

**CITY OF SAN DIEGO  
HISTORICAL RESOURCES BOARD  
MINUTES OF THE MEETING OF MAY 27, 2010  
202 C STREET, CITY ADMINISTRATION BUILDING  
COUNCIL COMMITTEE ROOM, 12<sup>th</sup> FLOOR  
SAN DIEGO, CA 92101**

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**CHRONOLOGY OF THE MEETING**

**◆◆SPECIAL ORDER OF BUSINESS◆◆**

**ANNUAL AWARDS FOR EXCELLENCE IN HISTORIC PRESERVATION  
AWARDED BY THE HISTORICAL RESOURCES BOARD**

The meeting was called to order by Chair Lemmo at 1:41PM

Chairperson	John Lemmo	Present
Vice Chairperson	Salvador Aréchiga	Present
Boardmember	Priscilla Berge	Present
Boardmember	Alex Bethke	Present
Boardmember	Maria Curry	Absent
Boardmember	Gail Garbini	Present
Boardmember	Ann Jarmusch	Present
Boardmember	Linda Marrone	Present
Boardmember	Abel Silvas	Present
Boardmember	Ann Woods	Present

Staff to the Board in Attendance: Shannon Anthony, Board Secretary  
Cathy Winterrowd, Principal Planner  
Jennifer Hirsch, Senior Planner  
Jeff Oakley, Associate Planner

Legal Counsel in Attendance: Nina Fain, Deputy City Attorney

**ITEM 1 - APPROVAL OF MINUTES FOR April 22, 2010**

**Not available at this time**

**ITEM 2 - PUBLIC COMMENT**

Vonn Marie May – Congress of History next annual meeting (March 2011) will be in San Diego. Women significant in history will be the theme. Boardmembers and staff are asked to consider presenting a paper.

### **ITEM 3 - ADMINISTRATIVE ITEMS**

#### **A. BOARD ADMINISTRATIVE MATTERS AND GENERAL INFORMATION**

- **ABSENCES**

Boardmember Curry notified staff that she may not be able to attend the today's meeting.

- **OTHER GENERAL INFORMATION**

- ✓ Historic photo for ITEM 9 – LEO AND ROSE GREENBAUM HOUSE located at 3431 Vermont Street
- ✓ Motion and Findings Form for Historical Designation

- **GENERAL BOARD MEMBER COMMENTS**

None

#### **B. CONFLICT OF INTEREST DECLARATIONS**

- **CONFLICTS OF INTEREST**

Chair Lemmo declared a conflict of interest for ITEM 5 – WESTERN SALT COMPANY SALT WORKS

- **EX PARTE COMMUNICATIONS**

None

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

Chair Lemmo, Vice-Chair Aréchiga, Boardmembers Bethke and Garbini were unable to do the site visit (beyond the gate) for ITEM 10 – ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE

#### **BOARD ACTION:**

**MOTION BY BOARDMEMBER BERGE TO WAIVE THE REQUIREMENT FOR THE SITE VISIT FOR ITEM 10– ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE FOR THOSE WHO WERE UNABLE TO MAKE IT BECAUSE THE DOCUMENTATION WITHIN THE REPORT AND THE PHOTOS ARE SUFFICIENT.**

Seconded by Boardmember Bethke

Vote: 9-0-0

Motion Passes

#### **C. STAFF REPORT**

- Historic Planning staff is hosting an open house for each of the historic surveys being prepared for Uptown, North Park and Greater Golden Hill as part of our public outreach portion of the surveys. We are asking the public to discuss with us the historic themes that are important to the development of their community, the people and events that shaped the history of the community, and the historically significant individual properties and districts in the community. The meetings will be held the end of June in Balboa Park. Announcements are provided on side table and on our website.
- Mayor's office is moving forward with filling the vacant Boardmember position with a professional archaeologist.

- The next DAS meeting is scheduled for July 7, 2010. The next Policy and Archaeology Subcommittee meetings will be on Monday, June 14, 2010.
- Boardmembers will note today's agenda includes: 1 referral from Development Services and 5 individual homeowner nominations; including 1 item continued from last month. There are 34 individual homeowner nominations submitted in 2008, 21 homeowner nominations in 2009, and 6 homeowner nominations in 2010 that have not been reviewed by staff and brought forward for designation.

#### **D. REQUESTS FOR CONTINUANCES**

Staff is requesting a continuance of:

- ITEM 5 – WESTERN SALT COMPANY SALT WORKS due to the unavailability of staff for this item
- ITEM 9 – LEO AND ROSE GREENBAUM HOUSE located at 3431 Vermont Street due the discovery of a historic photo raising questions about the building's integrity.

