

**CITY OF SAN DIEGO HISTORICAL RESOURCES BOARD**

MINUTES OF REGULAR SCHEDULED MEETING OF

**SEPTEMBER 22, 2005**

COUNCIL COMMITTEE ROOM - 12TH FLOOR  
CITY ADMINISTRATION BUILDING

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CHRONOLOGY OF THE MEETING

The meeting was called to order by Chairperson Schwartz at 1:01 PM. Chairperson Schwartz adjourned the meeting at 5:38 PM.

ATTENDANCE DURING THE MEETING

Chairperson	Lloyd Schwartz	Present
Vice-Chairperson	Laura Burnett	Present
Boardmember	Alexander Chuang	Present
Boardmember	Maria Curry	Present
Boardmember	Homer Delawie	Present (arrived @ 1:30 pm)
Boardmember	Otto Emme	Absent
Boardmember	Don Harrison	Present
Boardmember	Donna Jones	Present (departed @ 3:40 pm)
Boardmember	David Marshall	Present (departed @ 4:55 pm)
Boardmember	Delores McNeely	Present
Boardmember	Timothy Murphy	Present
Boardmember	Jerry Schaefer	Present
Boardmember	Marsha Sewell	Present
Boardmember	Abel Silvas	Present (arrived @ 1:20 pm)

Staff to the Board in attendance: Mike Tudury, Senior Planner/Architect  
Diane Kane, Senior Planner/Historian  
Barbara Hubbard, Board Secretary  
Noah Stewart, Staff  
Jacqueline Lindsay, Deputy City Attorney

**ITEM 1 - APPROVAL OF MINUTES OF JULY 28, 2005**

BOARD ACTION:

MOTION BY BOARDMEMBER SEWELL TO APPROVE THE MINUTES AS PRESENTED WITH A CORRECTION THAT BOARDMEMBER MURPHY WAS PRESENT.

Seconded by Boardmember Harrison. Vote: 9-0-2 (Burnett, McNeely). Motion passes.

**ITEM 1 - APPROVAL OF MINUTES OF AUGUST 25, 2005**

BOARD ACTION:

MOTION BY BOARDMEMBER SEWELL TO APPROVE THE MINUTES AS PRESENTED.

Seconded by Boardmember Jones. Vote: 9-0-2 (Curry, Murphy). Motion passes.

**ITEM 2 - PUBLIC COMMENT**

ISSUES WITHIN THE JURISDICTION OF THE HISTORICAL RESOURCES BOARD NOT PREVIOUSLY HEARD AND NOT ON THE AGENDA.

NONE

**NOTE:** Chair Schwartz described the Certificate of Appreciation that will be mailed to Edward Lynch thanking him for his outstanding service as a member of the Board.

**ITEM 3 - ADMINISTRATIVE ITEMS**

A. Board Administrative Matters and General Information

Notification of Absences

- NONE

General Information

- NONE

B. Subcommittee Reports

- The Design Assistance Subcommittee met on September 7, 2005, and considered the following eight items: the Sheppard Duplex and Rentals project in La Jolla; a proposed remodel of 325 Dunemere Drive; The project associated with the Mexican

Presbyterian Church and the Louis Davis Rentals; a proposed project associated with an Ullrich-designed home at 1745 Kearsarge Road; the Maryland Hotel canopy proposal; the proposed relocation of the designated structures at 1261 and 1263 Cave Street; a rehabilitation of the Little Hotel by the Sea in La Jolla; and the entry lobby remodel of the Dalton Building/Streicher Shoes building in the Gaslamp Quarter Historic District. Please review the relevant Meeting Notes that were emailed to you yesterday for details of this meeting. The next meeting will be on Wednesday, Oct. 5, 2005 at 3 PM.

- The Policy Subcommittee met on September 12, 2005, and viewed a PowerPoint presentation and discussed the proposed Warehouse/Industrial Historic District in Centre City. In addition, the subcommittee discussed three items identified by Boardmember Don Harrison regarding the following potential policies: requiring Mills Act applicants to install historic plaques; a policy regarding housing discrimination practiced in the past; and the inclusion of relevant community groups, ethnic groups and historical associations in noticing. Again, staff directs you to the Meeting Notes that were emailed to you yesterday for details of the meeting. The next meeting will be on Monday, Oct. 10, 2005 at 3 PM.
- If any Boardmember has questions regarding information in these Meeting Notes, please contact me to discuss them.
- The Archaeology Subcommittee did not meet in September. The next meeting is scheduled for Monday, Oct. 10, 2005 at 4 PM.

