City of Pocatello Historic Preservation Plan

MAY 15, 2025

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POCATELLO
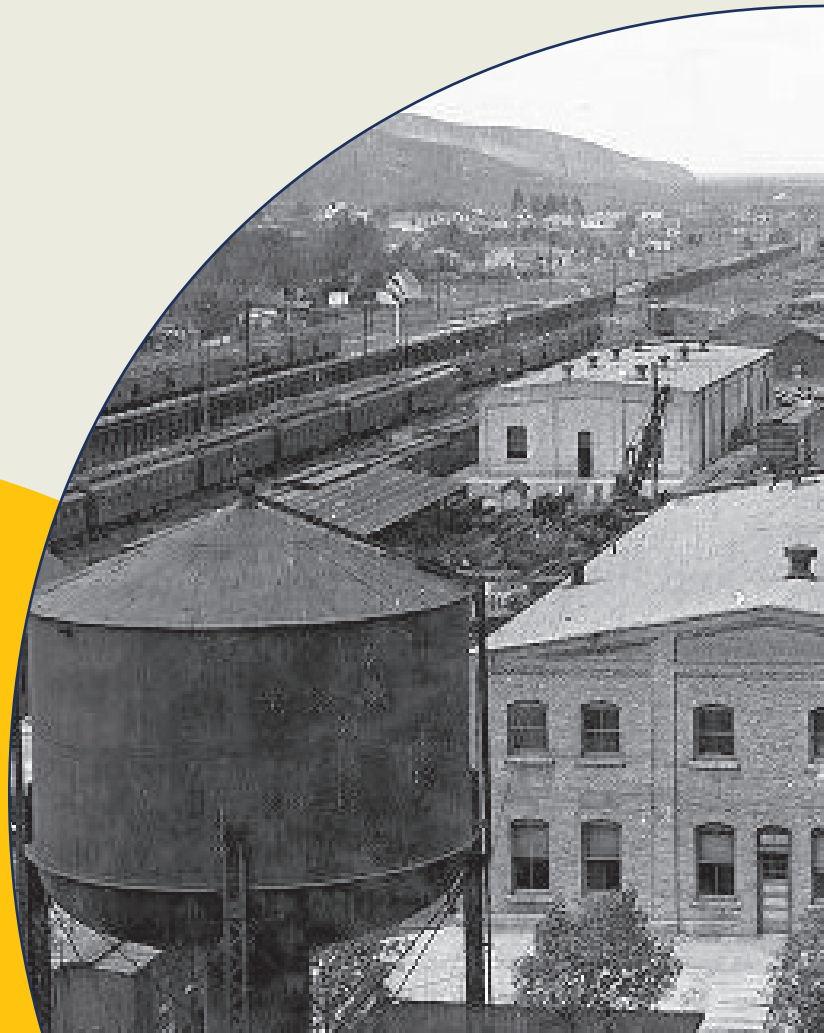
City of Pocatello Historic Preservation Plan

TABLE OF CONTENTS

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Acknowledgements

Plan Summary

In 2023, the Pocatello Historic Preservation Commission (PHPC) secured funding and consulting assistance to complete the Pocatello Historic Preservation Plan.

This 10-year plan will guide the year-to-year activities of the PHPC so as to make preservation efforts ongoing, feasible, valuable, efficient, and productive.

This document will serve the greater Idaho Historic Preservation Plan goals primarily through the following objectives:

1) Keeping decision makers and the public informed and knowledgeable about historic preservation issues, practices, opportunities and its values;

2) Using current and future best practices and technologies to help historic preservation transition into the 21st century;

3) Identifying sources of financial support related to historic preservation; and

4) Ensuring proper documentation and curation of archaeological resources per State standards.

The Pocatello Historic Preservation Plan is a living and working document, subject to revision. It is projected to have a ten-year life span but will be reviewed and amended, if necessary, in five years (2030). It should be reviewed and utilized every year by the PHPC to establish benchmarks toward meeting the goals and objectives within the plan.

This plan presents historic preservation information to the reader from a broad perspective at the beginning, to specifics at the end. Therefore, even those that may have little or no knowledge about the historic preservation field in general or in Pocatello should find the information accessible as it builds background and knowledge through each section.

"... make preservation efforts ongoing, feasible, valuable, efficient, and productive."

PROJECT SUMMARY

The Pocatello Historic Preservation Plan is the culmination of 18 months of collaboration between the public, the Pocatello Historic Preservation Commission, and staff. To facilitate the planning process, the City of Pocatello and the PHPC hired Kirk Huffaker Preservation Strategies in January 2024.

Throughout the process, the PHPC and city staff led the effort, from defining the schedule, to public engagement, to setting appropriate goals and objectives. City staff communicated with the consultant between PHPC meetings to provide additional information and keep the project on schedule and discuss details of the plan. The PHPC met with the consultant in public meetings on four occasions in 2024 to discuss and create the plan.

A 13-question survey created on the SurveyMonkey platform was distributed to the community beginning on April 1, 2024. The City produced an information card with the QR code to the survey, sent out a press release, provided a link on their website, and posted the survey on City social media and in City newsletters. Survey results were collected through July 19, 2024. After reviewing drafts of the plan, and incorporating comments from the State Historic Preservation Office (SHPO), the PHPC approved the plan on April 2, 2025.

Background

Pocatello is located in Bannock County in the southeast region of the Idaho. As of 2024, the city's population numbered 58,606, making Pocatello the sixth most populous municipality in the state.[1] Pocatello serves as the county seat for Bannock County and is a major hub of commerce and education for southeast Idaho.

As of October 2024, the largest employment sector in Pocatello was Government (22%), which includes city, county, state, and federal government, likely including non-educator employees at Idaho State University.

However, the diversity of employment sectors also includes:

* Education and Health Services 17%

* Trade, Transportation, and Utilities 16%

* Leisure and Hospitality 10%

* Professional and Business Services 9%

* Financial Activities 6%

* Mining, Logging and Construction 6%

* Manufacturing 5%

* Agriculture 5%

* Other Services 3%

* Information 1%[2]

In February 2024, The Miliken Institute named Pocatello as the 7th best performing city in the U.S. The Miliken Institute is a nonprofit, nonpartisan think tank focused on accelerating measurable progress on a meaningful life, focusing on financial, physical, mental and environmental health.[3]

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[1] Statistics according to World Population Review, https://worldpopulationreview.com/us-cities/idaho.

[2] "Economy at a Glance." 2024. U.S. Bureau of Labor Statistics. https://www.bls.gov/eag/eag.id_pocatello_msa.htm.

[3] Idaho State Journal. 2024. "Pocatello ranked as 7th best performing small city in US." February 8, 2024. https://www.idahostatejournal.com/freeaccess/pocatello-ranked-as-7th-best-performing-small-city-inus/article_3e1f3f10-c6b0-11ee-815d-c7e43cd153ff.html.

Historic Preservation in Pocatello

THE POCATELLO-BANNOCK BICENTENNIAL COMMITTEE

Locally, historic preservation received a boost in the 1970s when the upcoming American Revolution Bicentennial resulted in the dispersal of federal grants to state bicentennial commissions, which in turn provided funding to support local activities.

The Pocatello-Bannock Bicentennial Committee took on the preservation of the Standrod House, a local landmark, as one of its major projects. Listed in the National Register of Historic Places (NRHP) in 1973, the Standrod House was owned by the Standrod family for almost 60 years before they sold it to Rex and Madelyne Roper in 1957. The stone house is an imposing presence and had long been valued as an important part of Pocatello's historic fabric.

In the early 1970s, following her husband's death, Mrs. Roper decided to sell the house, but was eager to see it preserved. She was receptive to plans by local preservationists to raise funds to purchase the house. Using grants from the state Bicentennial Commission, the State Historical Society, and the City of Pocatello, the Pocatello-Bannock Bicentennial Committee was able to make the initial down payment on the property in 1974.

The Standrod House was eventually transferred from the Committee to the City of Pocatello and operated as a museum and community center until 1995, when the City sold it to a private owner. Funds from that sale were earmarked for preservation projects, providing additional support for preservation activities for the next 20 years. J.M. Neil, director of the Idaho Bicentennial Commission, declared the preservation of the Standrod House to be one of the most important accomplishments of a local committee.[4]

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[4] In 1973, Congress created the American Revolution Bicentennial Administration (ARBA), which was charged with planning and developing an overall program for commemorating the American Revolution in 1976. The focus of the ARBA was on encouraging and funding local celebrations. Each state received an initial grant of $360,000. The Idaho Bicentennial Commission provided grants to local bicentennial committees, which were formed on county and city levels. (sources: National Archives website: http://www.archives.gov/research/guide-fed-records/groups/452.html; various articles published in The Idaho State Journal, 1973- 74.) TAG Historical Research and Consulting. Pocatello Historic Preservation Plan, 2019.

POCATELLO HISTORIC PRESERVATION COMMISSION

The successful preservation of the Standrod House inspired local support for other preservation activities in the 1970s, but it was the loss of another major local landmark that led to the establishment of the PHPC.

In 1983, the Bannock Hotel, which was listed in the NRHP, was demolished. The building, which stood at the corner of Center and Arthur streets, had been a landmark in downtown Pocatello since the seven-story tower, designed by Pocatello architect Frank Paradice, was added to the structure in 1919. After the building was demolished, there was a visible hole in the fabric of downtown.

Plans to build a new nine-story building at the site never came to fruition.[5] The demolition of the Bannock sparked new interest in the community in finding ways to retain the historic character of Pocatello. The Pocatello Historic Preservation Commission (PHPC) became a Certified Local Government program, administered by the Idaho SHPO in 1985, and with their assistance began historic site surveys, National Register nominations, and training for members of the PHPC.

The PHPC was established by Ordinance 2149 on March 7, 1985. Under the ordinance, the PHPC is authorized to conduct a survey of local historic properties, recommend methods and procedures to preserve restore, maintain and operate historic properties under the ownership or control of the City; recommend the lease, sale, other transfer or disposition of historic properties; participate in the conduct of land use, urban renewal, and other planning processes undertaken by governmental agencies; recommend ordinances and provide information for the purposes of historic preservation; promote and conduct an educational program on historic preservation; and review and act upon applications for permits for building alteration, new construction, or demolition within designated historic districts.

The PHPC also plays a vital role in the City's downtown revitalization efforts. Seven members are appointed to serve three-year terms by the Mayor with the consent of the City Council.[6]

After the PHPC was established in 1985, the City became one of the first two CLGs in Idaho and has retained its active status in the program.[7] The CLG program formalized the relationship of local governments (cities and counties) to the national historic preservation program.

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[5] In 1987, the City of Pocatello and the J. R. Simplot Company reached an agreement to develop a small park at the site. The Simplot Company donated the land to the city, with the condition that the site be used for a park, to be completed by 1989, a goal which the city met.

[6] City of Pocatello: https://www.pocatello.us/255/Historic-Preservation-Commission.

[7] Idaho State Historical Society: https://history.idaho.gov/wp-content/uploads/2018/08/Printable_CLG_list.pdf

There are two important benefits offered to local governments through the program:

> ✳ Cities and counties formally participate in the nomination of properties to the NRHP and, therefore, have more control over what
> properties are listed in the NRHP, and

> ✳ Cities and counties are eligible for federal funds reserved exclusively for their use.

PRESERVATION ACCOMPLISHMENTS

The City of Pocatello exhibits a long-term dedication to historic preservation. Since 1973, sixteen (16) individual buildings and seven (7) historic districts have been listed in the NRHP. All but two of the historic districts have been listed since the PHPC came into existence, while only five of the individual buildings have been listed since 1985, indicating that the PHPC has been focused on understanding the broader history of Pocatello's commercial districts and residential neighborhoods. With a functioning historic preservation commission, the City established the process of design review for the Downtown Historic District.

The PHPC has also engaged in public outreach. Past projects include publication of brochures, including Designing Paradice, featuring information about local architect Frank Paradice. In the 1990s, the PHPC published calendars, focusing on architectural styles found in Pocatello and on specific historic buildings.

The PHPC has also produced self-guided walking tour brochures based on all seven historic districts. The PHPC maintains an excellent presence on the City's website including agendas and minutes of the PHPC meetings, tour brochures, and additional resources such as direct links to the historic preservation plan and the historic district design standards.

In 2022, the PHPC co-hosted the Idaho Heritage Conference throughout Pocatello, hosting events downtown and at other historic sites while the main conference was held at Idaho State University (ISU). The City's design guidelines were updated and adopted by the City Council in July 2024 and the process to update the NRHP nomination for the City's downtown historic district is underway.

CURRENT STATUS

Long-time residents still recall demolition of the Bannock Hotel and the emotions that arose across the City. That demolition, along with preserving a sense of "self" combine to be what may drive the community to retain its heritage and character today. The public craves and loves learning about the history of the City, finding its uniqueness and enjoying its eccentricities. From public engagement it is clear that Pocatellans are eager to learn about neon signs and other historic elements and places that enliven local history.

The historic preservation ordinance and downtown historic district have been largely successful in preserving character and fostering preservation. The City is working to attract private investment, setting the

course through a series of clear planning documents in the Downtown Development Plan (2022), Comprehensive Plan (2023), and the Pocatello Downtown Historic District Design Standards (2024). These were all led by Jim Anglesey, a skilled and passionate planner who has roots in the City and is the preservation program administrator.

A major initiative of the PHPC has been the restoration of Brady Memorial Chapel in Mountain View Cemetery. The chapel is a major work of Gothic Revival architecture designed by Frank Paradice, Jr. Collaboratively working with the Friends of Brady Chapel, the PHPC has teamed up to secure grants, conduct rehabilitation according to preservation standards, and host public events at the building.

While formal historic preservation activities in Pocatello began in 1973 with the NRHP designation of the Standrod House and the Carnegie Library (prior to its addition), it has been followed by 14 additional individual sites and seven historic districts through 2021.[8]

Historic District	Construction Dates	Listing Date	NRIS No.
Pocatello Historic District	1892-1939	1982	82002505
Idaho State University Neighborhood Historic District	1900-1942	1984	84001008
East Side Downtown Historic District	1900-1940	1994	94001361
Pocatello Warehouse Historic District	1905-1946	1996	96000946
Westside Residential Historic District	1891-1954	2003	3000102
Lincoln-Johnson Avenues Residential Historic District	1900-1950	2006	6000126
Old Town Residential Historic District	1892-1950	2008	8000249
Site	Construction Date	Listing Date	NRIS No.
Pocatello Carnegie Library	1907	1973	73000679
Standrod House	1897	1973	73000680
Pocatello Federal Building	1914-1916	1977	77000452
Sullivan-Kinney House	1894	1977	77000453
John Hood House	1916	1978	78001043
St. Joseph's Catholic Church	1897	1978	78001044
Trinity Episcopal Church	1897-1898	1978	78001045
Brady Memorial Chapel	1918-1922	1979	79000772
Church of the Assumption	1915	1979	79000773
William A. Hyde House	1901-1907	1983	83000259
Quinn Apartments	1913	1985	85000057
Rice-Packard House	1909-1910	1985	85002159
Woolley Apartments	1920	1985	85003425
A.F.R. Building	1903	1990	90001737
Idaho State University Administration Building	1939	1993	93000994
Bethel Baptist Church	1922; 1950	2021	100007013

Table of built environment resources listed in the National Register of Historic Places.

8 Idaho State Historic Preservation Office (website), https://history.idaho.gov/nrhp

Historic Context

The history of Pocatello can be divided into the following four temporal historic periods.

* Native Peoples and Early Contact Period, Pre-1882

* Settlement and Railroad Period, 1882-1889

* Commercial, Government, and Ethnic Diversity Growth Period, 1890-1940

* Modern Development Period, 1941-1975

NATIVE PEOPLES & EARLY CONTACT PERIOD, PRE-1882

The area now known as Pocatello lies within the Snake River Plain, nestled between the Pocatello Range and the northern part of the Bannock Range in southeastern Idaho. The Snake River (Bia Ogwaide) and Portneuf River are the major streams that flow through Pocatello. The Snake River is a historically significant corridor for sockeye salmon. Native vegetation consists mainly of shrubs and grasses that grow in soil comprised of silty alluvium.

During the Pleistocene epoch, volcanic eruptions from various locations disrupted or altered water flow, causing the formation of many lakes.

American Falls Lake formed during the late Pleistocene (1,800,000 to 10,000 years ago) due to basaltic eruptions that damned portions of the ancestral Snake River. At a junction between the Portneuf River and American Falls Lake [9] was a swampy area inhabited by mastodons, camels, sabertooth cats, dire wolves, giant ground sloths, and giant bison.[10]

Prior to European and Anglo-American

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[9] This historic lake is in the same location as the current American Falls dam and reservoir.

[10] Donald E. Trimble, "Geological Survey Bulletin 1400: Stratigraphy and structure of an area at the southeastern margin of the Snake River Plain, including a subdivision of upper Precambrian rocks," (United States Government Printing Office, Washington: 1976).

settlement in the region, the lands were traditionally utilized by the eastern and western bands of the Northern Shoshone and the Northern Paiute, which were later known as the Shoshone-Bannock (Newenee). The tribes are descended from the Numic family of the Uto-Aztecan and are culturally similar but differ linguistically. In the 1600s, Northern Paiutes left the Nevada and Utah regions, joined the Shoshone tribes in Southern Idaho to hunt bison, and later became known as the Bannocks.[11]

The Shoshone introduced the horse in the region in the early 1700s through trade with the Ute and Comanche tribes. These horses allowed for more accessible travel and extended hunting and trading territory.[12]

Horses significantly altered the lifestyle of the Shoshone and led them to become one of the vital tribes within the complex tribal constellation in the Intermountain West.[13] The Shoshone thrived as traders and utilized local resources wisely. Sockeye (salkeye) salmon and other flora and fauna were part of a seasonal subsistence cycle utilized by the Shoshone and Bannock tribes for millennia.[14]

The first known contact between the Shoshone-Bannock and explorers came in 1805 when Lewis and Clark crossed the Continental Divide via the Bitterroot Mountains. Other fur-trading expeditions followed, which ushered incoming immigrants to the region.[15] In 1834, on a return journey with Captain Benjamin Bonneville, Nathaniel Wyeth established a trading post that would become Fort Hall at the confluence of the Snake and Portneuf rivers, 13 miles north of Pocatello.[16]

The location of the trading post proved important as the British Hudson's Bay Company purchased the post in 1837.[17] When the United States settled the Oregon Treaty with Canada/Great Britain to establish the 49th parallel in 1846 and existing conflicts with emigrants passing through the Snake River area to Oregon, Fort Hall developed into an essential station serving travelers on the Oregon and California Trails.[18]

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[11] "Culture and History," Shoshone-Bannock tribes, https://sbtribes.com/about/.

[12] David Louter, "Historic Context Statements: Craters of the Moon National Monument, Idaho," (National Park Service, Seattle, Washington: 1995). https://www.nps.gov/parkhistory/online_books/crmo/hcs/chap2.htm.

[13] "The Shoshone: Chief Pocatello Monument" historic marker.

[14] The National Park Service, "Newenee: The Shoshonean Peoples of Southern Idaho," www.nps.gov.

[15] John Jacob Astor funded two explorations in 1810 that followed the trail of Lewis and Clark. In 1834, Captain Benjamin Bonneville explored the Snake River plain more extensively recording scientific data.

[16] Idaho Falls Historic Preservation Commission, Idaho Falls Historic Preservation Plan, Kirk Huffaker Preservation Strategies, November 5, 2024.

[17] Fred Davis, "Oregon Trail - Part 3, Fort Hall," Bingham News Chronicle, October 18, 2024.

[18] Brigham D. Madsen, The Northern Shoshoni, (Caxton Printers: Caldwell, Idaho), 1980, pg. 28.

