

**CITY OF SAN DIEGO
HISTORICAL RESOURCES BOARD
DRAFT MINUTES OF THE MEETING OF JULY 23, 2026
DEVELOPMENT SERVICES DEPARTMENT
EDRIC DORINGO HEARING ROOM – “THE EDRIC”
7650 MISSION VALLEY ROAD
SAN DIEGO, CA 92108
HYBRID HEARING**

CHRONOLOGY OF THE MEETING

Chair Byers called the meeting to order at 1:06 PM. Chair Byers adjourned the meeting at 3:52 PM.

ATTENDANCE DURING THE MEETING:

Chairperson Kristi Byers– present
Vice-Chairperson Rammy Cortez – present
2nd Vice-Chairperson Eva Friedberg – present
Boardmember Lisa Cumper – present (arrived at 1:11pm)
Boardmember Carla Farley – present
Boardmember David McCullough – present
Boardmember Joy Miller– present
Boardmember Michael Provence- present
Boardmember Melissa Sofia- present
Boardmember Michael Taylor – absent
Boardmember Melanie Woods - absent

City Staff

Jeanne McKinnon, Deputy City Attorney – present
Kelley Stanco, City Planning Department – present
Suzanne Segur, City Planning Department – present
Shannon Anthony, City Planning Department – present
Alvin Lin, City Planning Department – present
Audrey Rains, City Planning Department – present
Kelsey Kaline, City Planning Department- present

Note: All decision-makers attended the meeting in person. Staff and members of the public attended both in person and virtually.

ANNOUNCEMENTS/PUBLIC COMMENT

Laura DuCharme Conboy, President of the La Jolla Historical Society, discussed the proposed demolition of the Red Rest and announced that the La Jolla Historical Society filed an appeal on June 17, 2026.

BOARDMEMBERS COMMENT

None.

CONFLICTS OF INTEREST

None.

EX PARTE COMMUNICATIONS

Boardmember McCullough disclosed that he spoke to the homeowner of Item 4, 5126 Canterbury Drive when viewing the property, but that it would not impact his vote. This does not need a waiver invocation.

FAILURE TO VISIT DESIGNATION SITES (INCLUDING INTERIORS/PROPOSED FOR DESIGNATION/INVOCATION OF WAIVER

None.

REQUESTS FOR ITEMS TO BE CONTINUED AND/OR WITHDRAWN

Kiley Wallace representing the homeowner for Item 4, 5126 Canterbury Drive requested a 30-day continuance for the item.

BOARD ACTION:

MOTION BY BOARDMEMBER MCCULLOUGH TO CONTINUE ITEM 4, 5126 CANTERBURY DRIVE TO A DATE CERTAIN OF AUGUST 27, 2026. Seconded by Vice-Chair Cortez. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA

ITEM 2 – RUSSELL AND VIRGIE BABCOCK HOUSE located at 2694 Bayside Walk

TESTIMONY RECEIVED:

None.

BOARDMEMBER COMMENT:

None.

BOARD ACTION:

MOTION BY BOARDMEMBER FRIEDBERG FOR ITEM 2 – RUSSELL AND VIRGIE BABCOCK HOUSE LOCATED AT 2694 BAYSIDE WALK TO BE PLACED ON THE CONSENT AGENDA AND TO MOVE STAFF'S RECOMMENDATION ON THE CONSENT AGENDA. Seconded by Boardmember Sofia. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

APPROVAL OF THE AGENDA

BOARD ACTION:

MOTION BY BOARDMEMBER PROVENCE TO APPROVE THE BALANCE OF THE AGENDA IN NUMERICAL ORDER OF ITEM 1, 3. Second by Boardmember Friedberg. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

APPROVAL OF THE MINUTES FOR June 25, 2026

BOARD ACTION:

MOTION BY BOARDMEMBER FARLEY TO APPROVE THE MINUTES FOR JUNE 25, 2026. Second by Boardmember Sofia. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

STAFF REPORT

None.

