



## **Appendix A Public Involvement Summary**

**HELPING EACH OTHER**  
CREATE BETTER COMMUNITIES



**THE  
LANGDON  
GROUP**



**GATEWAY  
MAPPING  
INC.**

J-U-B FAMILY OF COMPANIES

# SWOT Analysis

Meridian Historic  
Preservation Commission





## Goal for Today:

Work together to complete a SWOT Analysis for the Meridian HPP

## Rules of the Room

- Parking Lot
- Give everyone a chance to share

		Helpful	Weaknesses
Internal	Strengths	<b>S</b>	Weaknesses
			<b>W</b>
External	Opportunities	<b>O</b>	Threats
			<b>T</b>

## What is a SWOT?

- A framework
- A tool for assessing our position and to begin developing a strategic plan

## What does it consider?

- Current and future trends
- Internal and external conditions and implications

## What does it look like?

- Brainstorm
- Discussion
- Includes all participant perspectives

## STRENGTHS (things we do well)

- Residents love Meridian's historic buildings.
- HPC members are diverse, dedicated and engaged.
- HPC receives money and superb staff support.
- Good online resource information (city webpage).
- 2014 HPP
- Cassandra is great!
- **HPC communicates and works well together**
- **Good use of funds**
- **Volunteerism!**
- **Make good use of city and state \$\$**
- **App: walking tours**
- **Walking tours**
- **Pamphlet**
- **Dedicated historic core "Old Town"**
- **Mix of old and new residents**
- **Decent successful projects (TAG, Speedway)**
- **Engaged members of public**
- **Good press**
- **MDC funds for façade improvements**

## WEAKNESSES (areas for improvement)

- City leaders do not see value in **regulatory measures for** saving historic buildings.
- City ordinances/processes do not encourage new development to be compatible with historic buildings.
- Not enough engagement with public (historic building owners).
- Do not participate in City land use application reviews.
- City ordinances do not allow/require HPC engagement.
- HPC burnout (loss of Committee members).
- **Things take a long time**
- **Existing policy? For preserving look of Old Town**
- **HPF funded CLG grants are processed slowly**
- **No funding for private development of HP properties**
- **Not willing to use regulatory measures**
- **Cost to preserve buildings**
- **No distinct "look" for historic area**

## OPPORTUNITIES (for growth)

- Engage P & Z/Mayor, **Building Department** and Council in historic preservation.
- Align with Meridian Library District **+ MDC**
- Desire for new development to add to quality of life.
- Lots of community activities.
- Could participate in development review process.
- Room for improvement/tech to walking tours.
- Teaming with Ada County HPC, SHPO, IHT.
- **Could use \$\$ to support historic renovations**
- **Could use \$ to advertise/promote events**
- **Promote federal HTC program**
- **Develop a communication plan**
- **How to support individuals interested in HP**
- **Educate!!**
- **MDC façade program**
- **Story telling**
- **Define what we want for design style**
- **Work together to identify design objectives**
- **List of resources**
- **Develop storytelling**
- **HPC on pre app meetings**
- **BID in development**
- **Opportunity?? No big inventory of old buildings**

## THREATS (to success)

- New construction/growth.
- No regulatory tools for HPC.
- Serve at pleasure of Mayor/CC.
- Lack of funding (SHPO/HPC grant money are not secure).
- Doing nothing!
- Suburban development = threat to farmland and infrastructure resources.
- Newcomers do not appreciate Meridian history.
- **Cost of preservation**
- **Main URA will sunset soon**
- **Historic property owners not interested in preservation**
- **Potential political shifts**
- **Availability of local funding is uncertain**



## **City of Meridian Historic Preservation Plan PUBLIC EVENT ANNOUNCEMENT**

**April 8, 2025**

Contact:

Cassandra Schiffler

Arts & Culture Coordinator

City of Meridian, Parks and Recreation Department

33 E. Broadway Ave. Ste. 206

Meridian, Idaho 83642

Phone: 208.489.0399

### **Community Survey Open for the City of Meridian Historic Preservation Plan**

CITY OF MERIDIAN – The Meridian Historic Preservation Commission (MHPC) invites the public to fill out an online survey to help develop strategies that will assist in the protection of Meridian's historic resources.

The MHPC is developing a city-wide Historic Preservation Plan to guide future activities related to local heritage, and to address issues surrounding historic resources within the city.

Community members are encouraged to visit the project website to learn about the Historic Preservation Plan and complete a short online survey. The survey period will close on Tuesday, May 8, 2025.

To take the survey, please visit the Meridian Historic Preservation Plan website at <https://bit.ly/MeridianHPP>. The survey should take less than 10 minutes to complete.

Community input is essential to creating a plan that will maintain the cultural and historical identity of the Meridian community while promoting economic growth and sustainable development.

Since 1987, the MHPC has undertaken many activities to preserve Meridians' unique history. This commission works to preserve the character and fabric of historically significant areas and structures within the City of Meridian to honor and preserve its rich heritage for future generations. The commission values the opinions and insights of the Meridian community.

For comments or questions, or to join the interested parties list please contact the project team by emailing [cschiffler@meridiancity.org](mailto:cschiffler@meridiancity.org) or at 208-489-0339.

###

# Help shape a new Meridian Historic Preservation Plan!



Explore the Historic Preservation Plan Update Website using the QR code below. Please complete the survey by May 8th.



Preserve the Past, Shape the Future.

*Scan me to participate  
in the online survey!*

Photo Credit:  
(Broadway & E. 1st (Service Station) and E. 1st & Idaho  
(Hotel); 1920) ("Meridian Hotel & Super Service Station",  
Mayes Gray Collection, Meridian Library District")



# Help shape a new Meridian Historic Preservation Plan!



Explore the Historic Preservation Plan Update Website using the QR code below. Please complete the survey by May 8th.



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(Broadway & E. 1st (Service Station) and E. 1st & Idaho  
(Hotel); 1920) ("Meridian Hotel & Super Service Station",  
Mayes Gray Collection, Meridian Library District")



# City of Meridian Historic Preservation Plan Survey

## Proposed Final Content for Website

### 1. Please tell us about yourself and your connection to Meridian's heritage.

**Choose all responses that describe you:**

- a. I reside in Meridian.
- b. I am interested in history and/or historic preservation.
- c. I live in a historic property (that was built before 1975).
- d. I own a historic property.
- e. I work in the field of architecture, history and/or historic preservation.
- f. I serve on a local or statewide historic preservation commission or board.
- g. I volunteer or participate in historic preservation related activities (Meridian HPC Walking Tours etc.).
- h. Other: \_\_\_\_\_

### 2. What do you consider the biggest benefit of historic preservation in Meridian?

**Choose up to 3 benefits:**

- a. Sustains authentic community character
- b. Advances support for local tourism
- c. Economic development tool
- d. Provides educational opportunities to historic site users/visitors
- e. Provides unique venues for celebrations and events
- f. Tells the community's unique stories
- g. Other: \_\_\_\_\_

### 3. What do you consider the biggest priority for historic preservation in Meridian?

**Choose up to 3 priorities:**

- a. Encourage more rehabilitation projects by providing information and guidance
- b. Identify and document historic properties in the city
- c. Increase the number of properties listed in the National Register of Historic Places
- d. Provide public outreach/education to raise awareness on preservation benefits
- e. Increase use of grants available to prepare and maintain historic properties.
- f. Celebrate the city's heritage
- g. Utilize historic preservation as a tool to support retention of neighborhood character.
- h. Establish a Meridian landmark program to recognize local historic sites.
- i. Adopt a local ordinance to protect properties from demolition
- j. Establish a Meridian Historic District(s)
- k. Other: \_\_\_\_\_

# City of Meridian Historic Preservation Plan Survey

## ***Proposed Final Content for Website***

- 4. What types of historic properties or sites do you think are vulnerable to demolition? Choose up to 3:**
  - a. Agricultural buildings (barns, silos, homesteads etc.)
  - b. Churches and other religious properties
  - c. Downtown and other commercial areas
  - d. Houses and neighborhoods
  - e. Industrial properties (warehouses, factories...)
  - f. Public buildings
  - g. Recreational areas (parks, trails, etc.)
  - h. Schools
  - i. Other: \_\_\_\_\_
  
- 5. If the City of Meridian Historic Preservation Commission were to provide public information or training sessions, which topics interest you most? Check all that apply:**
  - a. Energy efficiency and weatherization
  - b. Federal historic preservation laws
  - c. Financial incentives for preservation
  - d. Historic districts and how they work
  - e. Historic designation (local or national) and what it means to you
  - f. Lead paint removal and safe work practices
  - g. Local preservation ordinances, commissions, and programs
  - h. National Register of Historic Places program
  - i. Rehabilitation techniques (windows, masonry, carpentry etc.)
  - j. Other: \_\_\_\_\_
  
- 6. Who do you contact when you have a question or need help with one or more historic resources? Choose 1:**
  - a. A community member
  - b. Meridian History Facebook page
  - c. Meridian Historic Preservation Commission
  - d. Meridian Library/History Center (at City Hall)
  - e. Idaho State Historical Society (SHPO, Museum, Archives)
  - f. Ada County Historic Preservation Council
  - g. Preservation Idaho
  - h. American Institute of Architects Idaho Chapter
  - i. Other: \_\_\_\_\_

# City of Meridian Historic Preservation Plan Survey

## Proposed Final Content for Website

**7. Where do you go to experience (or learn about) Meridian history? Check all that apply:**

- a. Meridian History Preservation Commission [Facebook](#) or [Instagram](#)
- b. City of Meridian Walking Tour ([North Tour](#) or [South Tour](#))
- c. [City of Meridian Website](#)
- d. [Meridian Library/History Center \(at City Hall\)](#)
- e. Pine Street School
- f. [History of Meridian Idaho Facebook](#)
- g. [Idaho State Historical Society \(SHPO, Museum, Archives\)](#)
- h. [Idaho State Museum \(Boise\)](#)

Other: \_\_\_\_\_

**8. How do you feel historic preservation is viewed in your community? Choose the statement that most closely represents your assessment:**

- a. Positive for the community
- b. Negative for development
- c. Nice to talk about, but not essential
- d. Not well understood
- e. I don't know
- f. Other: \_\_\_\_\_

**9. Of the following Meridian historical sites, check each that you are familiar with, or have visited:**

- a. Clara Hill House – 1123 N. Main Street
- b. E.F. Hunt House – 49 E. State Street
- c. Halbert and Grace Neal House – 101 W. Pine Street
- d. R.H. and Jessie Bell House – 137 W. Pine Street
- e. Tolleth House (Hidden Gem Events) – 134 E. State Avenue
- f. Modern Woodmen Hall (Heritage Building) – 77 E. Idaho Avenue
- g. Old Meridian High School (Cole Valley Christian School) - 200 E. Carlton Avenue
- h. Roosevelt Bar – 126 E. Broadway Avenue
- i. Mountain States Telephone & Telegraph (Meridian Watch repair) – 815 N. Main St.
- j. Historic Bank of Meridian (The Vault) – 140 E. Idaho Avenue
- k. Pine Street School – N. Meridian Road and W. Pine Avenue
- l. Meridian Feed Mill (Zamzows) – 611 N. Main Street
- m. Meridian Watertower
- n. Meridian Speedway – 335 S. Main Street

**10. What is your favorite historic building or neighborhood in Meridian? (open ended)**

**11. Are there any historic buildings or places in Meridian that you worry about losing? (open ended)**

**12. What is your zip code? (open ended)**



## City of Meridian Historic Preservation Plan PUBLIC EVENT ANNOUNCEMENT

**April 2025**

Contact:

Cassandra Schiffler  
Arts & Culture Coordinator  
City of Meridian, Parks and Recreation Department  
33 E. Broadway Ave. Ste. 206  
Meridian, Idaho 83642  
Phone: 208.489.0399

### **Community Engagement Activities for City of Meridian Historic Preservation Plan**

CITY OF MERIDIAN – The Meridian Historic Preservation Commission (MHPC) invites the public to participate in a series of community engagement activities to solicit input for the purpose of updating the city-wide Historic Preservation Plan.