PART 4   HISTORIC CONTEXT

SETTLEMENT & RAILROAD PERIOD, 1882-1889

Pocatello Junction (poʊkəˈtɛloʊ) was founded in 1882 and named after the prominent Shoshone chief as an essential stop on the first railroad in Idaho. Its location in southeast Idaho was near the Oregon Trail and the Idaho Gold Road, significant overland transportation routes. [20]

The city then evolved alongside the Oregon Short Line (OSL) Railroad, which established the fastest – shortest – route between Wyoming and Oregon. Original plans called to set up headquarters and repair shops at McCammon, located about 20 miles southeast of Pocatello, on land purchased from rancher H.O. Harkness.[21]

In 1882, a small depot was built on the land to accommodate freight that passed through the Portneuf Valley. Construction of a railyard followed. By 1883, the railroad had constructed the two-story Pacific Hotel to accommodate overland passengers who disembarked at Pocatello Junction.[22] In 1887, an operational increase led to an influx of workers coming from Eagle Rock (Idaho Falls) when railroad shops were closed and moved to Pocatello.[23]

Within a few years, some 60 buildings were constructed to house between 1,000 and 1,500 immigrants on land within the Fort Hall Reservation. Most of the buildings were homes built for resident workers. Housing issues arose, and workers began lobbying for more land. In response to this pressure, the Bureau of Indian Affairs drew up the Agreement of 1888; the result of the transaction was the Pocatello Townsite Bill, which authorized the purchase of 1,840 acres of additional Shoshone-Bannock land within the Pocatello townsite and 297,000 acres to the south.[24]

Meanwhile, the OSL & Utah Northern was organized in part to provide financing for both a new standard-gauge line between Ogden and McCammon and the extension of the former Utah Southern Railroad Extension line south from Milford to mines at Pioche, Nevada.[25] In addition, railways between the Rockies and Portland in 1884 meant that more products could be shipped to offset the abundance of mine failures.[26]

In 1889, the OSL connected Portland with Omaha, and the town of Pocatello was established in April 29, 1889. It developed into a significant railroad hub in the Northwest. It would soon serve as the gateway to the mines and timber resources of the Northwest and later become an important center for agriculture. The

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[20] Madsen, The Northern Shoshoni, pg. 52-53.

[21] Pocatello Historic Preservation Commission, City of Pocatello Historic Preservation Plan, TAG Historical Research and Consulting, January 2019.

[22] "The Early History of Pocatello, Idaho." Compiled by the Bannock Co. Historical Society and The Pocatello Public Library, 1981.

[23] Pocatello Historic Preservation Commission, 2019.

[24] Ibid.

Pocatello Townsite was established on March 8, 1890, and platted into a grid with 600 blocks of 20 lots each.

Today's downtown historic district was formed on the western side of the extensive rail yards, a lack of space prompted growth on both sides of the tracks. Thus, the city grew as two distinct halves of an urban whole. General Land Office surveyor Samuel G. Rhoades laid out Pocatello with the rails at the center, and streets platted on both sides, perpendicular and parallel to the tracks. This initial layout formed the basis for developing Pocatello as two separate but united communities.[27] It wasn't long before the two halves developed distinct characteristics.

Downtown East was originally perceived as the marginal area where immigrant and minority workers lived and where cheap lodging with pool halls, gambling, and brothels were available. A few businesses also developed east of the tracks. Gradually, the business district began to grow on the west side, anchored by the Pacific Hotel in 1883, Pocatello's most prominent landmark building for many years. Community leaders and prominent citizens tended to build their houses just to the west of the business district.[28]

COMMERCIAL, GOVERNMENT, & ETHNIC DIVERSITY GROWTH PERIOD, 1890-1940

Pocatello's Union Pacific repair shops—the largest between Omaha and Portland—stimulated the development of a permanent business district in 1892. A core of buildings was erected that same year adjacent to the rail yard. Pocatello's historic downtown remains one of the most well-preserved streetscapes in Idaho. The Downtown Historic District includes all or part of fourteen city blocks.

Historically significant buildings in the commercial district date from 1892 to 1946 and represent the main period of Pocatello's development as the major transportation, trade, and social center of southeastern Idaho. The district is composed primarily of one- and two-story commercial buildings, the most notable of which were constructed between 1914 and 1929. This fifteen-year period was remarkable for its architectural development, with a range of uses—commercial, transportation, religious, and educational—and a range of styles, including Gothic Revival, Richardsonian Romanesque, Classical Revival, and Art Deco.

One of the first stone buildings in Pocatello

[25] "Oregon Short Line & Utah Northern." UtahRails.net, August 25, 2015, https://utahrails.net/ogden/ogdenoslun.php.

[26] Richard White, The Republic for which It Stands: The United States During Reconstruction and the Gilded Age, 1865-1896, (Oxford University Press: New York, 2017), pg. 608.

[27] "Oregon Short Line & Utah Northern."

[28] Ibid.

was the Richardsonian Romanesque Idaho Furniture Company Building (NRHP 1982). Now known as "The Paris," this 1892 structure set a tone of permanence for the growing railroad town. The Trinity Episcopal Church (NRHP 1978), erected five years later in 1897, was also built of heavy stone but in a Gothic Revival style. It was the first stone Episcopal church in Idaho. By 1914 Governor James H. Brady, who resided in Pocatello, had enticed Boise architect Frank H. Paradice, Jr., to the growing railroad town to focus his work.

Paradice was born May 4, 1879, in Ontario, Canada, and his family moved to Denver, Colorado, where he graduated from high school. He took advanced studies at the Chicago Art Institute and the Armour Institute of Technology (later Illinois Institute of Technology) before returning to Denver to apprentice and work on a number of railroad projects. At the age of 29, Paradice moved to Boise, where he formed a partnership with Benjamin M. Nisbet, who had worked with Tourtellotte and Hummel on the 1908 Empire Building in Boise. Paradice ended his partnership with Nisbet when he moved to Pocatello in 1914.

During a long and fruitful career, he became Pocatello's most prolific and talented designer, responsible for buildings listed on the National Register for Historic Places such as the Brady Memorial Chapel (NRHP 1979), the Idaho State University Administration Building (NRHP 1993), and the Pocatello Federal Building (NRHP 1977). Paradice was also responsible for several key downtown buildings that are either not listed on the National Register or are located within

historic districts.

Settlement in Downtown East was intermittent between the 1890s and 1900s, leading to the district's sporadic establishment.[30] Downtown East and nearby residential areas developed into a multi-ethnic neighborhood as early as 1885, when Chinese immigrants working on the railroad began settling in the "Chinese Quarters."[31] In the 1890s, African Americans, Greeks, Italians, and Japanese came to Pocatello to work for the railroad. Alongside the ethnic neighborhood, an ethnic sub-economy developed. Religious structures also dotted the ethnic communities, such as the Bethel Missionary Baptist Church (NRHP 2021) and the Hellenic Orthodox Church (NRHP 1979). Specialized grocery stores, clubs, services, and lodging houses were built to serve these groups. Ethnic businesses flourished in the area's early development and remained important into at least the 1930s.[32]

Growth in the early twentieth century was spurred by the establishment of the Academy of Idaho in 1901. This state institution began as a high school but evolved over the years into Idaho State University.[33] The Academy of Idaho was created when Governor Frank W. Hunt signed Senate Bill 53 into law, and the doors were opened on September 22, 1902.[34] Education was considered an essential part of the growth for the children around Pocatello. Attendance at the Academy of Idaho and its later iterations had increased to nearly 300 by 1910 and nearly 1,000 after World War I.

Government development within Downtown East as a location for governmental agencies and offices began as early as 1902 with the

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[29] Pocatello Historic Preservation Commission.

[30] Ibid.

[31] "East Side Downtown Walking Tour Brochure," Pocatello Historic Preservation Commission.

construction of a police station to enforce anti-prostitution laws.[35] The continual growth of City and County government buildings created a sense of a governmental center. In 1912, city offices were located under the viaduct between Downtown and Downtown East. In 1907, the Carnegie Library (NRHP 1973) introduced classically inspired architecture to the west side of Pocatello. With its cruciform plan, this two-story library resembled a Palladian villa.

Development increased with the introduction of the automobile in 1910. Proximity to Yellowstone National Park also contributed to the growth of automobile garages and dealerships. Still, the railroad continued to dominate transportation, and during the building boom of the late teens, Pocatello's commercial infrastructure expanded with a railroad depot and hotel that served the city well during the heyday of the Union Pacific. The 1914 passenger and freight depot (NRHP 1982), built by the Oregon Short Line Railroad and designed by the prominent New York architectural firm of Carrere and Hastings, became an integral part of the Union Pacific system. The Yellowstone Hotel (1916) (NRHP 1982), built to support the Oregon Short Line, is a four-story, Renaissance Revival style structure lavishly embellished with buff-colored terra-cotta. The building is currently occupied on the ground floor by restaurants. Though the upper floors are vacant, this grand historic building still evokes the elegant era of railroad travel.

During the 1930s, Pocatello suffered the effects of the Great Depression. Although community leaders maintained an attitude of optimism and the newspaper published articles that emphasized progress and success, unemployment was high, and a local bank failed in 1931, underscoring the community's vulnerability to the national economic slump. Pocatello benefited from the programs of the New Deal, and a number of public works projects helped bring jobs and civic improvements to the community.

Like other westside neighborhoods, the Old Town Residential District (NRHP 2008) benefited directly from the construction of the Center Street underpass, improving the efficiency of cross-town traffic across the railroad tracks, which had always presented an obstacle, even after building a viaduct crossing in 1911.[36]

Another aid to growth in Pocatello during this period was the establishment of the World War II Naval Ordnance Plant (NOP) and Army Air Base. Beginning in 1940, the need for munitions required a massive expansion of the Naval Ordnance Plants. By the recommendation of the Bureau of Ordnance, Congress authorized Public Bill No. 757, approved July 19, 1940, for $50,000,000.[37] Initially included in this bill were plans for nine new plants. Once construction began on the new NOPs throughout the country, more money was eventually allocated for their completion.[38]

To respond to the emergency need for ammunition, private industries began managing most of these new plants, with

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[32] Ibid.

[33] Idaho Historic Preservation Commission.

[34] "History of ISU." History of ISU. https://www.isu.edu/isuhistory/.

[35] "History of ISU." History of ISU. https://www.isu.edu/isuhistory/.

Pocatello being the lone exception. The U.S. Navy established the Arco Proving Ground in 1942 at a site 50 miles west of Idaho Falls in the Idaho desert.[39] The remoteness from any population center was judged to be suitable for the purpose of testing warship cannons as it allowed for long-range testing while eliminating the hazard of ricocheting ammunition.[40] In addition, it was located away from the coastline to avoid potential Japanese sea raids. The proximity was also judged to be suitable as it was just 60 miles north of Pocatello where the cannons were reconditioned at the Naval Ordnance Plant and could connect to the site by railroad.[41]

Due to its inland location and accessibility by rail, Pocatello became a prime location to produce naval weapons for U.S. military ships. Originally built in 1943, the purpose of the Pocatello NOP was to assemble and repair naval guns.[42] Part of the repair process was testing the weapons that would end up on the Navy's

Pacific fleets. A site was selected outside of Pocatello that was six miles wide and twenty-five miles long. While the Pocatello NOP was one of nine factories in the nation, it was the only one used to test the large, long-range weapons of the Pacific fleet.[43]

In addition to this war-time factory, the Pocatello Army Air Base was developed as a training base for bombers. These operations led to a surge in development during this era, including outward suburban expansion. As early as 1928, city officials purchased a plot of land already being used as an impromptu airfield, later called McDougal Airfield. The airfield was used sporadically for mail delivery until 1937. In 1941, just two miles east of McDougal Airfield, the military purchased ground that later became the United States Army Pocatello Airbase. The base

[36] Julie Osborne. "Pocatello Warehouse Historic District, Bannock County, Idaho," National Register of Historic Places Inventory/Nomination Form, NRIS #96000946, September 9, 1996.

[37] Lt. Joseph J. Matthews, "Naval Ordnance Plants," US Naval Institute, October 1944, (vol 70/10/500), Accessed March 26, 2025. https://www.usni.org/magazines/proceedings/1944/october/naval-ordnance-plants.

[38] Matthews, "Naval Ordnance Plants."

[39] Sven Ber. "Do you know how a Navy test range became the world's premier nuclear lab?" Navy Times. 2018. https://www.navytimes.com/news/your-navy/2018/09/14/do-you-know-how-a-navy-test-range-became-theworlds-premier-nuclear-lab/.

[40] Richard N. Holmer. "The Naval Proving Ground." Technology Incentive Grant. 2019. https://tig.iri.isu.edu/ViewPage.aspx?id=614&rebuild=true.Julie Braun, "American Material Culture: Investigating a World War II Trash Dump," Great Rift Science Symposium, Idaho National Laboratory, October 2005.https://inldigitallibrary.inl.gov/sites/sti/sti/3394894.pdf

[41] Paul Menser. "Desert memories: Sisters recall living on land where INL Site now located." Idaho National Laboratory. 2020. https://inl.gov/history-of-inl/desert-memories/.

was significantly larger than the neighboring McDougal Airfield and was meant to land B-17 bombers, B-24 bombers, and P-39 and P-47 fighters. Pocatello's distance from the coast, as well as windy conditions, made the Pocatello Army Air Base an important military training ground.[44]

MODERN GROWTH PERIOD, 1941-1975

The Greyhound Bus Depot of 1946 reflects the changing realities of transportation that were already apparent before World War II. This one-story tan brick structure is the only remaining Art Moderne-style bus depot in Idaho. Along with the nearby Union Pacific Depot, it forms a historical transportation node that recalls an earlier era of public conveyance.

Downtown Pocatello began to suffer neglect that lasted for the decades between the 1950s and early 1990s. Pocatello's downtown witnessed several fires that destroyed many notable structures. All that remains of the 1,248-seat, Art Deco-style Chief Theater (1937) is the theater's neon sign. The Simplot Corp. demolished the Bannock Hotel, a seven-story building designed by Paradice that once dominated downtown as the center of social and business activity. The growth of suburbs after World War II drained the vibrancy and civic life from the urban core. Long-time residents began to move away, while commercial enterprises moved in.

Homes and local businesses were replaced by empty lots, car dealers, and junk yards.

For some individuals, "these decades of change brought economic progress, but former residents lament[ed] the loss of community."[45]

In 1944, frozen food magnate J.R. Simplot invested in a phosphate processing plant adjacent to the Simplot factory to produce fertilizer.[46] In 1949, FMC Corp. built a phosphorus plant near the Portneuf Mountains. The 1,400-acre Pocatello plant, first opened in 1949, was North America's largest producer of elemental phosphorous, a substance used in toothpaste, Jell-O, soft drinks, baking powder, cereal, and household cleaners.[47] These plants attracted new residents to Pocatello to fill job vacancies and today, Simplot remains in operation.

In 1962, Pocatello pushed for growth and passed legislation to annex the neighboring town of Alameda. Alameda was formed on July 18, 1924, by consolidating the smaller communities of North Pocatello and Fairview with the main purpose of procuring the Fairview water system.[48] Later, in 1962, officials marketed Pocatello as the "industrial center of Idaho" as well as "a leading educational, cultural, and financial center of our Intermountain West."[49] When the annexation of Alameda passed by a narrow 68 votes in a general election, Pocatello

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[42] Stephanie B. West. "A Titanic Development: Firm's Rehabilitative efforts of former Naval Ordnance Plant Nearly Complete." East Idaho Business Journal, February 28, 2023.

[43] Braun, "Investigating a World War II Trash Dump." See also, Pocatello City Council, Pocatello Downtown Development Plan: A Vision for the Twenty-First Century, March 17, 2022.

[44] Justin Smith, "The History of Pocatello's Airfields," Idaho State Journal, November 12, 2020.

[45] Idaho Thompson Purce, Mary S. Watkins, and Dr. Kevin Marsh. 2005. The "Triangle:" A Slice of America. Pocatello, Idaho, pg. 11.

temporarily became the largest city in Idaho.[50]

Pocatello's economic growth, centered around industry, had brought an increase of workers. During the early and mid-20th century, Pocatello's population competed with Boise for the most populous city in Idaho.[51]

Industrial growth and military base expansion in Pocatello brought an influx of African American residents. Prior to the Civil Rights Act of 1964, segregation forced African Americans to procure alternate options for lodging and travel.

The Green Book, published between 1938 and 1967, was a guidebook for African American travelers and was a response to widespread racism.

The Green Book featured hotels, restaurants, service stations, and other areas African Americans could rely on.[52] In Pocatello, Fred's Motel (Green Book listed 1956-1966; demolished), African Methodist Episcopal (AME) Parsonage Tourist Home (Green Book listed 1940-1957; demolished), Tourist Park (Green Book listed 1940-1956; demolished), Bidwell's Motel (Green Book listed 1957-1966; now the Bidwell University Apartments), and the

Banner Motel (Green Book listed 1963-1966; demolished) were all listed in the Green Book.

Pocatello benefitted from exceptional growth in the years after World War II. As the "Gateway to the Northwest," Pocatello became an access point to some of the nation's most visited National treasures.

Tourism led to the creation of the Fort Hall Replica in 1963, built in Ross Park to celebrate Idaho's history. Additional growth and labor movements led to the construction of the Labor Temple in Pocatello in 1950, becoming the first building in the state constructed for the purpose of housing labor union groups.[53]

While larger companies and processing plants brought some economic development, the loss of community and culture suffocated Pocatello's residents, and many left the community between 1970 and 1980. Despite these losses, the identity of downtown remained in buildings that now form the historic district.

These buildings are a strikingly cohesive group that preservationists, the City, and property and business owners have been working to revitalize since 1983, when the Downtown Historic District was created. Additional milestones have been the 1985 formation of the Historic

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[46] Idaho Historic Preservation Commission.

[47] Stephen Stuebner. 1999. "Plant pays hefty fine for polluting the air." High Country News 31, no. 2 (February).

[48] "Bannock County Villages Decide to Consolidate," The Salt Lake Tribune, July 19, 1924.

[49] "Alameda was once its own city in Bannock County," Idaho State Journal, October 5, 2015.

[50] Ibid.

[51] "A bit of mid-20th century history," Idaho State Journal, September 20, 2021.

[52] "The Architecture of the Negro Travelers,'" University of Virginia, accessed February 21, 2025, https://community.village.virginia.edu/greenbooks/.

Preservation Commission and the establishment
of the Downtown Business Improvement
District in 1991.

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[53] Idaho State Historic Preservation Office, "History of the Labor Temple in Pocatello,"
Facebook, September 6, 2022, https://www.facebook.com/groups/39752614154529/
posts/1239877909919351/.

Historic Architecture & Sites

The following are a sample of key buildings of architectural distinction, listed by historical period.

NATIVE PEOPLES & EARLY CONTACT PERIOD, PRE-1882

While it is expected that pre-contact archaeological sites are present throughout Pocatello, professional practice prohibits the disclosure of these locations.

SETTLEMENT & RAILROAD PERIOD, 1882-1889

While there are a handful of architectural resources listed in the Idaho Cultural Resource (ICRIS) that date to this period, none of them have a photo associated with them in the database. Therefore, none are included in this section.