#### **BOARD ACTION:**

**MOTION BY CHAIR LEMMO TO GRANT AN INDEFINITE CONTINUANCE FOR ITEM 9 – LEO AND ROSE GREENBAUM HOUSE PER STAFF'S RECOMMENDATION**

Seconded by Boardmember Berge

Vote: 9-0-0

Motion Passes

#### **BOARD ACTION:**

**MOTION BY BOARDMEMBER BERGE TO GRANT A CONTINUANCE FOR ITEM 5 – WESTERN SALT COMPANY SALT WORKS PER STAFF'S RECOMMENDATION AND NEED FOR A REVISED RESOLUTION AND RESPONSE TO NEW INFORMATION.**

Seconded by Boardmember Jarmusch

Vote: 8-0-1

Motion Passes

*(Lemmo)*

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

ITEM 6 – DR. CHESTER TANNER OFFICE BUNGALOW COURT

ITEM 7 – IRVING AND ANNA BROCKETT HOUSE *located at 3725 Wellborn Street*

ITEM 8 – P.Z. LUND SPEC. HOUSE #1 *located at 4376 Proctor Place*

ITEM 10 –ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE *located at 567 Gage Drive*

#### **Board Discussion:**

Boardmember Jarmusch pulled ITEM 6 – DR. CHESTER TANNER OFFICE BUNGALOW COURT from the consent agenda

Boardmember Berge pulled ITEM 8 – P.Z. LUND SPEC. HOUSE from the consent agenda

Boardmember Berge would like a note to be placed on the register referring to ITEM 10 –ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE as "The house that Jack in the Box built."

**BOARD ACTION:**

**MOTION BY CHAIR LEMMO TO DESIGNATE ITEM 7 – IRVING AND ANNA BROCKETT HOUSE AND ITEM 10 –ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE ON THE CONSENT AGENDA PER STAFF’S RECOMMENDATION**

Seconded by Vice-Chair Aréchiga

Vote: 9-0-0

Motion Passes

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**ACTION ITEMS**

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**ITEM 5 – WESTERN SALT COMPANY SALT WORKS**

**Continued from April 2010**

Applicant: Save Our Heritage Organisation (SOHO)

Property is owned by the San Diego Airport Authority

Location: 1470 Bay Boulevard, 91911, Otay Mesa-Nestor Community, Council District 8 (**1269 3-H**)

Description: Consider the designation of the property located at 1470 Bay Boulevard 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 Salt Works located at 1470 Bay Boulevard under HRB Criterion E. The resource shall be listed as an individually significant resource, with the eleven elements identified as “contributing” included in the designation as character defining elements of the resource; and the four elements identified as “non-contributing” excluded from the designation as non-character defining elements.

Report Number: Staff memo dated September 18, 2009 and HRB-08-005

ITEM CONTINUED AT THE REQUEST OF STAFF

**ITEM 6 –DR. CHESTER TANNER OFFICE BUNGALOW COURT**

Applicant: Fourth & Thorn, LLC represented by Maria Burke Lia

Location: 3235 and 3255 4<sup>th</sup> Avenue, 92103, Uptown Community, Council District 2 (**1269 7-A**)

Description: Review and make a recommendation to the appropriate decision-making authority on those aspects of the development permit pertaining to designated historical resources.

Today's Action: Recommend to the Planning Commission adoption of the mitigation measures and findings associated with the site development permit as presented or recommend inclusion of additional permit conditions related to designated historical resources.

Staff Recommendation: The Historical Resources Board recommend to the Planning Commission adoption of the mitigation measures and findings associated with the site development permit related to the designated historical resource as presented.

Report Number: HRB-10-020

Staff Report by Cathy Winterrowd

**Testimony Received:**

In Favor: Marie Burke Lia

In Opposition: None

**Board Discussion:**

Boardmember Berge mentioned that the issuance of a certificate of occupancy will help ensure all of this monitoring has come to a fine conclusion.

Boardmember Garbini didn't have any questions or comments.

Boardmember Bethke would like to know where the HABS info will be submitted; suggested it be sent to the local library as well. It should be a Historic Architect to oversee the stabilization of the buildings prior to moving rather than an Architectural Historian.

Boardmember Jarmusch wanted to know which document the applicant would be following to the letter. She would like to add the language, *in their original locations*, when referring to the reinstallation of the doors and windows. There is a typo in the document regarding the address of one of the building; she would like this be addressed in the final recommendation. She would also like to suggest that the stucco be protected before, during and after the move.

Vice-Chair Aréchiga didn't have any questions or comments.

Boardmember Marrone didn't have any questions or comments.

Boardmember Silvas questioned the acronyms for MMC and EAS.

Boardmember Woods didn't have any questions or comments.

