



MINUTES

CITY OF PACIFIC GROVE HISTORIC RESOURCES COMMITTEE

3:00 p.m., Wednesday, January 22, 2020

Council Chambers – City Hall – 300 Forest Avenue, Pacific Grove, CA

1. Call to Order - 3:00 p.m.

2. Roll Call

HRC Members Present: Claudia Sawyer (Chair), Mark Travaille, Joseph Rock, Jill Kleiss (Secretary), Mimi Sheridan (Vice-Chair), Rick Steres, Geoff Welch

3. Approval of Agenda

On a motion by Vice-Chair Sheridan, seconded by Member Welch, the Committee voted 7-0 to move Item 8b to the Regular Agenda (became Item 10a), separate 218 Park from Item 10b, to become Item 10d, separate the provided Resolution 20-01 for 10b and make it its own item, 10e, and approve the agenda as amended.

Motion passed.

4. Committee Member and Staff Announcements (City-Related Items Only) - None.

5. General Public Comment

Lisa Ciani spoke on the Holman Building.

Bill Peake, Mayor, thanks Committee members for renewing their seats.

6. Reports of Council Liaison

Councilmember Tomlinson provided an update on the January 15th City Council meeting.

7. Items to be Continued or Withdrawn - None

8. Consent Agenda

a. Approval of December 18, 2019, HRC Minutes

Recommended Action: Approve minutes

CEQA Status: Does not constitute a "Project" as defined by CEQA Guidelines §15378

Staff Reference: Haroon Noori, Management Analyst

b. Initial Historic Screening Request No. IHS 20-0012, 641 Eardley Ave.

Description: Initial Historic Screening

Applicant/Owner: Nathalia Holt

CEQA status: Not a project under CEQA per §15378

Staff reference: Alyson Hunter, Senior Planner

Recommended action: Determine ineligible for the Historic Resources Inventory

On a motion my Vice- Chair Sheridan, seconded by Member Travaille, the Committee voted 7-0 to approve the Consent Agenda as amended, with Item 8a moved to the Regular Agenda and becoming Item 10a.

9. Continued Items

None

10. Regular Agenda

a. Initial Historic Screening Request No. IHS 20-0012, 641 Eardley Ave.

Description: Initial Historic Screening

Applicant/Owner: Nathalia Holt

CEQA status: Not a project under CEQA per §15378

Staff reference: Alyson Hunter, Senior Planner

The Committee discussed the Item.

The Chair opened the floor to public comment.

The Chair closed the floor to public comment.

The Committee discussed the item.

On a motion by Vice-Chair Sheridan, seconded by Member Rock, the Committee voted 7-0 to establish that a determination of eligibility for the Historic Resources Inventory could not be made. Motion passed.

b. Adopt HRC Resolution 19-02

Project Description: HRC Resolution 19-02 has been created as a follow-up to the action that the HRC took on December 18, 2019, pertaining to the removal of ten (10) properties from the Historic Resources Inventory. This resolution is the record which will be kept in each property's file that indicates the process by which the properties were removed.

Recommendation: Staff recommends that the HRC adopt Resolution 19-02 to memorialize its action on December 18, 2019.

CEQA Status: Given that the subject properties are not historic resources, their removal from the Inventory does not constitute an individual nor cumulative significant negative effect on the environment. The administrative act of removing non-historic resources from the Inventory is not a "Project" per § 15378 of the California Environmental Quality Act (CEQA) Guidelines.

Staff Reference: Alyson Hunter, Senior Planner | ahunter@cityofpacificgrove.org | 831-648-3127

Alyson Hunter, Senior Planner, provided a staff report.

The Chair opened the floor to public comment.

There was no public comment.

The Chair closed the floor to public comment.

The Committee discussed the item.

On a motion by Member Rock, seconded by Member Welch, the Committee voted 7-0 to adopt the resolution. Motion passed.

c. Removal of Thirteen (13) Demolished and One (1) Heavily Modified Properties from the Historic

Resources Inventory (HRI)

Project Description: On November 20, 2019, the City Council accepted the Final Historic Resources Inventory (HRI) Survey Update, including the recommendations for deletion, and directed the Historic Resources Committee (HRC) to begin the removal process. The 15 properties below represent the second group of proposed deletions.

Recommendation: Staff recommends that the HRC consider the evidence provided, remove the subject properties from the HRI per PGMC § 23.76.030 and adopt Resolution 20-01 memorializing this action.

CEQA Status: Given that the subject properties are not historic resources, their removal from the Inventory does not constitute an individual nor cumulative significant negative effect on the environment. The administrative act of removing non-historic resources from the Inventory is not a "Project" per § 15378 of the California Environmental Quality Act (CEQA) Guidelines.

Staff Reference: Alyson Hunter, Senior Planner | ahunter@cityofpacificgrove.org | 831-648-3127

| | Property Address | Assessor Parcel No. | Property Owner | Reason for Removal from the HRI | Year Built (New Constr.) |
|-----|--------------------------|------------------------------|------------------------|---|--|
| 1. | 124 19 th St. | 006-151-011 | Pentz, G. & C | Resource demolished 1990 | 1990 (new constr.) |
| 2. | 405 19 th St. | 006-472-010 | Campell, D. & R. | Resource demolished 1991 | 1994 (new constr.) |
| 3. | 871 Balboa Av. | 006-064-004 | Frances, G. & B. | Effectively demolished | 1943 (newer constr.) |
| 4. | 512 Chestnut Av. | 006-447-010 | Gasperson, G. & J. | Resource demolished 1989 | 1990 (new constr.) |
| 5. | 126 Forest Av. | 006-156-027 | Broenkow, W.W.&S. | Resource demolished | 1974 (newer constr.) |
| 6. | 517 Fountain Av. | 006-484-003 | Modest, M. & M. | 3 buildings demolished 1987 | 1990 (new constr.) |
| 7. | 125 Grand Av. | 006-158-013 | Downey, R. M. | Resource demolished 1988 | 1988 (new constr.) |
| 8. | 210 Grand Av. | 006-282-005 | 561 Lighthouse Invest. | Resource demolished | Bank parking lot |
| 9. | 301 Grand Av. | 006-287-012 | Mansour, M. | Resource demolished 2018 | New develop. under constr. |
| 10. | 263 Grove Acre | 006-361-034 (1073 LH Av.) | City of Pacific Grove | Del Monte Military Academy demolished c. 2013 | Butterfly Sanctuary |
| 11. | 560 Junipero Av. | 006-487-006 | Van De Velde, V. | Resource demolished 1962 | Existing triplex built 1962 |
| 12. | 209 Monterey Av. | 006-262-009 | Herrera, T. & S. | Resource demolished | 2009 (new constr.) |
| 13. | 541 Pine Av. | 006-483-012 | Boddington, J. & C. | Resource demolished | Apts built 1987 |
| 15. | 155 14 th St. | 006-176-006 | Locasio, J & N.H. | Heavily modified | Significant alterations authorized by HRC 2018 |

Alyson Hunter, Senior Planner, provided a staff report.

The Chair opened the floor to public comment.

The following members of the public spoke on the item;

Ted Herrera

James Locassio

The Chair closed the floor to public comment.

On a motion by Member Rock, seconded by Member Steres, the Committee voted 7-0 to approve the item as amended. Motion passed.

d. Removal of One (1) Heavily Modified Property from the Historic Resources Inventory (HRI)

| | Property Address | Assessor Parcel No. | Property Owner | Reason for Removal from the HRI | Year Built |
|--|-------------------------|----------------------------|-----------------------|--|-------------------|
|--|-------------------------|----------------------------|-----------------------|--|-------------------|

| | | | | | |
|----|-------------|-------------|---------------------|--|------|
| 1. | 218 Park St | 006-304-002 | Gionfriddo, R. & D. | Reconstructed in 2012, significant addition authorized by HRC in 2018. | 2018 |
|----|-------------|-------------|---------------------|--|------|

Alyson Hunter, Senior Planner, provided a staff report.
The Chair opened the floor to public comment.

The following members of the public commented on the item:

Lisa Ciani
Cyndi Adams

The Chair closed the floor to public comment.

The Committee discussed the item.

On a motion by Vice-Chair Sheridan, seconded by Member Kliess, the Committee voted 6-1 (Steres dissenting) to remove the property from the HRI and recommend its placement on the Neighborhood Character list. Motion passed.

e. Adopt HRC Resolution 20-01

Project Description: HRC Resolution 20-01 has been created as a follow-up to the action that the HRC took on January 22, 2020, pertaining to the removal of ten (15) properties from the Historic Resources Inventory. This resolution is the record which will be kept in each property's file that indicates the process by which the properties were removed.

Recommendation: Staff recommends that the HRC adopt Resolution 20-01 to memorialize its action on January 2, 2020.

CEQA Status: Given that the subject properties are not historic resources, their removal from the Inventory does not constitute an individual nor cumulative significant negative effect on the environment. The administrative act of removing non-historic resources from the Inventory is not a "Project" per § 15378 of the California Environmental Quality Act (CEQA) Guidelines.

Staff Reference: Alyson Hunter, Senior Planner | ahunter@cityofpacificgrove.org | 831-648-3127

Alyson Hunter, Senior Planner, provided a staff report.

The Chair opened the floor to public comment.

There was no public comment.

The Chair closed the floor to public comment.

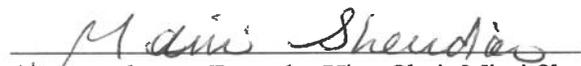
On a motion by Member Rock, seconded by Vice-Chair Sheridan, the Committee voted 7-0 to adopt HRC Resolution 20-01 as amended, with 218 Park recommended for the Neighborhood Character list. Motion passed.

11. Presentations and Trainings

None

12. Adjournment – 4:13pm.

Next meeting is date is February 26, 2020 at 3:00 p.m.



Approved as to Form by Vice Chair Mimi Sheridan