COMMERCIAL, GOVERNMENT, & ETHNIC DIVERSITY GROWTH PERIOD, 1890-1940

Idaho Furniture Co. Building, 102 N. Main St., Richardsonian Romanesque, 1892. (above left)
Odd Fellows Building, 257 N. Main St., Romanesque Revival, 1892. (above right)

Sullivan-Kinney House, 441 S. Garfield Ave., Second Empire, 1894. (left historic, right current)

St. Joseph's Catholic Church, 439 N. Hayes Ave., Gothic Revival, 1897. (above left)
Standrod House, 648 N. Garfield Ave., Chateauesque, 1897. (above right)

Trinity Episcopal Church, 248 N. Arthur Ave., Gothic Revival, 1897-1898. (above left)
Seavers Building, 101 N. Main St., Romanesque Revival, 1900. (above right)

Carnegie Library, 101 S. Garfield Ave., Classical Revival, 1907. (above left)
Carnegie Library Addition, 101 S. Garfield Ave., Post Modern, 1993. (above right)

Franklin Building, 120 N. Main St., Renaissance Revival, 1915. (above left)
Yellowstone Hotel, 230 W. Bonneville St., Renaissance Revival, 1916. (above right)

Valentine Building, 100 S. Arthur Ave., Neoclassical, 1917. (above left)
Woolley Apartments, 303 N. Hayes Ave., Craftsman, 1920. (above right)

Pocatello High School Auditorium, 300 N. Arthur Ave., Art Deco, 1939. (above left)
Pocatello High School, 300 N. Arthur Ave., Art Deco, 1939. (above right)

MODERN DEVELOPMENT PERIOD, 1941-1975
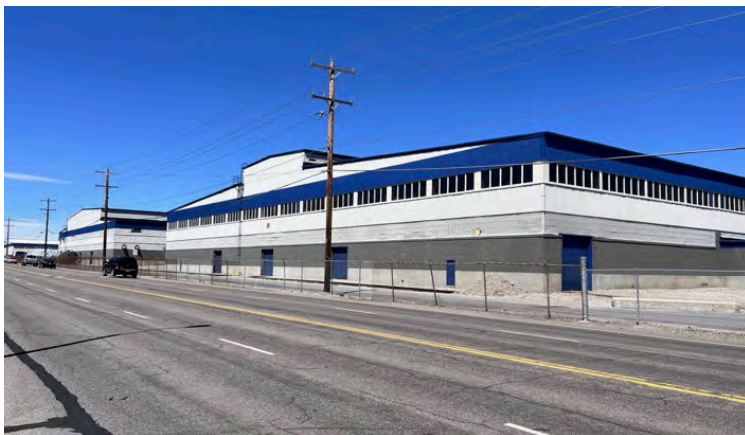
Naval Ordnance Plant, 1943. (above left)
Greyhound Bus Depot, 215 W. Bonneville St., Art Moderne, 1946. (above right)
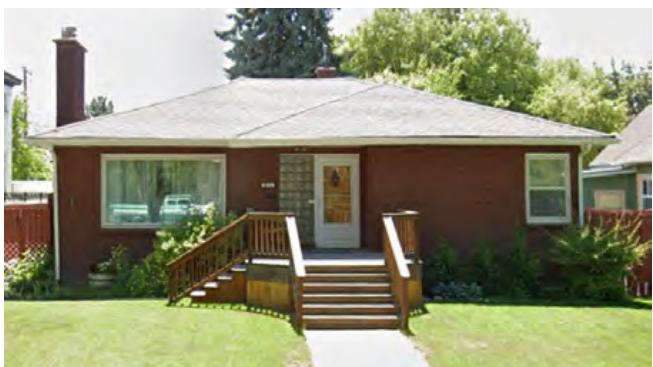
MacKenzie House, 325 S. 7th Ave., Early Ranch, 1953. (above left)
Residence, 498 N. Moreland Ave., Ranch, circa 1960. (above right)

Post Office, 730 E. Clark St., International, circa 1965. (above left)
Thunderbird Motel, 1415 S. 5th Ave., Contemporary, circa 1970. (above right)

Holt (ICCU) Arena, Idaho State University, Neo-Futurist, 1970. (above left)
Residence, 129 E. Appaloosa Ave., Split Level, 1974. (above right)

Commercial building, 812 E. Clark St., Contemporary, circa 1975. (above left)
Residence, 2649 S. Fairway Dr., Contemporary, 1978. (above right)

Commercial Building, 120 N. Arthur Ave., Brutalist, 1981.

Analysis of Current Tools & Conditions

FEDERAL LAWS & POLICIES

There are three federal laws and two Presidential executive orders that are key to historic preservation programs and guiding policy across the country.

National Historic Preservation Act

The National Historic Preservation Act (NHPA) was signed into law on October 15, 1966. It establishes a national preservation program and a system of procedural protections, which encourage both the identification and protection of historic resources, including archeological resources, at the federal level and indirectly at the state and local level. NHPA represents the most extensive preservation legislation ever enacted in the U.S.

By the mid-1960s, federally-funded infrastructure and urban renewal projects had resulted in the rapid destruction of places significant in the nation's history. Congress recognized that the federal government's historic preservation program was inadequate to ensure that future generations could appreciate and enjoy the rich heritage of the nation. NHPA was enacted in recognition that historic places were being lost or altered, and that preservation was in the public's interest.

As such, the NHPA created a system of historic preservation offices in each state, headed by a State Historic Preservation Officer. Local organizations are allowed through the NHPA to become Certified Local Governments by adopting a local historic preservation ordinance. The City of Pocatello is a Certified Local Government.

The NHPA directs roles and responsibilities for a federal historic preservation program. It authorizes several tools to carry out preservation activities, among them:

* The National Register of Historic Places (NRHP), the official federal inventory of districts, sites, buildings, structures and objects significant on a national, state, or local level in American history, architecture, archeology, engineering and culture.

* A review process, known as Section 106 after its location in the original law, to ensure that federal agencies consider the effects of federally licensed, assisted, regulated, or funded activities on historic properties listed or eligible for listing on the National Register.

✦ A requirement, known as Section 110, for all federal agencies to establish - in conjunction with the Secretary of the Interior - their own historic preservation programs for the identification, evaluation, and protection of historic properties.

✦ Authority for a grant program, supported by the Historic Preservation Fund, to provide funds to states and individuals.

✦ The Advisory Council on Historic Preservation, an independent federal agency, that advises the President and Congress on historic preservation matters. The Council and its staff also advise federal agencies on their roles in the national historic preservation program, especially their compliance with Section 106 of NHPA.

Establishing the National Register program was a means to recognize and honor the nation's significant historic and architectural places. The U.S. Department of the Interior, National Park Service, established the criteria for eligibility to be listed in the National Register of Historic Places. A site, building, object, or structure must meet the following requirements:

1) Typically, be at least 50 years old, and

2) Have achieved local, state, or national significance in one or more of the following criteria:

A) Property is associated with events that have made a significant contribution to the broad patterns of our history;

B) Property is associated with the lives of persons significant in our past;

C) Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction; and/or

D) Property has yielded, or is likely to yield, information important in prehistory or history.

Section 106 of the NHPA requires federal agencies to consider the effects on historic properties of projects they carry out, assist, fund, permit, license, lease, or approve throughout the U.S. Certain types of undertakings – a project, activity or program with federal agency involvement - are governed by Programmatic Agreements (PA).

A PA makes it possible for agencies to execute a large number of undertakings, in compliance with Section 106, by expediting reviews for those that do not have the potential to adversely impact historic properties. A PA is appropriate to use when dealing with a group of historic resources that have similarities in style or use – such as bridges – that can be addressed with similar types of consideration of alternatives, rehabilitation techniques, and mitigation. Any time there is a potential Section 106 undertaking, its recommended that the HPC contact the SHPO to know if there is a PA in effect or if the project will require new consultation.

National Environmental Policy Act

In 1969, the National Environmental Policy Act (NEPA) was adopted into law. During the 1930s, rapid industrialization created environmental problems, which were exacerbated by World War II. After the war, programs like urban renewal, the interstate highway program, and the charge given the Corps of Engineers to dam rivers for a variety of purposes accelerated damage, as did the increasing use of toxic pesticides and fertilizers. Rachel Carson's pivotal book, Silent Spring, helped mobilize people to push for protection of the environment in a variety of ways, notably from the thoughtless acts of Federal agencies.

NEPA can be a powerful tool for managing the impacts of the modern world on "cultural resources" such as historic buildings, historic districts, archeological sites, Native American traditional places, and traditional ways of life. NEPA encourages early consideration of environmental impacts, in an open manner, with meaningful public participation. In general, and as expressed in different ways for different kinds of actions, the NEPA process entails:

 * Determining what need must be addressed;

 * Identifying alternative ways of meeting the need;

 * Analyzing the environmental impacts of each alternative; and

 * Armed with the results of this analysis, deciding which alternative to pursue and how to pursue it.

When major federal actions are undertaken in Idaho Falls, the HPC should first determine if the project has the potential to affect any historic resources. If it does, the HPC should engage in the process, providing input at every opportunity.

American Rescue Plan Act of 2021

The American Rescue Plan Act (ARPA) was a $1.9 trillion economic stimulus package to speed up the country's recovery from the negative economic and health effects of the COVID-19 pandemic and recession. As part of the package, the act allocated $350 billion in direct assistance to state and local governments to bridge budget shortfalls. Additional funds were distributed for cybersecurity, economic development, education, employment, health care, housing, tax relief, and transportation. On a case-by-case basis, states or municipalities have selected to do historic preservation-related projects with ARPA funds. When they do so, projects are subject to compliance with Section 106 of the NHPA and require consultation with the SHPO.

Executive Order 12072

Signed by President Carter on August 16, 1978, EO 12072 provides guidance to federal agencies for space management. Section 1-105(b) states that consideration should be made for utilization of buildings of historic, architectural, or cultural significance. Therefore, it is a priority of the federal government to consider historic buildings for new space. The city should be aware of this law and promote its existence to commercial realtors and building owners.

Executive Order 13006

Signed by President Clinton on May 21, 1996, EO 13006 guides federal agencies to first consider locating offices in central business districts in order to revitalize cities and Main Streets. Paired with EO 12072, these executive orders are powerful tools to attract and keep federal agencies located in downtown locations and historic buildings. In addition, EO 13006 allows for federal agencies to pay up to 10% to be located in a central business district historic building.

STATE LAWS & POLICIES

The following are summaries of state policies related to historic sites and historic preservation that are relevant to the HPC and the City:

* Title 18, Chapter 70, Section 18-7027: Prohibits desecration of burial sites and provides for prosecution.

* Title 27, Chapter 5: Provides for the protection of graves.

* Title 67, Chapter 46: State enabling legislation to allow for creation of historic preservation commissions and preservation of historic sites.

* Title 67, Chapter 65: Local Land Use Planning Act which requires a comprehensive plan to include a section on "Special Areas and Sites" and their consideration in local planning efforts.

BUILT ENVIRONMENT DOCUMENTATION

The Idaho Cultural Resource Inventory System (ICRIS), the state's database of historic resources, contains information about all historic resources that be been recorded, including those that have been listed in the NRHP. As of December 2024, the list for Pocatello contains 3,110 historic resources, not including archaeological resources. The resources were likely identified by public agencies during their due diligence for projects that required compliance with the National Historic Preservation Act and through comprehensive reconnaissance level surveys. The list of eligible properties provides the City and PHPC with information to consider when prioritizing future survey and designation.

Archaeology

Archaeological sites are defined as the remains of past human activities that are generally confined to a specific location (i.e., they have a discreet boundary) and include artifacts and features, such as hearths/fire pits, dwellings, and special activity areas, such as natural resource processing locations. Such sites tend not to have standing buildings or structures, unless they are in ruins, though some exceptions can be made. Compared to historical buildings and structures, archaeological sites are more difficult to identify without formal surveys to find them. This is because the vast majority of sites consist of little more than artifacts scattered on the ground surface and cannot be seen from a distance. Additionally, some sites may be buried and not visible on the ground surface.

Archaeological sites can date to any time period or multiple time periods. There are no archaeological sites documented on the previously documented historic sites list (Appendix IV), although there are likely hundreds of other sites that have been documented but are not public information. Most of these sites were likely documented on public land and through investigative efforts that occurred in compliance with state or federal regulations associated with development or use of those public lands. Far fewer sites have been reported on private land. This difference is based on where the identification surveys have occurred rather than a true difference in the locations of sites. However, there are equal chances of sites being located on both private and public land.

Regulations

Archaeological sites are protected through a series of state and federal laws; however, there are limits on when and where these laws apply. Primary among these is the National Historic Preservation Act (NHPA), the Archaeological Resources Protection Act (ARPA) of 1979 (as amended), the Native American Graves Protection and Repatriation Act (NAGPRA) of 1990, and a series of Idaho State statutes protecting human burials.

The State does not have a state-level law equivalent to the NHPA or its associated Section 106 process, though Title 67, Chapter 41 of the State Code does establish the Idaho State Historical Society (ISHS) and sets forth requirements for permits to excavate archaeological sites and offers other requirements for the protection of known prehistoric human burials and grave goods. There otherwise do not appear to be any statutes specific to the undertakings of state agencies or the management of state lands as they pertain to archaeological resources. Such laws are found in some surrounding states. The Idaho SHPO, a division within ISHS, states the following goal in its preservation plan:

* Goal 4: Ensuring proper documentation and curation of archaeological resources per State standards.

At the local level, the Pocatello Historic Preservation Ordinance, while not specifically calling out archaeological sites as qualifying resources, does appear to include archaeological resources in that it states the ordinance applies to "historic properties" for activities such as surveys, acquisition, cooperation, designation, and education. As such, the previously discussed goals and objectives of the ordinance also apply to archaeological resources under the same conditions and parameters they apply to other cultural resources.

REQUIREMENTS FOR FEDERAL UNDERTAKINGS

The NHPA and its implementing regulations (36 CFR §800), as well as ARPA and NAGPRA, apply solely to federal agencies and federal lands. As such, if a federal agency would issue a permit, approval (e.g., to use lands they own or manage), funding, or other authorization to carry out an action (e.g., a development project, demolition, etc.), that federal agency must comply with the NHPA/36 CFR §800. In the absence of federal agency or federal land involvement, only relevant state or local ordinances would apply. It is, however, important to note that the NHPA/36 CFR §800 may apply to activities on private lands if a federal nexus is involved in an action on that land. For example, the need for a permit to dredge or fill wetlands or waters of the U.S. on private lands may trigger the NHPA/36 CFR §800. Specifically, the U.S. Army Corps of Engineers, who issues such permits, would be required to follow the NHPA/36 CFR §800 in issuing that permit, even if all of the lands are owned by private parties and all funding is private.

The NHPA/36 CFR §800 process comprises several steps and involves the Idaho SHPO. These steps include identifying an area of potential effects (APE), which is the geographic area within which effects from the agency's action, such as approving an oil well to be constructed on their land, would occur and could either directly or indirectly impact cultural resources that may be present there. The definition of this APE includes consultation with the Idaho SHPO, federally recognized Native American Tribes with patrimonial claims to the area in which the action would occur, and other stakeholders (referred to as "consulting parties" in 36 CFR §800) with demonstrated interest in the cultural resources that could be impacted.

From here, the federal agency works with these same parties to determine an approach to identifying cultural resources in the APE. For APEs likely to contain or possibly containing archaeological resources, this approach usually includes a field inspection by a qualified archaeologist walking parallel lines across the APE looking for archaeological sites. These sites are then documented and evaluated for their eligibility to the NRHP. This is followed by an assessment of the undertaking's effects on those sites that are determined eligible for the National Register under one or more of its four criteria.

These last two steps (site eligibility and site effects) also are carried out with the federal agency consulting with the Idaho SHPO, Tribes, and other consulting parties such as the Pocatello Historic Preservation Commission. If adverse effects to eligible sites are likely to occur, the federal agency will work with these same parties to determine appropriate mitigation to compensate for the impact. Very frequently with archaeological sites, the appropriate mitigation involves at least partial excavation of the site to recover scientific, historical, and cultural information it may contain. While excavation is commonly preferred, it is not the only acceptable mitigation measure for archaeological sites, and other options may be implemented. Completing the 36 CFR §800 process can take several months depending on the nature of the undertaking, the number and types of sites involved, and the effects those sites are anticipated to incur. As such, it is strongly advisable to initiate this process early in project planning/execution so that delays are minimized.

PART 6   ANALYSIS OF CURRENT TOOLS & CONDITIONS

REQUIREMENTS FOR STATE, LOCAL, OR PRIVATE UNDERTAKINGS

In the absence of a federal nexus, there are no requirements for state, local, or private parties to take special measures to protect cultural resources, including archaeological sites, except in the case of human burials, which are discussed separately in the section below. State, local, or private parties who wish to take action on non-federal lands using non-federal funding and not requiring any federal permits, approvals, or authorizations may do so without following any specific regulatory process. On private land, cultural resources found there, excluding human remains, belong to the landowner, who may treat them however they see fit. Despite the exemption from the federal regulations, best practice strongly encourages due diligence consideration and treatment of cultural resources if discovered during actions on local or private land. Landowners who discover notable archaeological sites on their property (i.e., anything beyond a single artifact or small number of artifacts) are encouraged to leave the site undisturbed, at least temporarily, and report it to the PHPC. The PHPC may or may not have the resources to address the discovery and will advise the landowner if they can be of additional support to at least help document the site before it is disturbed or destroyed. The PHPC should also contact allied organizations such as the Idaho SHPO and the Shoshone-Bannock Tribes for guidance. If no support or guidance is available, the landowner may proceed with their action as planned.

REQUIREMENTS FOR ADDRESSING HUMAN REMAINS

Human remains, whether dating to the historic or prehistoric period, are protected by state and federal law regardless of land ownership, funding, permits, approvals, etc. On federal lands, NAGPRA specifically requires federal agencies to protect prehistoric burials and work with modern Native American Tribes to identify the cultural ancestry of the deceased individual such that the remains, if they cannot remain on federal land and still be protected from damage or looting, can be repatriated to the Tribe closest to their likely ancestry. The 36 CFR §800 regulations generally also apply to human burials on federal lands or discovered through other federal action regardless of whether those remains date to the prehistoric or historic period. Should human remains be discovered on federal lands, they should be protected from further damage and reported to the land management agency. The agency is then responsible for addressing the discovery.

Idaho state laws protect human burials regardless of age but do not trump federal laws when federal lands are involved. Generally speaking, it is a crime under state law to disturb a human burial except when said disturbance is associated with an approved archaeological excavation conducted by a qualified archaeologist or involves the recovery of the remains by law enforcement or similarly authorized parties.

If human remains are discovered on private, local, or state lands, they should be protected from further damage by covering them with protective material (e.g., rebury them, use a tarp or sheet of plywood, etc.) and ensuring no human or animal disturbance can occur, then notifying local law enforcement of the discovery. Law enforcement will respond to the discovery and make an effort to determine if the remains are modern and could represent the victim of a crime or if they appear older. They may engage the services of a forensic anthropologist to help make this determination.

At that point, law enforcement will either oversee the disposition of the remains (if modern) or turn the site over to the Idaho SHPO or other appropriate governmental agency to address. In no case should portions of the remains or artifacts associated with the burial be collected by anyone other than the authorized party. Additionally, it is a common concern of Native American Tribes that the remains of their ancestors not be photographed or displayed unless necessary to complete the documentation and assessment of those remains. Casual photographs and "candids" of the remains are strongly discouraged out of respect for these cultural sensitivities.

INTEGRATION WITH CURRENT LOCAL PLANS

The following plans have key intersections with historic preservation and this historic preservation plan. It is critical for the historic preservation plan's goals and objectives to be considered and integrated into the work of planning efforts that have come before and are currently being implemented. The City's planning staff and PHPC members play a critical role in recognizing opportunities for integration of historic preservation goals and objectives.

Historic Preservation Plan (2019)

The previous plan was delivered in January 2019. The strengths of this plan included the context, identification of historic architectural styles, and history of preservation in Pocatello. However, the goals lacked sufficient detail in the objectives and implementation.

Downtown Development Plan (2022)

This plan provides a vision for downtown Pocatello, a portion of which is a NRHP and locally designated historic district, though the plan includes more area than just the historic district as it defines downtown more broadly. The plan notes that one of the city's greatest assets is "historic civic," concentrated, urban development including civic, commercial, residential, and cultural uses within and surrounding the historic building stock of the downtown core.

The four purposes of the Downtown Development Plan include:

✵ Establish a vision for the future;

✵ Coordinate improvement activities;

✵ Provide guidance to owners and developers; and,

✵ Market downtown investment and development.

Establishment of the historic district in 1982 is noted as a foundational development episode in the city's downtown revitalization. Throughout the broader downtown area, the City is planning for 90,000 square feet of new commercial space, four acres of new open space, 1,000 additional parking spaces, and 480 units of new housing. Importantly, the plan emphasizes that the protection and preservation of our historic assets is a critical economic development tool for the revitalization of downtown.

Comprehensive Plan 2040 (2023)

Comprehensive Plan 2040 is the result of a two-year collaborative process between the various departments of the City of Pocatello, community leaders, elected officials, and members of the public with an interest in community success. Comprehensive Plan 2040 is a 20-year plan that seeks to implement a vision for Pocatello and its people. It reflects the voice of residents and is the guiding document for shaping Pocatello's future. The vision, composed of seven vision elements, is the backbone of this plan. It knits together a set of long-term, integrated, and implementable goals and strategies.

Through these vision elements and their associated goals and strategies, the Plan can be utilized as a citywide playbook that determines the City's priorities. The Plan provides a common language to connect the plans, policies, and programs of multiple City departments with the community's identified values.