The City of Meridian Historic Preservation Plan will guide future activities related to local heritage, and address issues surrounding historic resources within the city.

Community members are encouraged to visit the project website to learn about the Historic Preservation Plan and complete a short online survey. The survey period will close on Tuesday, May 8, 2025.

To take the survey, please visit the Meridian Historic Preservation Plan website at <https://bit.ly/MeridianHPP>. The survey should take less than 10 minutes to complete.

Additionally, the MHPC invites the public to join a community-based historic Walking Tour and Public Open House on Saturday, April 19.

The Walking Tour will take place from 10:00 to 11:00 a.m. starting at the City Hall (33 E. Broadway Ave., Meridian, ID 83642) and ending at Hidden Gems/Tolleth House (134 E. State Ave., Meridian, ID 83642).

The Public Open House will take place at Hidden Gems/Tolleth House following the Walking Tour, from 11:00 a.m. to 1:00 p.m.

Community input is essential to creating a plan that will maintain the cultural and historical identity of the Meridian community while promoting economic growth and sustainable development.

Since 1987, the MHPC has undertaken many activities to preserve Meridians' unique history. This commission works to preserve the character and fabric of historically significant areas and structures within the City of Meridian to honor and preserve its rich heritage for future generations. The commission values the opinions and insights of the Meridian community.

For comments or questions, or to join the interested parties list please contact the project team by emailing [cschiffler@meridiancity.org](mailto:cschiffler@meridiancity.org) or at 208-489-0339.

###

PRESERVE THE PAST,  
SHAPE THE FUTURE.  
**MERIDIAN**

*Join Us!*

Welcome to the Meridian Historic  
Preservation Public Outreach Event  
11am - 1pm



*Scan for  
more info!*



# Meridian Historic Preservation Plan



**The Meridian Historic Preservation Commission (MHPC) is updating the 2014 Historic Preservation Plan to guide future activities related to local heritage.**

**The Historic Preservation Plan will:**

- Actively engage the public.
- Identify steps to improve and strengthen the MHPC.
- Develop strategies to protect historical resources.
- Educate the community on historic preservation benefits.



Scan the QR code to visit the Historic Preservation Plan Website



*Preserve the Past, Shape the Future*

**Help us plan for the future of historic preservation in Meridian.**

**Review the 4 Goals, 2 – 4 Objectives under each Goal, and the Strategies under each Objective.**

**Add stickers next to the items that you:**

**Support**

**Do not support**

**Are Neutral**

**Use Post-it notes to leave comments next to any of the presented text. OR suggest additional objectives (or strategies) by writing and posting on a Post-it!**

**Thank You!**

***Meridian Historic Preservation Commission***

**Goal 1: Identify and document historical, cultural, and archeological resources within the City of Meridian and the city's area of impact.**

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**Objective 1.1:** Continue to conduct historic inventories.

**Objective 1.2:** Evaluate potential for studying mid-century modern neighborhoods and other recent past resources.

**Goal 2: Sustain Meridian's authentic community character by preserving and protecting our historic cultural resources.**

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**Objective 2.1:** Promote preservation of Old Town to enhance its historical quality.

**Objective 2.2:** Protect vulnerable historic sites and structures from demolition.

**Objective 2.3:** Incorporate preservation of historic, cultural & agricultural resources into planning & development processes.

**Objective 2.4:** Develop a MRHP to recognize sites of local significance.

## **Goal 3: Inform and engage residents and visitors about historic preservation programs and opportunities in our community.**

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**Objective 3.1:** Provide the public with educational programs to increase citizens' awareness of Meridian's heritage.

**Objective 3.2:** Improve preservation education efforts for various audiences.

**Objective 3.3:** Increase community understanding of historic preservation resources, procedures, and districts.

## **Goal 4: Strengthen the operation and administration of the Meridian HPC.**

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**Objective 4.1:** Adopt and implement the 2025 HPP.

**Objective 4.2:** Collaborate with other City Departments and Commissions.

**Objective 4.3:** Ensure that there are sufficient resources for the Historic Preservation Commission to fulfill their duties.

# *MERIDIAN HISTORIC PRESERVATION COMMISSION*

## 2024 Annual Report

### Commissioners

- Blaine Johnston, President
- Pat Gittings, Vice President
- Debra Pitts
- Pam Jagosh
- Ken Freeze
- Heather Giacomo
- Jack Keller, Youth

- **City Staff Liaison:** Cassandra Schiffler, Arts & Culture Coordinator



# Ongoing HPC Projects

## Virtual Tours

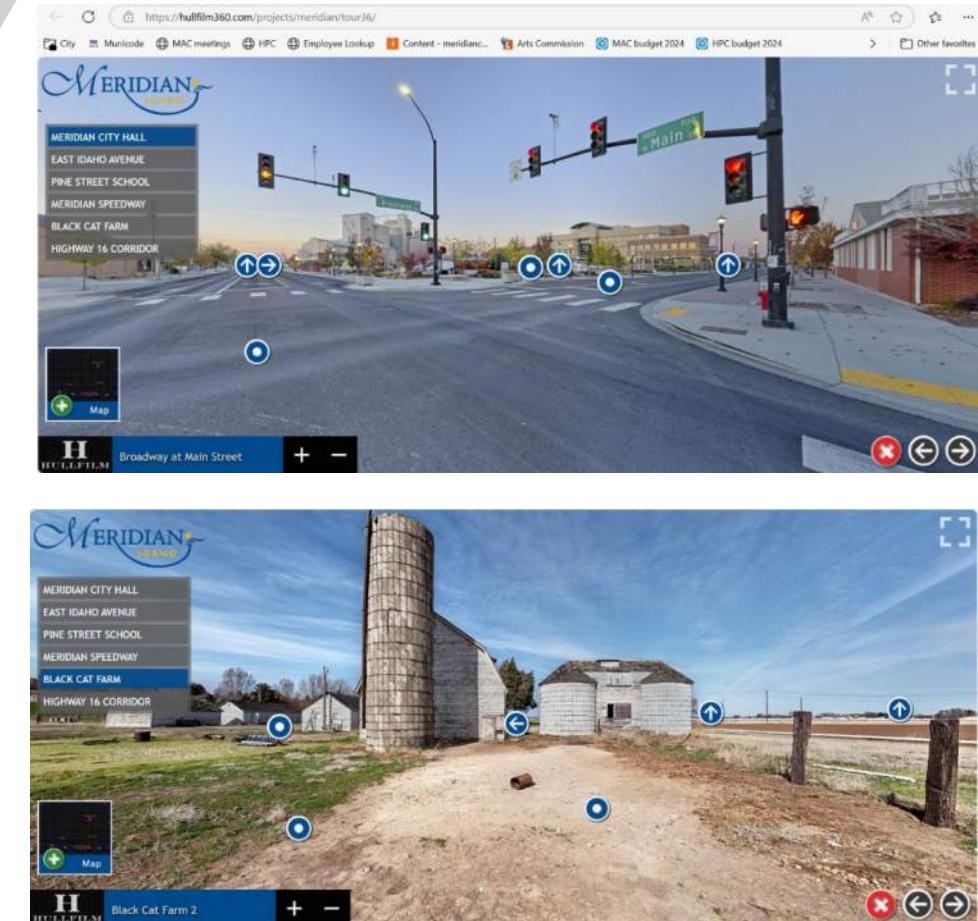
We are continuing our projects with Hull Films to document areas and building associated with the City of Meridian.

Virtual Tours Include:

Meridian City Hall/Creamery (City Hall views, History Center, Main and Broadway Street), Pine Street School (exterior and interior), Black Cat Farm, Meridian Speedway, Downtown areas along Idaho Street (near Centennial Park/Community Center, along Idaho Street between 4th and 5th streets) and at Egger's Farmstead at Black Cat Road

**In 2025 we plan to add a new virtual tour site along North Main Street**

<https://hullfilm360.com/projects/meridian/tour13/>



# *May: Preservation Month*

- We celebrated the month with downtown signage and walking tours
- We would like to thank the Pine Street School and Hidden Gem Events for their help with the tours of historic sites



Bank of Meridian



Pine Street School

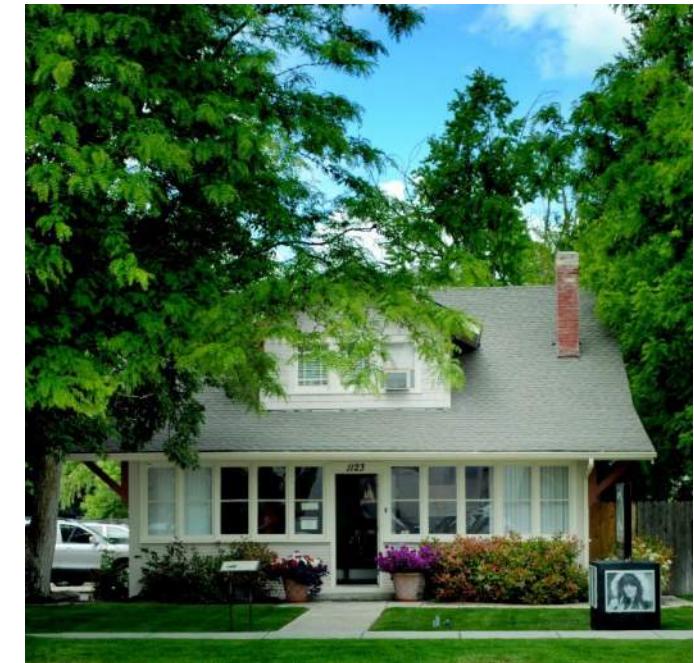


101 W. Pine St.

# *Ongoing HPC Projects*

## *Self-Guided Historic Walking Tours*

A self-guided Meridian Historic Walking Tour is available year-round. Free booklets with a map and interpretive information are available at Meridian City Hall. For an enhanced Historic Meridian Downtown Walking Tour experience, download the Meridian Historic Tour mobile app for [iPhone](#) or [Android](#) to enjoy additional photos, videos and narratives about each property while you walk.



Clara Hill House

**In 2024 we created an updated walking tour booklet!**

# *Ongoing HPC Projects*

## *Guided Historic Walking Tours*

In 2024, we hired a historic preservation consultant to create an easy-to-follow walking tour guide binder to aid HPC commissioners in leading in-person walking tours and gave challenge coins to walking tour participants. Commissioners led four walking tours, and plan to do a series of six more this upcoming year.

## GUIDED MERIDIAN HISTORIC WALKING TOUR SERIES

### *Downtown Meridian*

### *3rd Saturdays at 10:00AM*



- April 19
- May 17
- June 21
- July 19
- August 16
- September 20

Free, no registration required, meet at the front steps of Meridian City Hall



# *Ongoing HPC Projects*

## *Social Media*

The Historic Preservation Commission continues its efforts to encourage the public to follow Meridian History on both Facebook and Instagram. Our posts highlight our history, our culture, and our historic buildings.

Our accounts continue to grow in the number of followers and in the number of people that comment on our posts.

**Meridian History on Facebook**  
**@meridianhistory on Instagram**



# Meridian Speedway Listed in the National Register of Historic Places!





# *Egger's Farmstead / Black Cat Farm Historic Structures*

- Thank you to Mayor and Council and to the developer for helping facilitate the preservation efforts for the last remaining dual silo structure in the Treasure Valley
- The silos have been carefully disassembled and transferred to Vicory Garden for future reassembly on their property for our community to continue to enjoy and to remember our past.



