

CITY of ALBUQUERQUE

SEVENTEENTH COUNCIL

COUNCIL BILL NO. _____ ENACTMENT NO. _____

SPONSORED BY:

1 **ORDINANCE**
 2 **DESIGNATING THE WERNER-GILCHRIST HOUSE A CITY OF ALBUQUERQUE**
 3 **LANDMARK.**
 4 **BE IT ORDAINED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF**
 5 **ALBUQUERQUE:**
 6 **Section 1. Intent.**
 7 **(A). The Werner-Gilchrist House located at 202 Cornell Drive SE,**
 8 **Lots 1 and 2, Block 10, University Heights Addition, has been recommended**
 9 **for designation as a City Landmark by the Landmarks and Urban Conservation**
 10 **Commission; and**
 11 **(B). The Werner-Gilchrist House meets criteria for City Landmark**
 12 **designation, as specified in Section 14-12-7(A) of the Ordinance establishing**
 13 **the Landmarks and Urban Conservation Commission and providing for**
 14 **designation of City Landmarks (R.O.A. 1994) as follows:**
 15 **(1) Has historic significance rooted in its architecture and**
 16 **its associations with the eastward expansion and suburban development of**
 17 **the City of Albuquerque;**
 18 **(2) Portrays the environment of a group of people (New**
 19 **Mexico residents) in an era of history (post-railroad, pre-Statehood New**
 20 **Mexico) characterized by a distinctive architectural style (Hipped Box);**
 21 **(3) Embodies the distinctive characteristics of a type and**
 22 **method of construction, being a single-family house of adobe bearing walls –**
 23 **a pre-railroad vernacular building tradition – built in post-railroad, Hipped Box**
 24 **styling with lumber-framed, hipped roof and milled wood doors, windows, and**
 25 **trim inside and out; and**

[+Bracketed/Underscored Material+] - New
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[+Bracketed/Underscored Material+] - New
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1 (4) Was listed in the State Register of Cultural Properties
2 and National Register of Historic Places in 1982.

3 (C) Significant features of the Werner-Gilchrist House identified by
4 the Landmarks and Urban Conservation Commission as being worthy of
5 preservation:

6 (1) Main mass of the house including its earthen walls,
7 hipped roof, and dormers;

8 (2) Milled wood doors, windows, and trim characteristic of
9 early 20th-century Albuquerque houses; and

10 (3) The open yards north and west of the house.

11 (D) In addition to the preservation of distinctive features set forth
12 in subsection (C), the following guidelines should be adopted:

13 (1) New construction may be approved on the premises if it
14 is compatible in scale, style, and material with the historic building.

15 (2) The federal Secretary of the Interior’s Standards for
16 Rehabilitation shall be incorporated by reference into specific development
17 guidelines to be adopted by the Landmarks and Urban Conservation
18 Commission for the Werner-Gilchrist House.

19 Section 2. That the Werner-Gilchrist House be designated a City Landmark.

20 Section 3. SEVERABILITY CLAUSE. If any section, paragraph, sentence,
21 clause, word or phrase of this ordinance is for any reason held to be invalid or
22 unenforceable by any court of competent jurisdiction, such decision shall not
23 affect the validity of the remaining provisions of this ordinance. The Council
24 hereby declares that it would have passed this ordinance and each section,
25 paragraph, sentence, clause, word or phrase thereof irrespective of any
26 provisions being declared unconstitutional or otherwise invalid.

27 Section 4. EFFECTIVE DATE AND PUBLICATION. This ordinance shall
28 take effect five days after publication by title and general summary and when a
29 plat of the territory hereby annexed is filed in the office of the County Clerk.

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