The vision element titled Authentic & Affordable Neighborhoods intersects most directly with the historic preservation plan in planning at the neighborhood scale, factoring in character and cultural identity. Goal 6 of the section is to "preserve the authenticity of Pocatello's neighborhoods and celebrate our history, architecture, and culture."[54] The strategies include:

✵ Identify the city's historic neighborhoods and districts and seek to preserve these resources through an updated Historic Preservation Plan;

✵ Increase public awareness of the benefits of neighborhood preservation through education and outreach;

✵ Ensure city regulations and policies support historic preservation and streamline the review process to preserve the essential elements of historic properties; and,

✵ Collaborate with neighborhoods by providing resources to preserve and enhance neighborhood culture such as historic information, neighborhood planning services, and neighborhood association support.

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[54] Pocatello Comprehensive Plan 2040, 59-60.

Goal 3 of the Economically Robust vision element[55] aims to promote downtown as the economic engine for the city and includes the following for its first strategy:

* Implement the Pocatello Downtown Development Plan such as relocating City hall to historic Downtown, creating tax incentives, and developing identified projects.

The Creative Community vision element highlights placemaking principles and strategies that revolve around culture, artistic expression, and connecting key places.[56] In the appendix Special Areas & Sites,[57] archaeology and significant landmarks include ISU's Red Hill and the Basalt Cliffs in the southeast part of the city. Maps in the appendix also outline the downtown historic district and other districts and structures listed in the NRHP. The City is moving toward use of a form based code called SmartCode, which when implemented, will have significant overlap with preservation planning across the city.

Additional vision elements have indirect, but still significant, intersections with preservation. Among these are the following:

* Creating a business environment that has a diverse economic base (Economically Robust, Goal 2, pg. 33);

* Maximize the public right-of-way to create great places (Connected, Safe & Accessible, Goal 4, pg. 46);

* Empower the community to be involved and collaborate in city government (Civic Collaboration, Goal 2, pg. 51);

* Create complete neighborhoods by implementing development criteria informed by unique neighborhood plans (Authentic & Affordable Neighborhoods, Goal 1, pg. 57);

* Conduct intentional, equitable, and measurable neighborhood planning (Authentic & Affordable Neighborhoods, Goal 2, pg. 57);

* Create a housing plan that will provide guidance on housing needs for each neighborhood (Authentic & Affordable Neighborhoods, Goal 3, pg. 58);

* Develop form-based code standards to guide new development within each neighborhood (Authentic & Affordable Neighborhoods, Goal 5, pg. 59);

* Promote a positive image of the city by creating an attractive, well-maintained public realm through enhanced streetscapes (Creative Community, Goal 1, pg. 63);

* Embrace Pocatello as Eastern Idaho's cultural hub by implementing creative placemaking strategies to shape the physical and social character of Pocatello, centered around the arts and cultural activities (Creative Community, Goal 2, pg. 63); and,

* Support the vitality and creative spirit of Downtown Pocatello as the heart of activity and gathering (Creative Community, Goal 4, pg. 64).

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[55] Pocatello Comprehensive Plan 2040, 34.

[56] Pocatello Comprehensive Plan 2040, 61-66.

[57] Pocatello Comprehensive Plan 2040, 123-126.

Community Survey

A 13-question survey was distributed to the community beginning on April 1, 2024, with survey results collected through July 19, 2024. It was decided by the PHPC to not utilize hard copies of the survey. The survey was distributed by QR code on information cards (shown below) via city staff and PHPC members, and through the survey link posted on the City's social media and highlighted in a City press release. The Idaho State Journal newspaper published a story on the plan and survey on May 16, 2024.

Draft questions were generated by the consultant and refined by the PHPC. SurveyMonkey was the platform utilized to create and electronically distribute the survey. There was a total of 100 responses to

PRESERVE POCATELLO'S HISTORY

What is your vision for preserving Pocatello history?

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HISTORIC PRESERVATION PLAN

the survey. Four demographic questions were asked.

KEY FINDINGS

The public engagement phase of the plan provided the PHPC with guidance based on public perceptions and expectations as broadly gathered during the survey. Key findings included the following:

✴ Respondents have high interest in local history;

✴ There is confusion about who the historic preservation commission is and what they do;

✴ There's agreement that accomplishing historic preservation is a shared responsibility;

✴ Looking forward, the PHPC should be considering the East Side/Triangle District, Warehouse District, and University neighborhoods for more targeted work;

✴ The two projects that would make a big difference include resolving issues with The Monarch Hotel, and full rehabilitation of the Yellowstone Hotel;

✴ There is strong interest and desire to have more information provided through markers or plaques, self-guided tours, and in-person programming;

✳ Information about historic preservation in Pocatello should be posted on the City's website, pushed out through social media.

ANALYSIS

In this section, each question asked in the survey is presented with an interpretation of the results when considered in aggregate and how that helps inform the historic preservation plan.

Q1. How would you rate your interest in the history of pre-history of Pocatello?

Analysis: Of the 100 respondents to this question, only four indicated they had below neutral interest. The answer average rated a 4.4 out of 5. This equates to reaching an audience with the survey that has interest in the subject matter.

Q2. Historic preservation is a worthwhile goal within and for Pocatello.

Analysis: 85% of respondents believe that it is a worthwhile goal, rating the question as highly agree or somewhat agree. Lower rated responses numbered 15, or 15% of the total, believing it was not a worthwhile goal.

Q3. Do you know that the Pocatello Historic Preservation Commission is a different organization than Historic Downtown Pocatello, Inc.?

Analysis: Unfortunately, 57% of responses indicated that they did not know these were two different organizations. This presents a naming and/or branding issue for both groups. It is highly likely that locals are confused by promotions and news from both organizations.

Q4. What is your perception of the Pocatello historic preservation program?

Analysis: 80% of respondents believe that the program is somewhere in between successful and not successful. This is not a bad place to be as it's not starting from a place of large negativity. Seven people (7%) indicated their opinion that the program is not successful, while 13 (13%) felt that the program is successful. One person chose to skip this question.

Q5. Whose responsibility is it to do historic preservation?

Analysis: While you could choose more than one answer in this category, nearly 2/3 (62%) chose the option that the responsibility is shared between individual property owner, City of Pocatello, state, and federal governments. The second highest number of responses was 34 indicating that the responsibility is the City's.

Q6. Among their responsibilities and programs, the PHPC could do any or all of the following.

Analysis: Given the opportunity to choose their top three options, many did use all three. The clear top choice was identifying historic sites with 74 responses. The lowest ranked program option of those given was hosting rehab workshops to teach DIY skills with 18 responses.

Q7. Is there another priority you believe the PHPC should consider? Please tell us about it.

Analysis: About half of respondents chose to give an additional priority to the PHPC. The majority of open-ended responses mentioned some form of public education including tours, maps, brochures, digital presence,

exhibits, greater awareness, and a history day. Many responses mentioned specific issues with development of historic downtown that revolve around policy and zoning, but also some out of the purview of the PHPC. Some of these included the treatment and higher utilization of downtown buildings, ADA, lead paint, and balancing preservation with other development needs. Two responses mentioned having incentives while one response was given each to diversity, greater documentation, and involving youth.

Q8. Tell us what types of buildings and places you want to see the PHPC focus on.

Analysis: Respondents were allowed to choose as many options as they believed applied. Two choices were ranked in a near tie in number of responses: Pioneer era buildings from between 1880-1900 and Early 20th century buildings and neighborhoods from between 1900-1945. While ranked lowest, Post World War II building and neighborhoods from between 1945-1975 still garnered a vote from more than half of respondents (53%). A few "other" answers were also provided, including cultural institutions, native/non-white landmarks and sites, and the Triangle neighborhood.

Q9. What historic preservation project would make a big difference in Pocatello?

Analysis: This was an open ended question where the PHPC was seeking specific properties or neighborhoods to be named. Many of the 72 responses generally remarked on the need for information through tours or materials, and to enhance downtown

through higher quality restoration, consistent decision-making, filling upper stories, and compatible infill. Several specific names were provided including the following:

* (6) Resolving issues with The Monarch through demolition, rehabilitation, or new development that saves the façade,

* (5) Yellowstone Hotel,

* (4) East Side/Triangle District; Train Depot/Bus Depot; Indigenous related; Moving city hall to the federal building,

* (3) Opening the tunnels; Greater railroad recognition,

* (2) Warehouse District; Naval Ordnance Plant,

* (1) ISU campus; Neighborhoods around downtown; Ghost signs; More neon.

Q10. The historic downtown has been the focus of work of the PHPC for the last three years. What area of the city should be the next area of focus for historic preservation?

Analysis: Seventy-two people responded to this open ended question with a range of answers but were focused:

✴ (16) East Side/Triangle District,

✴ (13) University neighborhoods,

✴ (12) Only Downtown,

✴ (11) Warehouse District,

✴ (3) West side,

✴ (2) Neighborhoods around downtown;
   Area between ISU and Alameda,

✴ (1) Schools; Naval ordnance plant;
   Industrial areas by tracks; Ross Park/
   Fort Hall replica.

Q11. How do you prefer to learn about Pocatello's history and historic preservation?

Analysis: Respondents were asked to select their top two answers. Overwhelmingly, two responses were chosen: Website or social media (64) and Historic markers and plaques (60). This gives the PHPC clear direction to add information to the City's website and promote it via social media, and to utilize markers and plaques for communicating information about physical sites.

Q12. Please provide any additional comments or information about historic preservation you'd like to share with the PHPC.

Analysis: This was the last open-ended question on the survey and 43 responses were recorded. There were no substantial comments that were markedly different from those given in preceding open-ended questions. However, more than a dozen comments stated that the PHPC was doing a good job and were encouraging them to keep that going.

Q13. Tell us about yourself. Do you live in Pocatello? Do you live in Bannock County? Are you a property owner of a building or structure in Pocatello that you believe or know is historic? Are you interested in receiving updates about the Pocatello Historic Preservation Plan from the PHPC?

Analysis: A full 100% of respondents indicated they lived in Bannock County with 95% living in Pocatello. Only 24% believed they were the owners of a historic building. Fifty-five respondents (about 60% of the total) requested to be kept apprised of the activities of the HPC.

Vision Statement

Pocatello established an eclectic and diverse character from its decades as a significant regional railroad hub and gateway to the northwest. Railroad-era prominence in the city led to the establishment of the historic downtown, a prominent asset, where the city's entrepreneurial spirit is embraced and integrated with historic and cultural resources. The strong historical and current presence of the Shoshone-Bannock Tribes is a pivotal influence on the area's heritage.

The City endeavors to document and designate historic resources. The historic preservation plan will guide future preservation efforts that increase value in the community as it evolves, build connection and meaning, and support and encourage building repurposing.

"...guiding future preservation efforts that increase value in the community as it evolves, build connection and meaning, and support and encourage building repurposing."

Goals, Objectives & Implementation

The PHPC derived four broad goals under which are 27 objectives with associated action items. The goals represent the general responsibilities of the PHPC while the objectives represent programs – both standard and creatively unique – by which they can satisfy their responsibilities. Over the course of three meetings and reviewing meeting notes, the PHPC shaped the goals through sharing their knowledge of the city's neighborhoods, planning and zoning, trends, history, and past work of the PHPC.

The plan goals are:

✳ Survey & Designate sites and areas of potential historic and architectural significance;

✳ Cultivate community through Public Education & Partnerships;

✳ Coordinate with the City Planning Department to implement effective preservation Policy & Incentives; and

✳ Provide regular and effective management through Training & Operations.

The PHPC determined that their general strategy is to work geographically out from the core of the city – the historic downtown – to the earliest neighborhoods and then later-built neighborhoods. Research has shown that this type of focus builds a strong downtown as a foundation for strong neighborhoods to surround it. The community survey assisted the PHPC in developing objectives that align with the public's opinion. Other objectives have been on the PHPC's "to do" list as well as identified issues throughout their recent existence. The historic preservation plan provides a framework to execute those.

In determining the goals and objectives, the PHPC considered the feasibility of success based on volunteer and staff capacity, budget, and local support that could reasonably be assumed over the next 10 years.

In addition to the following narrative, refer to Appendix VIII for a matrix sorted by goal and by timeline.

GOAL 1: SURVEY & DESIGNATION

The objectives of Goal 1 include:

✳ Objective 1: Conduct reconnaissance level surveys for areas of the city that have surpassed 50 years of age and appear to retain architectural integrity.

✳ Objective 2: Utilize intensive level surveys to provide documentation and determine eligibility for potentially eligible resources.

✳ Objective 3: Designate eligible resources to the National Register of Historic Places.

✳ Objective 4: Inventory the Basalt Cliffs throughout the City for archaeology.

Objective 1:

Conduct reconnaissance level surveys for areas of the city that have surpassed 50 years of age and appear to retain architectural integrity.

A reconnaissance level survey (RLS) is the most basic approach for systematically documenting and evaluating historic buildings. It is designed for dealing with large groups of buildings rather than for single sites. Most RLS's include all or a large portion of the buildings in a particular neighborhood or district. The primary purpose is to provide a "first cut" of buildings in a given area that appear to be eligible for listing in the National Register of Historic Places (NRHP). RLS involves only a visual evaluation of properties, not an assessment of associated historical events or individuals. That information can only be obtained through historical research conducted as part of an ILS, the next level of survey. The Bonneville neighborhood was the most recent RLS, which was completed in 2021.

From the survey, the public's top response to the question of responsibilities of the PHPC was identifying historic sites. Surveying historic sites was ranked lower, though it still received more than 1/3 of the total number of respondents' marks.

The SHPO recommends that historic districts be re-surveyed every 20 years. The City is currently undertaking a reconnaissance level survey update for downtown. Following downtown, the next re-surveys should be ISU University Neighborhood Historic District (listed in 1984) and the East Side Downtown Historic District (listed in 1994).

IMPLEMENTATION

A quick visual inspection of several areas of the city led the consultant to identify six areas of interest that may be targets for future RLS. See map in Appendix V. One of these is above (east of) the ISU campus, which is an area that the public was interested in seeing the PHPC bring focus to after downtown. The PHPC identified the Lewis & Clark neighborhood and Upper University neighborhood to have high potential for an RLS. They would also like to consider scheduling a re-survey of the ISU University Neighborhood Historic District as it has been 30 years since it was designated in the NRHP.

Objective 2:

Utilize intensive level surveys to provide documentation and determine eligibility for potentially eligible resources.

Intensive level survey (ILS) is the next step in the process of evaluating a potentially historic resource or group of resources for their eligibility for listing in the NRHP. An ILS involves research on the property and its owners, and documentation of the property's physical appearance, and Instructions for each of those tasks are given below.

IMPLEMENTATION

The City has 32 parks that continue to need work to be safe, usable, and connected as a greenbelt. As the City continues to implement the Parks, Recreation, Open Space & Trails Plan and other open space goals from the comprehensive plan, historic parks should be documented and considered for an ILS and/or cultural landscape reports where appropriate to guide future alteration proposals so that parks maintain historic landscape and park characteristics. Potential parks to include are as follows:

* Alameda (ca. 1915)

* Ammon (ca. 1955)

* Halliwell (ca. 1939)

* Highland Golf Course (1962)

* N.O.P. (ca. 1940)

* Riverside Golf Course (1955)

* Ross (ca. 1930)

* Scardino (ca. 1960)

Another option is to conduct an ILS for buildings at the Bannock County Historical Society site, including the Fort Hall replica. Results of an RLS may provide a recommendation for an ILS. Those recommendations should be prioritized by the PHPC to determine if an ILS is the right step in the process at that time. However, there are existing resources that could benefit from the additional research in an ILS to determine eligibility. Consider applying for CLG funding to support an ILS for historic parks as a thematic ILS, and/or for other determined resources.

Objective 3:

List eligible resources in the National Register of Historic Places.

Listing in the NRHP is an honorary designation for the nation's historically and architecturally significant resources. There are likely dozens of Pocatello buildings and sites, as well as historic districts, that are eligible for listing in the NRHP. Re-nomination and possible expansion of the Downtown Historic District is an obvious candidate pending results of a reconnaissance level survey in 2025. Additional sites in new surveys and re-surveys will be identified through other RLS's.

IMPLEMENTATION

Work with the community and other partners on continued efforts to list historic resources in the NRHP. Complete the process of updating the NRHP historic district nomination for downtown that is underway in 2025. Approach owners of the Anderson Cabin – Bannock County Historical Society – to assess their interest in designation.[59]

Objective 4:

Inventory the Basalt Cliffs throughout the City for archaeology.

IMPLEMENTATION

The City, through a licensed Principal Investigator and/or through SHPO cooperation, should determine if any of the currently documented sites are within the Basalt Cliffs area. If there is a positive indication, the City should apply for a CLG grant to re-inventory the historic features of the area that are known.

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[59] Other sites within the Bannock County Historical Society's complex may also be NRHP eligible.

PART 9   GOALS, OBJECTIVES, & IMPLEMENTATION

Goals	Objectives	Policy & Incentives Goal Table	Timeline	Frequency
Survey & Desgination	1	Conduct reconnaissance level surveys for areas of the city that have surpassed 50 years of age and appear to retain architectural integrity.		
		Implementation		
		Re-survey downtown	Short	Once
		Survey the Lewis & Clark neighborhood.	Medium	Once
		Survey the Satterfield/Highland neighborhood.	Medium	Once
		Re-survey the ISU University Neighborhood Historic District.	Long	Once
		Consider areas of interest for future new surveys.	Long	Every three years
	2	Utilize intensive level surveys to provide documentation and determine eligibility for potentially eligible resources.		
		Implementation		
		Consider an ILS for individual properties or thematic groups identified during reconnaissance level surveys.	Medium	Every five years
		Consider a thematic ILS of all the city's parks and open spaces that are more that 50 years old.	Medium	Once
		Consider an ILS for buildings located at the Bannock County Historical Society.	Medium	Once
	3	Designate eligible resources to the National Register of Historic Places.		
		Implementation		
		Pursue re-designation of the downtown historic district.	Short	Once
		Pursue re-designation of the East Side historic district.	Short	Once
		Consider designation of the Greyhound Bus Depot.	Long	Once
		Consider designation of the Anderson Cabin and/or the Fort Hall replica.	Medium	Once
	4	Inventory the Basalt Cliffs throughout the city for archaeology.		
		Implementation		
		Utilize a Principal Investigator to determine the depth of documentation that is currently in place.	Long	Once
		Consider a new survey and re-survey to document current conditions and resources.	Long	Once

GOAL 2: PUBLIC EDUCATION & PARTNERSHIPS

The objectives of Goal 2 include:

* ✶ Objective 1: Provide public education through interpretive signage, markers, or plaques.

* ✶ Objective 2: Communicate with the public where they prefer to learn about historic preservation activities.

* ✶ Objective 3: Recognize work accomplished or historic preservation support by individuals, businesses, and organizations.

* ✶ Objective 4: Seek greater integration between city planning and ISU planning.

* ✶ Objective 5: Seek greater collaboration with the Shoshone-Bannock Tribes.

* ✶ Objective 6: Publicly distinguish the PHPC from Historic Downtown Pocatello, Inc. (HDPI).

* ✶ Objective 7: Continue to provide public programs to increase citizens' awareness of Pocatello's heritage and the economic and aesthetic value of historic preservation.

Objective 1:

Provide public education through interpretive signage, markers, or plaques.

According to the survey, the public desires to know more about the City's history desires to have it available in digital format and on interpretive markers or panels. The ordinance charges the PHPC with this responsibility as well stating the need to, "Promote and conduct educational and interpretive programs regarding historic preservation and historic properties in the city." While this is a high priority for the public, this activity cannot be funded through CLG grants.

IMPLEMENTATION

Review currently installed interpretive signage for historic resources, create a list of possible locations for additional signs, then initiate a public survey for additional input. Establish a marker/plaque program in historic areas to mesh with the walking tour brochures. Work with the Planning and Development Department to understand their timeline for establishing new wayfinding in the city and discuss options to identify historic neighborhoods through existing and new wayfinding signs.

Objective 2:

Communicate with the public where they prefer to learn about historic preservation activities.

A key to success is effective communication. According to the survey, the public prefers to get their information through the City's website and social media.