# *Historic Preservation Project: Landmarking Program Research*

- Idaho Code allows local Commissions to create Landmarking Programs
- Would allow for HPC to review and make recommendations on changes to landmarked properties, and time to negotiate with the owner or other parties in an effort to find a means of preserving the property
- Advantages for Meridian (over a local historic district):
  - Landmarking can be noncontiguous properties *THROUGHOUT* the city
  - Less regulatory or restrictive than a historic district with design guidelines or standards
  - Create a formal way to celebrate and preserve identified local historic properties
- Next Steps:
  - Long-term planning project, HPC would need to do more research and create recommendations which properties would be included, what criteria would be used, how properties would be designated, what activities might trigger review; HPC would need a clear purpose and criteria for review



# *What's Next in Historic Preservation?*

## *Updating the Meridian Historic Preservation Plan*

- Meridian currently has a **Historic Preservation Plan** that was completed in 2014. The Idaho State Historic Preservation Office (SHPO) recommends updating preservation plans every ten years.
- We received a \$12,000 CLG (Certified Local Government) grant from SHPO to help fund this project, and we are providing \$5,000 in matching funds + in-kind staff and volunteer hours.
- Consultant began the project with a kick-off that involved interested historic preservation stakeholders at the regular February HPC meeting. **The public survey will be open soon, and the first Public Outreach meeting will be held on Saturday, April 19 from 11-1pm at Hidden Gem Events.**
- Join us before the outreach event at 10 at City Hall for our first guided walking tour of the season.



# THANK-YOU

The Historic Preservation Commission would like to thank the Mayor's office, City Council and City Staff for all that they do for us. It is our pleasure to be able to serve you and the citizens of Meridian in preserving our history.

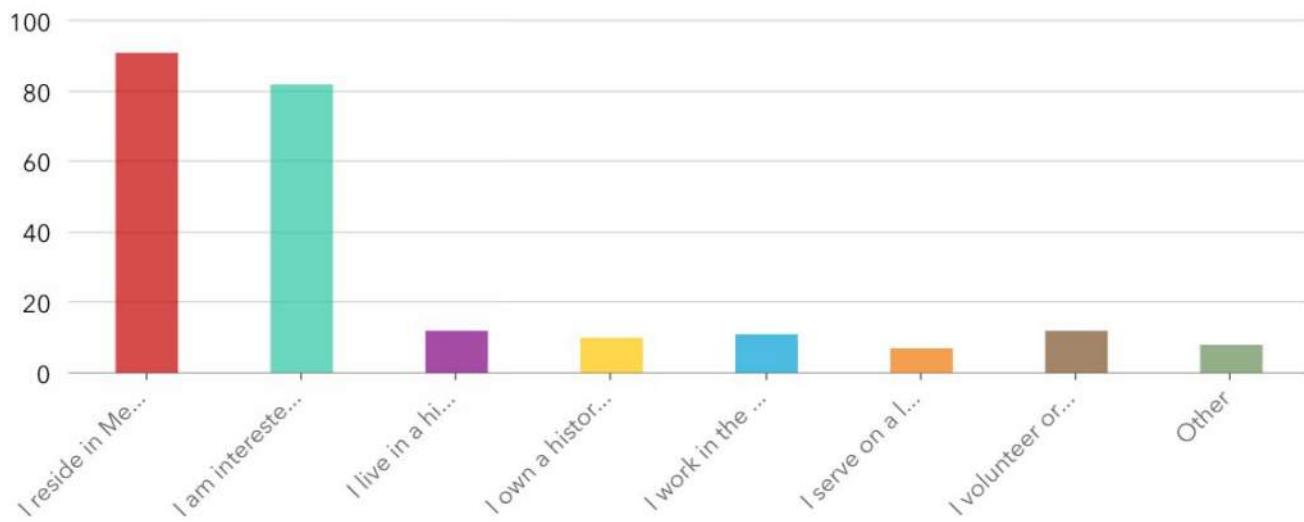
Without the support that we receive from the city, we would not be able to do the work that we have been tasked to do.

If you have any questions at this time, we would be happy to answer them.



## **Appendix B Public Survey Results**

Please tell us about yourself and your connection to Meridian's heritage. Choose all responses that descri... [Column](#) [Bar](#)

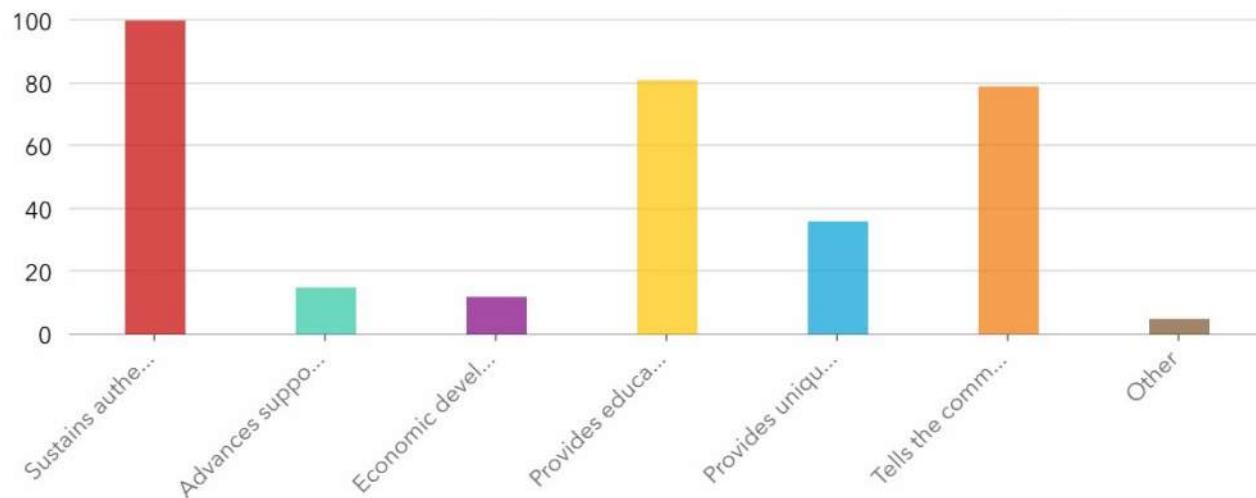


Answers	Count	Percentage
I reside in Meridian	91	79.82%
I am interested in history and/or historic preservation	82	71.93%
I live in a historic property (that was built before 1975)	12	10.53%
I own a historic property	10	8.77%
I work in the field of architecture, history and/or historic preservation	11	9.65%
I serve on a local or statewide historic preservation commission or board	7	6.14%
I volunteer or participate in historic preservation related activities (Meridian HPC Walking Tours etc.)	12	10.53%
Other	8	7.02%

Answered: 114 Skipped: 0

What do you consider the biggest benefit of historic preservation in Meridian? Choose up to 3 benefits:

Column Bar

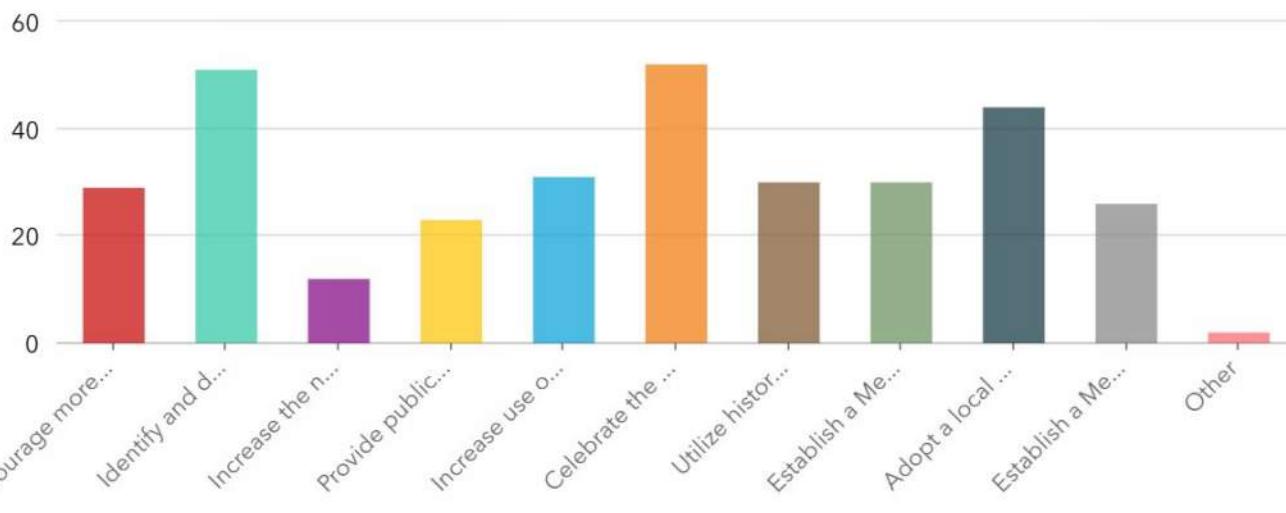


Answers	Count	Percentage
Sustains authentic community character	100	87.72%
Advances support for local tourism	15	13.16%
Economic development tool	12	10.53%
Provides educational opportunities to historic site users/visitors	81	71.05%
Provides unique venues for celebrations and events	36	31.58%
Tells the community's unique stories	79	69.3%
Other	5	4.39%

Answered: 114 Skipped: 0

What do you consider the biggest priority for historic preservation in Meridian? Choose up to 3 priorities:

Column Bar

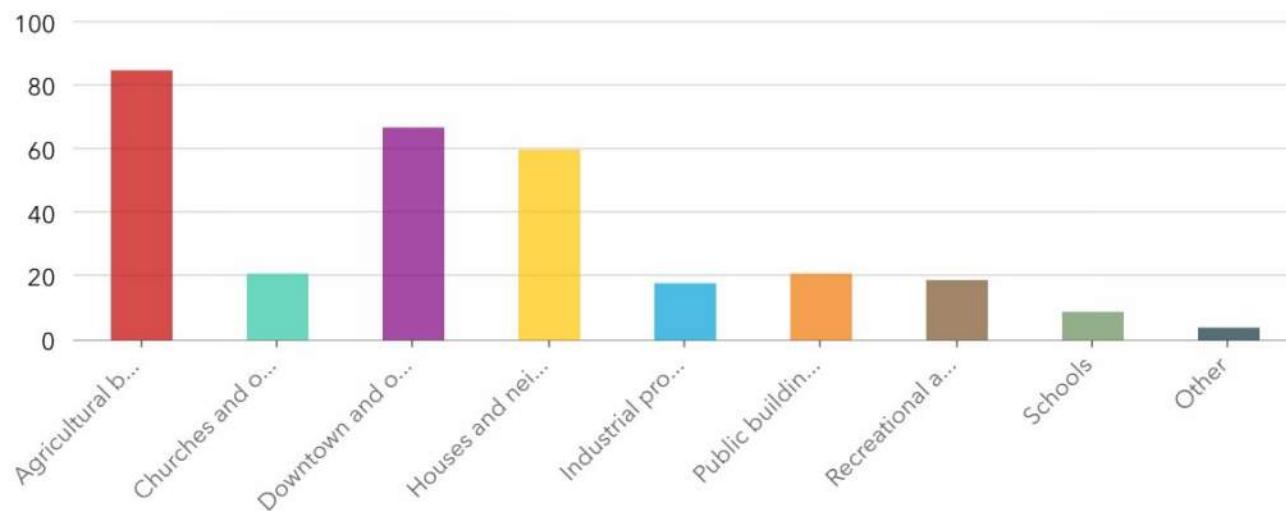


Answers	Count	Percentage
Encourage more rehabilitation projects by providing information and guidance	29	25.44%
Identify and document historic properties in the city	51	44.74%
Increase the number of properties listed in the National Register of Historic Places	12	10.53%
Provide public outreach/education to raise awareness on preservation benefits	23	20.18%
Increase use of grants available to prepare and maintain historic properties	31	27.19%
Celebrate the city's heritage	52	45.61%
Utilize historic preservation as a tool to support retention of neighborhood character	30	26.32%
Establish a Meridian landmark program to recognize local historic sites	30	26.32%
Adopt a local ordinance to protect properties from demolition	44	38.6%
Establish a Meridian Historic District(s)	26	22.81%
Other	2	1.75%

Answered: 114 Skipped: 0

What types of historic properties or sites do you think are vulnerable to demolition? Choose up to 3:

Column Bar

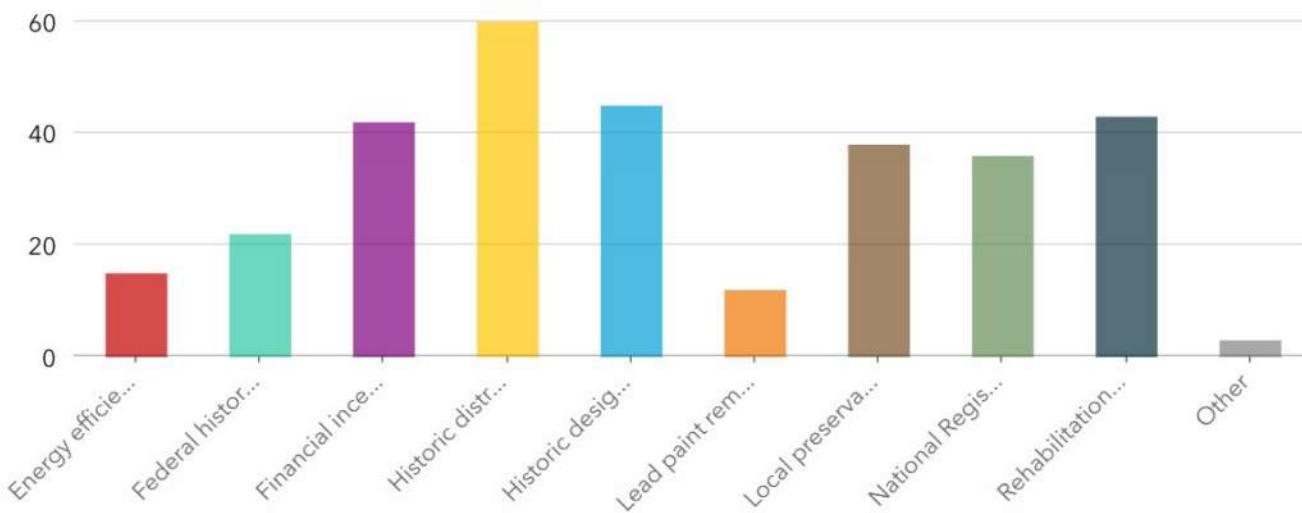


Answers	Count	Percentage
Agricultural buildings (barns, silos, homesteads etc.)	85	74.56%
Churches and other religious properties	21	18.42%
Downtown and other commercial areas	67	58.77%
Houses and neighborhoods	60	52.63%
Industrial properties (warehouses, factories...)	18	15.79%
Public buildings	21	18.42%
Recreational areas (parks, trails, etc.)	19	16.67%
Schools	9	7.89%
Other	4	3.51%

Answered: 110 Skipped: 4

If the City of Meridian Historic Preservation Commission were to provide public information or training...

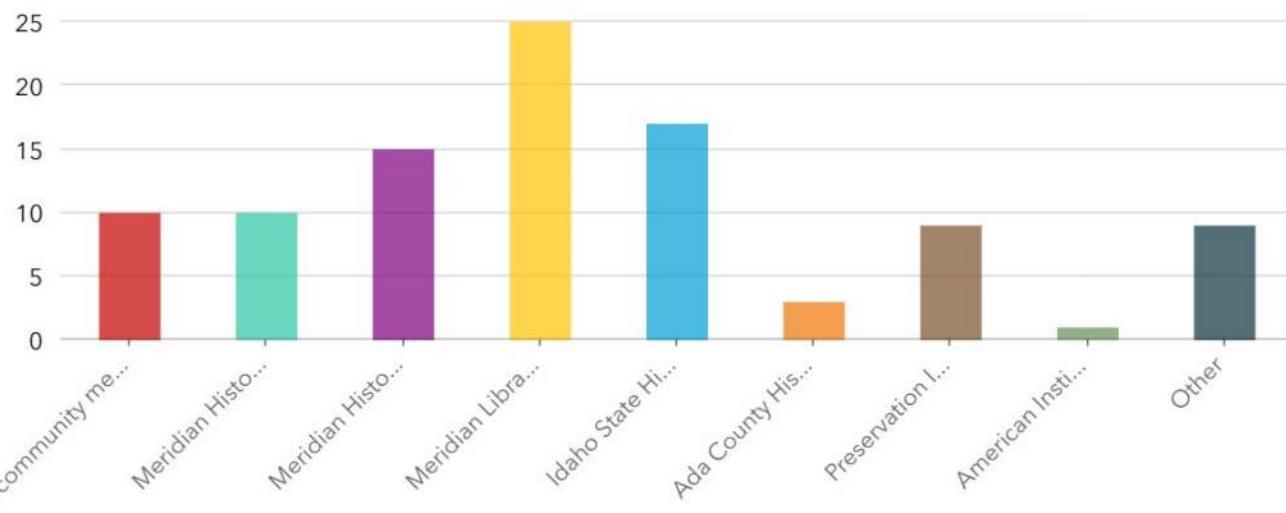
Column Bar



Answers	Count	Percentage
Energy efficiency and weatherization	15	13.16%
Federal historic preservation laws	22	19.3%
Financial incentives for preservation	42	36.84%
Historic districts and how they work	60	52.63%
Historic designation (local or national) and what it means to you	45	39.47%
Lead paint removal and safe work practices	12	10.53%
Local preservation ordinances, commissions, and programs	38	33.33%
National Register of Historic Places program	36	31.58%
Rehabilitation techniques (windows, masonry, carpentry etc.)	43	37.72%
Other	3	2.63%

Answered: 105 Skipped: 9

Who do you contact when you have a question or need help with one or more historic resource... [Column](#) [Bar](#) [Pie](#) [Map](#)

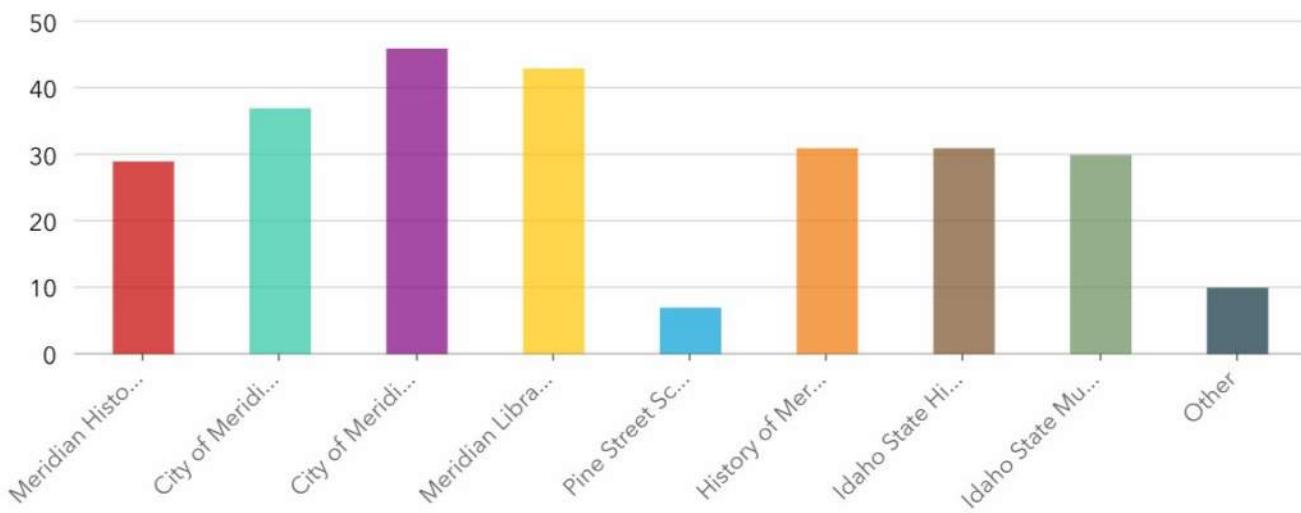


Answers	Count	Percentage
A community member	10	8.77%
Meridian History Facebook page	10	8.77%
Meridian Historic Preservation Commission	15	13.16%
Meridian Library/History Center (at City Hall)	25	21.93%
Idaho State Historical Society (SHPO, Museum, Archives)	17	14.91%
Ada County Historic Preservation Council	3	2.63%
Preservation Idaho	9	7.89%
American Institute of Architects Idaho Chapter	1	0.88%
Other	9	7.89%

Answered: 99 Skipped: 15

Where do you go to experience (or learn about) Meridian history? Check all that apply:

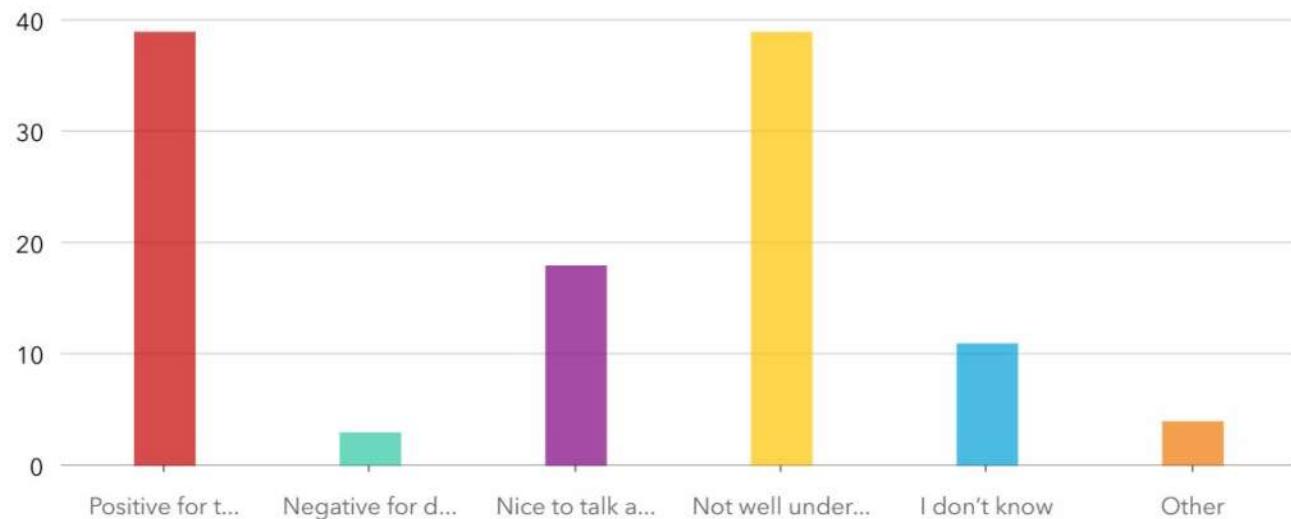
Column Bar



Answers	Count	Percentage
Meridian History Preservation Commission Facebook or Instagram	29	25.44%
City of Meridian Walking Tour (North Tour or South Tour)	37	32.46%
City of Meridian Website	46	40.35%
Meridian Library/History Center (at City Hall)	43	37.72%
Pine Street School	7	6.14%
History of Meridian Idaho Facebook	31	27.19%
Idaho State Historical Society (SHPO, Museum, Archives)	31	27.19%
Idaho State Museum (Boise)	30	26.32%
Other	10	8.77%

Answered: 108 Skipped: 6

How do you feel historic preservation is viewed in your community? Choose the statement that... [Column](#) [Bar](#) [Pie](#) [Map](#)



Answers	Count	Percentage
Positive for the community	39	34.21%
Negative for development	3	2.63%
Nice to talk about, but not essential	18	15.79%
Not well understood	39	34.21%
I don't know	11	9.65%
Other	4	3.51%

Answered: 114 Skipped: 0

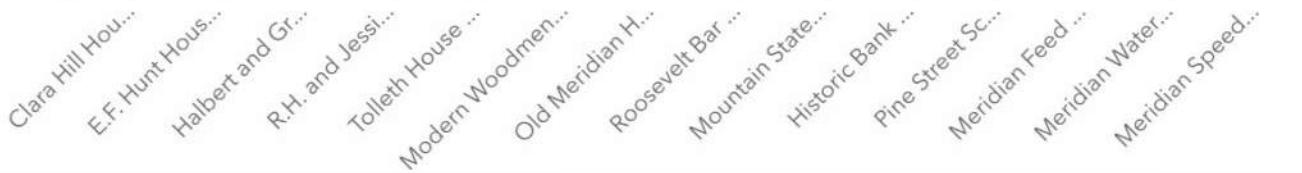
Of the following Meridian historical sites, check each that you are familiar with, or have visited:

Column Bar

100

50

0



### Answers

### Count

### Percentage

Clara Hill House - 1123 N. Main Street 29 25.44%

E.F. Hunt House - 49 E. State Street 20 17.54%

Halbert and Grace Neal House - 101 W. Pine Street 23 20.18%

R.H. and Jessie Bell House - 137 W. Pine Street 23 20.18%

Tolleth House (Hidden Gem Events) - 134 E. State Avenue 39 34.21%

Modern Woodmen Hall (Heritage Building) - 77 E. Idaho Avenue 41 35.96%

Old Meridian High School (Cole Valley Christian School)- 200 E. Carlton Avenue 72 63.16%

Roosevelt Bar - 126 E. Broadway Avenue 55 48.25%

Mountain States Telephone & Telegraph (Meridian Watch repair) - 815 Main St. 27 23.68%

Historic Bank of Meridian (The Vault) - 140 E. Idaho Avenue 62 54.39%

Pine Street School - N. Meridian Road and W. Pine Avenue 48 42.11%

Meridian Feed Mill (Zamzows) - 611 Main Street 79 69.3%

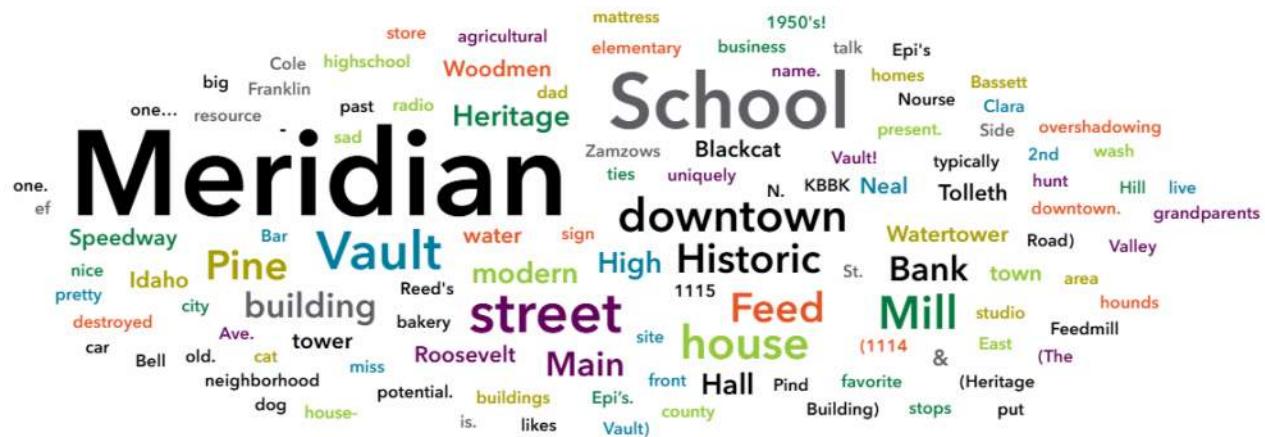
Meridian Watertower 85 74.56%

Meridian Speedway - 335 S. Main Street 94 82.46%

Answered: 109 Skipped: 5

What is your favorite historic building or neighborhood in Meridian?

## Word cloud



Are there any historic buildings or places in Meridian that you worry about losing?

## Word cloud





## **Appendix C Laws and Regulations**



## List of Relevant Federal and State Laws & Regulations

There are many laws at both the Federal and State levels related to Historic Preservation and Archaeology. A comprehensive listing of all these laws, and their subsequent amendments and subsections, would consist of many pages. It is important for the purposes of carrying out this plan, however, to have a basic understanding of some of the most significant Federal and State laws. As such, this appendix provides some brief information on the most important laws. Most information on each can be found on the National Park Service website (Federal laws) or on the State of Idaho Legislature website (Idaho statutes).

### **Federal Laws**

**Antiquities Act**, as amended (54 USC 320301-320303 and 18USC 1866(B)): The Antiquities Act of 1906 was the first act in the United States to establish that archaeological site on public lands are important public resources and required that the Federal government take measures to protect archaeological sites from looting and/or vandalism.

**Archaeological Resources Protection Act**, as amended (16 USC 470aa-mm): This act was passed to provide increased protection for public archaeological sites, and to increase the penalties which can be imposed for violations. It was passed in order to address some of the shortcomings of the Antiquities Act, specifically in terms of providing for effective enforcement and clear definitions. This law, along with the Antiquities Act, is the foundation for archaeological protections on public and tribal lands, and includes provisions to help prevent the illegal excavation, removal, and/or trafficking of archaeological resources.

**Native American Graves Protection and Repatriation Act**, as amended (25 USC 300 3001-3013): This act codified in United States law that Native Americans, Indian Tribes, and Native Hawaiians have rights related to the “treatment, Repatriation, and disposition of Native American human remains, funerary objects, sacred objects and objects of cultural patrimony.” It requires that Federal government and any museums receiving Federal funds disclose what groups to attempt to reach an agreement for the repatriation of those artifacts. It also provides important organizations whenever archeological investigations encounter, or are expected to encounter, Native American, Tribal, and/or Native Hawaiian cultural artifacts they have in their possession, and work with those groups to attempt to reach an agreement for the repatriation of those artifacts. It also provides important protections for Native American grave sites and requires consolation with Indian Tribes and Native Hawaiian organizations whenever archeological investigations encounter, or are expected to encounter, Native cultural items or when such items are unexpectedly discovered on Federal or tribal lands.

**National Historic Preservation Act** as amended (54 USC 300101 et seq.): This is the central law around which nearly all historic preservation efforts in the United States take place. Originally passed in 1966, the National Historic Preservation Act established the National Register of Historic Places (NRHP), National Historic Landmarks (NHL) program, the State Historic Preservation Offices (SHPO), and later the Certified Local Government (CLG) program. It also includes important provisions such as the Section 106 and Section 110 processes.



## **Idaho State Laws**

**Idaho Code 18-7027:** Prohibits the disturbance of prehistoric human burials, or the possession of human remains of artifacts removed from a burial, unless the excavation is conducted by a qualified archaeologist with the prior approval of the State Historical Society and the appropriate Indian tribe.

**Idaho Code 27-501:** Assigns responsibilities to the agency for consultation, determination of appropriate actions, and providing for re-interment of human remains that have been disturbed.

**Idaho Code 33-39:** Provides for the creation of an Idaho Archaeological Survey and designates that State Archaeologist as director.

**Idaho Code 67-41:** States that the agency (Idaho State Historical Society) shall:

- Identify, preserve, and protect sites, monuments, and points of interest in Idaho of historic merit (67-4114)
- Protect archaeological and vertebrate paleontological sites and resources on public land (67-4119)
- Govern the agency and administer the powers and duties required to preserve and protect any

historical record of the history and cultural of Idaho" (67-4123). Senate Bill 1011(2009), Passed by the Senate and House and signed into law by the governor April 14, 2009., defines "historical record, artifact, object, historical or archaeological site or structure, document, evidence or public or private writing pursuant to the provisions of title 9, Idaho Code, relevant to the history of the State of Idaho."

- Encourage and promote interest in the history of Idaho (67-4126 (2)
- Collect, preserve, and exhibit artifacts and information illustrative of Idaho history, culture, and

society. (67-4126 (3)

- Identify historic, architectural, archaeological, and cultural sites, buildings, or districts, and coordinate activities of local historic preservation commissions. (67-4126(14)

**Idaho Code 67-46:** Gives authority to the agency to carry out the preservation and protection of the states historic archeological, architectural, and cultural heritage resources. This section of code also authorizes municipalities to create historic preservation commissions, establish design review for historic districts, and carry out other historic preservation efforts at the local level.

**Idaho Code 67-65:** The Idaho local planning act of 1975 requires a local governments' comprehensive plan must include a component for "Special Areas or Sites. "There must be an analysis of areas, sites, or structures of historical, archaeological, or architectural significance within the jurisdiction of the governing board.



## **Appendix D List of Historic Surveys**

## Draft Historic Preservation Plan



Survey #	Survey Title	Survey Author	Year	Organization
2025/90	500 Overland Road Cultural Resource Inventory	Hauer, A. Craig	2025	ARH Archaeology and Architectural History
2025/55	Aegean Estates Subdivision No. 4	Wright, Jeanne	2025	Wright Consulting Services, LLC
2025/44	Baratza Subdivision	Hallam, Linnia	2025	Hallam Historical Consulting, LLC
2025/34	Pivot Pointe Subdivision Cultural Resources Survey, Meridian, Idaho	Mitchell, Kelly	2025	Water, Civil, and Environmental, Inc. (WCE)
2025/156	Addendum to 500 Overland Road Cultural Resource Inventory	Hauer, A. Craig	2025	ARH Archaeology and Architectural History
2024/63	Lake Hazel Rd, Eagle Rd/Cloverdale Rd-Ten Mile Creek Bridge	Perry Bauer, Barbara	2024	TAG - Historical Research and Consulting
2024/438	Rail With Trail Pathway, Meridian	Ross-Hauer, JoEllen	2024	Local Highway Technical Assistance Council (LHTAC)
2024/422	Pebblebrook Subdivision Cultural Resource Investigation	Perry Bauer, Barbara	2024	TAG - Historical Research and Consulting
2024/37	Cultural Resource Inventory for the Northwest Pipeline LLC's 2024 Line 1400/1401 Intermountain Pipe Replacement Project, Ada County, Idaho	Karpinski, Mark	2024	Idaho State Historic Preservation Office (SHPO)

## Draft Historic Preservation Plan



2023/662	North Main Street Reconnaissance-level Survey	Bauer, Barbara Perry and Elizabeth Jacox	2023	Idaho State Historic Preservation Office (SHPO)
2023/61	Ustick Rd., Ten Mile Rd. to Linder Rd.: A Project Proposed by Ada County Highway District. ECORP Consulting, Inc.	Hallam, Nathan	2022	Army Corps of Engineers (USACE)
2023/570	I-84, Meridian Road Interchange to Eagle Road Interchange. Bionomics Environmental, Inc.	Scuderi, Zoe	2023	Idaho State Historic Preservation Office (SHPO)
2023/405	Cultural Resources Survey of the Legacy SC - A Telecommunication Project, Meridian, Ada County, ID. Trileaf Corporation.	Stout, Sydney, Kaitlen Hitt & Jacob Waters	2023	Federal Communications Commission (FCC)
2023/254	Cultural Resources Survey of the Scentsy SC - A Telecommunication Project, Meridian, Ada County, ID. Trileaf Corporation.	Stout, Sydney, Jacob Waters & Gwyneth Vollman	2023	Federal Communications Commission (FCC)
2022/580	Ustick Rd, Black Cat to Ten Mile Rd. ACHD Project Number:511015	Perry Bauer, Barbara	2022	TAG - Historical Research and Consulting
2022/425	Locust Grove, Victory Rd to Overland Rd and Locust Grove and Victory Road Roundabout. TAG Historical Research & Consulting.	Bauer, Barbara Perry	2021	Army Corps of Engineers (USACE)
2022/41	Prescott Ridge Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)
2022/343	Cultural Resource Inventory for Northwest Pipeline LLC's Williams Boise DOT Pipeline Replacement	Burningham, Tessie & Mark Karpinski	2022	Federal Energy Regulatory Commission (FERC)

