the lobby and work to have them displayed at other locations. (Chamber, Library, CSI, Local Businesses)
5-Increase Digital Presence	☐ Yes			✓		Create a more digital presence possibly a You Tube HPC Channel, Oral Histories and Photos with narrations
Commissioner Education	☐ Yes		✓			Seek speakers to come to our meetings for brief history/education, seek outside training opportunities
Interpretive Sign	☐ Yes		✓		Yes	Create more interpretive signs
Historic Preservation Month	☐ Yes		✓			Plan a special event in <u>May</u> to recognize historic preservation month.
Walking Tours/Trolley Tour	☐ Yes	✓			Yes	To provide a tour of our historic districts for people to participate and learn about our local history
Travel Trunk/Virtual Museum	☐ Yes			✓		To assist teachers in highlighting various chapters or our history. Have things like: • artifacts, • books for teachers and students, • music from the time period, • DVD about the time period and topic.
Preservation Workshop	☐ Yes			✓	Yes	Identify topics people would like to learn about and provide some workshops
Host the National Alliance of Preservation Commission Forum	☐ Yes			✓	Yes	
National Registry Survey	☐ Yes			✓	Yes	Research the process for updating the existing districts/national registry list.

Project	Rank 1	Rank 2	Rank 3
Virtual Walking Tour	1 1	1	
Design Guidelines	1 1		1
4 th Grade Idaho History		1 1	
Lobby Photo Display			1 1
Digital Presence	1	1	

FY21 Certified Local Government "CLG" Grant Timeline

Project: TBD

Amount Requested: \$TBD

Total Budgeted Cost:

Total Granted:

Project Identification	(discussion has begun)
Call for Applications:	October 1, 2021
Action Plan for Completion	(development begins in Oct)
Task Assignment	(assignment begins November)
Commission Recommendation to Apply for the Grant	(approximately November 15, 2021)
Staff Report Prepared for Council	(approximately November 22, 2021)
City Council Approval	(approximately December 6, 2021)
Application Due	December 31, 2021
Grant Awarded	February 2022
Contract Mailed to CLG for Signature	March 2022
Project Start Date	June 1, 2022
Interim Report Due	November 1, 2022
Project Completion / Draft publication to SHPO	May 31, 2023
SHPO Review/Revisions Period	June-August 2023
Project Completion Deadline	August 16, 2023
Reimbursement Request Deadline	September 1, 2023
Project Manager:	

Virtual Tour Steps

Fall 2021

Write grant proposal to be submitted (Dec 31, 2021)

Identify the district for the tour

Identify how many buildings we want to include.

Identify which buildings to highlight and video.

Research the building for history and photos

Spring/Summer 2022

Develop Script for the video

Schedule Narration/Voice Over

Schedule for interior shots

Schedule for exterior shots

Fall/Spring 2022

Create Draft Video

Make additional edits

Complete Project

Submit to state (May 31, 2023)

Await Feedback

Submit Reimbursement (Sep 1, 2023)

Process for Development of Design Review Guidelines

Step 1: Make proposal to City Council amend Ord 2017-009

- To include the Twin Falls Residential Historic District in Title 10-13-1 Building Permit

Step 2: Project kick-off and Community Outreach

- Review background documentation (survey, recent projects, policies and regulatory framework)
- Meeting with commission/staff to discuss goals and desired outcomes
- Prepare community outreach workshop material
- Review materials with commission/staff make edits per comments
- Conduct community workshop to:
 - Introduce the project (What is historic preservation, what are design guidelines, how are they used, etc.)
 - Identify issues and concerns

Step 3: Develop the Design Guidelines

- Develop outline for design guidelines
- Make edits per comments
- Develop draft document to likely include the following:
 - How the guidelines will be used (including a matrix)
 - Neighborhood History
 - Character defining features to include building types and styles with preservation guidelines
 - Guidelines for new construction and additions
- Develop a review draft with images to include:
 - Annotated images or character defining features
 - Images of appropriate alterations
 - Images of appropriate additions
- Commission/staff will review the draft and make comments
- Comments will be reviewed with consultants
- Develop a public draft per comments
- Provide a public review via website with a deadline for comments
- Prepare public workshop materials
- Conduct community outreach to encourage public input

Step 4: Develop Final Design Guidelines

- Review with staff findings from public outreach workshops
- Make changes as needed to the document
- Develop draft adoption staff report

Step 5: Public Hearing

- Make any final edits
- Present proposed design guidelines for adoption to commission
- Present proposed design guidelines for adoption to council with commission recommendation
- Work with staff to make approved guidelines available to public (print/website)

142 5th Avenue South



142 5th Ave S. AKA (516 Hansen Street South)

Twin Falls Milling and Elevator Company Silos. The six grain elevators were originally built in 1915 rose 7 stories high. They were constructed as part of the third wave of construction undertaken by the Twin Falls Milling and Elevator company. The warehouse stored seed and bean crops until the mill closed in 1968. The silos have been a long-time venue for New Year's Eve ball-dropping festivities in Twin Falls.

156 Main Avenue North



156 Main Ave N.

Built in 1920 by Tom Koto with architect J.H. Dodd and known as the Koto Bldg. The building was able to hold 140 ppl on the main floor and 150 ppl in a banquet room located in the basement. The restaurant remained here until 1930. Riser-Cain Appliances was listed in the directories in 1947-1959. It was also rented to an insurance company and the Twin Falls Hotel. The upper story is original while the street level façade has changed several times.

203 5th Avenue South



203 5th Ave S.

Warehouse built in 1919 that shares a loading dock with the building next door. It is uncertain who constructed the building although it is mentioned as housing the M and R Pink firm in 1919 in a local business publication and possibly occupied the building until 1928. Ford Transfer and Storage Company rented the building in 1930 and was also used to store onions.

205 Shoshone Street North



205 Shoshone St N. AKA (122 2nd Ave N)-Milner's

Built in 1922, The Historic Ballroom was the grand vision of the Twin Falls Benevolent & Protective Order of Elks. Original Marble Stairs lead to the Second Floor Ballroom, which once held meetings of Exalted Rulers and Esteemed Loyal Knights as the original Elks Lodge room. The façade prevails as the classical ornamentation in the downtown district. The building was designed by a local architect Earnest Gates. The storefronts below have housed several businesses including the Hoosier furniture store and the public Library during the 1930's.