IMPLEMENTATION

The PHPC has a robust web page on the city's website with most of the key information located on one page. However, many members of the public indicated a desire for information such as walking tour brochures, which suggests the website is not actively being used. Regular posts on social media about the website should attract more users. The City should post a direct link to the building permits web page where an owner can file an application for a Certificate of Appropriateness. Additional links to technical information would provide publicly-desired DIY guidance without hosting workshops.

Objective 3:

Recognize work accomplished and historic preservation support by individuals, businesses, and organizations.

This objective could help satisfy the need to distinguish the PHPC from other organizations, raise their profile in a positive way, and give the community inspiration for future preservation efforts.

IMPLEMENTATION

Nominate individuals/companies/agencies through existing programs such as Preservation Idaho's Orchids and Onions. With sufficient capacity between the PHPC and City staff, the City will explore establishing its own local recognition program. Considerations in the exploration should include staff and volunteer capacity, budget, promotion, and measurable goals. Start small to avoid being overwhelmed. If sufficient support exists and the goals are worthwhile, begin planning the first program.

Objective 4:

Seek greater integration between City Planning and Development and ISU planning.

The ISU campus could be its own historic district though it's under state jurisdiction. The entities share a boundary relationship that requires perforated lines rather than hardened lines. There are significant historic resources on campus where PHPC could assist with designations.

IMPLEMENTATION

Hold at least one meeting annually between City Planning and Development/PHPC and ISU campus planning to discuss upcoming goals for both entities and how they can work toward common goals that benefit the city as a whole. Consider assisting in developing a historic walk on campus, that highlights the most recognized historic buildings as well as newer landmarks like Holt (ICCU) Arena.

Objective 5:

Seek greater collaboration with the Shoshone-Bannock Tribes.

The PHPC and the Shoshone-Bannock Tribes share a common interest in physical and cultural preservation. Shared goals for heritage preservation present community-wide benefits for both parties and can be well-intentioned without being motivated by other external factors.

IMPLEMENTATION

While this objective may require greater participation from other city entities as well, the PHPC is in a position to potentially take a leadership role based on sharing common interests. Possibilities may include co-hosting special events, presentations, and working with their representatives to survey, document, and preserve historic resources.

Objective 6:

Publicly distinguish the PHPC from Historic Downtown Pocatello, Inc. (HDPI).

The name of the PHPC is the industry standard for municipal organizations, so it would be difficult and unfair for them to change their

name. Unfortunately, HDPI has been around since 1991 and therefore also has a name that is ingrained in the local community and as an organization. It would be equally unfair to request for HDPI to change their name again. It was formerly named Old Town Pocatello, Inc. Though for a business improvement district, the name is more unconventional.

IMPLEMENTATION

One single task, even changing a name, won't resolve this issue. In order to remedy the confusion and proceed with a clear distinction between the two organizations, the PHPC must consistently promote their name and work through public education opportunities such as programs and events, decision-making (such as an annual report), preservation projects, and planning efforts.

Objective 7

Continue to provide public programs to increase citizens' awareness of Pocatello's heritage and the economic and aesthetic value of historic preservation.

IMPLEMENTATION

Given limited capacity, target opportunities to occasionally publish printed materials (like when new NRHP districts are designated), historic preservation month (annually in May), and regional collaborative opportunities. Depending on the capacity of the PHPC and/ or staff, consider offering events such as guest speakers, and neighborhood and landmark tours. Partner with local institutions such as the public library, the Chamber of Commerce, ISU (Anthropology, History, Library), Bannock County Historical Society, Friends of Brady Chapel, Preservation Idaho, Historic Downtown Pocatello, Inc., Museum of Natural History, the University Library, etc.

PART 9   GOALS, OBJECTIVES, & IMPLEMENTATION

Goals	Objectives	Policy & Incentives Goal Table	Timeline	Frequency
Public Education & Partnerships	1	Provide public education through interpretive signage, markers, or plaques.		
		Implementation		
		Review currently installed interpretive signage, documenting types, condition, location and mounting.	Short	Once
		Create a list of possible locations for additional signage.	Short	Once
		Establish a marker/plaque program to mesh with the walking tour brochures.	Medium	Once
		Explore citywide wayfinding signage program for collaborative design and funding options.	Long	Once
		Consider opportunities for new wayfinding signage for historic neighborhoods.	Long	Every other year
	2	Communicate with the public where they prefer to learn about historic preservation activities.		
		Implementation		
		Schedule regular posts on the city's social media to drive traffic to the PHPC website.	Short	Monthly
		Post a direct link on the PHPC website to building permits for a COA.	Shot	Once
		Provide additional links to technical information about rehabilitation.	Medium	Once
	3	Recognize work accomplished and historic preservation support by individuals, businesses, and organizations.		
		Implementation		
		Explore establishing a citywide local recognition (awards) program, considering staff and volunteer capacity, budget, promotion, and measureable goals.	Medium	Every three years
		If sufficient support exists, begin planning the first program.	Medium	Every three years
	4	Seek greater integration between City Planning and Developent and ISU planning.		
		Implementation		
		Hold an annual meeting between the City and ISU planning departments to discuss common goals.	Short	Annually
		Explore co-developing a historic walking tour of campus.	Medium	Annually/Once
		Highlight historic buildings on campus on the city's social media page under the banner of PHPC.	Short	Twice annually
	5	Seek greater collaboration with the Shoshone-Bannock Tribes.		
		Implementation		
		Co-host a special event or presentation with the Tribe.	Medium	Every other year
		Engage the Tribe with preservation activities in the future.	Long	As opportunities arise
	6	Publicly distinguish the PHPC from Historic Downtown Pocatello, Inc.		
		Implementation		
		Consistently promote the work of the PHPC through city communications and events.	Short	As opportunities arise
	7	Continue to provide public programs to increase citizens' awareness of Pocatello's heritage and the economic and aesthetic value of historic preservation.		
		Implementation		
		Target opportunities to engage the public at certain times of year or in correlation with certain local events that have a similar audience.	Short	As opportunities arise
		Consider offering events such as guest speakers and tours on an annual or occasional basis to raise visibility of the PHPC.	Medium	Annually
		Partner with local organizations for the targeted opportunities and special PHPC events.	Medium	Annually

GOAL 3: POLICY & INCENTIVES

The objectives of Goal 3 include:

✳ Objective 1: Support the City and Planning Division in their implementation of SmartCode, the City's form based code.

✳ Objective 2: Enforce preservation regulations, when necessary, within the historic district(s) and at local landmark sites.

✳ Objective 3: Promote and utilize existing historic preservation incentives.

✳ Objective 4: Participate in statewide efforts to establish historic preservation incentives.

✳ Objective 5: Participate in Section 106 reviews.

✳ Objective 6: Obtain strong support from the City Council.

✳ Objective 7: Internally lead and externally support transformative projects that will raise the city's visibility and contribute to its economy.

✳ Objective 8: New construction infill should be targeted for parking lots and not to replace historic buildings, regardless of designation.

✳ Objective 9: Update the Historic Preservation Plan

More than half of respondents to the survey answer that the PHPC has not had a responsibility to connect historic property owners with financial incentives. In addition, the public believes that the PHPC should balance historic preservation with other property development goals, and that starts with preservation-supportive policies.

Objective 1:

Support the City and Planning Division in their implementation of SmartCode, the City's form based code.

Form-based code (FBC) is a way to regulate development that controls building form first and building use second, with the purpose of achieving a particular type of "place" or built environment based on a community vision. FBC is a planning method that replaces traditional zoning, allowing for more flexibility in use while maintaining community character. Thus, it can work effectively in tandem with historic preservation goals.

IMPLEMENTATION

When the opportunity arises to provide input, schedule review of the SmartCode as an agenda item for presentation, discussion, and written feedback from the PHPC. Seek to be supportive, yet critical in the best interest of preservation citywide.

Objective 2:

Enforce preservation regulations, when necessary, within the historic district(s) and at local landmark sites.

The PHPC identified enforcement as a problem within the City's structure. Without consistent and persistent enforcement, historic buildings are allowed to be altered without required public hearings and permits,

and in some cases allowed to deteriorate without timely intervention.

IMPLEMENTATION

Schedule opportunities to conduct site visits with enforcement staff to observe and describe issues with historic buildings. Seek information from enforcement about their process of identification of issues, initial processing, and follow through. Provide additional training to enforcement professionals through professional development.

Objective 3:

Promote and utilize existing historic preservation incentives.

The largest available financial incentive for historic preservation that is available in Idaho, as well as nationally, is the federal rehabilitation tax credit. This is sometimes also referred to as the federal investment tax credit. Since its inception in the mid-1980s, the program has been the single most successful tool for saving and rehabilitating historic structures in the U.S., leveraging hundreds of millions of dollars in private investment every year. Overseen by the National Park Service and the Internal Revenue Service, and facilitated in Idaho by the SHPO, the program allows for a 20% tax credit for qualifying rehabilitation expenditures on a property that is listed in the NRHP and is used for commercial (income-producing purposes).

While there are other criteria to meet in order to qualify, applying early in the project planning process is recommended.

IMPLEMENTATION

The PHPC should promote the federal rehabilitation historic tax credit to property owners of NRHP-designated and potentially eligible commercial buildings through targeted personal outreach. The SHPO can help you prepare accurate information for this outreach. This should occur through annual promotion by direct mailing to commercial property owners and through Historic Downtown Pocatello, Inc. during in-person meetings and through their e-newsletter.

Objective 4:

Participate in statewide efforts to establish historic preservation incentives.

Unfortunately, there are no historic preservation incentives available at the state and local levels at this time. At one time, the City had a façade improvement grant program funded by Community Development Block Grants (CDBG). The PHPC believes that cost of rehabilitation and ongoing maintenance is an issue blocking greater preservation. And the public responded to the survey that they greatly desire incentives for

residential rehabilitation.

This is also a strategy within Goal 3 of the vision element Economically Robust in the Comprehensive Plan. Regularly communicate the importance of a statewide incentive within Pocatello to the SHPO and Preservation Idaho. When opportunities arise, activate the PHPC and City leadership to support efforts to create new and increased incentives. This can include letters, personal meetings and site visits, and lobbying to elected officials.

Objective 5:

Participate in Section 106 reviews.

Section 106 of the National Historic Preservation Act requires federal agencies to consider the effects on historic properties of projects they carry out, assist, fund, permit, license, abandon, or approve throughout the country. If a federal or federally-assisted project has the potential to affect historic properties, a Section 106 review will take place. The federal agency is responsible for identifying potentially affected historic properties, assessing the project's potential for adverse effects, and consulting to avoid, minimize or mitigate adverse effects, where identified.

Section 106 gives the Advisory Council on Historic Preservation (ACHP), interested parties, and the public the chance to weigh in on these matters before a final decision is made. The process is an important tool for citizens to lend their voice in protecting and maintaining historic properties in their communities. More information in the Section 106 process can be found through the ACHP on their website.[61]

IMPLEMENTATION

The PHPC (and/or the staff) should engage in the Section 106 process whenever the opportunity is given in order to provide an opinion about the effects to historic properties and guidance for potential avoidance or minimizing the effect. If mitigation is required, the PHPC will continue to participate in Section 106 discussions about mitigation options and implementation.

Objective 6:

Obtain stronger support from the City Council.

In recent years, appeals of PHPC decisions have been overturned by the City Council which undermines their regulatory authority as well as the trust in professionalism and expertise of this appointed body. In order to ensure consistency in decision-making, the administrative staff and PHPC require stronger support for autonomy to execute the responsibility afforded them by city code.

IMPLEMENTATION

Given the recently-approved, updated Pocatello Downtown Historic District Design Standards, decision-making for Certificates of Appropriateness downtown is more defined than under the previous guidelines. City Council should allow the PHPC at least one year of decision-making and receive a report from the PHPC and staff on the effectiveness of the standards.

Objective 7:

Internally lead and externally support transformative projects that will raise the city's visibility and contribute to its economy.

With feedback from the community survey, the City's first priority should be resolving issues with The Monarch "building." Following the fire, the public wanted to see the rehabilitation of the building and preservation of this important downtown landmark. However, it has been deteriorating long enough now that the public considers it an eyesore and they are at the point of just wanting to see change at the site. Secondly, the public desires that the Yellowstone Hotel be fully rehabilitated. The first option to consider would be a downtown boutique hotel, which is needed. This is a complex project that will require external assistance to facilitate. Other transformative projects would include focused redevelopment and compatible infill in the East Side/Triangle District, rehabilitation and reopening of the Train Depot and/or Bus Depot, and moving city hall to the former federal building downtown. The last option is supported by the Downtown Development Plan and Comprehensive Plan. Other projects may include streetscape improvements in downtown that provide improved ADA, sidewalk space for outdoor dining, and connect historic areas for non-auto mobility, and the conversion of the upper stories of downtown historic buildings for housing.

IMPLEMENTATION

The PHPC must be mindful of their role as advisors. Without advocating, they should keep major ideas at the forefront of the minds of city leaders as well as the public. At a regular meeting, prioritize the list above and seek staff input as to how to approach the top two priorities. This may include internal meetings, site visits with elected officials, and discussion with outside professionals in order to put together a strategic plan for each priority. Seek to utilize the strengths and spheres of influence of each PHPC member within the strategy.

Objective 8:

New construction infill should be targeted for parking lots and not to replace historic buildings, regardless of designation.

IMPLEMENTATION

There are many opportunities within the downtown area for commercial infill that do not require demolition of historic buildings. These sites should be the only option for new construction to occur. The City's Planning & Development Department, Pocatello Development Authority, along with the Chamber and Historic Downtown Pocatello, Inc. should collaboratively promote these sites to attract new development. Within the East Side/Triangle District, as well as the Mountainview (formerly Whittier) neighborhood, there are strong opportunities to target compatible new infill development.

Objective 9:

Update the Historic Preservation Plan

This historic preservation plan is intended to have a ten-year time frame of application and therefore should be renewed by 2035. However, the commission should also revisit the plan formally every year to monitor

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[61] https://www.achp.gov/protec8ng-historic-proper8es/sec8on-106-process/introduc8on-sec8on-106

their progress and make adjustments in the timeline as necessary.

IMPLEMENTATION

The PHPC should apply for a CLG grant from the Idaho SHPO in 2033 in order to create a new historic preservation plan in 2035.

Goals	Objectives	Policy & Incentives Goal Table	Timeline	Frequency
	1	***Implementation***		
		a. Schedule at least one review and comment with the PHPC on SmartCode as it is being developed.	Short	Once or more
		b. Provide examples of SmartCode's implementation where it is working well with historic buildings as well as where its having more challenges.	Medium	Annually
	2	Enforce preservation regulations, when necessary, within the historic district(s) and at local landmark sites.		
		Implementation		
		a. Regularly schedule site visits for the PHPC and staff to observe challenging issues and positive results.	Short	Twice annually
		b. Obtain information on a quarterly basis from enforcement about recent violations and share that information with the PHPC.	Short	Quarterly
		c. Request a presentation from enforcement to learn about how they do their work and common issues they find with historic buildings.	Medium	Every three years
	3	Promote and utilize existing historic preservation incentives.		
		Implementation		
		Promote the federal rehabilitation historic tax credit to property owners of designated and potentially eligible commercial buildings through targeted personal outreach.	Short	Annually
	4	Participate in statewide efforts to establish historic preservation incentives.		
		Implementation		
		Activate the HPC and city leadership to support efforts for new and increased incentives.	Medium	As opportunities arise
	5	Particiapte in Section 106 Reviews.		
		Implementation		
		Engage in the Section 106 process to provide opinions and guidance.	Short	As opportunities arise
		Be active in determining and executing mitigation that is beneficial to the city when that is required.	Short	As opportunities arise
	6	Obtain strong support from the city council.		
		Implementation		
		Consider having PHPC members on a rotating basis make quarterly or semi-annual reports to the City Council to provide them with regular updates on historic preservation in the city.	Short	Quarterly or twice annually
		Utilize the implementation of the new downtown design standards and preservation trends as regular topics.	Short	As opportunities arise
	7	Internally lead and externally support transformative projects that will raise the city's visibility and contribute to its economy.		
		Implementation		
		Maintaining a role as an advisor, keep major preservation opportunities at the forefront of consideration by elected officials.	Medium	Quarterly or twice annually
	8	New construction infill should be targeted for parking lots and not to replace historic buildings, regardless of designation.		
		Implementation		
		Promote open spaces in historic neighborhoods as key sites for compatible infill development.	Long	As opportunities arise
	9	Update the Historic Preservation Plan.		
		Implementation		
		Apply for and receive a CLG grant from the Idaho SHPO to update the plan in 2035.	Long	Once
		Conduct the update to the Pocatello Historic Preservation Plan.	Long	Once

GOAL 4: TRAINING & OPERATIONS

The objectives of Goal 4 include:

* Objective 1: Provide regular training for the PHPC.

* Objective 2: Consider out of state training opportunities.

* Objective 3: Consider opportunities for training building and enforcement officials in interpreting building codes for historic buildings.

* Objective 4: Review the historic district design standards regularly.

* Objective 5: Minimize turnover of members of the PHPC.

* Objective 6: Raise funds to support the work of the PHPC.

Objective 1:

Provide regular training for the PHPC.

Historic preservation commissioners require continuing education and professional training as they are involved in the management, preservation, and stewardship of cultural heritage. Training can be provided by staff, commission peers, consultants, or off-site conferences, workshops, and meetings. The field of historic preservation continues to evolve in principles, philosophy, standards, interpretation, and technology. Training will assist commissioners in keeping current with the field.

IMPLEMENTATION

The PHPC should set aside regular time at meetings for local training to the PHPC by staff or guests. Topics could include preservation trends, philosophy, rehabilitation techniques or materials, and planning efforts. The PHPC should consider utilizing partners for high level training for the PHPC such as local architects, professors from ISU, the Shoshone Bannock Tribes, and the NAACP for cross-agency training. It is the goal of the Idaho SHPO to have an annual CAMP training in Idaho starting in 2025. Assess the need and availability of NAPC CAMP training within Idaho while considering CLG grant opportunities for staff and commissioners to attend.

Objective 2:

Consider out of state training opportunities.

Currently, there is not a preservation or heritage-related conference in Idaho. And not all training can be, or should be, facilitated locally. Out of state opportunities can broaden the perspective of commissioners and staff, connecting them to the broader movement and people engaged

nationwide. Staff has attended national conferences on occasion and have found them to be worthwhile for making connections and expanding thinking about preservation's local role.

IMPLEMENTATION

The National Association of Preservation Commissions (NAPC) holds a national conference every other year and provides excellent programming that is targeted to the PHPC. The nearest major and regularly-occurring statewide conference is in Colorado. This annual conference attracts roughly 1,000 people from across the region to Denver each winter and is an affordable alternative to a national conference. The PHPC should apply for CLG grants to support out of state training opportunities and professional development and rotate them between different commissioners and staff.

Objective 3:

Consider opportunities for training the building and enforcement officials in interpreting building codes for historic buildings.

Discussions with the PHPC indicate that building officials may not be as familiar with flexibility in the International Building Code (IBC) as it applies to existing and historic buildings. There is a complexity to rehabilitation that is already dissuading owners from taking action.

Particularly for building inspectors, it was noted that the fire code is the most difficult to interpret. City investment in additional training for these professionals to understand how others work within the gray area while still managing risk could lead to saving more buildings and making rehabilitation possible by reducing unnecessary costs.

IMPLEMENTATION

Find opportunities for specialized training and request the department's cooperation to provide that to building and enforcement officials on a rotating basis.

Objective 4:

Review the historic district design standards regularly.

The Pocatello Historic Downtown Design Standards were adopted by City Council in July 2024, so they are currently updated. But these should be reviewed every five years for consistency with current professional standards and overall, how they are working for the historic district.

IMPLEMENTATION

The PHPC shall review the standards for applicability and effectiveness every two years as part of a work session/training with the staff and/or a preservation consultant.

Objective 5:

Minimize turnover of members of the PHPC.

While there have been many dedicated members of the PHPC over the decades, there have also been appointees that have served terms shorter than the standard three years. Consistent turnover leads to inconsistent decision making, continual time investment in basic-level training, and poor impressions among the public.

IMPLEMENTATION

Seek members that will fully commit to the full three-year term. Provide benefits and incentives for their continued service including unique training opportunities that include both preservation topics and team building, PHPC socials, and recognition outside of meetings.

