(Passed 7-0)
Diekhoff, Wisler absent

ORDINANCE 07-25

TO AMEND TITLE 8 OF THE BLOOMINGTON MUNICIPAL CODE, ENTITLED "HISTORIC PRESERVATION AND PROTECTION" TO ESTABLISH A HISTORIC DISTRICT -
Re: 430 North Washington and 209-211 East 8th Street
(Fierst Rentals, Petitioners)

WHEREAS, the Common Council adopted Ordinance 95-20 which created a Historic Preservation Commission and established procedures for designating historic districts in the City of Bloomington; and

WHEREAS, the Historic Preservation Commission held public hearings on October 11, 2007 for the purpose of allowing discussion and public comment on the proposed historic district designation of 430 North Washington and 209-211 East 8th Street; and

WHEREAS, at the October 11, 2007 meeting the Historic Preservation Commission found that the buildings have historic and architectural significance that merits the protection of the property as a historic district; and

WHEREAS, the Commission has prepared a map and a written report which validates the proposed district by addressing the criteria outlined in BMC 8.08.10; and

WHEREAS, the Commission voted to submit the map and report to the Common Council which recommend local historic designation of said properties;

NOW THEREFORE, BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA. THAT:

SECTION I. The map setting forth the proposed historic district for the site is hereby approved by the Common Council, and said historic district is hereby established. A copy of the map and report submitted by the Historic Preservation Commission are attached to this ordinance and incorporated herein by reference and two copies of them are on file in the Office of the Clerk for public inspection. The legal description of this property is further described as:

Part of Out Lot Number 31 in the City of Bloomington, Monroe County, Indiana, described as follows, to wit: Beginning at a point on the West line of said Out Lot Number 31, 251 ¼ feet North of the Southwest corner of said Out Lot Number 31, running thence East 82 1/3 feet, thence South 70 feet, thence East to a point 144 feet West of the East line of said Out Lot Number 31, thence North 130 feet, thence West to the West line of said Out Lot Number 31 thence South 60 feet to the place of beginning. And

A part of Out lot Number 31 in the City of Bloomington, Indiana, bounded and described as follows, to wit: Beginning at a point 149 ½ feet West of the Southeast corner of said Out Lot 31, running thence West 79 feet, then North 170 ¾ feet, thence East 79 feet, thence South 170 ¾ feet to the place of beginning.

SECTION II. The property at 430 North Washington shall be classified as "notable" and the property at 209-211 East 8th Street shall be classified as "contributing."

SECTION III. Chapter 8.20 of the Bloomington Municipal Code, entitled "List of Designated Historic Districts," is hereby amended to insert a line regarding the "430 North Washington and 209-211 East 8th Street" which shall read as follows:

430 North Washington 209-211 East 8th Street

SECTION IV. If any section, sentence, or provision of this ordinance, or the application thereof to any person or circumstances shall be declared invalid, such invalidity shall not affect any of the other sections, sentences, provisions, or applications of this ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared to be severable.

SECTION V. This ordinance shall be in full force and effect from and after its passage by the Common Council of the City of Bloomington and approval of the Mayor.

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 14th day of NOVEMBER, 2007.

DAVE ROLLO, President
Bloomington Common Council

ATTEST:

REGINA MOORE, Clerk
City of Bloomington

PRESENTED by me to Mayor of the City of Bloomington, Monroe County, Indiana, upon this 15th day of November, 2007

REGINA MOORE, Clerk
City of Bloomington

SIGNED AND APPROVED by me upon this 15th day of November, 2007.

MARK KRUZAN, Mayor
City of Bloomington

SYNOPSIS

This ordinance amends Chapter 8.20 of the Bloomington Municipal Code entitled "The List of Designated Historic Districts" in order to designate "430 North Washington and 209-211 East 8th Street" as a historic district. The owner of the property sought these actions and, after a public hearing on October 11th, 2007, the Historic Preservation Commission recommended them to the Common Council based upon certain historic and architectural criteria set forth in Title 8 (Historic Preservation and Protection). These two properties will be adapted as a Bed and Breakfast subject to approval of the BZA under the historic adaptive reuse provisions of the Unified Development Ordinance which require listing of the properties as a local historic district. The outstanding Classical Revival style house at 430 North Washington was built for a Showers family member and illustrates the affluence of the city's growing industrial base in the late 19th and Early 20th Centuries. The duplex at 209-211 East 8th Street is an early example of the duplex form whose past occupants, by contrast with most contemporary subdivisions, reflect the diverse demographic make-up of early urban neighborhoods. Local designation will provide the flexibility to insure that these properties are preserved.

Signed copies to:
legal (10)
Controller
HAND (Hiestand)
HPC
CA/CA(3)
Clerk
file
BHC(2)