



**Tucson-Pima County Historical Commission
(TPCHC)**

TPCHC Pima Prospers Working Group

Monday, April 14, 2025

Legal Action Report

This meeting was held via Zoom (with telephone dial-in number option) and open to the public.

AGENDA

1. Meeting was called to order at 9:36 a.m.

Working Group Members Present:

Commissioner Kathe Kubish
Commissioner J. J. Lamb

Working Group Members Absent:

Commissioner Ken Scoville

Working Group Pima County Staff Present:

Courtney Rose, Pima County Conservation Lands and Resources

Working Group Pima County Staff Absent:

Ian Milliken, Pima County Conservation Lands and Resources
Mark Holden, Principal Planner, Pima County Development Services

Guests Present:

Rikki Riojas, Mexican American Heritage Museum, Director
TPCHC Commissioner Helen Erikson
Emily Freeman, Circular Economy Policy Advisor for the City of Boulder, Colorado
Anthony Baker, Master's Student, UC Denver

2. Approval of TPCHC Pima Prospers Working Group *corrected LAR/Minutes from Meeting of 3/31/25. and the April 4/7/25 Working Group meeting LAR/Minutes. (Discussion/Action)

A motion to accept the 3/31/25 corrected LAR/Minutes was made by Commissioner Kubish and duly seconded by Commissioner Lamb. The correction to the 3/31/25 LAR reads: "To include Heritage Connections into each Chapter of the Pima Prospers Draft." The motion passed unanimously 2-0. (Commissioner Scoville absent)

A motion to approve the 4/7/25 LAR/Minutes was made by Commissioner Kubish , duly seconded by Commissioner Lamb, and passed unanimously 2-0. (Commissioner Scoville absent)

3. Pima Prospers Review and Update (Courtney Rose and Ian Milliken, Pima County Staff) (Information/Discussion)

Information was present. Discussion was held. Courtney Rose, Pima County Conservation Lands, updated the Working Group that the goal of Mark Holden to have the draft Pima Prospers document ready for the 60-day public comment period is the middle of April. She will follow up with him about this. Deconstruction comments have been submitted for inclusion in the document.

4. Pima Prospers: Goals and Objectives (Discussion/Action)

Discussion was held. Courtney Rose is coordinating with Susan Larson at SHPO for her to attend a working group meeting. Susan will share her perspective related to deconstruction policy. She worked on a deconstruction-policy project about 10 years ago. No action was taken.

5. Deconstruction (Discussion/Action)

Rikki Riojas introduced Emily Freeman, Policy Advisor for Circular Economy, City of Boulder Climate Initiatives. Ms. Freeman shared her experiences implementing deconstruction policies developed through the lens of Circular Economy policies with the goal of lessening Boulder's negative impacts on Climate Change. To date, Boulder has accomplished an 85.32% rate of diversion across all projects. The insights and experiences shared included information that will be helpful should Pima County decide to implement a deconstruction policy in the future. A summary of Ms. Freeman's presentation will be prepared by Rikki Riojas and shared with the working group.

The goal of Circular Economy (CE) policies is to reduce construction waste in landfills and keep materials in use longer. CE policies encourage us to think about why we care about buildings, materials, and waste and consider why these policies improve the community in the long term. There are many good reasons to implement policies that reduce waste.

Considerations before beginning a deconstruction initiative include:

1. Is there an economic benefit to Pima County from recycling and reuse?
2. Is there public and/or governmental support for a Deconstruction program in Pima County?
3. Would the County and/or City have staff available for such a program? Would funding be available?
4. What percentage of landfill waste in Pima County is due to construction? How many demo permits are issued annually?
5. What is the remaining capacity of existing local landfills?
6. Who are the local recycling operations? What materials do they accept?
7. Would deconstruction policies be implemented because Pima County values historic preservation? If so, would the focus be on older buildings and those materials?

There are existing deconstruction programs in Boulder, CO, Mesa AZ (the Stardust Program), San Antonio TX, Portland OR, and Seattle WA; all have different requirements, fee structures, etc. These are detailed more fully in Rikki Rioja's summary.

It should be noted that deconstruction is more time-consuming than demolition and would require specialists. According to Emily, it takes about 2 days to demolish a house, but closer to 14 days to deconstruct one. There would be a learning curve, training staff and contractors how to "unbuild" and "deconstruct" buildings. However, having a deconstruction program can be a big benefit to the community. High quality low-cost materials can be recycled back into the community, allowing people to affordably upgrade and maintain their house at about 1/3 of the cost of a new construction material.

Resources shared:

<https://www.builddreuse.org/conference>

<https://stardustbuilding.org/>

Lauren Zimmerman Lauren.Zimmermann@portlandoregon.gov

Katie Kennedy Katie Kennedy, Katie.Kennedy@seattle.gov

Discussion was held. No action was taken.

8. Heritage Connections (Discussion/Action)

No discussion was held. No action was taken.

9. Gateway Zones: Discussion (Discussion/Action)

Discussion as held. No action was taken.

10. Call to the Audience (Information Only)

No email comments were received by the posted deadline. Audience member, Anthony Baker was in attendance via zoom. He is a University of Colorado Denver student working on his master's in marketing and communication and is very interested in historic preservation.

9. Schedule and Future Agenda Items

Our next meeting is planned for April 21, 2025. Rikki Riojas will invite Stephanie Phillips, the Senior Manager for Circular Economy & Deconstruction for San Antonio, Lauren Zimmerman and Katie Kennedy to future meetings, dates to be determined.

10. Adjournment

Meeting adjourned at 10:39 a.m.