### C. Conflict of Interest Declarations

#### Conflicts of interest

- Item 5 – Boardmember Marshall
- Item 6 – Boardmember Schaefer
- Item 7 & 8 – Boardmembers Jones and Murphy
- Item 14 – Boardmember Marshall

#### Ex parte communications

- Item 5 – Boardmember Schaefer had a conversation with the caretaker

#### Failure to visit sites for designation

- None

#### D. Staff Report

- Keith Greer, Deputy Director for the Planning Department, gave an update on the progress of the proposed fees process for staff's historic preservation work at the City.
- Staff has continued to address proposed projects on behalf of the Historical Resources Board throughout the city, in particular, in La Jolla, Mission Hills and Sherman Heights.
- Boardmembers will note that staff has scheduled 3 voluntary designation requests from the public on today's agenda. Staff has received 3 new designation requests from members of the public since the last HRB meeting, bringing the total number of designation requests that have not yet been agendized and are waiting to be reviewed by staff for processing to 41.
- Due to the processing of the Warehouse Thematic District for the October 27, 2005 agenda, there will NOT be any voluntary designations forth coming in October.

#### E. Requests for Continuances

- **ITEM 12 - LOUISE SEVERIN SPEC HOUSE #2 (TO OCTOBER 27, 2005)**

OWNERS REPRESENTATIVE RONALD MAY WITHDREW THE REQUEST TO CONTINUE THIS ITEM.

- **ITEM 13 - WILLIAM PARKER/WILLIAM KESLING HOUSE**

OWNER'S REPRESENTATIVE SCOTT MOOMJIAN REQUESTED THIS ITEM BE WITHDRAWN FROM THE AGENDA INDEFINITELY AT OWNER'S REQUEST.

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

- **ITEM 9 - JULIUS AND VICTORIA SAITZ HOUSE**
- **ITEM 10 - ALEXANDER SCHREIBER SPEC HOUSE #2**
- **ITEM 11 - VIOLETTA LEE HORTON SPEC HOUSE #4**

#### BOARD ACTION:

MOTION BY BOARDMEMBER MCNEELY TO PLACE THE ABOVE ITEMS ON THE CONSENT AGENDA AND APPROVE PER STAFF RECOMMENDATION.

Seconded by Boardmember Sewell. Vote: 13-0-0. Motion passes.

**ACTION ITEMS****ITEM 5 – 706 MANHATTAN COURT (REMOVED FROM AUGUST 25, 2005)**

Applicant: Ronald V. May, on behalf of Gary Aronson, an interested member of the public.

Location: 706 Manhattan Court, Mission Beach Community, Council District 2

Description: Consider the designation of the 706 Manhattan Court as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or “Note and File.”

Staff Recommendation: “Note and File.”

Report Number: HRB-05-044

Testimony Received:

In Support by:

Matthew Peterson, Miyo Reff.

In Opposition by:

Ronald May, Gary Aronson, Everett Delano and Bruce Coons, SOHO.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER SEWELL TO DENY THE REQUEST BY GARY ARONSON TO CONTINUE THE ITEM.

Seconded by Boardmember Jones. Vote: 13-0-0. Motion passes.

**BOARD ACTION:**

MOTION BY BOARDMEMBER MCNEELY TO APPROVE PER STAFF RECOMMENDATION TO NOTE AND FILE.

Seconded by Boardmember Sewell. Vote: 9(Chuang, Delawie, Harrison, Jones, McNeely, Murphy, Schaefer, Schwartz, Sewell) – 3(Burnett, Curry, Silvas) – 1(Marshall)  
Motion passes.

**ITEM 6 – HAMILTON APARTMENTS (REMOVED FROM AUGUST 25, 2005)**

Applicant: Beverly Schroeder, Centre City Development Corporation (CCDC)

Location: 941 Eleventh Avenue, East Village, Centre City Community, Council District 2

Description: Consider the designation of the Hamilton Apartments as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or “Note and File.”

Staff Recommendation: Designate under HRB CRITERIA A and C.

Report Number: HRB-05-045

Testimony Received:

In Support by:

Bruce Coons, SOHO

In Opposition by:

Neil Hyytinen, Point of View Condominiums, L.P.

Public Testimony was closed.

BOARD ACTION:

MOTION BY BOARDMEMBER DELAWIE TO APPROVE PER STAFF RECOMMENDATION TO DESIGNATE UNDER HRB CRITERIA A (CULTURAL LANDSCAPE) AND C (ARCHITECTURE).