236 Main Avenue North



236 Main Ave N. (236-238 Main Ave N)

Built in 1922 originally accommodating two storefront businesses. They combined into one in the late 1960's. C & S Amusement Co is listed in #236 in 1928, followed by Fred M Stone bowling alley in 1931 and Farmers Insurance from 1941 to 1964. The Emerick Electric Motor Service occupied #238 from 1941 to 1954 followed by Cain's Appliances and Valley Sporting Goods.

242 2nd Avenue South



242 2nd Ave S.

Coca-Cola Bldg. This one-story building was constructed during the 1930's. The structure adjoins another structure in the rear of the building. According to local citizens, the building was first associated with the Self Manufacturing Company which manufactured part for farm equipment, then shock-absorbers for the Model T Ford, then Liberty ships parts in WWII and then diversified into steel tanks and industrial steel fabrications. Coca-Cola was first located in another building at 163 Third Avenue South and moved over to this location in appx 1935.

263 6th Avenue West



263 6th Ave W

Kinney Wholesale Company. Established in 1907, the Kinney Wholesale Company was one of the first wholesale businesses in Twin Falls. It stored and distributed a number of agricultural goods, including the southern Idaho staple of beans and potatoes. Kinney Wholesale Co was mentioned in 1907 as occupying two lots to the east of this building and within a few years it had several buildings including this one. By 1950 Kinney Wholesale Co was no longer listed in the city directories.

330 4th Avenue South



330 4th Ave S

Bean Growers Warehouse Association. Established in 1922 to process and market beans. By 1954 the association had seven warehouses in the region. The warehouses were also associated with the Harder Bean Co. Harder had two partners, C.P. Bowles and C.M. Malich. The partnership was dissolved in the 1930's. The business was taken over by the Harder sons and moved to Buhl, Idaho.

128 Main Avenue North



128 Main Ave N-The Paris Building

The Paris building. The Paris was owned by Earl Faulkner. Women came from all over between 1952 and 1990 to find just the right outfit at the Paris Department Store. Faulkner was a fundraiser for the College of Southern Idaho. The Planetarium is named in his honor. When he died in 2001 when he left his estate to the college.

143 Main Avenue East



143 Main Ave E

Kingsbury Printing was the first occupant in this building from 1910-1914. Claude Brown Music Co. moved in January 12, 1920 occupying the space until the early 1970's.

125-135 Main Avenue West



125 Main Ave W

The Sanborn maps indicate that this 2-story building is as old as 1907. It originally occupied the eastern half of two city lots and served as an annex for the Perrine Hotel. It also housed William Roper men's apparel store. He started in Burley Idaho in 1912, expanded into Rupert in the late 1920's, Buhl in 1948 and expanded the men's store into Twin Falls in 1949.

137-139 Main Avenue West



137 Main Ave W (133-137 Main Avenue W)

The Gem Bldg has had several occupants. It was partially occupied in 1910 by the Twin Falls Grocery and Mercantile Company. By 1914 the Twin Falls Floral Company is listed at #137. Young's Hardware was in the structure during the 1920's. Twin Falls Glass and Pain Co. occupied the store from 1942-1945 and Sav-Mor Drug occupied #137 from 1942-1960. The pharmacy is currently in business next door at site #47.

139 Main Ave W

The Guibert Bldg had a variety of businesses in the building's early years. Wall's Cash Grocery was there in the 1930's. A women's clothing company, Sweet Briar Shop Inc. occupied the building during the 1940's and 1950's. In the 1960's Sav-Mor Drugs was in the building.

146 Main Avenue North



146 Main Ave N

The Orpheum Theater was constructed in 1921 at a cost of \$150,000. It was the most elaborate building on Main Street. It could seat 800 people and was praised enthusiastically as having and “absolutely fireproof” operating room made out of solid concrete and steel. It was owned by the Twin Falls Amusement Company. By the 1930’s, the company owned all three theaters in the city including the Idaho (128 Shoshone Street E, demolished), the Roxy, and the Orpheum.

210 2nd Avenue South



246 3rd Ave S-Bearded Axe

The Self Manufacturing Building. Built in 1935 G.H. Self-established a blacksmith shop in a small frame structure. Four years later Self started manufacturing farm machinery and obtained a patent for shock absorbers for the Model T Ford. The company devised many agricultural tools adapted for farming conditions in an irrigated area and manufactured many of the parts used in Liberty ships during WWII. By the 1950's, Self manufacturing company had diversified into the manufacture of steel tanks and industrial steel fabrications.

246 3rd Avenue South



210 2nd Ave S-2nd South Market

Krengel's Machine Shop at Second Avenue and Hansen Street South. The old blacksmith shop was built in 1907 by German immigrant Ernest Krengel. The business expanded its hardware store in 1926. The building later housed a thrift shop operated by The Salvation Army.

Idaho Women of Influence



Polly Bemis: a Chinese American pioneer. 1853-1933.

When Polly was eighteen, there was a prolonged drought, during which her father sold her to bandits for two much-needed bags of seed. In 1872, Bemis was smuggled into the United States and sold as a slave in [San Francisco](#), California for \$2,500. She arrived in Warrens Idaho on July 8, 1872. In mid-1880, the census listed her as living with saloon owner and fiddler Charlie Bemis (1848-October 29, 1922),^[4] who befriended her when she first arrived in Warrens, and protected her from unwanted advances. Charlie's "fearless personality, coupled with his skill at shooting, enabled him to maintain order without getting into trouble". Bemis was not financially dependent on Charlie Bemis. Bemis took in laundry from miners and ran a [boarding house](#) that he built for her beside his own, a short distance from his saloon. In addition to laundry and nursing skills, Bemis was an expert at angler fishing in the Salmon River.) Polly changed the ideal of Chinese women from being a slave to becoming a free pioneer women in America. Her story became a biographical novel, and was the subject of the 1991 film *Thousand Pieces of Gold*.



A Danish photographer of Idaho Indians: Benedicte Wrensted. 1959-1949.