## Draft Historic Preservation Plan



	Project and MLV 11-3 Station Project, Ada County, Idaho. Tetra Tech.			
2022/284	Property Assessment of the Proposed Modification of an Existing Wireless Telecommunications Service Facility "SL04250A/SL03UB615 Retain" for T-Mobile West LLC, Meridian, Ada County, Idaho. EnviroWest.	Billat, Scott	2022	Federal Communications Commission (FCC)
2022/223	Class III Cultural Resources Survey for Proposed Telecommunications Site 946174/Treva Way NSB, Meridian, Ada County, ID. Hawthorne Research and Communications, LLC.	Cornelius, MacKensie	2022	Federal Communications Commission (FCC)
2022/184	Cultural Resource Inventory for Northwest Pipeline LLC's Williams Boise DOT Pipeline Replacement Project, Ada County, Idaho. Tetra Tech.	Karpinski, Mark	2022	Federal Energy Regulatory Commission (FERC)
2021/77	Quenzer Farms Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)
2020/593	Hill Century Farm North Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)
2020/593	Hill Century Farm North Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)
2020/521	Prescott Ridge Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)
2020/521	Prescott Ridge Subdivision Cultural Assessment. Frontier Historical Consultants.	Gray, Dale M. & William P. Statham	2020	Environmental Protection Agency (EPA)

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2019/91	VillaSport - SWC Ustick Rd & Eagle Rd: A Project Proposed by The Land Group, Inc. Stevens Historical Research Associates.	Hein, HannaLore	2018	Army Corps of Engineers (USACE)
2019/67	Archaeological and Historic Survey Report: ID4301 Amity Cell Tower. HELIX Environmental Planning, Inc.	Jerrems, William	2018	Federal Communications Commission (FCC)
2019/661	West Ada School District: Owyhee High School - A Project Proposed by West Ada School District. Stevens Historical Research Associates.	Hein, HannaLore, Jennifer Stevens & Michelle Thompson	2019	Army Corps of Engineers (USACE)
2019/656	Cultural Resource Assessment Meadow Wood (ID 4307) - Proposed Telecommunications Facility Ada County, Idaho. Mesa Field Services.	Simpson, Sean	2019	Federal Communications Commission (FCC)
2019/628	US 20/26 Corridor Preservation Project, Re-Evaluation - 2019 (US-20 Linder to Locust Grove, Eagle).	Martin, Jillian	2019	Idaho Transportation Department (ITD)
2019/628	US 20/26 Corridor Preservation Project, Re-Evaluation - 2019 (US-20 Linder to Locust Grove, Eagle).	Martin, Jillian	2019	Idaho Transportation Department (ITD)
2019/61	Cultural Resources Survey of the BOISE_CALL_CENTER Cell Site, Meridian, Ada County, Idaho. Applied Archaeological Research, Inc.	Finley, Aimee	2018	Federal Communications Commission (FCC)
2019/603	US 20/26 Corridor Preservation Project, Re-Evaluation - 2019 (SH 16 to Linder Road, Ada County).	Martin, Jillian	2019	Idaho Transportation Department (ITD)
2019/603	US 20/26 Corridor Preservation Project, Re-Evaluation - 2019 (SH 16 to Linder Road, Ada County).	Martin, Jillian	2019	Idaho Transportation Department (ITD)

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2019/498	Cultural Resource Assessment for the "Boise Call Center" Telecommunications Facility in Meridian, Idaho. Trileaf.	Orvald, Tucker O. & Kevin McHugh	2019	Federal Communications Commission (FCC)
2019/495	Ada County Historic Resources: A Reconnaissance Survey. Prepared for Ada County Historic Preservation Commission.	Davis, Belinda and Barbara Perry Bauer	1989	
2019/467	Cultural Resource Survey for the "Fairview & Locus Grove" Telecommunication Facility in Meridian, Ada County, Idaho.	Orvald, Tucker O. & Kevin McHugh	2019	Federal Communications Commission (FCC)
2019/353	Meridian Reconnaissance Survey Phase I. Prepared for City of Meridian Historic Preservation Commission.	Peeso, Emily	2005	
2019/319	Warrick Subdivision: Ada County, Idaho. TAG Historical Research & Consulting.	Bauer, Barbara Perry	2019	Environmental Protection Agency (EPA)
2018/835	Archaeological and Historic Survey Report: Spanish Sun ID4302 Monopine Tower. HELIX Environmental Planning, Inc.	Jerrems, William	2018	Federal Communications Commission (FCC)
2018/835	Archaeological and Historic Survey Report: Spanish Sun ID4302 Monopine Tower. HELIX Environmental Planning, Inc.	Jerrems, William	2018	Federal Communications Commission (FCC)
2018/825	US 20/26 Corridor Preservation Project, Addendum - 2018 (US 20/26, Chinden; Locust Grove to Eagle).	Martin, Jillian	2018	Idaho Transportation Department (ITD)
2018/702	Wells Subdivision: Ada County, Idaho.	Bauer, Barbara Perry	2018	Army Corps of Engineers (USACE)

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2018/629	Cultural Resources Surveys of Three Proposed Canal Easement Exchange Projects in Southwest Boise: Boise Project, Ada County, Idaho.	Huang, Jennifer K.	2018	Bureau of Reclamation (BOR)
2018/414	Class III Cultural Resource Inventory and Visual Impact Assessment for the ROARING WALOWES SC - A Communication Facility Project, Ada County, Idaho. Cannon Heritage Consultants, Inc.	Santarone, Paul, Ron Sladek, Houston Martin & Kenneth P. Cannon	2018	Federal Communications Commission (FCC)
2018/387	Meridian Road, Cherry Lane to Ustick Road. Bionomics Environmental, Inc.	May, Scott	2018	Army Corps of Engineers (USACE)
2018/327	AT&T Mobility, LLC Proposed New Tower Project: Addendum to FCC Form 620 Submission Packet - ID SHPO Format. EBI Consulting.	Davis, Jennifer, James Dietterich & MacKensie Cornelius	2018	Federal Communications Commission (FCC)
2018/269	Cultural Resources Survey of Proposed Box Culvert Installation across Ten Mile Feeder Canal on South Eagle Road: Boise Project, Ada County, Idaho.	Huang, Jennifer K.	2017	Bureau of Reclamation (BOR)
2018/214	2007 City of Meridian Impact Area Re-Survey. Prepared for Meridian Historic Preservation Commission. Madeline Buckendorf Consulting, LLC.	Buckendorf, Madeline	2007	
2018/211	Survey of Rural Properties in Ada County. Prepared for Ada County Historic Preservation Commission. TAG Historic Research & Consulting.	Perry Bauer, Barbara and Elizabeth Jacox	2008	
2018/203	Final Report: SH-16 - I-84 to SH-44 Mitigation. Prepared for Idaho Transportation Department. TAG Historical Research & Consulting.	TAG Historical Research & Consulting	2013	Idaho Transportation Department (ITD)

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2018/136	Canal Easement Exchange on a Portion of the McDonald Lateral	Huang, Jennifer K	2017	Bureau of Reclamation (BOR)
2017/239	Black Cat Trunk Sewer Project. Frontier Historical Consultants.	Gray, Dale M.	2016	Environmental Protection Agency (EPA)
2017/136	Lake Hazel and Locust Grove Water Main Extension. TAG Historical Research & Consulting.	Perry Bauer, Barbara	2017	Environmental Protection Agency (EPA)
2017/1	Kenners Project	Gray, Dale	2016	Environmental Protection Agency (EPA)
2016/464	Cultural Resource Inventory for Northwest Pipeline LLC, Black Cat and Franklin Road Widening Project, Ada County, Idaho. EcoLogic Environmental Consultants, LLC.	Smith, Craig S.	2016	
2016/353	Brinegar Prairie Subdivision, a reconnaissance-level cultural resource survey. PAST, INC.	Getchell, Barbie and John E. Atwood	2016	Army Corps of Engineers (USACE)
2016/238	Kentucky Ridge Estates No. 4 / Biltmore Estates	Gray, Dale M.	2016	Environmental Protection Agency (EPA)
2016/12	Jump Creek Subdivision	Atwood, John E.	2015	Army Corps of Engineers (USACE)
2014/610	Oaks (North and South)/Oakcreek Subdivision No.3 Stormwater Pollution Prevention Plan (SWPPP)	Perry Bauer, Barbara and Elizabeth Jacox	2014	Environmental Protection Agency (EPA)

## Draft Historic Preservation Plan

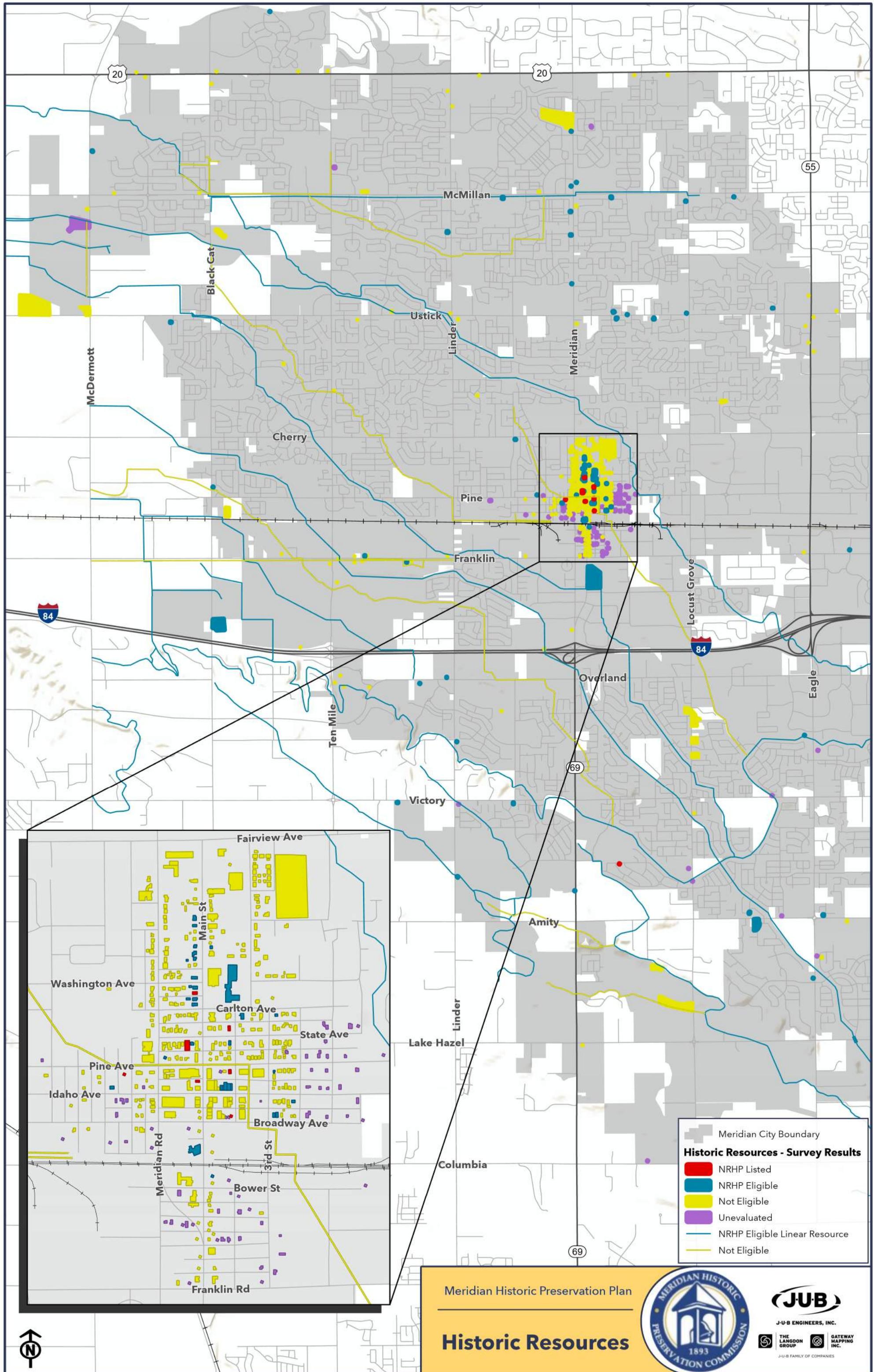


2014/610	Oaks (North and South)/Oakcreek Subdivision No.3 Stormwater Pollution Prevention Plan (SWPPP)	Perry Bauer, Barbara and Elizabeth Jacox	2014	Environmental Protection Agency (EPA)
2014/519	Cultural Resource Evaluation and Visual Effects Analysis for the Proposed 'BOI Settlers Park' Telecommunications Project, 201 Ustick Road, Meridian, Ada County, Idaho	Retter, Michael	2014	Federal Communications Commission (FCC)
2013/687	Franklin Road; Black Cat to Ten Mile	Parker, Kimberly and Derek Chisholm	2012	Idaho Transportation Department (ITD)
2011/680	Franklin Road, Ten Mile Road to Linder Road Capacity Expansion Project	Bauer, Barbara Perry	2011	TAG - Historical Research and Consulting
2011/133	T-Mobile Candidate SL02159-A, 477 N. Linder Road, Meridian, ID.	Jerrems, W.	2010	
2009/339	Idaho 16, I-84 to Idaho 44 Environmental Study. TAG, Boise, ID.	Bauer, Barbara Perry	2008	Idaho Transportation Department (ITD)
2000/634	Level 3 Proposed Fiber Optic Line, Idaho Segment. AINW.	Ozbun, T. et al.	2000	
2000/1033	Nampa-Meridian Irrigation District Proposed Fee Title and Rights-of-Way Transfer; Ada and Canyon Counties, Idaho. Ogden Environmental and Energy Services, Boise, ID.	Ogden Environmental and Energy Services	2000	Bureau of Reclamation (BOR)