Seconded by Boardmember Marshall. Vote: 9(Burnett, Chuang, Curry, Delawie, Harrison, Marshall, Murphy, Sewell, Silvas) 3(Jones, McNeely, Schwartz) – 1(Schaefer). Motion passes. **HRB Site #727.**

**ITEM 7 – MEXICAN PRESBYTERIAN CHURCH  
(CONTINUED FROM JUNE 17, 2005)**

Applicant: Beverly Schroeder, Centre City Development Corporation (CCDC)

Location: **341-343 13<sup>th</sup> Street**, Centre City Community, Council District 2

Description: Consider the designation of the Mexican Presbyterian Church as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or “Note and File.”

Staff Recommendation: Designate under HRB CRITERIA A (Cultural Landscape) and C (Architecture).

Report Number: HRB-05-022 with cover memo.

Testimony Received:

In Support by:

No speaker slips submitted.

In Opposition by:

Robert Wright.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER MARSHALL TO APPROVE PER STAFF RECOMMENDATION TO DESIGNATE UNDER HRB CRITERIA A (CULTURAL LANDSCAPE, SERVED A SPECIFIC NEED FOR THE COMMUNITY) AND C (ARCHITECTURE) ONLY THE MAIN LEVEL, THE ORIGINAL 1906 PORTION.

Seconded by Boardmember Sewell. Vote: 11-0-1(Murphy) Motion passes.  
**HRB Site #728** (Note: Boardmember Jones was no longer present).

**ITEM 8 – LOUIS DAVIS RENTALS (CONTINUED FROM JUNE 17, 2005)**

Applicant: Beverly Schroeder, Centre City Development Corporation (CCDC)

Location: 353-357 Thirteenth Street, Centre City Community, Council District 2

Description: Consider the designation of the Louis Davis Rentals as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or “Note and File.”

Staff Recommendation: Note and File.

Report Number: HRB-05-023 with cover memo.

Testimony Received:

In Support by:

Robert Wright.

In Opposition by:

No speaker slips submitted.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER SEWELL TO APPROVE PER STAFF RECOMMENDATION TO NOTE AND FILE.

Seconded by Boardmember McNeely. Vote: 7(Chuang, Delawie, Marshall, McNeely, Schaefer, Schwartz, Sewell) – 4(Burnett, Curry, Harrison, Silvas) – 1(Murphy).  
Motion passes. (Note: Boardmember Jones was no longer present).

**ITEM 9 - JULIUS AND VICTORIA SAITZ HOUSE**

Applicant: City of San Diego

Location: 4244 Ampudia Street, Mission Hills, Uptown Community, Council District 2

Description: Consider the designation of the Julius and Victoria Saitz House as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or "Note and File."

Staff Recommendation: Designate under HRB CRITERIA C.

Report Number: HRB-05-038

Testimony Received:

In Support by:

Scott Moomjian, did not speak.

In Opposition by:

No speaker slips submitted.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER MCNEELY TO PLACE THE ABOVE ITEM ON THE CONSENT AGENDA AND APPROVE PER STAFF RECOMMENDATION TO DESIGNATE UNDER HRB CRITERION C (ARCHITECTURE).

Seconded by Boardmember Sewell. Vote: 13-0-0. Motion passes. **HRB Site #729**

**ITEM 10 - ALEXANDER SCHREIBER SPEC HOUSE #2**

Applicant: Peter Manley and Robert Krinsky, owners

Location: 1866 Fort Stockton Drive, Mission Hills, Uptown Community, Council District 2

Description: Consider the designation of the Alexander Schreiber Spec House #2 as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or "Note and File."

Staff Recommendation: Designate under HRB CRITERIA C and D.

Report Number: HRB-05-039

Testimony Received:

In Support by:

No speaker slips submitted.



In Opposition by:

No speaker slips submitted.

Public Testimony was closed.

BOARD ACTION:

MOTION BY BOARDMEMBER MCNEELY TO PLACE THE ABOVE ITEM ON THE CONSENT AGENDA AND APPROVE PER STAFF RECOMMENDATION TO DESIGNATE UNDER HRB CRITERIA C (ARCHITECTURE) AND D (MASTER BUILDER).

