

Trolley Times

North Slope Historic District Inc. November 2024
YOUR HISTORIC NEIGHBORHOOD Volume 112

NSHD Fill Our Sock Holiday Program November 21st

There is a chill in the air and the Holidays are fast approaching. The North Slope Historic District Board of Directors would like to invite you to our annual Holiday gathering Thursday November 21st with the doors opening at 6:30pm, at Immanuel Presbyterian Church, 901 North J Street. Please enter on North 9th.

Come and meet with our sponsors who support the Trolley publication. Along with the Holiday goodies baked by our board of

directors, our Council representative Sarah Rumbaugh will be sharing one of her family favorites. This is a great opportunity to gather, share ideas and donate warm items to a worthy cause.

**Nov. 21st Immanuel Presbyterian Church
901 N J St. Enter on N 9th St.
Social begins at 6:30, Program at 7 pm**

This year we will be collecting warm socks, hats, and gloves to be donated to the Salvation Army for those in need.



Welcome to new homeowners!

The North Slope Historic District includes over 900 homes and many apartment buildings that are considered "contributing" structures to the district. When a home sells, a Team Tuttle realtor notifies several NSHD board members. This year, there have been seventeen home sales in the NSHD. Our Outreach representative visits each home within a month of the sale to meet the new neighbor and provide them with a "Welcome" flyer that includes a brief history of the neighborhood. It also includes a reminder to "Call before you hammer" to help new homeowners become familiar with permitting and approval requirements. Major exterior changes require a design review from the City, but not painting, landscaping, and minor repairs. By reaching out to new neighbors, we hope to not only welcome them to the neighborhood but also help them avoid any hiccups with exterior home improvement projects.

Landmarks Preservation Commission Update – What is “Administrative Review?”

Exterior modifications on contributing homes and apartment buildings in the North Slope Historic District typically require a building permit, which requires approval of the Landmarks Preservation Commission for consistency with the district’s design guidelines. However, this often can be done through an administrative review process. That means the city historic preservation office staff can review the proposal and approve the permits without the owners having to go before the Commission in a public hearing. This significantly shortens the time needed to get started on work.

Examples of projects that have been administratively approved include a new garage that meets the historic district guidelines for accessory structures; replacement of failing porch railings that substantially match the original; replacement of failing or badly damaged windows with an approved material; and repair of damaged siding with an approved type of siding. If the staff finds that the proposal is consistent with the district design guidelines, they will forward that information to the Commission members. Commissioners are then given a short time to ask that the proposal be presented at a hearing; if no commissioners do so, then the permit will be administratively approved by the staff with no need for a hearing. This system reduces work for the commission and expedites projects.

The district design guidelines are found on the City’s website at <https://cms.cityoftacoma.org/planning/historic-preservation/districts/Design-guidelines-NSW-2020.pdf>. If you have questions about the administrative review process for permits, please contact the City’s Historic Preservation Office.

NSHD BOARD OF DIRECTORS

Deborah Cade	Chair	253-593-4569
Julie Turner	Secretary	253-383-2329
Geoff Corso	Treasurer	253-627-4408
Judith Martin	Programs	253-307-7949
John Butler	Outreach	253-627-3379
Tom Giske	Beautification	425-301-5925
Marshall McClintock		253-627-4408
Roger Johnson		253-272-5894
Lynda Best		253-579-7942
Heather Straub		206-227-9948

Contact us at:

juliejayturner@gmail.com

Service for Ralph and Barbara Tomberg

Deborah Cade

Some of you may have heard that both Ralph and Barbara Tomberg have recently passed away. Ralph passed in late August, and Barbara last week. Both were over 90. I saw Ralph at Fred Meyer a few months ago; he said he was 91. They were grateful for their long life and long marriage, having celebrated their 70th anniversary not long ago.

Ralph and Barbara did a huge amount of work to help organize the historic district. Living on North Sheridan, they were involved in the expansion of the historic district and also helped with the rezone effort, which combined areas of two different zoning designations into our current historic residential zone. Ralph was the NSHD board chair for some time, and did the work to organize us as a 501(c)(3) nonprofit corporation. I believe that Barbara served as secretary or treasurer, and maybe both at different times.