Objective 6:

Raise funds to support the work of the PHPC.

The PHPC is not provided with an annual budget to conduct their work. Therefore, they are completely reliant on CLG grants from the SHPO, other special project funding, and external fundraising. Fortunately, the City has been financially supporting qualified and skilled staff in the Planning Division to support the PHPC and facilitate preservation internally. However, that is not enough to implement programs that will broaden public support for preservation and raise confidence in the work of the PHPC, and in turn, the City.

IMPLEMENTATION

The PHPC (via the staff) should regularly apply for CLG grants to support survey, designation, public education, and training. The preferred occurrence to make those applications is annually. However, in order to facilitate this plan's full implementation, the PHPC requires annual funds. If they are to do educational programs or brochures, or awards, the City must provide them with a minor amount of annual line-item funding beyond their grants and administrative/staff support funds.

PART 9   GOALS, OBJECTIVES, & IMPLEMENTATION

Goals	Objectives	Policy & Incentives Goal Table	Timeline	Frequency
Training & Operations	1	Provide regular training for PHPC		
		Implementation		
		Set aside regular time at meetings for local training to the PHPC by staff or guests.	Short	Quarterly
		Plan the training schedule ahead of time and choose topics that are timely and relevant.	Short	Annually
		Utilize local expertise and partners for training.	Short	Twice annually
		Participate in the CAMP training that is planned to be held annually in Idaho.	Medium	Annually
	2	Consider out of state training opportunities		
		Implementation		
		Out of state opportunities may include the NAPC national conference or the Colorado statewide conference.	Medium	Every other year
		Apply for CLG grants to support training opportunites and professional development and rotate them between different commissioners and staff.	Short	Annually
	3	Consider opportunities for training the building and enforcement officials in interpreting building codes for historic buildings.		
		Implementation		
		Explore and document opportunities for building official training in historic building rehabilitation and code interpretation.	Short	Every other year
		Provide those opportunities to the building department as they are identified.	Short	Every other year
	4	Review the historic district design standards regularly.		
		Implementation		
		Review the historic district design standards in 2030.	Medium	Every five years
	5	Minimize turnover of members of the PHPC.		
		Implementation		
		Seek members that can commit to a full three-year term. Stress that time commitment during their application and appointment process.	Short	As opportunities arise
		Establish some benefits and incentives for continued service, including professional development and training, socials, and recognition outside of meetings.	Medium	Every other year
	6	Raise funds to support the work of the PHPC.		
		Implementation		
		Apply for CLG funding for documentation, nomination, education, and training.	Short	Annually
		Seek opportunistic grants for project-based work such as rehabilitation, signage, and awards.	Medium	As opportunities arise
		Seek direct program funding from the city to support expanding preservation's visibility and impact.	Medium	Every other year

CLG Grants Based on Outlined Goals

The City desired to have an outline of potential projects that could be funded by CLG grants to select from over the 10 year lifespan of the historic preservation plan. The following break down the objectives into those that would be eligible for one-time or annual or regular funding from the CLG program.

ONE-TIME FUNDING

1.1 NRHP designations (each designation would be one-time funding)

1.2 Intensive level surveys (each survey would be one-time funding)

1.3 Reconnaissance level surveys (each survey would be one-time funding)

3.7 Study and/or strategize for transformative projects

3.9 Update the historic preservation plan

4.1 Training such as CAMP (also relates to 4.5)

ANNUAL / REGULAR FUNDING

2.3 Recognize accomplishments (depending on the program, may be regular) 2.6 Regular public programs and/or publications

3.3 Promote the federal HTC to downtown property owners

4.1 Regular training that utilizes consultants (also relates to 4.5)

4.2 Out of state training and professional development (also relates to 4.5) 4.3 Building and enforcement official training

Appendices

APPENDIX I: ACRONYMS

ACHP – Advisory Council on Historic Preservation (federal agency)

APE - Area of potential effects

ARPA - Archaeological Resources Protection Act

CDBG – Community Development Block Grants (federal funding)

CLG – Certified Local Government

ICRIS – Idaho Cultural Resource Information System

ILS – Intensive Level Survey

IRS – Internal Revenue Service (federal agency)

ISHS – Idaho State Historical Society (parent state agency of SHPO)

NAGPRA - Native American Graves Protection and Repatriation Act

NHPA – National Historic Preservation Act

NPS – National Park Service (federal agency)

NRHP – National Register of Historic Places

PHPC – Pocatello Historic Preservation Commission

RLS – Reconnaissance Level Survey

SHPO – Idaho State Historic Preservation Office (state agency)

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APPENDIX III: HISTORIC PRESERVATION ORDINANCE

17.04.210: HISTORIC PRESERVATION OVERLAY (HPO):

A.   Purpose: The purpose of this chapter is to promote the preservation and protection of buildings, sites, monuments, structures, and areas of historic importance or interest within the city, by preserving and regulating historic landmarks, properties and districts which reflect elements of its cultural, social, economic, political, archaeological and architectural history; to preserve and enhance the quality of neighborhoods; to foster economic development.

B.   Applicability: This overlay district shall apply to all locally designated historic districts and locally designated individual properties or landmarks. Where the provisions of the HPO and OTO overlap, only the standards of the HPO shall apply.

C.   Local District And Individual Property/Landmark Designation Generally: The city may establish by ordinance one or more local historic districts and/or individual property/ landmark designations within the area of its jurisdiction using the criteria and procedures set forth in this chapter.

D.   District And Individual Property/Landmark Designation Procedures:

1.   Designation of an area as a local historic district may be requested by the council or the historic preservation commission, or, upon payment of the appropriate fees, by a majority of owners of the property located within the area of the proposed district. Owners of property on the National Register of Historic Places may also petition for local designation as a historic property/landmark under this chapter. Upon receipt of such a request, if survey and nomination reports are not available, the historic preservation commission shall make an investigation of the historic, architectural, archaeological, and cultural significance of the buildings, structures, features, sites, or surroundings proposed for designation, based on the criteria set forth in this chapter. Upon completion of this investigation, the historic preservation commission shall prepare a report containing its findings and recommendations concerning the area proposed for designation.

2.   Copies of the report shall be transmitted to the city council and to the applicant(s), if any. A hearing shall be scheduled before the city council within forty five (45) days of the date of submission of the report. Notice of the time, place, and purpose of such hearing shall be given at least fifteen (15) days prior to such hearing by one publication in a newspaper of general circulation in the city and by a written notice of such hearing by first class mail to the owners of all properties proposed for designation.

3. Council action may take any of the following forms:

    a. Approval of the designation as presented;

    b. Rejection of the designation;

    c. Approval of the designation, with modifications.

Regardless of which of the aforementioned options is chosen, the council shall prepare formal findings of fact and conclusions setting forth their decision and the reasons therefor.

4. The planning and development services department shall notify all property owners affected, in writing, by first class mail, of the council's decision. Notification shall be made within thirty (30) days from the date of the council meeting at which the decision was made.

5. Upon passage of the ordinance, a copy of the ordinance shall be recorded in the office of the county recorder for each property within the boundaries of the designated district, and notice of such designation shall be given to the tax assessor of the county.

6. The planning and development services department shall submit a copy of the ordinance and a list of addresses affected by the designation to the building department and shall also maintain a register of such properties, landmarks, and districts.

E. Selection Criteria For Locally Designating Districts And Individual Property/Landmarks:
Any site, building, group of buildings, structure or object may be recommended by the historic preservation commission for preservation as a local historic property, landmark or district if it:

1. Has significant character, interest or value as part of the development, heritage or cultural characteristics of the city, state or nation;

2. Is associated with the life of a person significant in the past;

3. Is the site of a historic event with a significant effect upon society;

4. Exhibits the characteristic architectural style of a recognized historical era;

5. Is the work of an architect, designer, craftsman, or builder whose individual work has significantly influenced the development of the city, state or nation;

6. Contains elements of engineering design, detail, materials, or craftsmanship, which represent a significant innovation;

7. Owing to its unique location, landscape, or singular physical characteristic, represents an established and familiar visual feature of the neighborhood, community, or city, such as "Red Hill" on the Idaho State University campus;

8. Has yielded, or may be likely to yield information important in prehistory or history.

F. Amendment Or Rescission Of Designation:

1. If any building, structure, site, object, area of historical importance, or district which has been designated as a historic property, landmark, or district has ceased to comply with the necessary criteria or no longer exhibits the characteristics which qualified it for designation, consideration of amendment or rescission may be requested by an individual property owner or a majority of property owners within a district, the historic preservation commission, or the city council. The historic preservation commission may recommend that such property or properties be excluded from the boundary of the district, or if the district as a whole no longer meets such criteria, the historic preservation commission may recommend rescission of the historic designation.

2. The procedure with respect to rescission or amendment of historic designation shall be the same as that required for the original designation.

3. The historic preservation commission may, at its own expense, secure its own professional evaluation. The owner shall provide access for such an evaluation during normal business hours or at such time as is mutually agreeable, or the request may be denied.

G. Certificate Of Appropriateness; Required:

1. In order to preserve the integrity of historic buildings and structures within a designated historic district, and to ensure that any new buildings, signs, or structures constructed within a designated historic district shall be compatible within such district, no exterior portion or feature of any building structure or sign within the district shall be demolished or altered, no new construction shall be undertaken, and no outdoor sign shall be erected following the designation of a historic property, until after an application for a certificate of appropriateness has been submitted to and approved by the Historic Preservation Commission or the Planning Director, or their designee, as set forth in Table 17.04.210 of this chapter.

2. No person may commence construction, remodeling, rehabilitation, renovation, demolition, alteration, signage, or the like, nor be issued any building or sign permit within a designated historic district or for a historic building or structure, without having first received a certificate of appropriateness for such work, regardless of whether or not a permit is required for such work.

3. All applicable permits shall be required in addition to a certificate of appropriateness.

TABLE 17.04.210 CERTIFICATE OF APPROPRIATENESS TABLE			
Reason for Certificate of Appropriateness	HPC Level Review	Staff Level Review	No COA Required
TABLE 17.04.210 CERTIFICATE OF APPROPRIATENESS TABLE			
Reason for Certificate of Appropriateness	HPC Level Review	Staff Level Review	No COA Required
Variance from Historic Design Standards	X		
Premature Alterations	X		
Demolitions	X		
New Construction		X	
Exterior Alterations (includes windows, doors, signage, etc.)		X	
Interior Alterations			X
Window Signage			X
Sign Face Change			X
Repairs (see 17.04.210 .J)			X

APPENDICES

H.   Certificate Of Appropriateness; Application Process:

1.   A completed certificate of appropriateness application on a form furnished by the City and applicable fee(s) set by resolution of the City Council together with technical information published and updated from time to time by the City shall be filed by the applicant. The City may request modifications to or additional information for any application for purposes of achieving compliance with this chapter. Fees are not refundable.

2.   Staff Level Review: The City shall approve, approve with conditions, or deny the certificate of appropriateness application. The applicant may appeal staff's decision to the Historic Preservation Commission by written request within fourteen (14) days of the date of the written decision. Appeals to the Commission shall require additional fee(s) set by resolution of the City Council.

3.   Historic Preservation Commission Level Review: Upon receipt of a completed certificate of appropriateness application and applicable fee(s), a hearing date shall be scheduled, notice of hearing provided, and a hearing held in the manner required by section 17.02.300 of this title. The shall approve, conditionally approve, or deny the certificate of appropriateness application. The applicant or other affected persons may appeal the commission's decision to the City Council by written request within fourteen (14) days of the date of the written decision. Appeals to the City Council shall follow the provisions outlined in section 17.02.400 of this title. The Historic Preservation Commission shall state, for inclusion in the minutes as well as in the findings, the reasons for its decision. The decision shall be in the form of written findings, which shall be transmitted as part of the certificate of appropriateness.

I.   Certificate of Appropriateness; Standards For Review: The standards for review of a Certificate of Appropriateness application as identified in the Pocatello Downtown Historic District Design Standards shall apply.

J.   Repairs: Nothing in this chapter shall be construed to prevent the ordinary maintenance or repair of any exterior feature of a historic building, or structure, or sign within a historic district that does not involve a change or alteration in design or material. Minimal repairs to masonry, including cleaning and repointing, are permitted without review only if historically appropriate techniques are employed (i.e., no sandblasting, sealants, or Portland cement).

APPENDICES

K. Property Maintenance:

   1. The neglect of any locally designated historic property or any property within a locally established historic district is expressly prohibited. The owner of a designated historic property, structure, or sign shall not permit it to fall into a state of disrepair which may result in the deterioration of any exterior appurtenance or architectural feature so as to produce a detrimental effect upon the character of the district as a whole, or upon the life and character of a building, structure, or sign.

   2. The Historic Preservation Commission shall cooperate with city staff responsible for property maintenance enforcement to ensure the preservation of designated historic properties. City staff may provide an annual report to the Historic Preservation Commission regarding the compliance of historic buildings or structures with the provisions of this chapter.

  L. Building And Health Codes Exemption:

   1. In order to promote the preservation and restoration of historic properties within the city, a historic property, or structure within a historic district may be exempted from the application of such standards contained in the city health or building codes if, upon recommendation from the Historic Preservation Commission, it shall be determined such application would otherwise prevent or seriously hinder the preservation or restoration of said historic property or structure; provided, that the restored building or structure will be no more hazardous, based on life safety, fire safety, and sanitation standards, than the existing building.

   2. A historic building or structure shall comply with the provisions regarding historic buildings of the adopted edition of the International Existing Building Code (IEBC) relating to their repair, alteration, relocation and change of occupancy. (Ord. 3132, 2023: Ord. 3115 § 4, 2023: Ord. 2846 § 1, 2008)
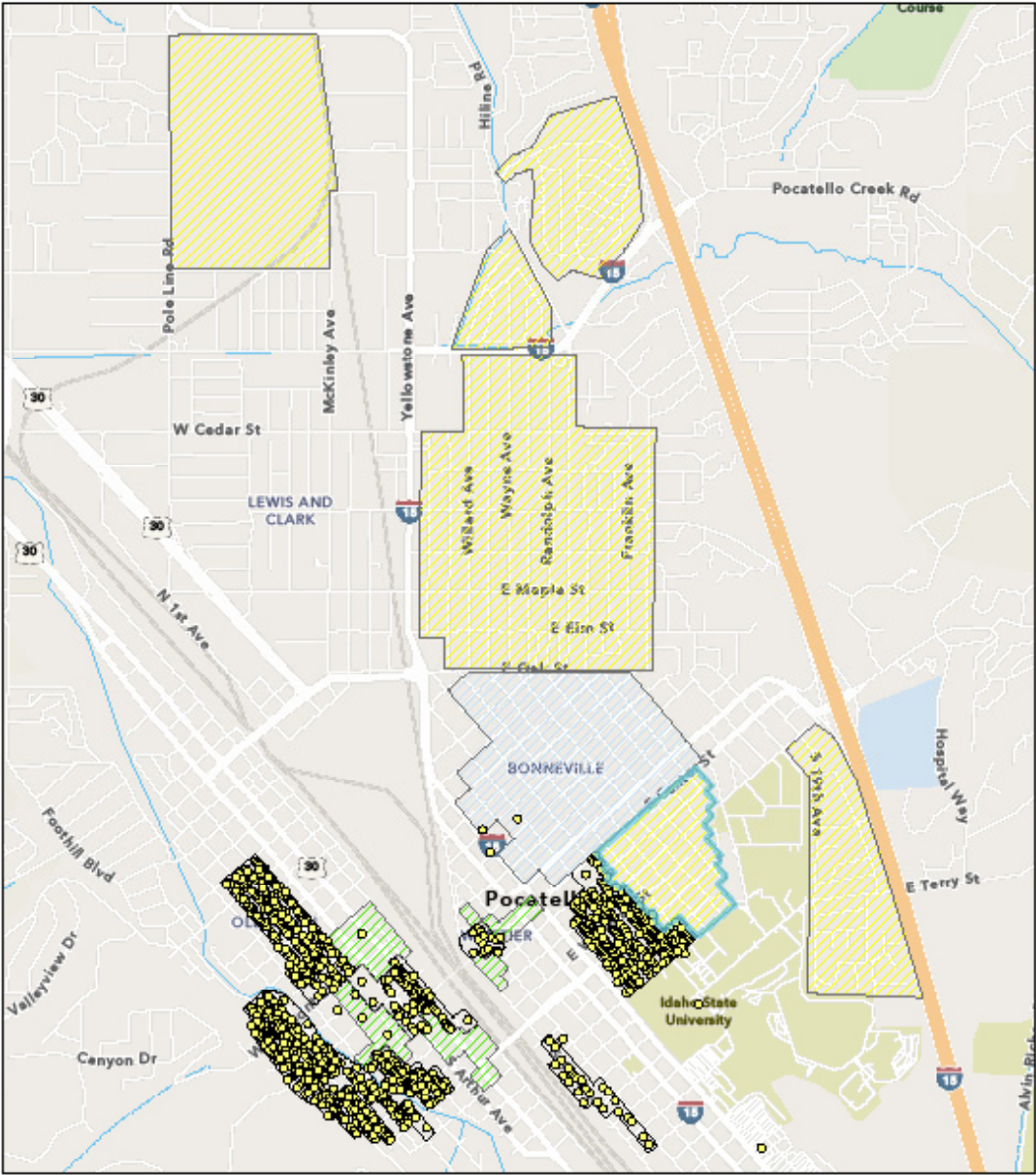
APPENDICES

APPENDIX IV: NRHP LISTED HISTORIC RESOURCES

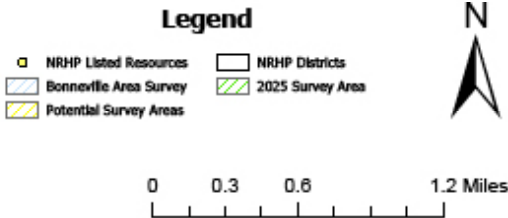| Historic District	Construction Dates	Listing Date	NRIS No.
Pocatello Historic District	1892-1939	1982	82002505
Idaho State University Neighborhood Historic District	1900-1942	1984	84001008
East Side Downtown Historic District	1900-1940	1994	94001361
Pocatello Warehouse Historic District	1905-1946	1996	96000946
Westside Residential Historic District	1891-1954	2003	3000102
Lincoln-Johnson Avenues Residential Historic District	1900-1950	2006	6000126
Old Town Residential Historic District	1892-1950	2008	8000249
Site	Construction Date	Listing Date	NRIS No.
Pocatello Carnegie Library	1907	1973	73000679
Standrod House	1897	1973	73000680
Pocatello Federal Building	1914-1916	1977	77000452
Sullivan-Kinney House	1894	1977	77000453
John Hood House	1916	1978	78001043
St. Joseph's Catholic Church	1897	1978	78001044
Trinity Episcopal Church	1897-1898	1978	78001045
Brady Memorial Chapel	1918-1922	1979	79000772
Church of the Assumption	1915	1979	79000773
William A. Hyde House	1901-1907	1983	83000259
Quinn Apartments	1913	1985	85000057
Rice-Packard House	1909-1910	1985	85002159
Woolley Apartments	1920	1985	85003425
A.F.R. Building	1903	1990	90001737
Idaho State University Administration Building	1939	1993	93000994
Bethel Baptist Church	1922; 1950	2021	100007013

Seven (7) Historic Districts
Sixteen (16) Individual Sites

APPENDIX V: POCATELLO SURVEY & DESIGNATION MAP

Pocatello Survey &
Designation Map
February 2025

Legend

- NRHP Listed Resources
- Bonneville Area Survey
- Potential Survey Areas
- NRHP Districts
- 2025 Survey Area

0   0.3   0.6   1.2 Miles

Pocatello Survey & Designation Map
Downtown Detail
February 2025

Legend
- ○ NRHP Listed Resources
- □ NRHP Districts
- ▨ Potential Survey Areas
- ▨ Bonneville Area Survey
- ▨ 2025 Survey Area

N

0   0.07 0.15   0.3 Miles

APPENDICES

APPENDIX VII: COMMUNITY SURVEY RESULTS

Q1 How would you rate your interest in the history and pre-history of Pocatello?