Benedicte Wrensted who documented the Northern Shoshone, Lemhi, and Bannock tribes in Idaho between 1895-1912. Wrensted operated a photography studio out of Pocatello, Idaho and took many formal photographs of local and regional individuals. She was known for her expressive handling of natural light and the painterly quality of her photographs. Many of her Native American images are preserved at the [Smithsonian Institution](#) and the [National Archives](#). According to Scherer's estimates, today 170 of Wrensted's Shoshone Bannock images are known to exist in various collections, with a substantial number at the Idaho Museum of Natural History.



Maxine Bell. 1931-now

Born in Logan Utah August 6, 1931. She is an American Politician and Former Librarian and Farmer. She served in the house of representative district 25 for 15 terms from 1988 to 2018. She served as the chair Appropriations and on the Agricultural Affairs Committees. She served as the women's' chair of the Idaho Farm Bureau from 1980-1992. Also was the chairwomen of the Idaho Commission of women and vice chair of Jerome County representative women. Former vice chair of Idaho's Health Systems Agency.



Abigail Scott Duniway. 1834-1915.

Abigail was a leader in Idaho's suffrage movement. She gave over 140 public lectures in Idaho from 1876 to 1895, and made a historic 6,000 word lecture to Idaho's statehood planning convention in 1880. In 1887 she began working full-time in Idaho towards equality. Idaho voted in 1896 to give women the vote because of Abigail's efforts.



Emma Yearian (Russell). 1866-1951

Named the Sheep Queen of Idaho, Emma Yearian was elected to the Idaho Legislature in 1930. After she moved to the west at 21, Emma made a name for herself in the sheep business, starting with 1,200 ewes in Lemhi Valley. Her business prospered through the first World War, and she survived the great depression with her "head bloody but unbowed," she said. In 1902, after having six children, Emma decided to go into the sheep business. It was an unpopular choice at the time, as the Lemhi and Salmon River valleys had always been cattle country. Despite opposition, however, her venture was a success. By 1910, the family moved out of their old log cabin into a fine six-bedroom stone house, complete with electric lights and indoor plumbing. By the 1930s, her sheep operation had spread over 2,500 acres of range, with 5,000 sheep.



Jennie Hughes Smith (Jennie Eva Hughes). 1877-1939.

Class of 1899, was the first African-American to graduate from the University of Idaho. Born in Washington, D.C., her family settled in Moscow, Idaho in the early 1890s. After graduating with a Bachelor of Science, Jennie married George Smith and later had four children. She won the prestigious Watkins Medal for Oratory in 1898, and graduated with a Bachelor of Science degree, one of seven students in the Class of 1899. But there can be no dispute that history records Jennie as a remarkable woman who, at a time when less than one percent of Americans earned a bachelor's degree, seized the opportunity of education, leaving a legacy of determination and distinction.



Dorice Taylor. 1901-1987.

Some say the Union Pacific Railroad made Sun Valley an international destination, but a lot of old timers there say it was really their employee, Dorice, whose vision, energy and promotional work made everything happen. Dorice was a 1971 recipient of the ski writers' "Golden Quill" award. Additionally she published *Sun Valley* in her 80s and was inducted into the U.S. Ski and Snowboard Hall of Fame in 1984.



Mary Brooks. 1907-2002

The daughter of a U.S. senator from Idaho, Mary Brooks served as an Idaho state senator from 1963 to 1969. She served as the Director of the U.S. Mint from 1969 to 1977, and when she was appointed by President Nixon she became the third woman in history named to the post. Her son, John Peavey, served over twenty years in the Idaho senate. Mary is a University of Idaho alumna and recieved her bachelor's degree in economics in 1929.



Betty Penson-Ward. 1914-2002

Betty literally wrote the book on women in Idaho, (*Idaho Women in History*, 1991). Betty worked for the Idaho Statesman for 37 years and often supported the women's movement with her featured column. She was also the first woman president of the Idaho Press Club, the first woman inducted into the Boise High School's Hall of Fame, and received many accolades for her writing including being honoured in 1971 by the National Federation of Press Women.



Marjorie Reynolds. 1917-1997

An actress with humble beginnings in Buhl, Idaho, Marjorie Goodspeed appeared in more than 50 films in her lifetime and has a star on the Hollywood Walk of Fame. Her acting career began as a child in silent films, but Marjorie is perhaps best known for her role in *Holiday Inn* (1942) singing "White Christmas" with Bing Crosby. She also starred with Abbott and Costello in *The Time of Their Lives* (1946) and in three episodes of *Leave it to Beaver* (1960-1963).



Julia “Lana” Turner. 1921-1955

Born to young parents during hard times in Wallace, Idaho, Julia Turner was discovered by a talent agent in a Los Angeles drug store at the age of 16. She was immediately cast in her first film, *They Won't Forget* (1937). During World War II Turner became a popular pin-up girl and even had a B-17 Flying Fortress named after her. Lana starred opposite Clark Gable in four films, and was also nominated for an Academy Award for Best Actress in the 1957 film *Peyton Place*.

**Sarah Palin (Heath). 1964-Now.**

Born in Idaho, Sarah Palin has made a name for herself in the world of politics. Although she moved to Alaska as a child, Palin returned to Idaho to study at North Idaho College and the University of Idaho, where she graduated in 1987. Mayor of Wasilla, Alaska, 1996-2002; Governor of Alaska, 2006-2009 (first woman and youngest person to be elected Governor of Alaska); Republican Party nominee for Vice President in the 2008 Presidential election.

Started the File with and have already:

+

Mrs. Alice McCollum (a.k.a. Mrs. Robert M. McCollum).

often called the “Mother of Twin Falls,” was integral in maintaining the City’s economic growth. Being one of the only women in early Twin Falls, Mrs. McCollum provided a homelike atmosphere to the “Homeless Twenty,” early entrepreneurs, convincing many to remain in the area. Lest these efforts appear small, when Mrs. McCollum past away, the entire community closed shop for the funeral of the lady heralded as “The Woman Who Saved the Town.”