Subcommittee Report Out

POLICY & ARCHAEOLOGICAL AND TRIBAL CULTURAL RESOURCES

The next regularly scheduled meetings of the Policy Subcommittee will be held on August 10th at 4pm in the large conference room on the 5th floor of the City Administration Building.

For more information on the Archaeological and Tribal Cultural Resources Subcommittee, please visit the City's website.

DESIGN ASSISTANCE

A meeting of the Design Assistance Subcommittee was held on July 1st, 2026.

The next meeting of the Design Assistance Subcommittee is scheduled to be held on Wednesday August 4th at 4 p.m. in the large conference room on the 5th floor of the City Administration Building.

DISCUSSION ITEMS

ITEM-1

Continued from May 28, 2026

4804 BIONA DRIVE

Applicant/Owner: Biona Property Trust 09-19-2024

Staff: Alvin Lin

Consider the designation of the property located at 4804 Biona Drive, 92116, Kensington-Talmadge Community, Council District 9, as a historical resource. Report Number: HRB-26-021

PROPOSED ACTION

Designate or not designate the property as a historical resource under adopted designation criteria.

STAFF RECOMMENDATION

Do not designate the property located at 4804 Biona Drive under any adopted HRB Criteria.

Staff Report by Alvin Lin

WRITTEN PUBLIC COMMENT RECEIVED:

In opposition: Priscilla Ann Berge

TESTIMONY RECEIVED:

In opposition: Alec Whitson ceded time by Jennifer Stropes, Bruce Coons

BOARD ACTION:

MOTION BY BOARDMEMBER PROVENCE TO DESIGNATE THE LOUISE SEVERIN SPEC HOUSE #3 LOCATED AT 4804 BIONA DRIVE UNDER HRB CRITERION D AS A RESOURCE REPRESENTATIVE OF A NOTABLE WORK OF LOUISE M. SEVERIN, A MASTER, WITH A PERIOD OF SIGNIFICANCE OF 1933. SPECIFICALLY, THE RESOURCE IS REPRESENTATIVE OF HER NOTABLE WORK AS A WOMAN BUILDER IN A MALE-DOMINATED TRADE AND PERIOD AND EXEMPLIFIES MODEST SPANISH COLONIAL RESIDENTIAL ARCHITECTURE. THE DESIGNATION EXCLUDES THE 2005 ADDITION AND THE DETACHED GARAGE. Seconded by Boardmember Farley. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

ITEM-2

RUSSELL AND VIRGIE BABCOCK HOUSE

Applicant: Urbana Preservation and Planning

Owner: Scott and Jessica Manos

Staff: Megan Walker

National Register of Historic Places Nomination of the resource located at 2694 Bayside Walk, Mission Beach Community, Council District 2, Report Number: HRB-26-028

PROPOSED ACTION

Review and make a recommendation on the National Register Nomination of Russell and Virgie Babcock House located at 2694 Bayside Walk Street.

STAFF RECOMMENDATION

Recommended to the California State Office of Historic Preservation the listing of Russell and Virgie Babcock House with a period of significance of 1960 at a local level of significance under National Register Criterion C.

Staff Report by Megan Walker

WRITTEN PUBLIC COMMENT RECEIVED:

In favor: Ben Segebartt

TESTIMONY RECEIVED:

None.

BOARD ACTION:

MOTION BY BOARDMEMBER FRIEDBERG FOR ITEM 2 – RUSSELL AND VIRGIE BABCOCK HOUSE LOCATED AT 2694 BAYSIDE WALK TO BE PLACED ON THE CONSENT AGENDA AND TO MOVE STAFF'S RECOMMENDATION ON THE CONSENT AGENDA. Seconded by Boardmember Sofia. The motion passed by a vote of 9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

ITEM-3

HOUSE OF DREAMS

Applicant/Owner: Norton Family Trust 01-30-80

Staff: Alvin Lin

Consider the designation of the property located at 1428 Soledad Avenue, 92037, La Jolla Community, Council District 1, as a historical resource. Report Number: HRB-26-029

PROPOSED ACTION

Designate or not designate the property as a historical resource under adopted designation criteria.