They were both strongly committed to preserving the historic character of the neighborhood, reflected in the care they showed their beautiful home on North Sheridan near N. 5th.

There will be a funeral service for both Ralph and Barbara on Wednesday November 13, 11:00 am, at St Patrick's Church, where Ralph and Barbara had been long-time members. Please feel free to pass this on to other neighbors, especially past board members who worked with Ralph and Barbara.

Save The Dates 2025

Feb 27th General Meeting – Master Gardener Program on Rain Gardens.

May 22nd General Meeting- Program NSHD History with Marshall McClintock.

July 12th NSHD Neighborhood Garage Sale – Check May issue of Trolley Times for registration form

August 5th National Night Out- Organize a potluck with your neighbors for National Night Out

August 28th General Meeting – Program TBD

Nov 20th NSHD Holiday Party – Tacoma Trivia with Debbie Freeman

A Big Thank You to Julie and Jay Turner

Julie and Jay Turner, two of the original organizers of the North Slope Historic District, have been the editors and production coordinators of the Trolley Times for the last many years – too many to count. Julie and Jay are now “retired” from the Trolley Times and other neighbors have taken over that work.

As a historic neighborhood, we owe a huge debt of gratitude to Julie and Jay. As homeowners on North J Street in the 1980s, they witnessed the gradual removal of historic homes like the one that they were restoring. Along with other neighbors, including Roger Johnson, Denny Faker, Bill Johnston, and others, they approached the City’s historic preservation officer, Valerie Sivinski, about the neighborhood becoming a historic district. Julie and Jay led the group that did the research needed to become a national historic district that is listed on the National Register of Historic Places, beginning with North J Street. Over the next several years, the work continued to add additional streets as part of the historic district, expanding the district from North I Street to North Grant Street. In the early 2000s, the district was designated as a City historic district.

Julie continued to push for more protection of the historic homes and apartments and organized a group of neighbors who worked with the City to change the neighborhood zoning from a very intensive “R4L” zone to the Historic Mixed Residential – Special Review District zone that we have today. With that new zoning came more limitations on what could be demolished, which is the most significant protection that our older homes and apartment buildings currently have.

Over the years, Julie has led a network of neighbors who upon receiving her call would show up in large numbers at Planning Commission and City Council hearings to voice their opinions regarding various land use changes that affected the neighborhood, sometime filling up much of the City Council chambers. Julie and Jay were recognized for their contribution to historic preservation in 2004 when they were awarded a special achievement award by the the Washington Department of Archeology and Historic Preservation. Please take a moment at the November general meeting to express your thanks to Julie and Jay!

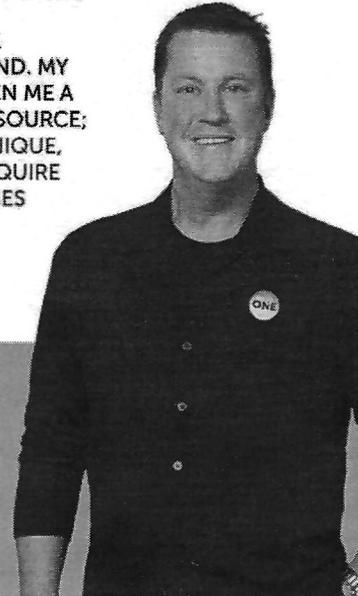


thank
you

REALTYONEGROUP
TURN KEY

HELLO NORTH END NEIGHBORS!

I'M CRAIG TUTTLE, MANAGING REAL ESTATE BROKER OF TEAM TUTTLE AT REALTY ONE GROUP TURN KEY. I'M A BORN AND RAISED TACOMAN, PASSIONATE ABOUT ALL THINGS LOCAL. FOR OVER 20 YEARS, TEAM TUTTLE, HAS HELPED BUYERS AND SELLERS ACROSS THE TACOMA, SPECIALIZING IN HISTORIC HOMES IN THE NORTH END. MY DECADES OF SUCCESS SERVING THE NORTH SLOPE HAVE GIVEN ME A PERSPECTIVE THAT IS UNBEATABLE. I'M YOUR REAL ESTATE RESOURCE; I KNOW THIS NEIGHBORHOOD AS ONLY A LOCAL CAN. THE UNIQUE, CHARMING AND DIVERSE PROPERTIES OF THE NORTH END REQUIRE AN IN-DEPTH UNDERSTANDING OF THE HISTORY OF THE HOMES & OF THE CITY. IF YOU HAVE QUESTIONS ABOUT YOUR HOME, OR ARE BEEN CONSIDERING LISTING YOUR PROPERTY, TEAM TUTTLE IS HERE TO HELP! REACH OUT ANYTIME, FOR ALL YOUR REAL ESTATE NEEDS.