+**Mrs. Frank Lindzy** stands next to her hunting partners. Jackrabbits were seen as pests that would infest farms. Farmers would organize rabbit drives which evolved into important community events. Participants would band together to drive the jackrabbits into wire enclosures where men, women, and children would be waiting. The Twin Falls News even reported that such a drive would be held on Thanksgiving morning, 1912 stating “Good sport is promised...This will be a fine appetizer for the Thanksgiving dinner. Clubs and shotguns will be used only – no rifles or pistols.” Such was part and parcel of life in Twin Falls.

+**Dr. Jane Shank**, an osteopathic physician, opened her practice on 6th Avenue. In 1911 sisters Etta and Stella Riley open a women’s hats shop. Etta Riley was a charter member of the Twin Falls Business and Professional Women’s Club. During this time, all eighteen elementary teachers and the majority of high school teachers were women. In October 1910, Martha Spangler published the first issue of Idaho Club Women, the official magazine of the Idaho State Federation of Women’s Clubs. The magazine’s then-2,500 subscribers coughed up the annual \$0.50 fee. After a brief move to Boise, the magazine returned to Twin Falls in 1913 soon to reach 60,000 readers by August of the following year for her publication celebrating the tenth anniversary of the “Magic City.”

+**Mrs. Leah Amos.** Most of the early Twin Falls photographs were from Clarence E. Bisbee, be he soon had competition. Mrs. Leah Amos established her photography studio over the old post office, which displayed the above advertisement. Mrs. Amos was “a woman of exceptional business ability as well as personal charm.” After her marriage to Mr. Flowers, the two lived at 736 2nd Avenue North.

HISTORIC PRESERVATION COMMISSION

The background image shows a street scene with historic brick buildings. On the left, a building has a sign with numbers '8 9 15 16' and '10 17 23'. A white car is parked in front of it. On the right, a brick building with white window shutters is visible. A dark car is parked in front of it. The street is paved with asphalt and has a white curb.

Understand Our Mission

The purpose of this committee is to promote the educational, cultural, economic and general welfare of the public of the city through the identification, evaluation, designation, and protection of those buildings, sites, areas, structures and objects, which reflect significant elements of the city's, state's, and nation's historic, architectural, archaeological and cultural heritage. As part of their process a Certificate of Appropriateness approval may be required.

REGULATIONS

IDAHO CODE 67-4612

Under the provisions of Idaho Code 67-4612, the City may provide by ordinances, special conditions or restrictions for the protection, enhancement and preservation of historic properties.

The state helps to direct historic preservation efforts through the Idaho State Historic Preservation Plan (IHPP), "Preserving Our Past, Enriching Our Future", developed in 2016.

WHO & OT District Survey 1996
Design Guidelines Codified 2011

City Park District Survey 1972
Downtown District Survey 1999
Design Guidelines Codified 2017

TF CITY CODE TITLE 2

Under City Code 2-7-5 The Historic Preservation Commission shall be advisory to the Council and is authorized to do the following:

- Conduct a survey of local historic properties
- Recommend acquisition of historic properties
- Recommend methods and procedures necessary to preserve, restore, maintain and operate historic properties owned or controlled by the City.
- Recommend planning process to assist in historic preservation.
- Recommend ordinances for the purpose of historic preservation in the City.
- Promote & conduct an educational and interpretive programs on historic preservation and properties.
- Review nominations or properties to the National Register of Historic Places for properties within the City's jurisdiction. (1997)

TF CITY CODE TITLE 10

Under City Code 10-4-22.3 (H) as of February 2012 the requirement for a Certificate of Appropriateness was codified for the Warehouse Historic District. (1999)

Under City Code 10-4-13 The Old Town District is intended to promote the redevelopment of this historic warehouse area. It is intended that buildings in this area maintain the historic character of the existing buildings. (1996)

Under City Code 10-13-1 (C) as of February 2017 the requirement for a Certificate of Appropriateness was codified for properties located within the Twin Falls Downtown and City Park Historic Districts. (2017)

CERTIFICATE OF APPROPRIATENESS

A **Certificate of Appropriateness** shall be required whether or not a building permit is required. A decision of the Historic Preservation Commission regarding an application for a Certificate of Appropriateness may be appealed by the applicant to the city council.

Design Guidelines have been codified for the following areas:

- Warehouse Historic District - 2011
- City Park Historic District - 2017
- Downtown Historic District - 2017

WAREHOUSE HISTORIC DISTRICT DESIGN GUIDELINES



CITY OF TWIN FALLS, ID
NOVEMBER 21, 2011

Warehouse Historic District



WAREHOUSE HISTORIC DISTRICT

- The Warehouse District includes two areas within the City of Twin Falls
- WHO; Warehouse Historic Overlay
- OT; Old Town District
- The guidelines for these two areas were approved by the City Council in 2011. This document provides guidance for improving properties within the Warehouse Historic District. The guidelines are for property owners planning exterior alterations and additions to, or the rehabilitation of existing buildings. They also apply to the design of new structures within the district

DESIGN GUIDELINES

for
Twin Falls Downtown Historic District &
Twin Falls City Park Historic District