STAFF RECOMMENDATION

Designate the House of Dreams located at 1428 Soledad Avenue as a historical resource with a period of significance of 1916 under HRB Criterion C. The designation excludes the detached two-story residential/garage structure.

Staff Report by Alvin Lin

WRITTEN TESTIMONY RECEIVED:

In support: Bruce Coons (Save Our Heritage Organisation), Benjamin Segebartt, Courtney Coyle
 In opposition: Pam Smith, Molly Watkins, Wende Gotthelf, Jill Cutri, Jodi McGill, Joan Flagg, Christopher Connolly, Denise Connolly, Stephan Palmer, Anne Lynchm Josephine Norton, Murray Helm, Gerhard Van Andel, Robert Fudge, Pam Laing, Remi Hochmayer, Sheila Orr, Tanja Knott, Rania Jada, Judi Ruocco

TESTIMONY RECEIVED:

In support: Bruce Coons, David Goldberg, Seonaid McArthur, Carol Olten, Laura DuCharme Conboy
 In opposition: Alec Whitson (ceded time by Jennifer Stropes, Tami Pickering, Bradley Orr, Hajo Hamann, Hannah Hamann, Bettina Hamann, Brian Boormeester, Beth Dunn, Vernon Youngdale Kristina Waltz), George Champion, Marilyn Orr, Beverley Helm, William Randoll

BOARD ACTION:

MOTION BY BOARDMEMBER MILLER FOR ITEM 3 – HOUSE OF DREAMS LOCATED AT 1428 SOLEDAD ROAD TO MOVE STAFF'S RECOMMENDATION AND DESIGNATE THE PROPERTY AS A HISTORICAL RESOURCE WITH A PERIOD OF SIGNIFICANCE OF 1916 UNDER HRB CRITERION C. THE DESIGNATION SHOULD EXCLUDE THE DETACHED TWO-STORY RESIDENTIAL/GARAGE STRUCTURE Seconded by Boardmember Provence. The motion passed by a vote of 6-3-0 with Chair Byers, 2nd Vice Chair Friedberg and Boardmembers Cumper, McCullough, Miller, and Provence voting yes, Vice-Chair Cortez and Boardmembers Farley and Sofia voting no and Boardmembers Taylor and Woods absent.

ITEM-4

Continued to August 27, 2026

5126 CANTERBURY DRIVE

Applicant/Owner: Jennifer and Emile Bourquin

Staff: Megan Walker

Consider the designation of the property located at 5126 Canterbury Drive, 92116, Kensington-Talmadge Community, Council District 9, as a historical resource. Report Number: HRB-26-030

PROPOSED ACTION

Designate or not designate the property as a historical resource under adopted designation criteria.

STAFF RECOMMENDATION

Do not designate the property located at 5126 Canterbury Drive under any HRB Criteria.

Staff Report by Megan Walker

WRITTEN TESTIMONY RECEIVED:

None.

TESTIMONY RECEIVED:

In opposition: Ben Segebartt, Kiley Wallace, Emile Bourquin, Jennifer Bourquin

BOARD ACTION:

MOTION BY BOARDMEMBER MCCULLOUGH TO CONTINUE ITEM 4, 5126 CANTERBURY DRIVE TO A DATE CERTAIN OF AUGUST 27, 2026. Seconded by Vice-Chair Cortez. The motion passed by a vote of

9-0-0 with Chair Byers, Vice-Chair Cortez, 2nd Vice Chair Friedberg and Boardmembers Cumper, Farley, McCullough, Miller, Provence, and Sofia voting yes, and Boardmembers Taylor and Woods absent.

ADJOURNMENT 3:52 PM

DRAFT