



# City of Bloomington Common Council

## Legislative Packet - Addendum

Issued on Tuesday, 24 November 2021

Wednesday, 01 December 2021

Regular Session

6:30 pm

*\*Please see the notes on the [Agenda](#) addressing public meetings during the public health emergency and possible alternative committee referral actions by the Council. For a schedule of upcoming meetings of the Council and the City's boards and commissions, please consult the City's [Calendar](#).*



# CITY OF BLOOMINGTON COMMON COUNCIL

AGENDA AND NOTICE:  
REGULAR SESSION  
WEDNESDAY | 6:30 PM  
01 DECEMBER 2021

*Per IC 5-14-1.5-3.7, this meeting will be conducted electronically.*

*The public may access the meeting at the following link:*

<https://bloomington.zoom.us/j/84969096750?pwd=M3pGVTFZZExxMnZoNmVHVWR6Q2VBZz09>

**I. ROLL CALL**

**II. AGENDA SUMMATION**

**III. APPROVAL OF MINUTES**

- 13 January 2021 (Regular Session)
- 20 January 2021 (Regular Session)
- 03 February 2021 (Regular Session)

**IV. REPORTS** *(A maximum of twenty minutes is set aside for each part of this section.)*

- A. Councilmembers**
- B. The Mayor and City Offices**
- C. Council Committees**
- D. Public\***

**V. APPOINTMENTS TO BOARDS AND COMMISSIONS**

**VI. LEGISLATION FOR SECOND READINGS AND RESOLUTIONS**

- A. Appropriate Ordinance 21-05 - To Specially Appropriate from the General Fund, Public Safety LIT Fund, Solid Waste Fund, Cumulative Capital Development Fund, Food and Beverage Tax Fund, Motor Vehicle Highway Fund, Parks and Recreation General Fund, Police Pension Fund, Alternative Transportation Fund, and the Rental Inspection Program Fund Expenditures Not Otherwise Appropriated, and to Appropriate the Proceeds of the Solar Refunding Bonds of 2021 (Appropriating Various Transfers of Funds Within the General Fund, Public Safety LIT Fund, Parks & Recreation General Fund, Alternative Transportation Fund, Cumulative Capital Development Fund, Police Pension Fund, and Appropriating Additional Funds from the General Fund, Food and Beverage Tax, Rental Inspection Fund, Motor Vehicle Highway, Solid Waste Fund, and the Proceeds from the Solar Refunding Bonds of 2021)

*Committee of the Whole Recommendation (17 Nov. 2021) – Do Pass: 8-0-0*

- B. Resolution 21-36 - A Resolution Supporting the Establishment of a Sibling City Relationship with the City of Palo Alto, California

- C. Ordinance 21-45 - To Amend Title 7 of the Bloomington Municipal Code Entitled “Animals” – Re: Amending Chapter 7.01 (Definitions); Chapter 7.16 (Commercial Animal Establishment Permits); Chapter 7.54 (Fees); and Chapter 7.56 (Enforcement Procedure)

*Committee of the Whole Recommendation (17 Nov. 2021) – Do Pass: 7-0-2*

**VII. LEGISLATION FOR FIRST READINGS**

- A. Ordinance 21-46 - To Amend Title 8 of the Bloomington Municipal Code, Entitled “Historic Preservation and Protection” to Establish a Historic District – Re: the James Faris House Historic District (William Bianco, Owner And Petitioner)

**VIII. ADDITIONAL PUBLIC COMMENT\*** *(A maximum of twenty-five minutes is set aside for this section.)*

**IX. COUNCIL SCHEDULE**

- A. Common Council Annual Schedule for 2022

**X. ADJOURNMENT**

\*Members of the public may speak on matters of community concern not listed on the agenda at one of the two public comment opportunities. Citizens may speak at one of these periods, but not both. Speakers are allowed five minutes; this time allotment may be reduced by the presiding officer if numerous people wish to speak.

**STATEMENT ON PUBLIC MEETINGS DURING THE PUBLIC HEALTH EMERGENCY**

*Under Indiana Code 5-14-1.5-3.7, during a declared public health emergency, the Council and its committees may meet by electronic means. The public may simultaneously attend and observe this meeting at the link provided above. Please check [the Council Website at https://bloomington.in.gov/council](https://bloomington.in.gov/council) for the most up-to-date information on how the public can access Council meetings during the public health emergency.*

The property at 2001 East Hillside Drive, Lot 8, Bloomington, IN 47401, qualifies for local designation under the following highlighted criteria found in Ordinance 95-20 of the Municipal Code (1) a // (2) e, g.