for

**Twin Falls Downtown Historic District &
Twin Falls City Park Historic District**

September 11, 2015
Adopted By Ordinance No. 2017-09
February 27, 2017

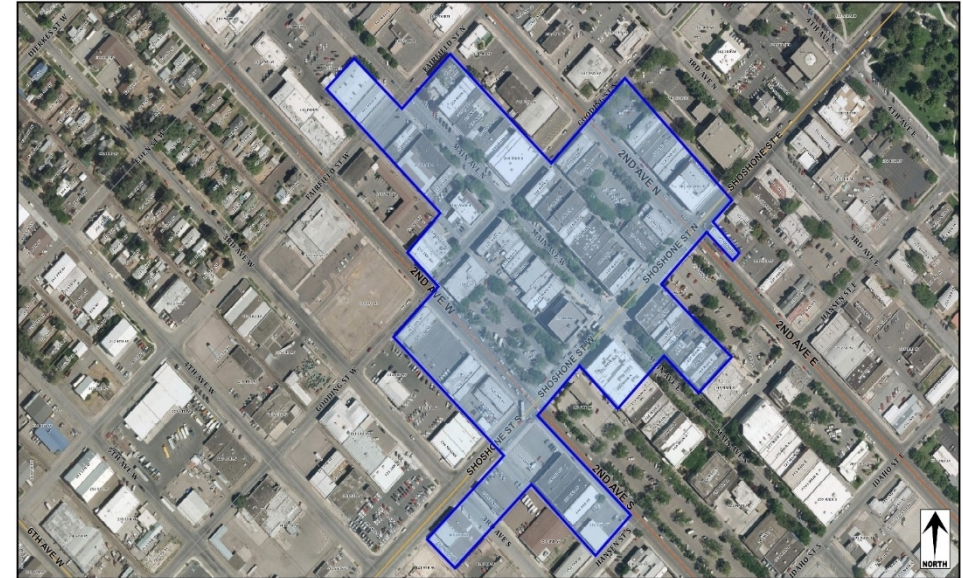


Prepared for the
City of Twin Falls Historic Preservation Commission
by McKibben + Cooper Architects

Twin Falls City Park Historic District



Twin Falls Downtown Historic District





TWIN FALLS

HISTORIC PRESERVATION MASTER PLAN
AUGUST 2018

HISTORIC PRESERVATION MASTER PLAN

Historic resources in Twin Falls include 1,079 buildings located within four National Register of Historic Places (NRHP)-designated historic districts, as well as multiple other undesignated historic-age resources. A comprehensive list of all known resources has been included in the Appendix.

Having an Historic Preservation Plan Help To:

- Keep the focus on identifying projects
- Educate new commission members
- City's with their planning
- When the commission wants to request funding.

WHAT IS A CERTIFIED LOCAL GOVERNMENT GRANT OR CLG GRANT?

- About the Grant

- By law, a certain percentage of the money that SHPO (State Historic Preservation Office) receives from the National Park Service each year must get passed on to Certified Local Governments like the City of Twin Falls. These grants are only available to CLGs, and are used for a wide range of projects to help support the historic preservation. The grant is a 50/50 match from the community (matches can be in-kind and/or cash matches). The yearly grant funds are awarded based on merit, severity of need, and the community's ability of meet the match requirements.
- The Grant can fund several different types of things.
 - Surveys (Thematic, Geographic, Archaeological)
 - National Register Nominations
 - Training & Workshops
 - Design Guidelines & Context Reports
 - Educational Materials
 - Acquisition & Development
- Projects that CANNOT be funded
 - Things not related to the National Register & buildings that have been demolished
 - Development projects for active religious properties
 - Fundraising Efforts
 - Signs
 - Strictly scholarly or archiving projects
 - Most things related to cemeteries

CLG GRANT SUCCESS STORIES

- In 2011 the commission was awarded the CLG Grant to develop Warehouse Historic District Design Guidelines.
- In 2012 the CLG Grant helped to send a City Planner to The National Alliance or Preservation Conference for training.
- In 2013 the CLG Grant was used to purchase educational equipment: a laptop, overhead projector, and projection screen.
- In 2014 this commission was awarded the CLG Grant and the Community Enhancement Grant to restore the Lincoln Street Lights. In this same year, money was awarded from the CLG Grant to develop of City Park Design Guidelines.
- In 2015 this commission was awarded the CLG Grant to develop of Downtown Design Guidelines.
- In 2017 this commission was awarded the CLG Grant to develop our Historic Master Plan and a new Historic District Walking Tour Brochure.

SURVEYS & NOMINATIONS

- Surveys and Nominations Survey projects identify and record information about properties and sites in a given geographic area or on a specific theme (e.g. – post-WWII resources, historic barns, or travel lodges), and determine those properties' potential eligibility for listing in the National Register of Historic Places. Surveys must result in the completion and submission of Idaho Historic Sites Inventory (IHSI) or Archaeological Survey of Idaho (ASI) forms.
- Nomination projects result in the preparation and submission of a completed nomination to the National Register of Historic Places. Nominations can be for individual properties/objects, sites, or districts. District nominations cannot be done without a previous survey having been completed and accepted by the SHPO.
- Another eligible Survey/Nomination project is a Multiple Property Documentation (MPD). Multiple Property Documentation projects are intended to provide a basis for evaluating related properties for National Register eligibility, and are typically used to nominate and register thematically-related properties simultaneously or to establish the requirements for properties to be nominated in the future.
- All surveys and nominations funded by CLG Grants must be conducted by individuals meeting the appropriate Secretary of the Interior's Professional Qualification Standards.

WORKSHOPS & TRAINING

- Workshops and training projects can be for members of the public, city staff, and/or members of the historic preservation commission to aid them in carrying out the goals of the National Historic Preservation Act and advancing the National Register of Historic Places.
- Often, this can involve bringing in subject matter experts or preservation organizations, such as the National Alliance of Preservation Commissions' Commission Assistance and Mentoring Program (CAMP).
- Alternately, training may take the form of city staff and/or commission members attending educational conferences, such as the Idaho Heritage Conference. Generally, local or regional opportunities, which have more direct applicability to Idaho's CLGs, will be given priority over larger national opportunities which have less direct impact of Idaho's historic and cultural resources.
- Funding priority will be given to workshops or training opportunities which have a clear and tangible benefit to the attendees.

PUBLICATIONS & MARKETING MATERIALS

- These projects include things such as walking/driving tour brochures or mobile apps, calendars, and other promotional materials. Publications and marketing materials must be focused on National Register-listed resources. CLG Grant funds cannot be used for signage or memorial plaques.
- Publications, audiovisual, and workshop materials are allowable projects under the CLG program. If a publication is produced, a minimum of three (3) printed copies and one (1) digital copy must be submitted to the State Historic Preservation Office. Selling publications produced with federal funds is allowable, but timing must be coordinated with the SHPO and identified in the project Scope of Work. Report how many copies were printed in the final billing. Publications must deal with National Register listed properties.



ACQUISITION & DEVELOPMENT

- Under certain limited circumstances, CLG Grant funds can be used to help a historic preservation commission purchase or rehab a National Register-listed property. Proposed acquisition or development projects will only be approved when the Certified Local Government can demonstrate an immediate and severe need (e.g. – imminent demolition or severe deterioration). CLGs must consult with SHPO before submitting an application for an acquisition or development project. Acquisition and development projects have additional requirements, which are in Chapter III.

