



THE CITY OF SAN DIEGO  
Historical Resources Board  
**AGENDA**

**THURSDAY, SEPTEMBER 27, 2012 AT 1:00 PM**  
CITY COUNCIL COMMITTEE HEARING ROOM  
12TH FLOOR, CITY ADMINISTRATION BUILDING  
202 C STREET, SAN DIEGO, CA 92101

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*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ALD's) are required, please contact the Secretary for the Historical Resources Board at (619) 533-6301 at least five (5) working days prior to the meeting to insure availability.*

*Members of the Public are advised that Historical Resources Boardmembers may be unable to thoroughly review and consider materials delivered the day of the hearing.*

**ITEM 1 - APPROVAL OF MINUTES FOR July 26, 2012**

**ITEM 2 – NON-AGENDA PUBLIC COMMENT**

ISSUES WITHIN THE JURISDICTION OF THE HISTORICAL RESOURCES BOARD NOT PREVIOUSLY HEARD OR ON THE AGENDA. A REQUEST TO SPEAK SHOULD BE SUBMITTED TO THE HEARING RECORDING SECRETARY AT THE TIME OF THE MEETING.

NOTE: 3.0 MINUTES TIME PER SPEAKER.

**ITEM 3 - ADMINISTRATIVE ITEMS**

- A. Board Administrative Matters and General Information
  - Absences
  - Other General Information
- B. Conflict of Interest Declarations
- C. Staff Report
- D. Requests for Continuances

**ITEM 4 –REQUESTS FOR ITEMS TO BE PLACED ON CONSENT AGENDA**

The Chair may entertain a motion by any Board Member to approve any agenda item as a consent item when no speaker slips have been submitted in favor or in opposition to the item. Items approved on consent are approved in accordance with the staff's recommendation as reflected on the agenda and described in the Staff Report to the Historical Resources Board, unless otherwise noted in the motion.

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**INFORMATION ITEMS**

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**ITEM A – OLD TOWN SURVEY**

The historic consultant for the Old Town historic survey will update the Board on the status and preliminary results of the survey. No action on the part of the Board is being requested. For more information on the Old Town Context Statement and Survey, please visit our website at the link below:

<http://www.sandiego.gov/planning/programs/historical/oldtown.shtml>

**ITEM B – MIDWAY SURVEY**

The historic consultant for the Midway historic survey will update the Board on the status and preliminary results of the survey. No action on the part of the Board is being requested. For more information on the Midway Context Statement and Survey, please visit our website at the link below:

<http://www.sandiego.gov/planning/programs/historical/midway.shtml>

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**ACTION ITEMS**

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**ITEM 5 – 3902 NINTH AVENUE**

Applicant: City of San Diego

Location: 3902 9<sup>th</sup> Avenue, 92103, Uptown Community, Council District 3 (**1269 5-B**)

Description: Consider the designation of the property located at 3902 9<sup>th</sup> Avenue as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Do not designate the property located at 3902 Ninth Avenue under any adopted HRB Designation Criteria.

Report Number: HRB 12-054

**ITEM 6 – 2335 JUAN STREET**

**Continued from September 2011**

Applicant: Mikhail Family Trust represented by Johnson and Johnson Architecture

Location: 2335 Juan Street, 92103, Uptown Community, Council District 2 (**1268 5-G**)

Description: Consider the designation of the property located at 2335 Juan Street as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Do not designate the property located at 2335 Juan Street under any adopted HRB Designation Criteria.

Report Number: HRB 12-046 and HRB 11-003

**ITEM 7 – CASA DE LAS JOYAS**

Applicant: Mahmoud and Bibi Ladjevardi represented by Scott A. Moomjian

Location: 7902 Roseland Drive, 92037, La Jolla Community, Council District 1 (**1227 6-H**)

Description: Consider the designation of the property located at 7902 Roseland Drive as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Casa De Las Joyas located at 7902 Roseland Drive as a historical resource with a period of significance of 1927-1932 under HRB Criterion A. The designation excludes the family room, den, kitchen and utility room additions at the east side of the property, constructed in 1988 and 2006 and totaling approximately 852 square feet.

Report Number: HRB-12-047

**ITEM 8 – WALTER AND EMILIE ALBRECHT HOUSE**

Applicant: Jean James Living Trust represented by Legacy 106, Inc.

Location: 535 San Gorgonio Street, 92106, Peninsula Community, Council District 2 (**1288 4-A**)

Description: Consider the designation of the property located at 535 San Gorgonio Street as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Walter and Emilie Albrecht House located at 535 San Gorgonio Street as a historical resource with a period of significance of 1941 under HRB Criterion C. The designation excludes the 455 square foot detached music room, constructed in 2008.