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1989/5631	CRI, 350.9 Miles of the Pan Alberta Natural Gas Pipeline Looping Route in Idaho & Oregon, Vol. I-IV Western Cultural Resource Management, Inc., Boulder, Colorado.	Reed, William G. and Kate O'Brien Reed	1980	
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## **Appendix E City Code and Plans Review**



# Historic Preservation Program Summary

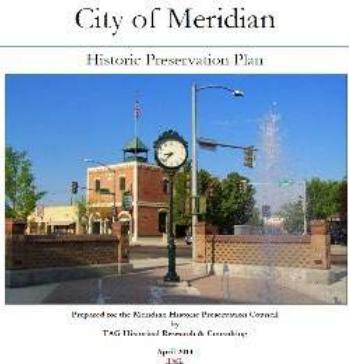
*April 18, 2025*





## CITY OF MERIDIAN HISTORIC PRESERVATION PLAN

The current historic preservation lists properties in the National Register of Historic Places, provides goals and objectives, and an inventory of historically significant locations in Meridian. This plan was approved in April 2014. The plan provides the following 4 goals as well as associated objectives.

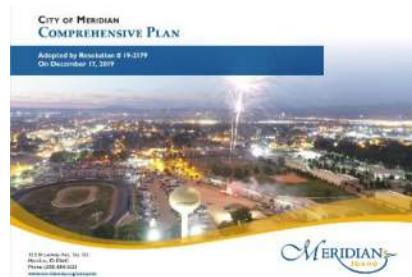


- **Goal 1** Preserve and enhance Meridian's historical, cultural and agricultural heritage.
- **Goal 2** Locate and identify historic and archeological resources significant to Meridian's past.
- **Goal 3** Heighten public awareness of historic preservation in the community and improve preservation education efforts for various audiences.
- **Goal 4** Maintain and strengthen support for historic preservation from individuals, commercial property owners, local organizations and neighborhood groups.

## CITY OF MERIDIAN COMPREHENSIVE PLAN

The comprehensive plan, adopted in 2019, mentions the 2014 historic preservation plan and the preservation of Meridian's historic character. Section 5-7 and 5-8 are dedicated to historic preservation. These sections include the Historic Preservation Goals, Objectives and Action Items.

Below is an inventory of the items that mention historical structures or features:



**2.09.02 G** Implement the City of Meridian Design Standards and City of Meridian Architectural Standards Manual to ensure that Downtown remains the historic center for mixed-use tourism, business, retail, residential, and governmental activities

**2.09.02 E** Implement consistent landscaping, lighting, and historic preservation standards.

Centers, and business districts

**4.04.02** Link pathways to important pedestrian generators, environmental features, historic landmarks, public facilities, Town

# Draft Historic Preservation Plan



## Historic Preservation

### Introduction

The Historic Preservation element underscores the importance of preserving Meridian's heritage by remembering previous generations who laid the foundation for Meridian today. Policies not only direct the preservation and restoration of sites/buildings with historic or cultural relevance, but also how to celebrate and memorialize them.

### Background

Meridian has a unique, storied history. Preserving that history is important because it defines the roots of the community and provides a sense of belonging to residents who treasure it.

Below: Meridian Historic Walking Tour sign at City Hall



Some Meridian properties are on the National Register of Historic Places, but there are many additional historical resources and architectural features within the city limits and the Area of City Impact that are not yet listed on this Registry. Although they may not be listed on the National Registry, they still carry historical and cultural significance to Meridian. Meridian's important agricultural heritage and history of town settlement is reflected in the many private historic residences and commercial buildings within the area. However, continued urban expansion and development have threatened some of these sites over the years.

While many of these sites and features have been lost, and others can no longer be realistically preserved, they can still be remembered. To preserve the memory and significance of these sites, all viable resources such as photos, models, written and oral stories, and memorabilia or significant artifacts should be used to pay tribute to a site's important role in shaping Meridian history. The design of new structures and landscapes can also acknowledge and celebrate Meridian's heritage by incorporating art and/or learning experiences for youth.

### For additional information, refer to the following resources:

- » [Existing Conditions Report: Addendum to the City of Meridian Comprehensive Plan](#)
- » [Meridian Historic Preservation Plan](#)
- » [Destination Downtown](#)

## Policy Direction

TABLE LEGEND

Goal	Objective	Action
------	-----------	--------

Table 5.2. Historic Preservation Goals, Objectives and Action Items

<b>5.02.00</b>	<b>Celebrate Meridian's historical, cultural, and agricultural heritage.</b>	<b>Priority</b>	<b>Lead</b>	<b>Support</b>
5.02.01	Enhance and restore the historical quality of Old Town.	PR	CD	
5.02.01A	Maintain and implement design and building standards for historically significant buildings and resources in Old Town.	Medium	PR	CD
5.02.01B	Support owners of historic buildings in their efforts to restore and/or preserve their properties.	On-going	PR	CD
<b>5.02.02</b>	<b>Preserve and enhance historic and cultural resources.</b>		<b>PR</b>	<b>CD, FI</b>
5.02.02A	Coordinate with the Meridian Historic Preservation Commission to recommend use, restoration, and preservation of historical structures and sites throughout Meridian.	On-going	PR	CD
5.02.02B	Investigate and promote incentive programs for historic properties.	On-going	PR	FI
5.02.02C	Implement tools and undertake programs that will increase the community's awareness of its heritage as well as the economic and aesthetic value of historic preservation.	Low	PR	MO
5.02.02D	Stimulate private and public investment in the restoration and preservation of historic buildings, outdoor spaces, and natural historical features.	On-going	PR	CD, FI
5.02.02E	Support the efforts of the Historic Preservation Commission to foster preservation and conservation.	On-going	PR	MO
5.02.02F	When appropriate, seek comments and approval from the Historic Preservation Commission prior to any changes to City-owned or controlled property, including buildings, outdoor spaces, and natural features.	On-going	PR	CD
5.02.02G	Place informational plaques on historic structures and special sites.	On-going	PR	MO
5.02.02H	Incorporate, into the development review process, a way to determine any impact on unique geological, historical, and archeological sites; preserve and protect as appropriate.	On-going	PR	CD
5.02.02I	Encourage events and activities that celebrate the cultural heritage of Meridian.	On-going	PR	MO
5.02.02J	Develop policies to preserve and protect or document and memorialize historic and culturally significant structures and sites.	On-going	PR	MO

**Priorities:** Very High = Currently/Immediately; High = 1 to 3 years; Medium = 3 to 5 years; Low = 5 to 10 years; and On-going = regularly or at every opportunity.

**Departments:** All = All City Departments, AO = Attorney's Office, CD = Com. Dev., CO = Clerk's Office, FD = Fire Dept., FI = Finance, HR = Human Resources, IT = Information Tech., MO = Mayor's Office, PD = Police Dept., PR = Parks and Recreation, PW = Public Works.



## MUNICIPAL CODE

### Title 2 – COMMISSIONS AND COMMITTEES

#### CHAPTER 1. - ADVISORY COMMISSIONS.

##### 2- 1- 1.— Advisory Commissions.

A. *All advisory commissions.* The following provisions shall apply to all advisory commissions, which shall be defined as commissions created by City Council for the purpose of advising the Mayor and City Council on specific subjects, pursuant to and as enumerated in this chapter. Advisory commissions shall include the Meridian Arts Commission, the Historic Preservation Commission, the Parks and Recreation Commission, the Solid Waste Advisory Commission, and the Transportation Commission.

B. *Creation of advisory commissions.* Advisory Commissions may be established by ordinance, and may be eliminated by repealing the establishing ordinance.

C. *Duties and authority of advisory commissions.*

1. The advisory commissions shall be recommending bodies, and shall make recommendations to the Mayor and City Council, within the scope of each commission's respective duties, as set forth in this chapter.
2. Each advisory commission shall adopt bylaws for the proper conduct of the commission's business. All commission bylaws are subject to approval by the Mayor and City Council after recommendation by the Commission.
3. Annually, each advisory commission shall elect a chair and vice chair, who shall serve in such roles for twelve ( 12 ) months.
4. In addition to duties set forth in the respective commission bylaws, the chair of each commission shall submit an annual report to the Mayor and City Council regarding the Commission's activities and accomplishments.
5. Volunteer commissioners are not and shall not be authorized to enter into any contract on behalf of the City, to apply for or accept any grant or other funds on behalf of the City, or

## Draft Historic Preservation Plan



to make any verbal or written agreement binding the commission or the City. Subject to City policy, City staff may apply for or accept grant or other funds on behalf of the City and/ or in the name of a commission or committee.

6. Volunteer commissioners are not and shall not be authorized to enter private property, buildings, or structures in the performance of their official duties without the prior, express consent of the owner or occupant thereof.

7. Advisory commissions and the respective commissioners thereof shall comply with the Idaho open meetings laws, Idaho Public Records Act, and Idaho Ethics in Government laws.

### D. *Advisory commission membership and qualifications.*

1. Commission members shall be appointed by the Mayor and approved by the City Council on a vote of a majority of the City Council members, and commission members may, in like manner, be removed or replaced.

2. Each commission shall consist of up to nine ( 9) members.

3. Commissioners shall be over eighteen ( 18) years of age at the time of appointment, except that one ( 1) member of each commission may be designated to represent youth, which commissioner may be under eighteen( 18) years of age.

4. All Commission members and the officers thereof shall be volunteers, and shall serve the City without compensation for such service. This shall not apply to City staff appointed to a commission within the scope of their employment.

5. Each commissioner' s term shall be three ( 3) years, except that each youth commissioner' s term shall be one ( 1) year.

6. A commissioner may be appointed to a partial term to complete a vacating commissioner' s term, or when a new seat is established.

7. If a commission seat is or will be vacant, the Mayor' s Office shall publicly notice the opportunity to apply for the seat. The incumbent commissioner may reapply for the seat.

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## Draft Historic Preservation Plan



8. Commissioners may serve up to two ( 2 ) consecutive full terms without separate approval. A third or successive term must be approved by a unanimous vote of the full City Council. A partial term shall not count as a term for the purpose of this provision.

9. The mayor shall remove any commissioner who misses one- half(%) of the meetings held by the commission to which such commissioner was appointed in any calendar year, as of December 31.

### E. Budget; expenditures; staff support.

1. City Council may provide funds for an advisory commission' s activities through the budgetary process.

2. Any expenditures or contracts related to a commission' s activities shall be administered by the designated City staff member assigned to the commission, subject to City policy. No volunteer commissioner shall be authorized to enter into contracts on behalf of the City, including those related to services, goods, or the acceptance of grant funds.