DESIGN GUIDELINES & OTHER ADMINISTRATIVE TOOLS

- Design guidelines are an important part of ensuring that local resources are preserved and protected correctly, and help provide guidance both to the historic preservation commission and to property owners on appropriate treatments for historic properties. Design Guidelines help to ensure that historic properties, and especially those listed on the National Register of Historic Places, are being preserved in accordance with the appropriate Secretary of the Interior's Standards. Other tools might include the development and implementation of databases or other digital tools for improving administration of the preservation program and historic resources, or hiring a professional to evaluate a National Register-listed property and develop a plan for its rehabilitation and provide recommendations for redevelopment opportunities.

HISTORIC PRESERVATION PLANS

- The development or updating of a local Historic Preservation Plan is strongly encouraged for many Certified Local Governments, especially if the Historic Preservation Commission does not receive much staff or financial support.
- A local Historic Preservation Plan can help the Historic Preservation Commissions focus and can provide the commission guidance on future CLG Grant applications.
- Historic Preservation Plans are a common playbook for historic preservation in a community. They provide the historic preservation commission, elected officials, and the community as a whole direction and support for their preservation efforts. Historic preservation plans also offer communities the opportunity to take a critical look at their historic preservation program and efforts, and help identify a community's strengths and areas which need improvement, and will serve as a guiding document for the years to come.
- A good historic preservation plan will also provide guidance and suggestions for potential future grant projects for the community to pursue. Communities without a current historic preservation plan, or with a historic preservation plan that is more than about 5 years old, should consider applying for funds to have a new historic preservation plan developed. The development of context studies for specific topics (such as the growth of the timber industry in a particular area) is another possibility for historic preservation planning projects

THE CLG GRANT APPLICATION TIMELINE

October 1 st	Call for Applications Released ¹
December 31 st	Applications Due ²
February	Awards Announced
March	Contracts mailed to CLGs for signatures
June 1 st	Project Start date ³
November 1 st	Interim Report due
May 31 st	Project Completion and Publication Drafts due
June – August	Review by SHPO and Revision period
September 1 st	Final Product Submission deadline and Reimbursement Requests due

FY19 Grants That Were Awarded

Details on the CLG Grant program, can be found in the [CLG Grants Manual](#).

FY19 CLG Grants

The following CLG communities have been awarded funds for the FY19 grant cycle:

- **Ada County** (\$2,000, w/\$1,500 local match) – Survey of agricultural resources in the Kuna area
- **Canyon County** (\$13,000) – County-wide survey of rural and agricultural resources
- **Idaho Falls** (\$400) – National Alliance for Preservation Commission and National Trust memberships
- **Kootenai County** (\$13,000) – Survey of the Garden District residential neighborhood in Coeur d'Alene
- **Nampa** (\$5,000 w/\$5,000 local match) – Development of a local Historic Preservation Plan
- **Pocatello** (\$10,000) – Survey of the Bonneville residential neighborhood
- **Sandpoint** (\$8,000 w/\$2,000 local match) – Development of a local Historic Preservation Plan
- **Twin Falls County** (\$16,000) – Phase II of the Twin Falls County agricultural resources Multiple Property Document
- **Wallace** (\$10,000) – Development of a Local Historic Preservation Plan

The Application period for the FY19 CLG Grants closed on December 31, 2018. We expect to announce the recipients of the FY19 CLG Grants in mid-February. The FY20 CLG Grant application period will open on October 1, 2019.

OUR NEXT STEP

Do we want to apply for the FY20 CLG Grant?

If so, we need to start brainstorming now ideas for the grant.

Categories Include:

- Surveys & Nominations
- Workshops & Training
- Publications & Marketing Materials
- Acquisition & Development
- Design Guidelines & Other Administrative Tools
- Historic Preservation Plans

We have until December 31, 2019 to submit our application.



OTHER GRANT POSSIBILITIES

- IDAHO HERITAGE TRUST GRANT
- COMMUNITY ENHANCEMENT GRANT
- IDAHO HUMANITIES GRANT

Idaho Heritage Trust Grant

Fundable Projects

- Projects that will result in the preservation of buildings and artifacts.
- The Trust also has a commitment to funding projects in towns of all sizes especially those with populations of fewer than 5,000.
- Long-term permanence of the project. Trustees prefer to fund groups that can commit to long-term maintenance of the building, artifact or site.

Non-fundable Projects

- Public ownership. Grants are not normally made to sites owned by individuals or for-profits groups.
- The Trust prefers not to fund moving buildings to new locations.
- The Trust doesn't fund publications or video/film work, oral histories or applications for the National Register of Historic Places

Deadline for 2020 Application: September 30, 2019

The Trust can only reimburse up to 50% of the hard dollar cost of a project. Our funds may be used to match federal dollars.

Community Enhancement Grant

Fundable Projects

- Exhibits
- Publications/brochures and website development/maintenance
- Purchase of supplies and equipment (computers, audio/video/camera equipment, software, conservation materials, archival materials, storage shelving)
- Educational programs (symposia, curriculum development, teacher workshops, speakers, programs, traveling trunks)
- Oral/video history projects
- Design and construction of outdoor interpretive signs, kiosks, and exhibits
- Support for assistance (including professional contract assistance) for membership enhancement, fundraising, and developing board policies, and procedures
- Events (must be historically accurate if depicting a historical event)
- Non-structural enhancements to buildings to better preserve and/or exhibit materials, such as lighting, security systems, fireproof filing cabinets
- Projects designed to enhance cultural/heritage tourism

Non-fundable Projects

- Cash prizes
- Land acquisition
- Building construction, demolition, or removal
- Long-term leasing of real property
- Infrastructure needs, such as roads, sewers, sidewalks

Deadline for 2020 Application: August 30, 2019
Project Completion: May 31, 2020

All grants must be matched on a dollar for dollar basis either cash or in-kind.