Report Number: HRB-12-048

#### **ITEM 9 – FRANK AND BARBARA HOPE, JR. HOUSE**

Applicant: Donald and Barbara Foster represented by Vonn Marie May

Location: 3430 Bangor Place, 92106, Peninsula Community, Council District 2 (**1288 2-A**)

Description: Consider the designation of the property located at 3430 Bangor Place as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Frank and Barbara Hope, Jr. House located at 3430 Bangor Place as a historical resource with a period of significance of 1967 under HRB Criterion C.

Report Number: HRB-12-049

#### **ITEM 10 – PAUL AND CHARLOTTE HUTCHINSON HOUSE**

Applicant: Philip and Erin McConkey represented by Trip Bennett

Location: 1856 Viking Way, 92037, La Jolla Community, Council District 1 (**1227 6-G**)

Description: Consider the designation of the property located at 1856 Viking Way as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Paul and Charlotte Hutchinson House located at 1856 Viking Way as a historical resource with a period of significance of 1931 under HRB Criterion C. The designation excludes two story addition between the garage and the main house constructed in the 1980s and the second story garage addition.

Report Number: HRB-12-050

#### **ITEM 11 – RIDGEWAY HOUSE**

Applicant: Sedlock 1984 Trust represented by Legacy 106, Inc

Location: 4256 Ridgeway Drive, 92116, Kensington-Talmadge Community, Council District 3 (**1268 2-H**)

Description: Consider the designation of the property located at 4256 Ridgeway Drive as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Ridgeway House located at 4256 Ridgeway Drive as a historical resource with a period of significance of 1929 under HRB Criteria A, C and D. The interiors proposed in the designation include the exposed wood ceiling in the living room; second level interior living room balcony with lathe turned spindle wood balustrade; copper fireplace hood in the library; the decorative ceramic tile at the staircase risers; and the wrought iron staircase railing. The designation excludes the detached rear pool house which is approximately 300 square feet and was constructed in 1984.

Report Number: HRB-12-051

#### **ITEM 12 –FRANTA STEWART SPEC HOUSE #1**

Applicant: Craig and Merilee Wilsie represented by Legacy 106, Inc.

Location: 5317 Wilshire Drive, 92116, Normal Heights Community, Council District 3 (**1269 2-F**)

Description: Consider the designation of the property located at 5317 Wilshire Drive as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Designate the Franta Stewart Spec House #1 located at 5317 Wilshire Drive as a historical resource with a period of significance of 1927 under HRB Criterion C. Interior elements included in the designation are the staircase tile and ironwork; the living room stenciled beams; and the fireplace surround, mantle and hearth.

Report Number: HRB-12-052

### **ITEM 13 – 1004 DEVONSHIRE DRIVE**

Applicant: Paul and Britton Buss represented by Scott A. Moomjian

Location: 1004 Devonshire Drive, 92107, Peninsula Community, Council District 2 (**1287 2-H**)

Description: Consider the designation of the property located at 1004 Devonshire Drive as a historical resource.

Today's Action: Designate the property as a historical resource under adopted designation criteria, or do not designate.

Staff Recommendation: Do not designate the property located at 1004 Devonshire Drive under any adopted HRB Criteria, due to a lack of integrity.

Report Number: HRB-12-053

### **ADJOURNMENT**

### **ENCLOSURES (with printed copy only):**

Staff Reports and/or supporting information for Items 5 through 13

### **REMINDERS:**

**NEXT BOARD MEETING DATE:** Thursday, October 25, 2012

**LOCATION:** City Administration Building  
12<sup>th</sup> Floor, Council Committee Room

### **NEXT SUBCOMMITTEE MEETING DATES (subject to change with appropriate notice)**

**Design Assistance Subcommittee** meets the first Wednesday of the month at 4:00 PM. The next regularly scheduled meeting will be held Wednesday, October 3, 2012.

**Policy Subcommittee** meets the second Monday of the month at 3:00 PM. The next regularly scheduled meeting will be held on Monday, October 8, 2012.

**Archaeology Subcommittee** meets quarterly on the second Monday of the month at 4:00 PM. The next regularly scheduled meeting will be held on Monday, November 19, 2012.

All subcommittee meetings are held in Conference Room 5C on the 5<sup>th</sup> floor of Development Services (City Operations Building) located at 1222 First Avenue, San Diego.