

**AGENDA ITEM SUMMARY**  
**FORT COLLINS CITY COUNCIL**

**ITEM NUMBER: 16**

**DATE: July 1, 2008**

**STAFF: Karen McWilliams**

**SUBJECT**

---

Second Reading of Ordinance No. 070, 2008, Designating the Poole House, 309 East Locust Street, as a Fort Collins Landmark Pursuant to Chapter 14 of the City Code.

**RECOMMENDATION**

---

Staff recommends adoption of this Ordinance on Second Reading.

**EXECUTIVE SUMMARY**

---

Ordinance No. 070, 2008, unanimously adopted on First Reading on June 3, 2008, designates the Poole House, 309 East Locust Street, as a Fort Collins Landmark. The owners of the property, Dale and Mary Eggleston, are initiating this request.

**ATTACHMENTS**

---

1. Copy of First Reading Agenda Item Summary - June 3, 2008.  
(w/o original attachments)

**AGENDA ITEM SUMMARY**  
**FORT COLLINS CITY COUNCIL**

**ITEM NUMBER: 23**

**DATE: June 3, 2008**

**STAFF: Karen McWilliams**

**COPY**

**SUBJECT**

First Reading of Ordinance No. 070, 2008, Designating the Poole House, 309 East Locust Street, as a Fort Collins Landmark Pursuant to Chapter 14 of the City Code.

**RECOMMENDATION**

Staff recommends adoption of the Ordinance on First Reading.

At a public hearing held on March 13, 2008, the Landmark Preservation Commission voted to recommend designation of this property as a landmark for its significance to Fort Collins as a nice example of the Minimal Traditional style of architecture.

**COPY**

**EXECUTIVE SUMMARY**

The owners of the property, Dale and Mary Eggleston, are initiating this request for Fort Collins Landmark designation for the property. The Poole House qualifies for individual Landmark designation under Landmark Standard (3). The building embodies many distinctive characteristics of the Minimal Traditional style with Craftsman elements like divided upper light windows and exposed rafter tails. Popular during and after the economic depression of the 1930s, the Minimal Traditional style of architecture rejected the steeper pitch and more decorative detailing of the Tudor and Craftsman styles in favor of a more modest and practical design. Despite some alterations, the Poole House retains enough significant features to be a compatible element of the Laurel School National Register District and to qualify for recognition as a Fort Collins Landmark.

**BACKGROUND**

Although city directories mention the property as early as 1928, its building permit has 1930 for the date. Building permits also indicate a remodeling project of an unknown nature in 1936, the construction of a fence in 1937, and roof work in 1943. Sometime between 1979 and 1995 the attached garage was converted into an interior space. The outside walls have also been altered from the original siding material to the current stucco. In 1997, Egress windows were added to the rear side of the house, but do not interfere with the building's historic integrity. Despite some changes to the building's exterior, the Poole house continues to embody the traits of its original construction in the Minimal Traditional design.

**COPY**

Fred and Anna Poole were the first known residents at 309 East Locust Street. As an associate professor at the Colorado Agricultural College, Fred Poole exemplified the middle-class professional residents who formed the basis for the Laurel School National Register District neighborhood. In the last several decades, students rather than professors have occupied the house as renters. The property thus has a longstanding connection to the university. In 1972, the Poole House was sold to Dale and Mary Eggleston, the current owners seeking Landmark Designation.

## ATTACHMENTS

1. Landmark Designation Nomination Form.
2. Landmark Preservation Commission Staff Report - March 12, 2008
3. Photos.
4. Resolution 6, 2008, Landmark Preservation Commission, Recommending Landmark Designation of the Poole House.

COPY

COPY

ORDINANCE NO. 070, 2008  
OF THE COUNCIL OF THE CITY OF FORT COLLINS  
DESIGNATING THE POOLE HOUSE, 309 EAST LOCUST STREET, FORT COLLINS,  
COLORADO, AS A FORT COLLINS LANDMARK PURSUANT TO CHAPTER 14 OF THE  
CODE OF THE CITY OF FORT COLLINS

WHEREAS, pursuant to Section 14-2 of the City Code, the City Council has established a public policy encouraging the protection, enhancement and perpetuation of landmarks within the City; and

WHEREAS, by Resolution dated March 13, 2008, the Landmark Preservation Commission (the "Commission") has determined that the Poole House has individual significance to Fort Collins under Landmark Designation Standard (3), as a nice example of the Minimal Traditional style of architecture in Fort Collins; and

WHEREAS, the Commission has further determined that said property meets the criteria of a landmark as set forth in Section 14-5 of the Code and is eligible for designation as a landmark, and has recommended to the City Council that said property be designated by the City Council as a landmark; and

WHEREAS, the owners of the property have consented to such landmark designation; and

WHEREAS, such landmark designation will preserve the property's significance to the community; and

WHEREAS, the City Council has reviewed the recommendation of the Commission and desires to approve such recommendation and designate said property as a landmark.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF FORT COLLINS as follows:

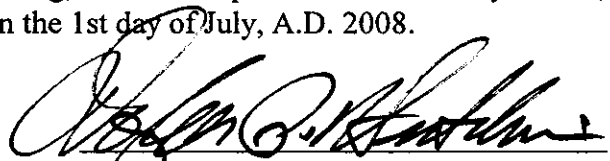
Section 1. That the property known as the Poole House and the adjacent lands upon which the historical resources are located, in the City of Fort Collins, Larimer County, Colorado, described as follows, to wit:

Lot 8, Resubdivision of Block 149, Fort Collins (also known as 309 East Locust Street)

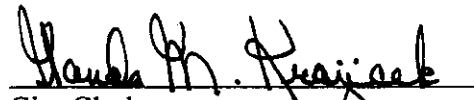
is hereby designated as a Fort Collins landmark pursuant to Chapter 14 of the Code of the City of Fort Collins.

Section 2. That the criteria contained in Section 14-48 of the City Code will serve as the standards by which alterations, additions and other changes to the buildings and structures located upon the above described property will be reviewed for compliance with Chapter 14, Article III, of the Code of the City of Fort Collins.

Introduced, considered favorably on first reading, and ordered published this 3rd day of June, A.D. 2008, and to be presented for final passage on the 1st day of July, A.D. 2008.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk

Passed and adopted on final reading on the 1st day of July, A.D. 2008.

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk