

*City of South Pasadena*  
**CULTURAL HERITAGE COMMISSION**

**Thursday August 20, 2015 at 6:45 P.M.**  
**City Council Chambers, 1424 Mission Street**

James McLane (Chair), Deborah Howell-Ardila (Vice-Chair), West J. De Young, Robert Conte, Steven Treffers  
Richard D. Schneider M.D., Council Liaison  
John Mayer, Staff Liaison

**PUBLIC COMMENT & PRESENTATIONS**

**RECOMMENDED  
ACTION**

1. Time reserved for those in the audience who wish to address the Commission. No immediate action can be taken on non-agenda items, but the Commission may agendaize any of the items for future discussion.

2. **Historic Surplus Cal Trans Properties**

Caltrans intends to sell surplus properties that were acquired for the 710 surface freeway project. Some of the properties are listed on/or eligible for, the National Register of Historic Places, California Register of Historic Resources and/or designated locally significant. Staff is requesting comments or revisions to a letter that the City Manager will submit to Caltrans regarding the surplus.

Review and Comment

3. **South Pasadena Preservation Foundation Liaison**

A member of the South Pasadena Preservation Foundation will speak about news and upcoming events.

Comment

**CONTINUED APPLICATIONS**

**RECOMMENDED  
ACTION**

4. **2060 Alpha Street**  
**Applicant: Anthony J. & Ave Bagan**  
**Project number: 1829-COA**  
**Historic Status Code: 5D1**  
**Project Description:**

A request for a Certificate of Appropriateness for the demolition of an existing 440 square foot two-vehicle garage and the construction of a new 705 square foot two-vehicle garage with storage area. The original garage was burned down in 1967 and was rebuilt in 1969. The proposed materials would match the materials of the Craftsman-style home and include wood windows, doors, and siding. A camphor tree located in the backyard will be removed as a result of this project.

Discuss and Determine  
Appropriateness

**NEW ITEMS**

**RECOMMENDED  
ACTION**

5. **1030 Buena Vista Street**  
**Applicant: Virginia Paca**  
**Project number: 1836-COA**  
**Historic Status Code: 4X**  
**Project Description:**

Discuss and Determine  
Appropriateness

A request for a Certificate of Appropriateness for a 267 square foot addition to the first floor and a 535 square foot addition to the second floor of an existing Colonial Revival style home. The proposed work would not alter the street facing façades in any way. The proposed materials would match existing materials and include the following: composite shingle roofing, wood siding, and wood windows. The new window sills, vertical corner trim, and railings will differentiate the existing from the new.

**6. 605 Grand Avenue**

**Applicant: Brian Noteware**  
**Project number: 1840-COA**  
**Historic Status Code: 5D3**  
**Project Description:**

A request for a Certificate of Appropriateness for a 87 sq. ft. addition to an existing 404 sq. ft. two-vehicle attached garage to a two-story, Spanish Colonial Revival style house. The proposed exterior materials will match the existing materials of the house and includes the following: a wood man door, stucco siding, and composite roof shingles.

Discuss and Determine  
Appropriateness

**7. 1725 Virginia Place**

**Applicant: Duncan McIntosh**  
**Project number: 1841-COA**  
**Historic Status Code: 5D3**  
**Project Description:**

A request for a Certificate of Appropriateness to add 21 sq. ft. to an existing 255 sq. ft. detached single vehicle garage and add a new 203 sq. ft. carport trellis. A 154 sq. ft. single story addition is proposed to a 1,325 sq. ft. Craftsman style house on a 6,096 sq. ft. lot. The house addition will consist of a master bathroom and a master closet. The exterior materials will consist of: wood panel siding and composite roof shingles.

Discuss and Determine  
Appropriateness

**NEW BUSINESS**

**RECOMMENDED  
ACTION**

**8. 1614 Hope Street**

**Applicant: Philip Han**  
**Historic Status Code: 5S3**  
**Project Description:**

The applicant is proposing a 490 addition in the rear of an existing 1,798 square foot two-story, Craftsman style home. The addition would include a new family room on the ground floor and a master suite on the upper floor. The new materials would match existing materials. This is a discussion item only. No approval or decision will be made at this time.

Comment

**9. 436 Oaklawn Avenue**  
**Prospective Applicant: Joseph Catalano, AIA**  
**Mills Act Contract Request**  
**Historic Status Code: 3D**

The Commission will hear a report on a Mills Act Contract application that was submitted to the City in 2014. A subcommittee reviewed the proposed contract and visited the site. The contract would reduce property taxes as an incentive to rehabilitate and restore a Colonial Revival home at 436 Oaklawn Avenue. The property is eligible to be considered for the City's Mills Act incentive because it is within a designated historic district.

Comment

**10. 207 Oaklawn Avenue**  
**Prospective Applicant: Michael & Jamie Lesnever**  
**Mills Act Request**  
**Historic Status Code: 2D**

The prospective applicants are requesting that the Commission review a letter of intent for a Mills Act contract to interior and exterior restoration work for a Colonial Revival home in the Oaklawn Historic District.

Review and Appoint Subcommittee

**11. Historic Preservation Ordinance**

Staff will provide the Commission with an update on the draft Preservation Ordinance including comments from the City Attorney.

Comment

**12. Historic Preservation Planner**

The Commission will discuss the merits of the City retaining the services of a part-time preservation planner who could work on tasks related to historic preservation.

Comment

**COMMUNICATIONS**

**RECOMMENDED ACTION**

**13. Comments from Council Liaison**

Comment

**14. Comments from Commission**

Comment

**15. Comments from Staff**

Comment

**APPROVAL OF MINUTES**

**RECOMMENDED ACTION**

**16. Minutes of the regular meeting of June 18, 2015**

Approve

**17. Minutes of the regular meeting of July 16, 2015**

Approve

**ADJOURNMENT**

**RECOMMENDED ACTION**

**18. Adjourn to the next meeting on September 17, 2015 at 6:45 p.m.**

Adjourn

*Project plans and related documents are on file in the Planning & Building Department and available for public review. Any person who has a question concerning the nature of an agenda item may call the Planning & Building Department at (626) 403-7220.*

**General:** Pursuant to South Pasadena Ordinance No. 2001, the above projects have been scheduled to appear before the South Pasadena Cultural Heritage Commission. The date, time, and location of the meeting are indicated on this agenda.

**Contents:** The contents of this agenda provide information prescribed by §65094 of the Government Code. The Planning and Building Department does not assume any liability to the accuracy of the project description provided. The project description provided is based on application information initially submitted. Reviews may require material change to the initial submittal, which may or may not be reflected on subsequent agendas. Agenda errors and omissions may not necessarily invalidate the occurrence of any scheduled meetings. The project description may not include information such as exterior finishes, method of construction, extent of demolition, or architectural style. Interested or affected party may review the design materials either at the Planning and Building Department at 1414 Mission Street, South Pasadena, and submit written comments regarding any of the above projects to the Department and/or attend the Cultural Heritage Commission meeting and comment on the projects at the meeting.

**Noticing:** This agenda is provided in accordance with the noticing requirements of the ordinance. All continued items are posted on subsequent agendas for the Cultural Heritage Commission renders a continuous period of 60 days or until such decisions. The 60-day review period in which projects expire is indicated below the review type. Future notices are not provided for any continued items. Notices may not be provided for a new item continued to a subsequent meeting due to a lack of quorum. A decision on a project not rendered by the Cultural Heritage Commission after 60 days shall be forwarded to the Planning Commission for action or considered as inactive and removed from the agenda with no further action. Under certain circumstances and upon agreement between the Planning and Building Department and the applicant, the Cultural Heritage Commission may continue to review a project after 60 days if material changes to the initial project warrant additional review. The additional review period is subject to initial noticing requirement. Notices may not be provided for projects approved with a condition that they are resubmitted prior to permit issuance. It is the responsibility of any interested party to be kept updated and informed as to the progression of any of the projects listed above.

**Appeals:** Any person who owns real property or resides within 300 feet of any of the above projects aggrieved by a decision rendered by the Cultural Heritage Commission for the above projects may appeal the decision before the South Pasadena Planning Commission. Appeals must be filed within 15 calendar days of the Board's decision. Appeals should be filed with the Planning and Building Department. Instruction on appeals, forms, and fee schedule may be obtained at the South Pasadena Planning and Building Department, 1414 Mission Street, South Pasadena.

**Meeting:** Please plan to attend the meeting earlier than your scheduled time, as some projects may require less time than their allotted 15 minute discussion.

STATE OF CALIFORNIA )  
CITY OF SOUTH PASADENA ) SS  
COUNTY OF LOS ANGELES )

**AFFIDAVIT OF POSTING**

*I declare under penalty of perjury that I am employed by the City of South Pasadena in the Planning & Building Department, and that I posted this notice on the courtyard bulletin board at City Hall on the date indicated below.*



08/12/2015

Date

Signature

**Accommodations**

Meeting facilities are accessible to persons with disabilities. If you need special assistance to participate in this meeting, please contact the Planning and Building Department at (626) 403-7220. Hearing assistive devices are available in the Council Chambers. Notification at least 72 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting (28 CFR 35.102-35.104 ADA Title II)