Answered: 100   Skipped: 0

4.4 ★
average rating

★★★★★

	LOW INTEREST	(NO LABEL)	NEUTRAL	(NO LABEL)	HIGH INTEREST	TOTAL	WEIGHTED AVERAGE
☆	1.00% 1	3.00% 3	6.00% 6	34.00% 34	56.00% 56	100	4.41

APPENDICES

Q2 Historic preservation is a worthwhile goal within and for Pocatello.

Answered: 100   Skipped: 0
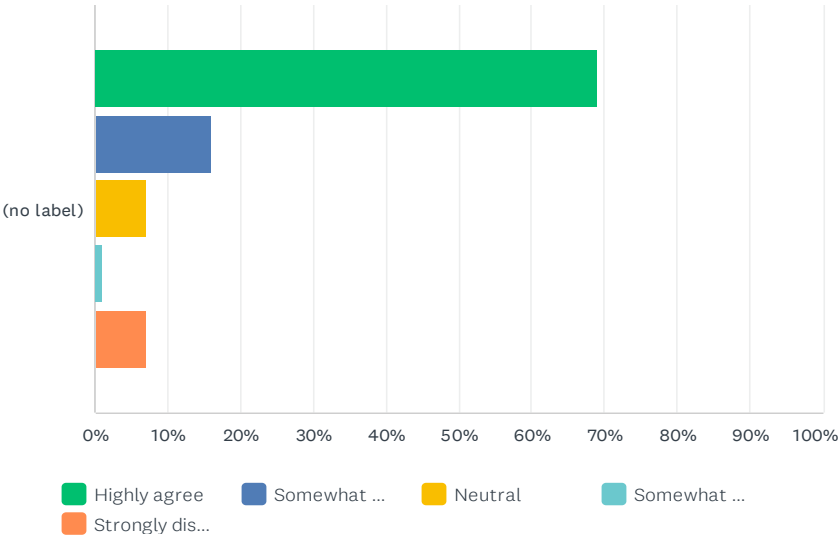
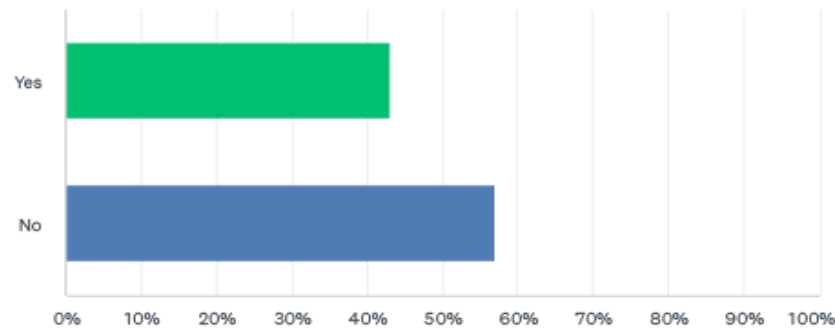|	HIGHLY AGREE	SOMEWHAT AGREE	NEUTRAL	SOMEWHAT DISAGREE	STRONGLY DISAGREE	TOTAL	WEIGHTED AVERAGE
(no label)	69.00% 69	16.00% 16	7.00% 7	1.00% 1	7.00% 7	100	1.61

APPENDICES

Q3 Do you know that the Pocatello Historic Preservation Commission is a different organization than the Historic Downtown Pocatello, Inc. group?

Answered: 100   Skipped: 0

ANSWER CHOICES	RESPONSES	
Yes	43.00%	43
No	57.00%	57
TOTAL		100

APPENDICES

Q4 What is your perception of the Pocatello's historic preservation program?

Answered: 99   Skipped: 1
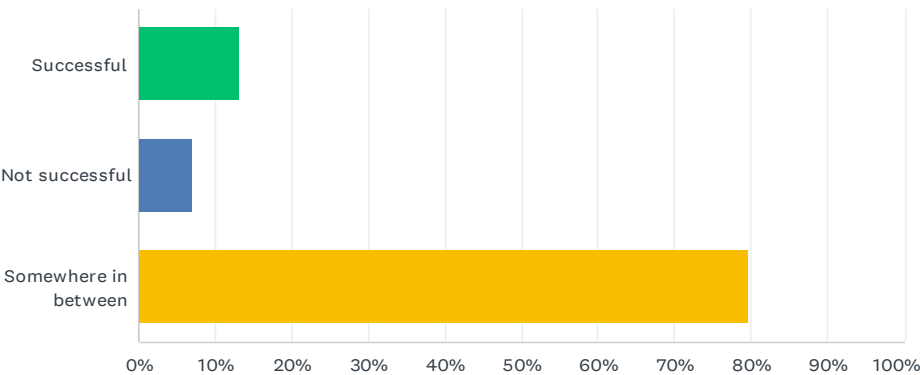
ANSWER CHOICES	RESPONSES	
Successful	13.13%	13
Not successful	7.07%	7
Somewhere in between	79.80%	79
TOTAL		99

4 / 13

APPENDICES

Q5 Whose responsibility is it to do historic preservation?

Answered: 100   Skipped: 0
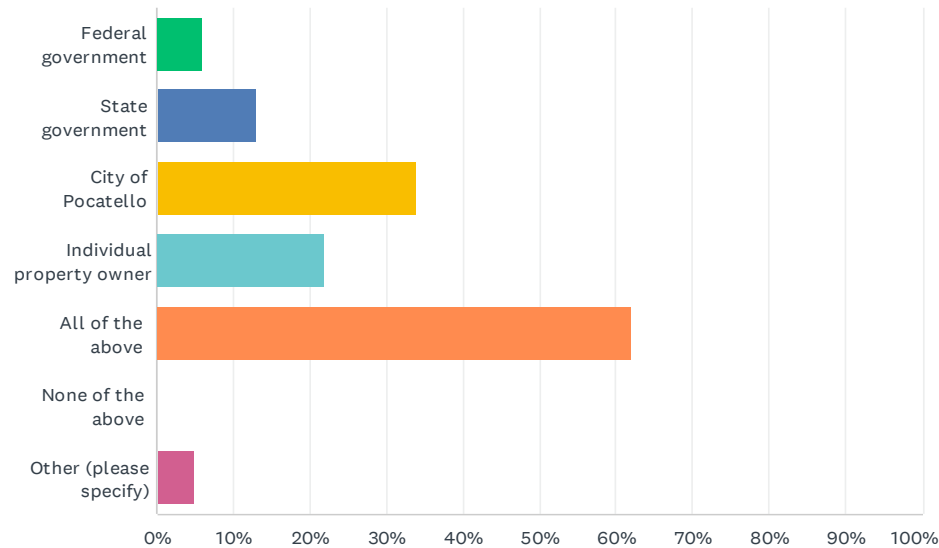
ANSWER CHOICES	RESPONSES	
Federal government	6.00%	6
State government	13.00%	13
City of Pocatello	34.00%	34
Individual property owner	22.00%	22
All of the above	62.00%	62
None of the above	0.00%	0
Other (please specify)	5.00%	5
Total Respondents: 100		

Q6 Among their responsibilities and programs, the PHPC could do any or all of the following. (Choose your top three options)

Answered: 100   Skipped: 0
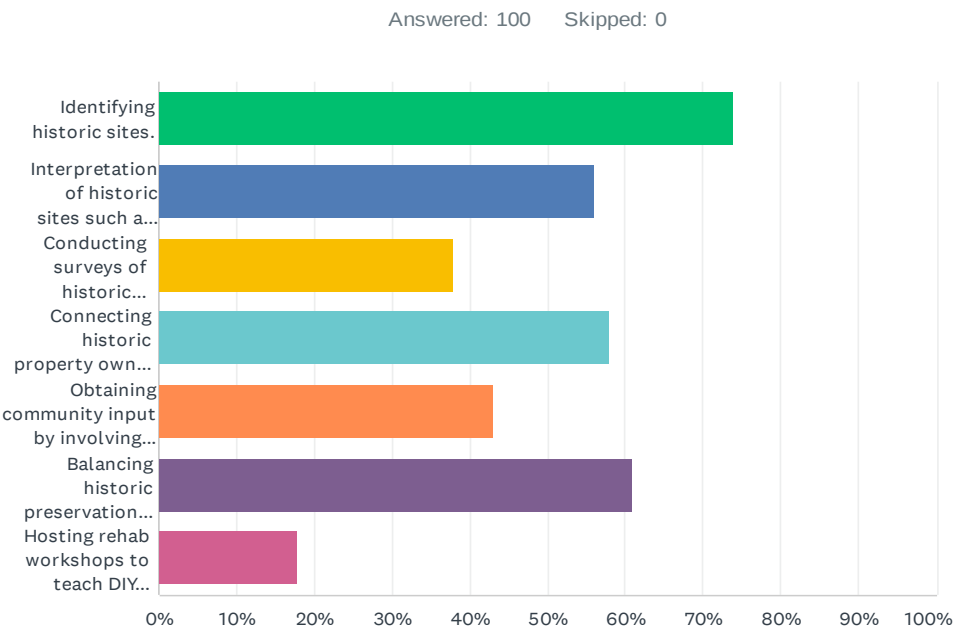
ANSWER CHOICES	RESPONSES	
Identifying historic sites.	74.00%	74
Interpretation of historic sites such as markers or panels.	56.00%	56
Conducting surveys of historic structures.	38.00%	38
Connecting historic property owners with financial incentives.	58.00%	58
Obtaining community input by involving the public in the process.	43.00%	43
Balancing historic preservation with other property development goals.	61.00%	61
Hosting rehab workshops to teach DIY skills.	18.00%	18
Total Respondents: 100		

APPENDICES

Q7 Is there another priority you believe the PHPC should consider? Please tell us about it.

Answered: 52   Skipped: 48

Whatever we can to involve the community, specifically fun programs which involve youth.

Push back against developers who do not value Pocatello history and historic buildings and artifacts

hands off/no moratorium on roof decks & use

Have experienced and trained local historians record information about each historic site.

Identify history places. A display of old historic Pocatello photos in a gallery or maybe library where they can be viewed altogether would be good.

Self guided walking tours. Filling abandoned buildings downtown

It would be nice to have more information available in town on history

Detailed maps of the original town and railroad right of way

Diverse inclusion and honest historical analysis including racial (or other types of) discrimination and those historic effects in Pocatello's past, present and future.

Making sure old town Pocatello buildings do not become dilapidated and businesses actively use the buildings without losing their historical charm.

Learn and consider input from people who have been in Pocatello for generations.

Accessibility—sometimes, it seems like the desire to preserve does not include ADA needs.

Making general public aware of what they're doing like recent national register entries, the neon signs downtown, etc. Try to find some new ways of making the public aware aside from just the local news outlets. Have interesting, attention-getting booths at local events, fairs, etc.

Instead of being the supposed experts and fickle with your interpretations and enforcement, why not try incentivizing positive behavior and improvements. This will not only respect the property owner's rights to do as they deem appropriate with their investment, but also reward responsible property owners.

Stop pretending the railroad didn't build Pocatello. It wasn't Mormon settlers.

Have a history day to teach people about the history of the city, could be a parade or just a tour that tourists could sign up for.

Promote the economic values of historic preservation.

Training instructions on how to do remodel work by homeowners on lead-based paint projects on old historic era homes.

Keeping buildings on old Town looking historic, don't "moderenize"

Preserve the warehouse district on 1st and 2nd street better

Digital presence

Publicize historic sites/monuments…possibly on a city website.

PHPC should consider helping damaged and ruined historic buildings become functional again. A good example is the burnt building on center st next to the first national bar. It needs to be made usable for the good of the city and the city economy.   Also we should make tours of the old town underground more accessible - without sacrificing their preservation. I'm a pocatello native but I've never seen the tunnels underneath main street but I would really like to. PHPC could also make the history of pocatello more accessible by building plaques on buildings that include the date built and the history of the building.

I think mixing historic preservation with current uses is of utmost importance in ensuring these areas thrive. That may mean working closely with city comittees, state and national representatives and the general public along the way.

Require property owners to maintain the sidewalks of downtown during all weather conditions. Require owners to upkeep awnings and window cleanliness. Require building owners to keep publicly accessible areas (like antique stores) to not be so jammed packed that it's a fire hazard and nearly impossible to maneuver in. The biggest one; to financially help historic building owners acquire affordable fire suppression systems to keep buildings safe and free from possibilities of total destruction.

St. Joesph's Catholic church.

Making sure buildings and structures that are historic don't get torn down or ruined. As well as occupied by someone without them treating the building as a historical landmark having them have restrictions on what they can do to preserve the integrity of the building. If structures or landmarks to unfortunately need to be torn down or changed I'd love to see in depth (like a car auction site) pictures taken before. So we can share with the community!

Elevating arts music and culture

Preserve the city history but not overly impede quality progress. Strike a solid balance, where possible.

Respecting property rights and not "encouraging" but not "mandating" preservation

What I would love to see in the warehouse district and/or in Old Town are: 1) Hotels and/or hostels - it would be such a great thing to have guest/traveler lodging closer to some of our best features in Pocatello (including ISU). I have talked to people who have had to stay at the hotels in Pocatello and the they would tell me how boring and unattractive this town is becoming there truly is absolutely nothing up there where the hotels are. It really is a shame and a loss of revenue and good publicity for this area. 2) Build an indoors events venue in the warehouse or Old Town area, something similar to the Chief Theatre before it burned or similar to the Colonial Theatre in Idaho Falls, and have it be owned and run by the city (not something like the situation with the Purpose Building). We have the Stephens Performing Arts Center which is amazing but something smaller and more intimate like the Colonial where events such as theatre productions, film festivals, and concerts can be held but also have an art gallery showcasing local talent, wine tastings etc. Lookout Point is fantastic and I am very appreciative but it's not useful in the colder months so an indoor downtown cultural/arts events venue (but please not mixed with sports) would be amazing to have and such a boon for Pocatello!
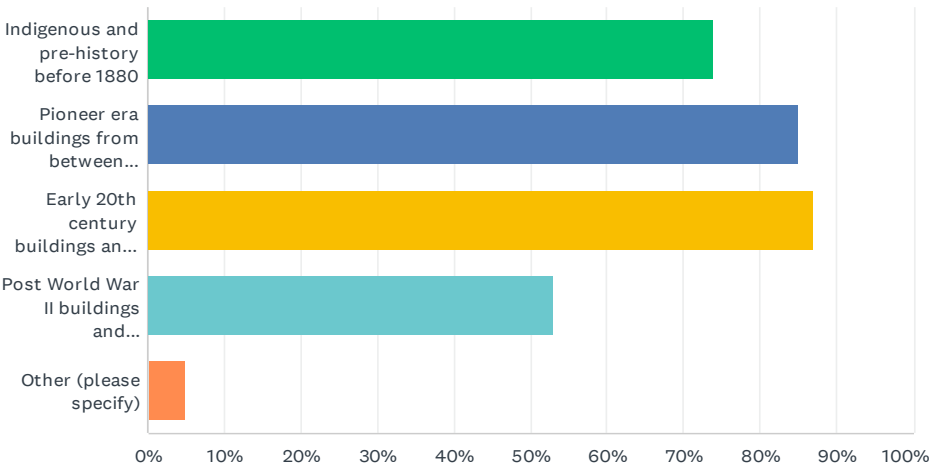
Teach

Perhaps posting simple QR codes in the windows of historic buildings that point to a website with information on that building and what happened there.

Community Awareness

APPENDICES

Q8 Tell us what types of buildings and places you want to see the PHPC focus on. (Mark as many as apply)

Answered: 100   Skipped: 0

ANSWER CHOICES	RESPONSES	
Indigenous and pre-history before 1880	74.00%	74
Pioneer era buildings from between 1880-1900	85.00%	85
Early 20th century buildings and neighborhoods from between 1900-1945	87.00%	87
Post World War II buildings and neighborhoods from between 1945-1975	53.00%	53
Other (please specify)	5.00%	5
Total Respondents: 100		

APPENDICES

Q9 What historic preservation project would make a big difference in Pocatello?

Answered: 72   Skipped: 28

More focus on indigenous peoples history in and around Pocatello. Connections between ShoBan people and incoming 'whites'

I have always thought that a self-guided tour around the city would be fun. Perhaps the HPC could create scannable codes that could be placed around Pocatello to learn more.

Demolish Monarch Building, but repurpose façade on ne structure

The east side of the underpass up to 4th street and south to Benton. The whole area is rotting away.

Any and all sites that tell the story of early interactions between Union Pacific leaders and the original Native American population.

If the underground tunnels used by the immigrant workers exist those would be a great tourism attraction. Mossejaw Saskatchen has such

More information about the historic buildings in downtown Pocatello, such as the year they were built and a short description of the history.

I like what has been done

Make the gallery an attraction with local artists, authors visiting, etc.

We should embrace our history with the railroad and university and figure out how to use it to our advantage. Historic facades provide nice aesthetics but I'm not sure it is worth the extra cost. We should focus more on innovation and growth than looking backwards.

City Hall moving to Downtown specifically in the Old Federal BLDG; Upper story housing in the Yellowstone

Anything that would improve the downtown/greenbelt area and promote less homeless and drug user populations from running down property.

Up date the whole Yellowstone building

Working to promote recognition for Native American establishments, cultural sites, and other places of importance

The tunnels

Old town building restoration in line with the original style. Not allow just any type of decorations and style. What we have now is a conglomeration of old, broken down buildings next to cheaply decorated and restored by whim. Doesn't work.

Upgrade downtown Pocatello historical buildings for a concentrated area to attract the public

The old train station could be cool

The renovation of the Yellowstone Hotel

Keeping the triangle district alive

Moving City Hall to the Historic Federal Building as called for in the City's Comprehensive Plan, this would invigorate the entire downtown historic district!

Remove the horrible river channel

Some recognition of Railroad and gun plant that brought in diversity to area.

Continued preservation and restoration of old town and the Portneuf River area

Help restore Brady Chapel and Greyhound Bus Depot

Eviction of the Californians

Can't think of any specific ones, but adding some new retail or dining with a wide public interest downtown would be huge. For example, a national franchise people wish we had in Pocatello as an anchor in a historic building, along with local businesses (which could be new or relocated from elsewhere) to support it.

Reinstating football high mascot of the Pocatello Indian making downtown more inviting at night

Maintaining Downtown historic integrity. Business continues to push for things that chip away at the continuity of this historic district. Each time the City Council over rides the HPC in favor of Business changes that don't fit into the district we lose. Theses small loses aren't as dramatic as losing a building like the Bannock but they will eventually destroy the unique value of the whole district.

Monarch building, ISU neighborhoods

Financial incentives to improve access and remediation to historical sites

Retro neon themed signs encouraged downtown.

Train station, Greyhound station

The old federal building in historic downtown.

Indigenous history inclusion

Triangle neighborhood information and memorials.

Remove those bullshit concrete walls from the Portneuf and return it to a natural river.

Anything that teaches the public about the history of the city, would be a good project. As stated before a parade or just having a way for tours that go around historic sites and teach you about them would be good.

Getting the Yellowstone hotel and the old federal building more fully restored and used.

Not sure

Restoring the historical buildings to the original structures. Have a walking tour of the historical district.

Warehouse district, make it a hub on its own from historic downtown. No attention is given while there are great attractions as the foundation (ex. Museum of clean, PVB,) owners need help navigating codes to build out historic building and create more commerce in the warehouse district

Bus and train depots should be restored and used as event centers.

Restore and showcase warehouse district buildings that are vacant. Maybe help convert them to affordable housing

Tours

Restoration of the Portneuf River corridor and neighborhoods around it

Something related to the Naval Ordinance Facility and/or the National Nuclear Test Site.

Save the Monarch hotel

The oldest building in Pocatello should be found and crowned. From my research there's no real easily found answer. Also the upstairs of a lot of old buildings on old town are completely inaccessible, it would be awesome if they were remade and usable again.   There's a clock tower on 1st street that doesn't work that would be cool if it were fixed.

Giving the owners of the Monarch help restoring. Rehab and opening the top floors of The Yellowstone Hotel

I think connecting main st with ISU in walkability, opens space and historic preservation is extremely important. It feels like too fragmented and it isn't easy to explore on foot or bike.

Fixing up the Hotel Yellowstone and making it into either a hotel or apartments. I would also love to go in tours. Seeing the basements and tunnels would be so neat. Also, just the general history of each building either on the building or inside.

The building on center street next to the Paris that is all boarded up with no plan to complete and make safe on the sidewalk.

