

CITY OF SAN DIEGO HISTORICAL RESOURCES BOARD

DESIGN ASSISTANCE SUBCOMMITTEE

Wednesday, May 7, 2008, at 3:00 PM

**** Please note the change in venue ****

12th Floor Conference Room 12B
City Administration Building
202 C Street, San Diego, CA

The Design Assistance Subcommittee is a subcommittee of the City of San Diego's Historical Resources Board. It is primarily composed of Historical Resources Board members who are design professionals with expertise in historic preservation. The Subcommittee is not a voting entity, but rather a forum for discussing issues and solutions related to historic resources and their preservation. Comments on a project concept at the meeting do not predispose future positions on the project by the Historical Resources Board. After a brief staff introduction to a project, applicants will be allowed 5 minutes for their presentation, which should be focused on the project's compliance with the applicable U.S. Secretary of the Interior's Standards Treatment Plan (i.e Rehabilitation, Restoration, Preservation or Reconstruction). Applicants are encouraged to engage in an open dialogue regarding the changes that they propose to make to the historic resource and to seriously consider the Subcommittee members' comments before finalizing their project plans.

The Secretary of the Interior's Standards for Treatment of Historic Properties shall be used as guidelines in evaluating alterations, changes or potential relocation or demolition of historic resources.

Members of the public will be allowed an opportunity to speak, for up to one minute each, at the end of the Subcommittee's discussion on a project. Each member of the public is required to state their name and the organization (if any) that they represent prior to their one minute presentation.

MEETING AGENDA

1. Introductions
2. Public Comment (on matters not on the agenda)
3. Project Reviews
 - ITEM 3A: Estimated time 20 minutes
 - HRB #: 176
 - Address: 625 Broadway
 - PTS #: n/a
 - Project Contact: Dan Martorana, Architect; on behalf of the owner Emanuel Torbati
 - Treatment: Rehabilitation
 - Project Scope: This rehabilitation project proposes to lower 735 linear feet of exterior balustrade at the 14th floor of the San Diego Trust and Savings Bank by 15 inches (from 4 feet 9 inches to 3 feet 6 inches). The project will require that the existing cap and dentil detailing on the balustrade be reconstructed. The main balustrade facade and deco block detail are to remain.

Existing Square Feet: unknown

Additional Square Feet: n/a

Total Proposed Square Feet: unknown

- ITEM 3B: Estimated time 15 minutes

HRB #: 810

Address: 2211 30th Street

PTS #: n/a

Project Contact: Sandy Shapery, owner

Treatment: Rehabilitation

Project Scope: This rehabilitation project includes reconstruction of deteriorated architectural features, including windows and doors; seismic retro-fit of the URM building; replacement of the roofing; repair of existing masonry; stabilization of the existing brick fireplace; restuccoing; and exterior painting.

Existing Square Feet: 2,250

Additional Square Feet: 0

Total Proposed Square Feet: 2,250

- ITEM 3C: Estimated time 15 minutes

HRB #: 809

Address: 2215-2219 30th Street

PTS #: n/a

Project Contact: Sandy Shapery, owner

Treatment: Rehabilitation

Project Scope: This rehabilitation project includes reconstruction of deteriorated architectural features, including windows and doors; reconstruction of missing architectural features, including the storefront; seismic retro-fit of the URM building; replacement of the roofing; repair of existing masonry; stabilization of the existing brick fireplace; restuccoing; and exterior painting.

Existing Square Feet: 3,200

Additional Square Feet: 0

Total Proposed Square Feet: 3,200

- ITEM 3D: Estimated time 15 minutes

HRB #: 808

Address: 2227 30th Street

PTS #: n/a

Project Contact: Sandy Shapery, owner

Treatment: Rehabilitation

Project Scope: This rehabilitation project includes reconstruction of deteriorated architectural features, including windows and doors; seismic retro-fit of the URM building; replacement of the roofing; repair of existing masonry; stabilization of the existing brick fireplace; restuccoing; exterior painting; and ADA improvements.

Existing Square Feet: 5,250
Additional Square Feet: 0
Total Proposed Square Feet: 5,250

- ITEM 3E: Estimated time 15 minutes

HRB #: 425

Address: Woodworth Way

PTS #: n/a

Project Contact: Robert Gehrke, RBF consulting; on behalf of the operator, NTC Foundation and its representative Neal Singer

Treatment: Rehabilitation

Project Scope: This rehabilitation project proposes to add 29 parking spaces along Woodworth Way to serve the Officer's Quarters.

Existing Square Feet: n/a

Additional Square Feet: n/a

Total Proposed Square Feet: n/a

- ITEM 3F: Estimated time 30 minutes

HRB #: 425

Address: 2790 and 2765 Truxton Road

PTS #: n/a

Project Contact: Chris Bittner, Architect; on behalf of the operator, NTC Foundation and its representative Neal Singer

Treatment: Rehabilitation

Project Scope: This rehabilitation project proposes to adaptively reuse Barracks Buildings #2 and #3. Interior remodeling and ADA improvements are proposed, as well as a 2,785 square foot glass and steel enclosure on each building.

Existing Square Feet: 9,172 (each)

Additional Square Feet: 2,785 (each)

Total Proposed Square Feet: 11,957 (each)

- ITEM 3G: Estimated time 30 minutes

HRB #: 425

Address: 2725 and 2695 Truxton Road

PTS #: n/a

Project Contact: Richard Cornelius Architect; on behalf of the operator, NTC Foundation and its representative Neal Singer

Treatment: Rehabilitation

Project Scope: This rehabilitation project proposes to adaptively reuse Barracks Buildings #5 and #18. The project proposes 14,400 square feet of in-fill construction between the two buildings, connecting them. The new construction will be 30 feet in height. The existing barracks buildings are 36 feet in height.

Existing Square Feet: 9,172 (each)

Additional Square Feet: 14,400
Total Proposed Square Feet: 32,744 (combined)

- ITEM 3H: Estimated time 20 minutes
HRB #: 865
Address: 4100 block of Adams Avenue
PTS #: n/a
Project Contact: Harold Koenig and Mike Koonce
Treatment: Rehabilitation/Reconstruction
Project Scope: The applicant is requesting that the DAS provide direction regarding appropriate treatment of the Kensington sign. The applicant has concerns regarding the condition of the existing materials and the continued use of the existing sign. A detailed conditions assessment of the sign is pending. The purpose of this meeting is to present the applicant's concerns and receive initial feedback from the DAS regarding the preferred treatment, before returning to the subcommittee with the conditions assessment and options for rehabilitation and/or reconstruction of the sign.
Existing Square Feet: n/a
Additional Square Feet: n/a
Total Proposed Square Feet: n/a

- ITEM 3I: Estimated time 20 minutes
HRB #: 854
Address: 1821 Torrey Pines Road
PTS #: 59455
Project Contact: Tony Ciani, Architect; on behalf of the owner David Schroedel
Treatment: Rehabilitation
Project Scope: This rehabilitation project proposes to split a lot containing a historically designated house and build a new house on the second lot. The project does not propose any modifications to the existing, historically designated house. The project was reviewed previously by the DAS in March and April 2008. The applicant is returning to the DAS with the recommended project modifications, and for additional review of the proposed materials and colors.
Existing Square Feet: 2,155 (historic house)
Additional Square Feet: 6,000 (new house)
Total Proposed Square Feet: 2,155 (historic house); 6,000 (new house)

4. Adjourn

The next regularly-scheduled Subcommittee Meeting will be on June 4, 2008 at 3:00 PM.

For more information, please contact Kelley Saunders at KMSaunders@saniego.gov or 619.533.6508