CRAIG TUTTLE : TEAM TUTTLE

OWNER/PRESIDENT OF REALTY ONE GROUP TURN KEY
253.224.5500 - TEAMTUTTLE@ROGTK.COM
1302 N. I ST, TACOMA, WA 98403

Historic Home & Property Insurance

Not Your Usual Policy



MTC Insurance Agency has experience insuring historic properties.

"We Make It Seamless For You"

Michael T. Carney

253-219-0180

Pam Thiemann

253-312-8235



3318 Bridgeport Way W, Suite D7 and D8
University Place, WA. 98466

CHRIST EPISCOPAL CHURCH

*An oasis of peace in a noisy world:
beautiful music, engaging conversation,
and an ethic of care for others*

**Join us for worship
Sundays: 8:30 am & 10:30 am**

*Children's Formation
at 10:30 am
featuring Montessori-based*



310 North K Street • Tacoma, WA 98403
253.383.1569 • info@christchurchtacoma.org
christchurchtacoma.org

Best of Pierce County Winner

Thank you for voting for Merrill Gardens at Wright Park in the *Best of Pierce County!*

Our community is honored to be awarded Gold Medal status in three categories:

- Best Assisted Living
- Best Memory Care Living
- Best Retirement Community



MERRILL GARDENS

WRIGHT PARK

(253) 205-8600 • 5 South G St, Tacoma, WA 98405

Independent Living • Assisted Living • Memory Care • merrillgardenswrightpark.com

100 MAY 2016

STADIUM THRIFTWAY



253.627.8275
618 N. FIRST ST.
TACOMA, WA 98403
OPEN 7AM - 10PM DAILY

TACOMA'S ONE STOP SHOP

Stadium Thriftway

LOCAL.

Live Local. Shop Local. Eat Local.

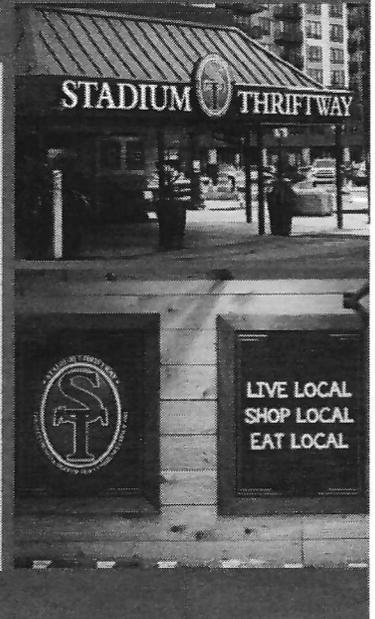
Locally owned and operated since 1985, Stadium Thriftway is located in the beautiful historic Stadium District of Tacoma. We offer a huge variety of delicious goods made by various local artists, cooks, and small businesses.

Stop by and check it out!

VARIETY

House-smoked meats to custom bouquets and everything in between.

Our store features a top-tier deli, beautiful baked goods section, a variety of custom made bouquets made by our expert florists, a huge variety of locally made goods, and just about anything else you could want from a grocery store.



Are you a handy person who knows how to fix old windows? Let us know!

People in the neighborhood are always looking for a handyperson who can fix old windows. Sometimes windows are painted shut and need cleaning up so that they can be opened, sometimes double-hung windows need new ropes and weights, or they need glass panes replaced. Not very many contractors do this work, and the ones who do often cannot accommodate smaller residential jobs. We'd like to have a list of people that we can refer to when neighbors inquire about who can do this kind of repair work. As a nonprofit corporation we can't endorse or "recommend" anyone or promote an individual business, but we can share the information about who can be contacted about this kind of work. So, if you have this experience, please let one of our board members know. Of if you have hired someone in the past to do this work, please let us know about that as well. We'd like to have some resources available for homeowners to contact.