Minimum Granted: \$500
Maximum Granted: \$2,500

Idaho Humanities Grant

Fundable Projects

- Human Rights Education
- Events showcasing and examining cultural influences
- Exhibits displaying history
- Historical Presentations
- Historical Education Projects

Type of Grants Awarded

- Major Grants (over \$1,000)
- Opportunity Grants (\$1,000 or less)
- Teacher Incentive Grants (\$1,000 or less)
- Research Fellowship Grants

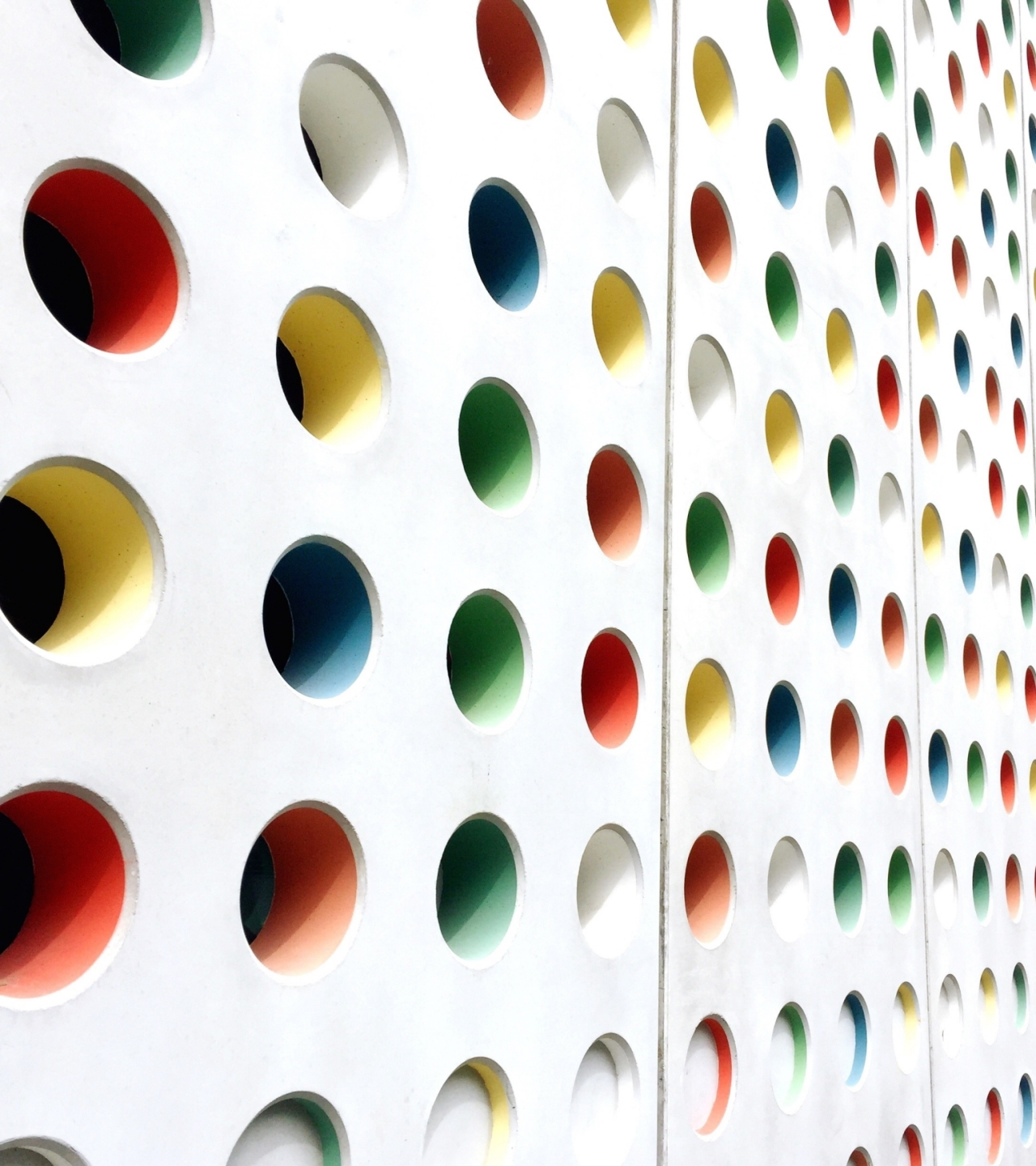
Non-Fundable Projects

- Projects directed to resolving social issues
- Scholarships for completion of formal degree
- Performances in the arts
- Museum acquisitions
- Building, construction, acquisition, or restoration costs.
- Equipment purchases
- Fund raising projects

Deadlines for Application: January 15
September 15

Online Application Only
Applications are reviewed by the full board in February and October.

All grants must be matched on a dollar for dollar basis either cash or in-kind.



Certificate of Appropriateness Process Training

Lisa strickland, City Planner

National Register of Historic Places

Why have a property on the list?

Historic recognition of the property

Having properties on the list can create a sense of community pride.

Properties listed on the registry can generate heritage tourism

Eligibility for certain tax provisions related to certified rehabilitation projects

What restrictions apply to properties on the list?

None

Unless, Federally Funded

Historic Districts Listed for Twin Falls

1977 City Park Historic District 15 buildings with 13 contributing.

1996 Warehouse Historic District 44 buildings with 33 contributing

2000 Downtown Historic District 75 buildings with 42 contributing

2001 Original Townsite Historic District 929 buildings with 624 contributing

Design Guidelines

What are Historic Design Guidelines?

Each district that is established has a specific set of characteristics that make it unique, to identify the unique qualities and architectural designs within the district the City relied on a consulting firm specializing in historic preservation, restoration, reconstruction and rehabilitation practices.

The guidelines offer a reference for good practice in design for individuals who are considering new construction, additions or façade improvements to a property within a historic district.

The guidelines are a resource used by the Historic Preservation Commission in deciding whether a proposed change is appropriate for the property and for the historic district.

What do the design guidelines do?

- Provide Background history of the district
- Explain Architectural design principles within the district
- Promotes compatibility between new and existing development
- Encourages preserving the character of the historic district
- Serves as a reference for reviewing Certificate of Appropriateness requests

How did the Historic Guidelines get adopted?

Historic Preservation Commission Established 1997

Design Guidelines were developed by a consulting firm for the districts.