 Going forward with projects, not allowing modern signs on older builders. It makes the properties look tacky and diminishes the character of the site.

I'm not sure if it's already a thing, but if there was a way to gather as many pictures of Pocatello from the beginning of the town to now and show the progression of time. As well as have it displayed on a little landmark kind of thing in the center of town that would be cool. I'm not sure if there is an AI program out there that could compile, sort, and display all the info in a 3rd model type of way (like how Google maps is above and then you could do a street view of town choosing what time frame you want to see, so you can see the progression of time. Not sure if that's possible, but that's what I'm imagining.

Not Pocatello, but the old Indian school at Fort hall. It's a shame it just deteriorating

The revitalization of downtown has been incredible, I'd love to see more of that spread to the other side of the center street underpass, like the 1st and 2nd street areas. This could be simple like street lighting, and adding more to the sidewalks.   Also, work with the building owners! Everyone wants the area to be nicer. Other cities offer way more in financial support for historic buildings and projects.

You'd get more interest and support if it was easy for the general public to know what is and what isn't a historic place. I'm super interested but have no idea. So a small guide of some sort?

Educational workshops/speakers

Continue to beautify and preserve areas adjacent to old town

APPENDICES

Q10 The historic downtown has been the focus of work of the PHPC for the last three years. What area of the city should be the next area of focus for historic preservation?

Answered: 72   Skipped: 28

the university district

Foothills and lava flows that may have connections with indigenous people

The college area or the Historic Triangle Neighborhood.

University

The east side of the underpass up to 4th street and south to Benton. The whole area is rotting away.

The university neighborhood

The Triangle

The neighborhoods around historic downtown.

Lets keep our eyes wide open in all areas

Any pioneer trails or routes by Pocatello and Fort Hall would be interesting.

Are there other historic areas?

Warehouse District

Neighborhoods around Irving Middle School

Empty store fronts

Borders around downtown and etc.

Old town

Don't move on until old downtown is at least 90% successful.

Downtown

Are there other historic areas?

Warehouse District

Original course of the Portnuef River and the original railroad right of way

The warehouse district

Old Town neighborhood

River reconstruction

The University area.

Fort hall at Ross park

University and warehouse districts east of the tracks. Preservation should include rejuvenation, improved pedestrian and bicycle access, reduced light pollution, and sustainability.

Note sure.

Upper university area or Triangle Area

Warehouse district and burnt triangle

Not sure. Later 20th century buildings are going to start needing attention soon though.

Monarch building, ISU neighborhoods

Old town needs a new comprehensive plan

Light rail Transit fashioned in the old style.

Warehouse district

The west side

I'm not sure, you need to do a historical assessment and identify some areas

Triangle Neighborhood

Stop pretending. You're just a bunch of cash-grabbers and probably live on Satterfield.

The area by the college campus, focus on local buildings, restaurants and stuff that serve dishes that were served in history as well.

East Center

Very close proximity to old town, perhaps just across the tracks

College district

East side of the underpass, 1st, second, third, 4th and 5th avenues.

Specific to the warehouse district, don't lump it in with historic downtown

ISU, west side residential. The Johnson, Lincoln, Benton, areas could be extremely desirable!

1st st

North numbered streets

triangle

Naval Ordinance Facility and historic railroad buildings.

Warehouse District

The warehouse district

The historic downtown has the most old buildings and stuff so that makes sense. The PHPC should look on the other side of the trash and help make 1st, 2nd, 3rd street etc. More usable. Lots of buildings are closed and have boarded up windows.

The Monarch

ISU and the surrounding area is important as well. Working with the school to preserve history and make a walkable college like experience is very important. Also connecting the campus and east side old town to west side old town would be an amazing accomplishment.

I think anywhere that has a lot of Pocatello history

Center st between main and Arthur

Historic west side or the historic warehouse district.

I'd say continue with that focus as that is the foundation and starting point of Pocatello! Others areas are being maintained by the city and residents just fine in my opinion. If there are any old buildings (anything before 1945) though that need attention in preservation and restoration I'd say focus there as well, so history isn't lost to the passage of time.

1st Street, The Triangle District

The area around the Portneuf River. Restoration of the river to its former state would be a step in the right direction.

The industrial area by the tracks

No other area needed

The Warehouse District --> build some eclectic, posh, accessible hotels and/or hostels in the area, ones with good access to ISU and access to all of the best that Pocatello has to offer! We can and should be a destination. Enough of those characterless, bland hotel monstrosities up on the hills.

ISU area

1st and 2nd street and the bar district on center

Warehouse district!

The Triangle District and Native American History

Older schools

APPENDICES

Q11 How do you prefer to learn about Pocatello's history and historic preservation? (Choose your top two answers)

Answered: 100   Skipped: 0
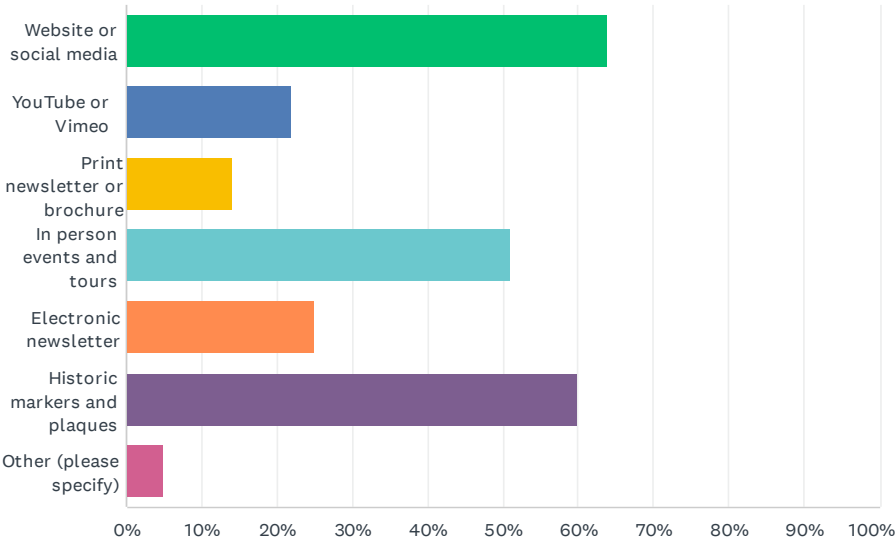
ANSWER CHOICES	RESPONSES	
Website or social media	64.00%	64
YouTube or Vimeo	22.00%	22
Print newsletter or brochure	14.00%	14
In person events and tours	51.00%	51
Electronic newsletter	25.00%	25
Historic markers and plaques	60.00%	60
Other (please specify)	5.00%	5
Total Respondents: 100		

APPENDICES

Q12 Please provide any additional comments or information about historic preservation you'd like to share with the PHPC.

Answered: 43   Skipped: 57

Continue support of more recent history, like connections with WW2 and the gun plant; historic sports like Negro baseball; and evolution of historic institutions like churches

It would be interesting to have more detailed history to go with each of the properties.

Be careful to balance historic preservation and new development. Pocatello feels stuck in the 1980s and restricting new development harms the city's economic growth.

So glad to have this opportunity to have input. Thanks

Stay aware of what the state is doing

Love the history here.

Pocatello city government doesn't appear to have any interest is a project that doesn't directly benefit them We have some of the highest property taxes in the country, not state, country. What do we get for it?

I like all the old buildings downtown with character

Valuable work, please keep it up and keep inclusivity and historical accuracy and honesty as the cornerstones of the project.

Thank you for sharing your report with residents.

Make sure to include all Pocatello by ensuring accessibility and usability.

I think things are getting better, but there's a lot more that could happen. We need to get more young people interested in history, as well as new transplants from other towns and states.

The current council is dysfunctional and needs to be scraped.

The Railroad. Built. Pocatello.   Act like that was a thing. Stop pretending it didnt.

Making history of properties accessible to the public/community without having to search through files/entities

Helping citizens who can't alone afford upgrading old era homes with types of electrical, plumbing and structural funding assistance without designating their homes as "Historical" which limits possibilities for designs that are copasetic with old era and new adaptions of architecture design capabilities.

I strongly support investments in the preservation of historic buildings and sites.

It's hard to do. I think historic preservation has to heavily include the community. Unfortunately I haven't heard of PHPC even though I live in poky and have lived here my whole life.

Our city is very fragmented. We need clear, forward thinking planning to bring it all together. I want our citizens to plan what they want from pocatello before the developers come in and it's too late. By thinking forward we can attract good businesses that align with our growth goals rather than being told what we are going to do after the fact. Historic preservation will help ensure pocatello maintains its identity while growing bigger and better.

You all are doing great and I have really enjoyed learning about Pocatello, I would love to learn more, I think keeping an active website to learn would be fantastic!

I would like to see the historic district expanded to include more of downtown. Both on the west and east side of the tracks.

I can't think of anything other than what I've mentioned in earlier parts of the survey.

Thank you for caring about my hometown.

Thank you for your efforts and caring about the history of our community.

The use of the term 'historic' is grammatically incorrect. It should be historical, not historic.   Historic is an epic, rare, or one-in-a-lifetime occurrence.   Historical, is the record of events that have occurred over time. That's why it is the Bannock County Historical Society

If the cost of 'preservation' is too high, buildings will eventually fall into disrepair and have to be demolished.

Historic preservation is important but should never supersede the rights of property owners.
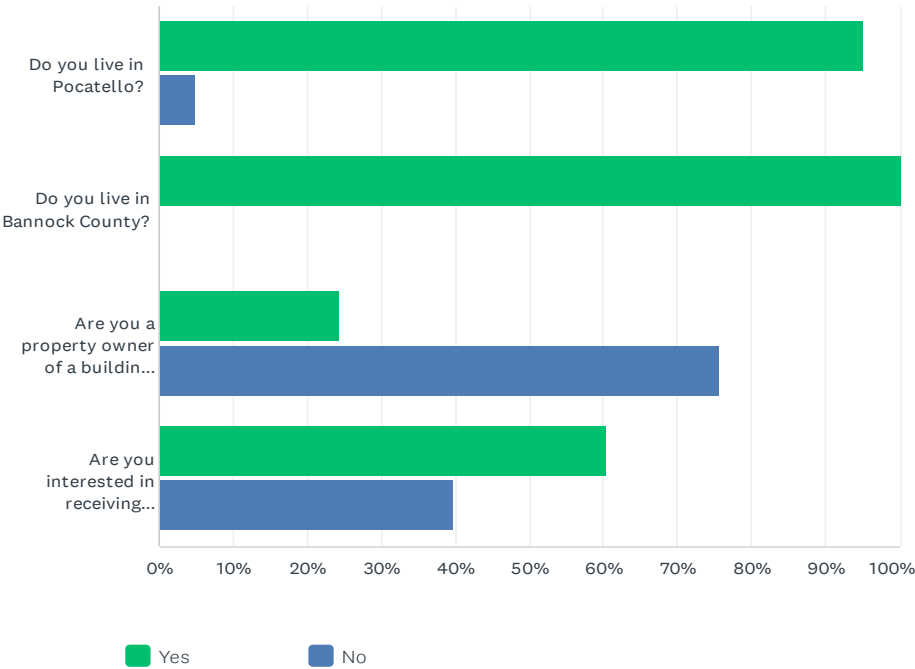
Thank you for what you are doing

Lots of people are interested in local history, so give them more information.

Q13 OPTIONAL: Tell us about yourself.

Answered: 100   Skipped: 0

	YES	NO	TOTAL
Do you live in Pocatello?	95.00% 95	5.00% 5	100
Do you live in Bannock County?	100.00% 99	0.00% 0	99
Are you a property owner of a building or structure in Pocatello that you believe or know is historic?	24.24% 24	75.76% 75	99
Are you interested in receiving updates about the Pocatello Historic Preservation Plan from the PHPC? (If yes, please leave your email address below in the OTHER box)	60.44% 55	39.56% 36	91

13 / 13

APPENDICES

APPENDIX VIII: GOALS, OBJECTIVES, & IMPLEMENTATION

Goal	Objective		Timeline	Frequency
GOALS, OBJECTIVES & IMPLEMENTATION Organized by Goal				
Survey & Desgination	1	*Conduct reconnaissance level surveys for areas of the city that have surpassed 50 years of age and appear to retain architectural integrity.*		
		___Actions___		
		Re-survey downtown	Short	Once
		Survey the Lewis & Clark neighborhood.	Medium	Once
		Survey the Satterfield/Highland neighborhood.	Medium	Once
		Re-survey the ISU University Neighborhood Historic District.	Long	Once
		Consider areas of interest for future new surveys.	Long	Every three years
	2	*Utilize intensive level surveys to provide documentation and determine eligibility for potentially eligible resources.*		
		___Actions___		
		Consider an ILS for individual properties or thematic groups identified during reconnaissance level surveys.	Medium	Every five years
		Consider a thematic ILS of all the city's parks and open spaces that are more that 50 years old.	Medium	Once
		Consider an ILS for buildings located at the Bannock County Historical Society.	Medium	Once
	3	*Designate eligible resources to the National Register of Historic Places.*		
		___Actions___		
		Pursue re-designation of the downtown historic district.	Short	Once
		Pursue re-designation of the East Side historic district.	Short	Once
		Consider designation of the Greyhound Bus Depot.	Long	Once
		Consider designation of the Anderson Cabin and/or the Fort Hall replica.	Medium	Once
	4	*Inventory the Basalt Cliffs throughout the city for archaeology.*		
		___Actions___		
		Utilize a Principal Investigator to determine the depth of documentation that is currently in place.	Long	Once
		Consider a new survey and re-survey to document current conditions and resources.	Long	Once
Public Education & Partnerships	1	*Provide public education through interpretive signage, markers, or plaques.*		
		___Actions___		
		Review currently installed interpretive signage, documenting types, condition, location and mountin	Short	Once
		Create a list of possible locations for additional signage.	Short	Once
		Establish a marker/plaque program to mesh with the walking tour brochures.	Medium	Once
		Explore citywide wayfinding signage program for collaborative design and funding options.	Long	Once
		Consider opportunities for new wayfinding signage for historic neighborhoods.	Long	Every other year
	2	*Communicate with the public where they prefer to learn about historic preservation activities.*		
		___Actions___		
		Schedule regular posts on the city's social media to drive traffic to the PHPC website.	Short	Monthly
		Post a direct link on the PHPC website to building permits for a COA.	Shot	Once
		Provide additional links to technical information about rehabilitation.	Medium	Once
	3	*Recognize work accomplished and historic preservation support by individuals, businesses, and organizations.*		
		___Actions___		
		Explore establishing a citywide local recognition (awards) program, considering staff and volunteer capacity, budget, promotion, and measureable goals.	Medium	Every three years
		If sufficient support exists, begin planning the first program.	Medium	Every three years
	4	*Seek greater integration between City Planning and Developent and ISU planning.*		
		___Actions___		
		Hold an annual meeting between the City and ISU planning departments to discuss common goals.	Short	Annually
		Explore co-developing a historic walking tour of campus.	Medium	Annually/Once
		Highlight historic buildings on campus on the city's social media page under the banner of PHPC.	Short	Twice annually
	5	*Seek greater collaboration with the Shoshone-Bannock Tribes.*		
		___Actions___		
		Request that a tribal member serve on the PHPC when openings exist.	Short	As opportunities arise
		Co-host a special event or presentation with the Tribe.	Medium	Every other year
		Engage the Tribe with preservation activities in the future.	Long	As opportunities arise

APPENDICES

APPENDIX IX.
ADDITIONAL RESOURCES

Idaho Heritage Trust

https://www.idahoheritagetrust.org

The Centennial Commission and the 100th Idaho legislature created the Trust to help preserve Idaho's heritage for the next 100 years in advance of our bicentennial. Hiding in this seemingly simple statement of purpose are a few aspects that require further exploration and lead us to our organizational vision and mission. At our heart, we are a supportive grass-roots organization, meaning we provide funding and technical expertise to help others preserve what is important to them. In this way, our mission is to serve all Idahoans to preserve and maintain our collective culture and history. We have shown our commitment to this mission by helping with projects in every county, and more than half of our grants have been awarded to communities of fewer than 5,000 people. We strive to provide the resources and practical knowledge necessary so anyone who believes in our mission can contribute to ensuring what we love about Idaho continues to exist for at least the next 100 years.

To date the Idaho Heritage Trust has provided 26 grants to 16 sites in Pocatello between 1992-2023:

* Assumption of the Virgin Mary Greek Orthodox Church (2014, 2016);

* Bannock County Veterans Memorial Building (2023);

* Brady Chapel Restoration (1992, 2000, 2019, 2021);

* Buster Brown Neon Sign (2019);

* Chief Theater Sign (2012);

* Faun's Motel Neon Sign (2020);

* Old City Building & Shop (2019);

* Pocatello Eagles, Neighborhood Housing (1997, 2000);

* Pocatello Greyhound Bus Depot (1996);

* Pocatello Indian Neon Sign (2015);

* Red's Cycle & Key Shop Sign (2017);

* South Bannock County Historical Society (2004, 2009);

* St. Joseph's Catholic Church (2007);

* Standrod House (1993);

* The Whitman Hotel (2007, 2008, 2009);

* Trinity Episcopal Church (2014, 2015, 2019).

Idaho Main Street Program

https://commerce.idaho.gov/communities/main-street/

Idaho has adopted a statewide Main Street program, which means we serve as the bridge between your community and the national program. We can help pool resources statewide and provide Main Street designation and accreditation. The Idaho Main Street program was launched in June 2012. The State of Idaho, through the Department of Commerce, serves as the primary link to the National Main Street Center by providing access to their resources; networking, advocacy, information and hands-on technical assistance and training on Main Street strategies. A statewide program means communities will have better access to local, state and federal agencies and

organizations and programs that interface with the Main Street program. Idaho Commerce, the state program manager, also assists rural communities that don't have the resources to implement a program on their own, and we track program successes, so we can celebrate our communities' achievements.

Idaho State Historical Society, State Historic Preservation Office

https://history.idaho.gov/shpo/

The State Historic Preservation Office (SHPO), a division within the Idaho State Historical Society (ISHS), encourages the preservation, documentation, and use of cultural resources. Idaho SHPO educates the public about the importance of Idaho's cultural heritage. Idaho's historic, archaeological, and cultural resources represent the physical and tangible manifestations of our history; they reflect who we were, where we came from, where we are now, and help shape our outlook for the future. By protecting, preserving, and understanding these important resources, we span the past, the present, and the future, not as separate events or periods, but as an ongoing narrative. These resources provide economic, educational, and intrinsic value today and for future generations. The Idaho SHPO works to ensure the state's historic and archaeological properties are preserved, interpreted, and reused.

National Trust for Historic Preservation

https://savingplaces.org

Old places are where our lives, memories, and stories began. They connect us to the past, anchor us to the present, and lead us into the future. These places inspire us to create a stronger nation, because they belong to all of us. For seventy years, the National Trust for Historic Preservation has led the movement to save America's historic places. A privately funded nonprofit organization, we work to save America's historic sites; tell the full American story; build stronger communities; and invest in preservation's future. Thanks to the passion and dedication of our advocates and supporters, we're able to protect hundreds of places every year.

APPENDICES

Preservation Idaho

https://www.preservationidaho.org

For over 50 years, Preservation Idaho has worked to protect historic places of significance to Idahoans. Preservation Idaho has worked across the state to preserve those places that make Idaho unique. We rely on collaboration with public and private property owners to ensure they understand and appreciate the architectural and historic value of their property. Our education and advocacy work are the means by which we affect change and we welcome all who would join us in our mission. We are an all-volunteer board with various committee and volunteer opportunities over the course of the year. We work to preserve the craftsmanship and the stories of people and events that are told through our built environment and that have brought us to where we are today.

The organization has recognized both the positive and negative in Pocatello over the years through their Orchids and Onions program. The following is a list of those:

ORCHIDS (POSITIVE)

* Hood Mansion, 1978
* Standrod House, 1979
* Chief Theatre, 1991
* Brady Memorial Chapel, 1997
* Chief Theatre Sign, 2012
* Gasser House, 2014
* Purpose Building, 2023

ONIONS (NEGATIVE)

* Simplot Company (demolition of Bannock Hotel), 1983

APPENDIX X.
CONSULTANT INFORMATION

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