



**Minutes of the
Millcreek Historic Preservation Commission
July 14, 2022
6:00 p.m.
Regular Meeting**

The Historic Preservation Commission of Millcreek, Utah, met in a regular meeting on July 14, 2022, at City Hall, located at 3330 S. 1300 E., Millcreek, UT 84106. The meeting was live streamed via the City's website with an option for online public comment.

PRESENT:

Commissioners

Peter Brinton (excused)
Kaye Donahoe
Molly Enos (excused)
Tiffany Hunter Greene
Emily Johnson (electronic)
Ryan Lufkin
Andrea Maxfield (excused)

City Staff

Francis Lilly, Assistant City Manager
Elyse Sullivan, City Recorder
Rita Lund, Communications Director
Andrew Clark, Emergency Manager

Attendees: No public attendees.

REGULAR MEETING – 6:00 p.m.

TIME COMMENCED – 6:12 p.m.

Vice Chair Lufkin called the meeting to order. Francis Lilly noted that there was a Certified Local Government training the prior day hosted by the State Historic Preservation Office. Commissioners Greene, Donahoe, and Johnson said they attended.

1. Discussion of Potential Historic Resources

Lilly said the city had the ability to identify historic sites and districts. To qualify, a neighborhood, object, building structure, site, or district must be located in Millcreek, at least 50 years old, and intact without major alterations or additions that obscured or destroyed significant historic features. The resource must either be rated as an "A" or "B" resource on a professional reconnaissance level survey, or by the Historic Preservation Commission in an area that is not surveyed, or it must be of exceptional importance to Millcreek if it does not meet the "A" or "B" criteria by the National Register for Historic Places. The National Register's criteria for evaluation states that the quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- A. that are associated with events that have made a significant contribution to the broad patterns of Millcreek history; or
- B. that are associated with the lives of persons significant in Millcreek's past; or

- C. that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. that have yielded or may be likely to yield, information important in history or prehistory.

Lilly said a designated site that is demolished may have a marker placed on it with approval of the City Council. Designations required the consent of the owner of the historic resource. He noted per Millcreek code that the Commission shall review the historic sites and districts list and consider additions or deletions at least once a year. When a resource is designated, the Commission issues a certificate. If a demolition permit is applied for, the city can stay the issuance of the permit for ten days to allow the Commission to document the resource. An owner can request to have a resource removed. The Commission cannot deny the removal but can ask for time to document the resource. The code requires the Commission to evaluate the district list annually. Amending the list follows the code process for a rezone, which means property owners within 600 feet are mailed a notice, a neighborhood meeting is held, the Commission makes a recommendation, the community council makes a recommendation, the Planning Commission makes a recommendation, and the City Council makes the decision. The Millcreek Historic Landmarks Register is the process where a property becomes eligible for tax credits and other funding set up either by the City Council, the State Historic Preservation Office, or the National Park Service. Registered properties require consent, notice, and review by the Commission if any changes take place.

Millcreek currently has a list of sites, but not a register. Lilly reviewed the existing list: Gardner Home and Mill site at 1475 Murphy's Lane, Butler House at 1045 E. 4500 S., Edward Pugh Home at 1299 E. 4500 S., Mill Creek Farmhouse at 1106 E. 4500 S., and the Evergreen Avenue Historic District as listed on the National Register of Historic Places in 2007.

The Commissioners had previously added about 30 potential resources to an internal list to consider for designation. Those resources included: Reid School (2965 E. Evergreen Avenue), Utah Schools for the Deaf and Blind (1655 E. 3300 S.), Iceberg Drive Inn (3906 S. 900 E.), Baldwin Radio Factory (3471 S. 2300 E.), Wasatch Lawn Entry Monument and Pond (3300 S.), Community of Christ Church (2747 Craig Drive), Christ United Methodist Church (2375 E. 3300 S.), Tres Hombres electronic sign (3928 S. Highland Drive), bowling pin sign (1376 E. 3300 S.), Artesian Springs water tower (between Main Street and State Street), Villa Theatre and sign (3092 S. Highland Drive), England Plumbing sign (1009 E. 3300 S.), 1810 E. Orchard Drive, 3325 S. Oakwood Street, Bolton Farm (3600 S. 2000 E.), 3460 S. 900 E., 3426 S. Oakwood Street, Old Farm Hills Pond, 4122 S. Old Farm Lane, 3182 Millcreek Canyon Road, 2564 E. Evergreen Avenue, 3501 S. 2700 E., 228 E. Gordan Lane, 3932-3953 S. 300 E., 2159 E. Keller Lane, 2208 E. Keller Lane, 2960 S. Cascade Way, 1555 E. Millcreek Way, Maywood Hills Subdivision in Olympus Cove, Mountair Acres in Canyon Rim, Veteran Heights Subdivision in Canyon Rim, Loran Heights Subdivision, and Rancho Villa Subdivision.

Lilly and the Commission briefly described each of their suggested listed resources. Commissioner Greene asked if the Century Theatre sign was in Millcreek. Lilly noted it was in South Salt Lake. Lilly recommended documenting the Bolton Farm before the irrigation ditch got piped the following year. Vice Chair Lufkin gave a brief history of that site which, was used as a farm and horse property and was still intact. Lilly said city staff would build a spreadsheet of

the resources and add information to it. Commissioner Donahoe would like to see Lexington Village at Old Farm added to the list. Lilly noted it had been previously considered for redevelopment though staff did not know it was historically significant. Commissioner Johnson asked if the Brickyard Chimney was on the list. Lilly said it was in Salt Lake City. Lilly said the old Neff home was owned and maintained by a former planning commissioner, and he was interested in designating the home as historical. Vice Chair Lufkin recommended the area of 3501 S. 2700 E. as a neighborhood designation. Commissioner Greene pointed out that the area of 3900 S. 300 E. had homes from the 1930-40s and there may be history there worth looking into. She also said homes on Keller Lane were significant to the Kellers, early settlers of Millcreek. A listed resource was Camp Tracy, but it is not in Millcreek. Lilly said staff would start to do research on some of the sites and prioritize them. Commissioner Green asked how to find the names of subdivisions. Lilly said the commissioners could use with the planning map on the city’s website to find a property’s legal description, which often included the subdivision name. He showed the Commission how to use the online tools.

2. Visioning and Strategic Planning

This item was not discussed.

3. Conditional Uses and Standards of Review

This item was not discussed.

4. Approval of the June 9, 2022 Special Meeting Minutes

Vice Chair Lufkin moved to approve the meeting minutes. Commissioner Greene seconded. Vice Chair Lufkin called for the vote. All Commissioners present voted yes. The motion passed unanimously.

ADJOURNED: Vice Chair Lufkin moved to adjourn the meeting at 7:22 p.m. Commissioner Donahoe seconded. Vice Chair Lufkin called for the vote. All Commissioners present voted yes. The motion passed unanimously.

APPROVED: _____ **Date**
Molly Enos, Chair

Attest: _____
Elyse Sullivan, City Recorder