(1) Historic:

- a) Has significant character, interest, or value as part of the development, heritage, or cultural characteristics of the city, state, or nation; or is associated with a person who played a significant role in local, state, or national history; or
- b) Is the site of an historic event; or
- c) Exemplifies the cultural, political, economic, social, or historic heritage of the community.

(2) Architectural:

- a) Embodies distinguishing characteristics of an architectural or engineering type; or
- b) Is the work of a designer whose individual work has significantly influenced the development of the community; or
- c) Is the work of a designer of such prominence that such work gains its value from the designer's reputation; or
- d) Contains elements of design, detail, materials, or craftsmanship which represent a significant innovation; or
- e) Contains any architectural style, detail, or other element in danger of being lost; or
- f) Owing to its unique location or physical characteristics, represents an established and familiar visual feature of the city; or
- g) Exemplifies the built environment in an era of history characterized by a distinctive architectural style

**Background:** The proposed single-property district 2001 East Hillside Drive, Lot 8 consists of two buildings in a lot measuring less than one acre. The main house is a two story brick, federal style I-House was built in 1852 by James Faris.

The house is currently owned by William Bianco and Regina A. Smyth. They have restored, the house and had the property listed on Indiana's register of Historic Sites.

The Faris house sits in the middle of the Steir Park neighborhood. This small neighborhood was the product of a subdivision of the remaining lands around the Faris house in the 1970's into 10 equally divided lots.

**Historical Significance:**

(A) Has significant character, interest, or value as part of the development, heritage, or cultural characteristics of the city, state, or nation; or is associated with a person who played a significant role in local, state, or national history.

James Faris was born in South Carolina in 1791. He moved to Bloomington, Indiana in 1826 and became the first Pastor of the Bloomington Reformed Presbyterian church in 1827. Members of the Faris family have continued to live in Bloomington to this day.

James Faris was known for his abolitionist ideals and along with Thomas Smith, was purported to be part of the Underground Railroad.

**Architectural Significance:**

(E) Contains any architectural style, detail, or other element in danger of being lost.

(G) Exemplifies the built environment in an era of history characterized by a distinctive architectural style.

Built in 1853, the James Faris House is a remarkably intact example of the I-House form in Bloomington. The I-House was constructed by gentleman farmers and was symbol of economic prosperity and was traditionally two-stories tall, two rooms wide, and one room deep. The style was prominent in Indiana from 1820 to 1890. The house is built from handmade brick which means that it was dug and fired on site. The flat brick arches over the first floor windows are characteristic of early houses in Monroe County, such as the Glassie/Henderson House which was built in the 1830s.

Despite such a high degree of original architectural detailing on the home, there have been several additions to the original I-House. The twentieth century kitchen wing sits atop the former exterior kitchen.

**Financial Impact Statement:**

There is no anticipated fiscal impact according to BMC 2.04.090 associated with this Ordinance.

**Recommendation: Approval**

Staff recommends property parcel 53-08-03-300-001.000-009 (The James Faris House) be designated as a local historic district. After careful consideration of the application and review of the Historic District Criteria as found in Ordinance 95-20 of the Municipal Code, staff finds that the property not only meets, but exceeds the minimum criteria listed in the code.

The property meets Criteria 1(a) because of its association with James Faris, a member of the early Covenanter Church in Bloomington, community leader, and a purported conductor on the Underground Railroad.

The property meets Criteria 2 (e) because the home is only one of a handful of Covenanter brick farmhouses from the early settlement period of Bloomington that still stands.

The property meets Criteria 2(g) because it one of the few brick I-house form buildings in Bloomington and maintains a high level of historic integrity due to the unaltered state of the original portion of the house.

### List of Figures

Figure 1: Map of the property

Figure 2: Sketch by Bob Rhode

Figure 3: Walter F. Woodburn in front of the Faris House, (1961 or earlier)

Figure 4: Southeast Elevation

Figure 5: North elevation

Figure 6: Southwest elevation of the house.

Figure 7: West elevation



# James Faris House

2001 E Hillside Drive, Lot 8, Bloomington, Indiana



- Townships
- Parcels
- HP OVERLAY
- Site
- Historic Structure





Art by Bob Rhode

# Bicentennial sketch: Faris house