Seconded by Boardmember Sewell. Vote: 13-0-0. Motion passes. **HRB Site #730.**

**ITEM 11 – VIOLETTA LEE HORTON SPEC HOUSE #4**

Applicant: Marie Lia, on behalf of Mr. and Mrs. Robert Agdern, owners

Location: 7575 Hillside Drive, La Jolla Community, Council District 1

Description: Consider the designation of the Violetta Lee Horton Spec House #4 as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or "Note and File."

Staff Recommendation: Designate under HRB CRITERIA C and D.

Report Number: HRB-05-040

Testimony Received:

In Support by:

Marie Lia, did not speak.

In Opposition by:

No speaker slips submitted.

Public Testimony was closed.

BOARD ACTION:

MOTION BY BOARDMEMBER MCNEELY TO PLACE THE ABOVE ITEM ON THE CONSENT AGENDA AND APPROVE PER STAFF RECOMMENDATION TO DESIGNATE UNDER HRB CRITERIA C (ARCHITECTURE) AND D (MASTER BUILDER).

Seconded by Boardmember Sewell. Vote: 13-0-0. Motion passes. **HRB Site #731.**

**ITEM 12 - LOUISE SEVERIN SPEC HOUSE #2**

Applicant: Ronald V. May, RPA, on behalf of Doug Cooper and Lorraine Iverson, owners

Location: 4394 North Talmadge Drive, Kensington-Talmadge Community, Council District 3

Description: Consider the designation of the Louise Severin Spec House #2 as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or "Note and File."

Staff Recommendation: Note and File.

Report Number: HRB-05-041

Testimony Received:

In Support by:

No speaker slips submitted.

In Opposition by:

Ronald May, Doug Cooper and Priscilla Ann Berge.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER DELAWIE TO APPROVE REQUEST TO CONTINUE THIS ITEM UNTIL JANUARY 2006 AND AT SUCH TIME THE HOME OWNER CAN ATTEND A DESIGN ASSISTANCE REVIEW SUBCOMMITTEE MEETING.

Seconded by Boardmember Schaefer. Vote: 12-0-0. Motion passes.

(Note: Boardmember Jones was no longer present).

**ITEM 13 – WILLIAM PARKER/WILLIAM KESLING HOUSE**

Applicant: City of San Diego

Location: 7972 La Jolla Shores Drive, La Jolla Community, Council District 1

Description: Consider the designation of the William Parker/William Kesling House as a Historical Resource Site.

Today's Action: Designate under any established HRB Criteria (A through F) or "Note and File."

Staff Recommendation: Designate under HRB CRITERIA C and D.

Report Number: HRB-05-043

OWNER'S REPRESENTATIVE SCOTT MOOMJIAN REQUESTED THIS ITEM BE WITHDRAWN FROM THE AGENDA INDEFINITELY AT OWNER'S REQUEST.

**ITEM 14 – ENTRY CANOPY DESIGN OF THE MARYLAND HOTEL –  
HRB SITE #701**

Applicant: Richard Bundy, on behalf of Louise Kelly, owner's representative

Location: 612-650 F Street, Centre City Community, Council District 2

Description: Review the design for the entry canopy for the Maryland Hotel.

Today's Action: Consider the approval of a design for the entry canopy of the Maryland Hotel.

Staff Recommendation: To approve the design of the entry canopy presented to the Historical Resources Board Design Assistance Subcommittee at the September 7, 2005, meeting.

Report Number: HRB-05-046

Testimony Received:

In Support by:

Louise Kelly

In Opposition by:

No speaker slips submitted.

Public Testimony was closed.

**BOARD ACTION:**

MOTION BY BOARDMEMBER DELAWIE TO APPROVE THE DESIGN OF THE ENTRY CANOPY PRESENTED TO THE HISTORICAL RESOURCES BOARD DESIGN ASSISTANCE SUBCOMMITTEE AT THE SEPTEMBER 7, 2005, MEETING.

Seconded by Boardmember McNeely. Vote: 6(Chuang, Delawie, McNeely, Murphy, Schaefer, Schwartz) – 5 (Burnett, Curry, Harrison, Sewell, Silvas) – 0.

Motion passes. (Note: Boardmembers Jones and Marshall were no longer present).

***NOTE: All Historical Resources Board meetings are tape recorded and kept on file with the City of San Diego Planning Department. Upon request, copies of the tapes can be obtained by contacting Board Secretary Barbara Hubbard at (619) 533-6307.***

**ADJOURNMENT**

Chairperson Schwartz adjourned the meeting at 5:38 P.M.

**NEXT MEETING DATE**: October 27, 2005

**LOCATION**: City Administration Building, Council Committee Room - 12th Floor.