A public hearing was held

The City Council was asked to adopt the guidelines and the Certificate of Appropriateness procedure

City Council approved the request

An ordinance was prepared and adopted

When were the Historic Guidelines Adopted?

Warehouse Historic District Guidelines Adopted in 2011

Downtown Historic District Guidelines Adopted in 2017

City Park Historic District Guidelines Adopted in 2017

Certificate of Appropriateness

What is a Certificate of Appropriateness?

A Certificate of Appropriateness is a means of reviewing proposed exterior changes to a property to evaluate that the change falls within the guidelines and meets the intent of preserving the historical character of the district.

It is also an official certificate stating the Historic Preservation Commission has approved a proposal that had been submitted.

When is a Certificate of Appropriateness Required?

A Certificate of Appropriateness is required when a proposed change involves the exterior of a building that is located within a historic district. The design guidelines that have been adopted by the City Council require an approved Certificate of Appropriateness whether a building permit is required or not.

Types of exterior changes that would require a Certificate of Appropriateness approval?

- Façade Improvements
- Additions
- New Construction
- Accessory Structures
- Outdoor Amenity Spaces
- Exterior Lighting
- Signage
- Site Furnishings
- Streetscapes

Enforcement

Certificate of Appropriateness Application

With the adoption of the Certificate of Appropriateness process along with the use of the Historic Guidelines the Historic Preservation Commission has been given the authority to review, deliberate and make a decision on a request for a Certificate of Appropriateness.

Application Process

The first step is to submit a complete application for a Certificate of Appropriateness that includes the following information:

- Applicant's Name

- Property Owner Information & Permission

- Description of what is being requested

- Description of materials to be used

- Explanation of how the project complies with the adopted design guidelines.

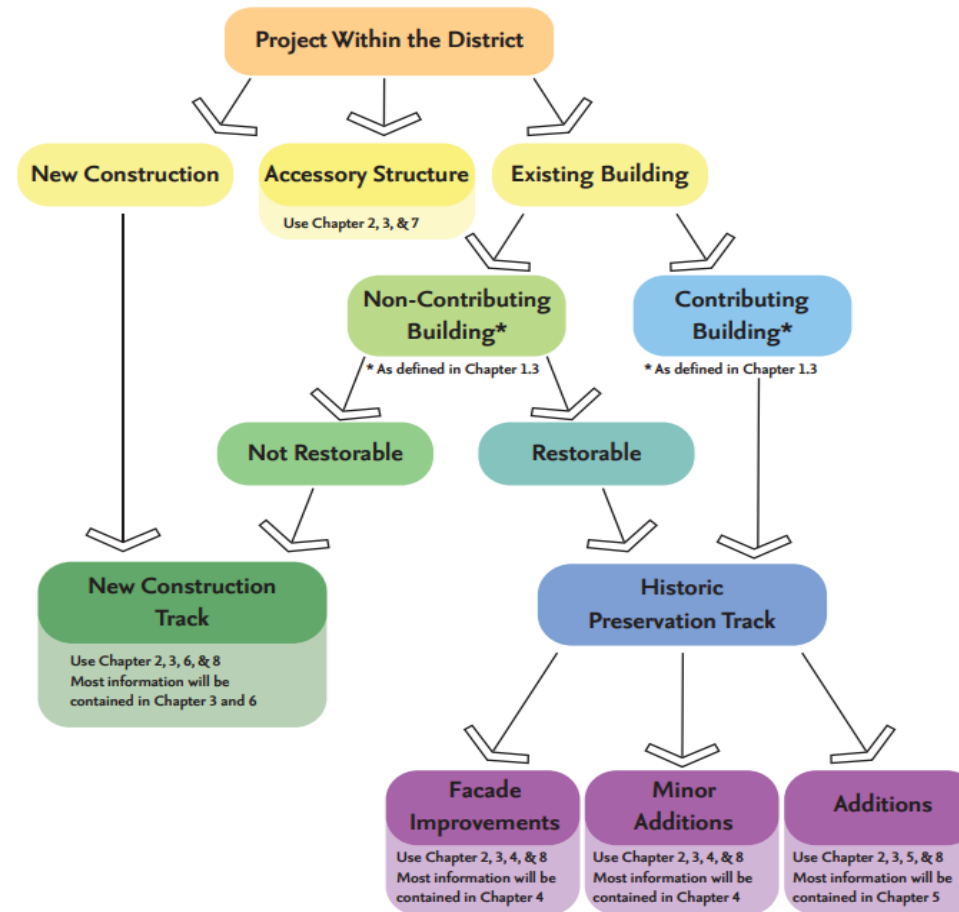
- Before and After photos of the proposed exterior changes.

Based on the district the property is in and the type of proposed changes, staff determines which track to follow for review.

Downtown/City Park Historic District Review Track

USE

Follow the diagram below to help determine the relevant and applicable sections for your particular project.



Warehouse Historic District Review Track

		Chapter to Use:						
		Informational		Regulatory				
Type of Work:		Introduction	I. Using the Design Guidelines	II. Historic Preservation & Project Design Criteria	III. Treatment of Historic Structures	IV. Design Guidelines for All Projects	V. New Construction	Appendix
Historic Track	Rehabilitate a Contributing property	✓	✓	✓	✓	(1)	(2)	✓
	Restore a Non-Contributing property	✓	✓	✓	✓	(1)	(2)	✓
New Building Track	Improve a Non-Contributing property	✓	✓			(1)	(2)	✓
	Construct a new building	✓	✓			✓	✓	✓
Other	Signs	✓	✓					
	Site Work	✓	✓			✓		
	Miscellaneous	✓	✓					

Public Meeting

- Staff presentation
- Applicant presentation
- Questions/Comments
- Deliberation

Decision Making

The Commission is tasked with making a decision based on the guidelines established for the district along with the following considerations:

Does the proposed new construction or addition promote compatibility and does it help to preserve the characteristics of the district?

Façade Improvements to an existing building are reviewed considering whether the building is contributing or non-contributing, compatibility, characteristics such as design, materials, and durability are appropriate.

The Commission can approve, deny or approve with conditions. The decision can be appealed to the City Council.