CB 2018-271

Case 035-18: 602 N. Pearl Avenue – A request to apply District HP (Historic Overlay District) to the Robert D. McIntosh House – Michele Hale.

Thomas Walters, 501 N. Main, Apt. 302, Joplin, MO, Historic Preservation Staff representative. Mr. Walters stated that he is standing in for Mrs. Jill Sullivan, she had to recuse herself at the Historic Preservation meeting due to preparation of the application, including the research. This will be the second property in the North Heights neighborhood to be designated if approved as a local landmark. To received local landmark status, you must meet one of the 10 criteria. The applicant applied for status under two (2) criteria:

Criteria number 3-*Its identification with a person who significantly contributed to the development of the community, county, state, or country;*

> The Robert D. McIntosh house is associated with two prominent Joplin residents, Warren B. Shackelford and Ralph L. & Lillian Kassab.
>
> Warren B. Shackelford was a prominent Joplin mine operator and general manager for the Admiralty Zinc Company and Tri-State Zinc and Lead. Shackelford was an advocate of miner safety and worked to introduce improvements in the industry in that regard.
>
> Ralph L. & Lillian Kassab were prominent downtown merchants, philanthropists and investors in the Joplin Community.
>
> **Finding:** The building meets the requirements of criteria 3 for its association with Warren B. Shackelford and Ralph L. E Lillian Kassab.

Also, criteria number 4 - *Its embodiment of distinguishing characteristics of an architectural style valuable for the study of a period, type, method of construction, or use of indigenous materials;*

> The house has the characteristics of an American Four Square including square or "box" shape, appropriate number of stories, low slope hipped roof, central dormer, and front porch. The porch pillars of the house are circular column instead of square which is not typical of the style.
>
> American Four Square is not an architectural style but a type but is significant as an example of single family construction as part of an architectural style period of transition.
>
> **Finding:** The building meets the requirements for criteria 4.

The Historic Preservation Commission approved this application and recommended to be forwarded to the Planning & Zoning Commission for approval.

Mr. Cortez asked if there were any other questions for staff and if there was anyone else to speak in favor of this case.

Michele Hale, 602 N. Pearl, Joplin, MO 64801. Ms. Hale is the resident of this property and she also stated that one of the things she thought was interesting was the second owner, Warren B. Schackelford, implemented the Leaner Water Drill. That the drill is on display at the Mineral Museum. Mr. Kassab owned the store Kassab's on Main Street for many years.

Mrs. Koelkebeck stated she had a question about the change to add the Historic overlay. What impact will that have on your living in the house? Financial changes, things you can or can't do.

Mrs. Hale stated no, she stated that it just needed to be recognized as an historical landmark.

MRS. KOELKEBECK MOVED, SECONDED BY MR. MCCULLOUGH THAT CASE 035-18, BE FORWARDED TO THE CITY COUNCIL WITH RECOMMENDATION FOR APPROVAL MOTION CARRIED, WITH MR. CORTEZ, MR. RAMSOUR, MRS. KOELKEBECK, MRS. STEELE, AND MR. MCCULLOUGH VOTING "AYE". (5 IN FAVOR, 0 NAYS, 2 ABSENT).