**BOARD ACTION:**

**MOTION BY CHAIR LEMMO TO RECOMMEND THAT THE PLANNING COMMISSION ADOPT THE MITIGATION MEASURES AND FINDINGS ASSOCIATED WITH THE SITE DEVELOPMENT PERMIT FOR ITEM 6 –DR. CHESTER TANNER OFFICE BUNGALOW COURT AS RECOMMENDED BY STAFF WITH THE FOLLOWING CAVEATS: THERE BE A RECOGNITION THAT THE ADDRESS IS INCORRECT IN THE INITIAL STUDY; THE STUCCO WILL BE PRESERVED TO THE EXTENT FEASIBLE DURING RELOCATION OF THE BUILDING AND THAT THE INTENT IS TO KEEP THE STUCCO MAINTAINED; AND THE DOORS AND WINDOWS ARE TO BE REINSTALLED IN THEIR ORIGINAL LOCATIONS.**

Seconded by Boardmember Jarmusch

Vote: 9-0-0

Motion Passes

**ITEM 7 – IRVING AND ANNA BROCKETT HOUSE**

Applicant: Gary & Lisa Lavin represented by Archaeos

Location: 3725 Wellborn Street, 92103, Uptown Community, Council District 2 (**1268 6-H**)

Description: Consider the designation of the property located at 3725 Wellborn 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 Irving and Anna Brockett House located at 3725 Wellborn Street as a historical resource with a period of significance of 1927 under HRB Criterion C.

Report Number: HRB-10-021

ITEM PASSED ON CONSENT

**ITEM 8 – P.Z. LUND SPEC. HOUSE #1**

Applicant: Henry Desimas IV represented by IS Architecture

Location: 4376 Proctor Place, 92116, Uptown Community, Council District 3 (**1269 4-B**)

Description: Consider the designation of the property located at 4376 Proctor 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 P.Z. Lund Spec. House #1 located at 4376 Proctor Place as a historical resource with a period of significance of 1913 under HRB Criterion C.

Report Number: HRB-10-022

Staff Report by Jeff Oakley

**Testimony Received:**

In Favor: Ione Stiegler

In Opposition: None

**Board Discussion:**

Boardmember Woods supports Staff's recommendation

Boardmember Silvas supports Staff's recommendation

Boardmember Marrone supports Staff's recommendation

Vice-Chair Aréchiga supports Staff's recommendation

Boardmember Jarmusch supports Staff's recommendation; would like to consider designation under Criterion A as well

Boardmember Bethke doesn't have any comments

Boardmember Garbini supports Staff's recommendation

Boardmember Berge feels there are too many questions that cannot be answered without a historic photo. She cannot support designation today.

Chair Lemmo is in support of Staff's recommendation

**BOARD ACTION:**

**MOTION BY CHAIR LEMMO TO DESIGNATE ITEM 8 – P.Z. LUND SPEC. HOUSE #1 PER STAFF'S RECOMMENDATION; WITH NOTE TO STAFF TO VERIFY HISTORIC INTEGRITY OF SIDING IF OWNER APPLIES FOR A MILLS ACT CONTRACT.**

Seconded by Boardmember Garbini

Vote: 9-0-0

Motion Passes

**ITEM 9 – LEO AND ROSE GREENBAUM HOUSE**

Applicant: Martial and Jill Bricnet

Location: 3431 Vermont Street, 92103, Uptown Community, Council District 3 (**1269 6-B**)

Description: Consider the designation of the property located at 3431 Vermont 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 Leo and Rose Greenbaum House located at 3431 Vermont Street as a historical resource with a period of significance of 1925-1938 under HRB Criterion C.

Report Number: HRB-10-023

ITEM CONTINUED INDEFINITELY AT THE REQUEST OF STAFF

**ITEM 10 – ROBERT O. PETERSON/RUSSELL FORESTER RESIDENCE**

Applicant: Jeffrey R Krinsk Separate Property Trust, et al represented by Jaye Furlonger

Location: 567 Gage Drive, 92106, Peninsula Community, Council District 2 (**1288 3-A**)

Description: Consider the designation of the property located at 567 Gage 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 Robert O. Peterson/Russell Forester Residence, a 1965 building designed in the Organic Geometric architecture sub-style with Post and Beam construction and listed on the California Register of Historical Resources as a significant example of the residential design work of local master architect, Russell Forester, as a historical resource under HRB Criterion E.

Report Number: HRB-10-024

ITEM PASSED ON CONSENT

**REMINDER:**

**NEXT BOARD MEETING DATE:**

Thursday, June 24, 2010

**LOCATION:**

City Administration Building

12<sup>th</sup> Floor, Council Committee Room

**MEETING ADJOURNED AT 2:30PM**