



# CITY OF PALM SPRINGS

## DEPARTMENT OF PLANNING SERVICES

### MEMORANDUM

**Date:** April 10, 2018  
**To:** The Historic Site Preservation Board  
**From:** Ken Lyon, RA, Associate Planner *Ken Lyon*  
**Subject:** Case HSPB 111 / HD-7 The Tennis Club Historic District

---

At its meeting of December 12, 2017, the HSPB adopted its work plan for FY 17-18. One of the top priority projects was to pursue historic district designation for the Tennis Club neighborhood. In considering an area of the city for possible listing as a historic district, the following elements or factors should be taken into consideration:

1. Determining the Boundaries of a proposed Historic District.

What are the boundaries of the proposed historic district? The proposed historic district should contain parcels / sites / structure that can be distinguished from surrounding areas by such factors as density, scale, type, age, style, historic patterns of use, and / or other common factors. Boundaries should be based upon a "shared relationship" among the properties constituting the proposed district. Historic district boundaries usually are "contiguous" however in certain cases, "discontinuous" boundaries (example: sections of a navigation canal interspersed with sections of navigable river.)

2. Defining the Historic Context.

What is the historic context? This "context statement" should identify why a particular area of the city is believed to be historically significant. The context statement might include:

- a. Period of significance of the area or district.
- b. Persons of significance associated with the proposed area or district.
- c. Unique or distinguishable pattern of development that is characteristically unique.

3. Evaluation of each parcel against the definition of a historic site.

An evaluation of the historic significance of each parcel or site within the proposed district (against the definition of a historic site in PSMC 8.05.020) and against the context statement to determine "contributing" versus "non-contributing" status.

4. Identifying a significant concentration of related resources.

A significant concentration of "contributing" resources / sites (usually more than half of the parcels or properties within a proposed historic district should be "contributing" to the historic significance of the district.

5. Gaining Property Owner Support.

A general rule of thumb suggests a simple majority of property owners should be in support of the proposed historic district. (For a historic district may not be listed in the National Register if a majority of property owners object.)