3. The City Attorney or designee shall be assigned to each commission to provide legal advice and support, and designated staff member( s) shall be assigned to each commission to provide administrative and operational support.

F. Meetings. Regular meetings of advisory commissions shall be held at Meridian City Hall, at the date and time specified by City Code. If the regular meeting date falls on a holiday, City election day, or primary or general election day, the meeting shall be canceled or rescheduled, as the chair directs. If a quorum of the commission is not available for a regularly scheduled meeting, the meeting may be postponed to a different date and time, or may be canceled.

### 2- 1- 3. Historic Preservation Commission.

A. *Establishment; purpose.* There is hereby established a Historic Preservation Commission, the purpose of which shall be to advise the Mayor, City Council, and City staff on matters regarding the identification, evaluation, designation, documentation, and protection of buildings, sites, areas, structures, and artifacts which reflect significant elements of Meridian' s historic, architectural, archaeological, and cultural heritage.

## Draft Historic Preservation Plan



**B. Duties and powers.** The Historic Preservation Commission shall be authorized to support, provide input, represent the public interest, and make recommendations to the Mayor, City Council, and City staff regarding:

1. Surveys of local historic properties in Meridian and Meridian's impact area for the purpose of documenting and identifying significant historic properties, including those potentially eligible for the National Register of Historic Places.
2. The nominations of properties in Meridian and Meridian's impact area to the National Register of Historic Places.
3. Methods and procedures necessary to preserve, restore, maintain and operate historic properties in Meridian and Meridian's impact area.
4. Educational and interpretive programs on historic preservation and historic properties in Meridian.
5. Matters relevant to the commission's purpose in provisions of the City Comprehensive Plan and other planning processes undertaken by local, State, or Federal agencies.
6. Opportunities and actions that may further the protection, enhancement, and preservation of historic properties.
7. The preservation of buildings, sites, areas, structures, and artifacts which reflect significant elements of Meridian's historic, architectural, archaeological, and cultural heritage.

**C. Qualifications.** All members of the Historic Preservation Commission shall have a demonstrated interest, competence, or knowledge in history or historic preservation. At least two (2) members should have professional training or experience in the disciplines of architecture, history, architectural history, urban planning, archaeology, engineering, law, or other professions related to historic preservation.

**D. Meetings.** The Historic Preservation Commission shall convene regular meetings at Meridian City Hall, 33 East Broadway Avenue, Meridian, Idaho, at 4: 30 p.m., on the fourth Thursday of each month except November and December.

**Commissioners 2025 Left to Right**

Patrick Gittings  
Debra Pitts  
Blaine Johnston  
John Keller (Youth)  
Ken Freeze  
Pam Jagosh  
Heather Giacomo

## Zoning Regulations

### 11-2D-4. Standards in the Old Town district (O-T).

The standards for development in the Old Town District are set forth in this section as follows:

- A. Building height. In the area defined as the city core in chapter 1, any new construction shall have a minimum height of thirty-five (35) feet and a maximum height of one hundred (100) feet. All other areas in the district, the maximum building height is seventy-five (75) feet.
- B. Number of stories. Minimum number of stories for new construction is two (2) and/or as set forth in the "City of Meridian Architectural Standards Manual".
- C. Streetscape improvements. Streetscape improvements within the city core shall be designed in accord with the "City of Meridian Public Works Design Standards Manual".
- D. Residential to commercial conversions. Residential to commercial conversions within old town shall comply with the established standards set forth in the "Architectural Standards Manual" (ASM) and structure and site design standards set forth in Section 11-3A-19 of this title. Where there are site constraints that prevent a conversion from wholly complying with these standards, the applicant may submit for a design standard exception as set forth in the ASM.
- E. Public and other urban open spaces. When proposed as part of a development, public and other urban open spaces shall have sufficient pedestrian access and be integrated into the overall site design.

(Ord. 05-1170, 8-30-2005, eff. 9-15-2005; Ord. 16-1672, 2-16-2016; Ord. 16-1717, 1-3-2017; Ord. No. 21-1932, § 2, 6-15-2021)



## Building Code and Other Relevant Standards

The City of Meridian has adopted the 2018 edition of the **International Building Code (hereinafter IBC)**, as amended by Section 10-1-2. However, the International Existing Building Code (IEBC) establishes minimum requirements for existing and historic buildings. It applies to all occupancy and construction types, regardless of whether they are governed by the IBC. The IEBC is published by the International Code Council.



### City of Meridian Architectural Standards

Document created by the City that sets design standards for new structures. Applicable to alterations to exterior building alterations, including, but not limited to: the addition, removal, or modification of architectural elements, such as doors, windows, awnings, and arcades; building remodels where all or a portion of a structure is modified, including entrances, facades, rooflines, and building expansions; a change in exterior materials and/or color scheme; or any other alteration that modifies the exterior appearance.

The architectural standards provides some relief to historic places with section **“11-1B-5. -**

**Nonconforming structure:** C. Structures listed on the National Register of Historic Places shall be exempt from the regulations of this section.”

### Informal Historic Property Review Process

In order to address the possible modification or loss of historic resources, the HPC staff (in the Parks and Recreation Department) coordinates informally with the Meridian Planning Department regarding permit requests or inquiries to the Planning Department regarding historic resources. The Planning staff utilizes a map layer of potential historic resources to provide for a “History Check” on the map layers routinely maintained by the department. While this map is not as up to date as the information maintained by the State Historic Preservation Office, it does enable a planner to notify the HPC liaison if an application or inquiry is made on or near potentially historic properties.



# REPORTS & PROGRAMS REGARDING HISTORY AND PRESERVATION



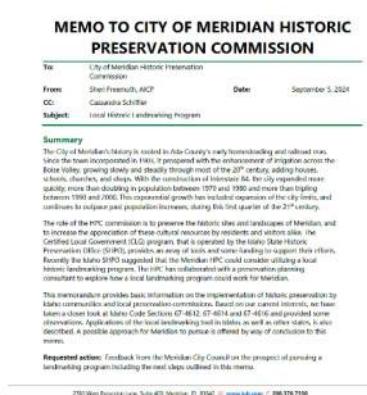
### North Main Street Reconnaissance-level Survey (2022 – 2023)

This was a multi-phased report prepared by TAG Historical Research & Consulting, that considered 256 properties surveyed in two phases. Fieldwork took place in August 2022 (Phase 1) and May/ June 2023 (Phase 2). The report summarizes the field work conducted over 37 city blocks located south of Cherry Lane/Fairview (west of E. 4th Street Avenue, north of Broadway Avenue, and east of NW 1st Street), as well as the review of Idaho Historic Sites Inventory (IHSI) forms, online newspaper, SHPO recorded sites and surveys and previous surveys done by the city. See page 7 Project Boundaries and page 8 for Potential Historic Districts Maps.



### Memo to City of Meridian Historic Preservation Commission (Landmark Program) (2024)

J-U-B was commissioned to draft a memorandum to consider and summarize the viability of a local landmarking program. The Landmark Program memorandum discusses the steps and procedures that are needed to create a landmark program if the city were to pursue the option. This memo gave the pros and cons of the landmark program and other municipalities that utilize similar programs. The HPC provided this memorandum for review by the Mayor and City Council



### Meridian History Center (<https://historycenter.mld.org>)

Meridian Public Library maintains Meridian History Center; materials are available for the public to view in a space off the City Hall. The history center also offers the community to learn about local history on a self-guided tour. The Meridian Public Library also offers digitized versions of historic documents.

<https://www.mld.org/resources/history>

### Meridian Walking Tours (North and South)

The city provides printed booklets in city hall and an interactive app that guides residents on self-guided walking tours that highlight historic structures and sites. The city website offers an online version with information on all sites along with historic pictures. The HPC also provides guided tours in person for special events. [History | City of Meridian](#)

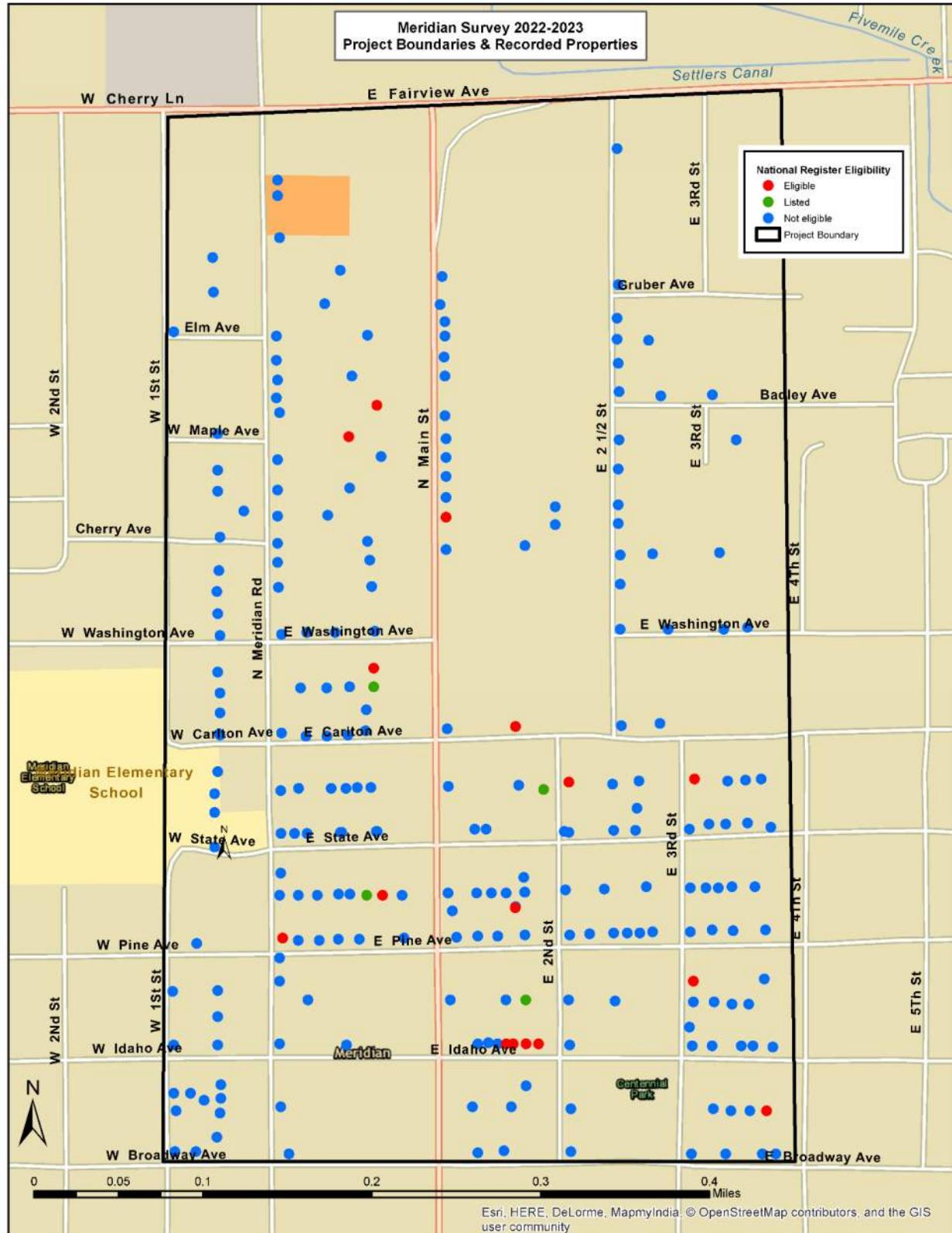
## Draft Historic Preservation Plan



### Settlers Make the Desert Bloom ([Video of Meridian History | City of Meridian](#))

This video provides a condensed version of historian Lila Hill's, "Settlers Make The Desert Bloom" presentation. Along with this video is a link to Meridian History Center collection (see above).

## Draft Historic Preservation Plan



## Draft Historic Preservation Plan

