



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

**THURSDAY, JULY 31, 2014 AT 1:00 PM**  
CITY COUNCIL COMMITTEE HEARING ROOM  
12TH FLOOR, CITY ADMINISTRATION BUILDING  
202 C STREET, SAN DIEGO, CA 92101

---

*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.*

*If you would like to review agenda materials that are not available on our website, please contact the Secretary for the Historical Resources Board at (619) 533-6301 to make an appointment.*

**ITEM 1 - APPROVAL OF MINUTES FOR June 26, 2014**

**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 Boardmember 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.

---

**ACTION ITEMS**

---

**ITEM 5 – 1420 GRANADA AVENUE**

Applicant: Leda Felicio and JoAnn Weber represented by IS Architecture and Scott A. Moomjian

Location: 1420 Granada Avenue, 92102, Greater Golden Hill Community, Council District 3 (**1289 2-E**)

Description: Consider the designation of the property located at 1420 Granada 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 1420 Granada Avenue under any adopted HRB Criteria.

Report Number: HRB 14-043

**ITEM 6 – GEORGE HESTON HOUSE**

Applicant: Kevin and Jill Smith Family Trust represented by Professional Design & Drafting and Heritage Architecture & Planning

Location: 1911 28<sup>th</sup> Street, 92102, Greater Golden Hill Community, Council District 3 (**1289 1-D**)

Description: Consider the designation of the property located at 1911 28<sup>th</sup> 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 George Heston House located at 1911 28<sup>th</sup> Street as a historical resource with a period of significance of 1925 under HRB Criterion C. The designation excludes the detached former garage that was converted to a guest house.

Report Number: HRB 14-044

**ITEM 7 – EDWARD AND EMMA BARRETT/CHARLES TIFAL HOUSE**

Applicant: Roth/Adair Family Trust represented by Legacy 106, Inc.

Location: 4156 Middlesex Drive, 92116, Kensington-Talmadge Community, Council District 9 (**1269 2-H**)

Description: Consider the designation of the property located at 4156 Middlesex 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 Edward and Emma Barrett/Charles Tifal House located at 4156 Middlesex Drive as a historical resource with a period of significance of 1930 under HRB Criteria C and D. Interior elements included in the designation are the exposed beam ceilings of the living room and front bedroom. The designation excludes the rear patio enclosure addition and the heavily modified detached two-car garage.

Report Number: HRB 14-045

**ITEM 8 – GRAY GABLES INN**

Applicant: Alex Velasquez and Jennifer Ross represented by Legacy 106, Inc.

Location: 3530 Promontory Street, 92109, Pacific Beach Community, Council District 2 (**1268 1-A**)

Description: Consider the designation of the property located at 3530 Promontory 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 Gray Gables Inn located at 3530 Promontory Street as a historical resource with a period of significance of 1929-1935 under HRB Criteria A and C. Interior elements included in the designation are the living room fireplace with arched niche and Batchelder or Batchelder style ceramic tile hearth; and the interior wood and brick detailing associated with the restaurant or tea room addition.

Report Number: HRB 14-046

**ITEM 9 – JOSEPHINE SEAMAN RENTAL COTTAGE**

Applicant: Binder 1998 Family Living Trust represented by Marie Burke Lia

Location: 1327 Coast Walk, 92037, La Jolla Community, Council District 1 (**1227 6-F**)

Description: Consider the designation of the property located at 1327 Coast Walk 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 Josephine Seaman Rental Cottage located at 1327 Coast Walk as a historical resource with a period of significance of c.1921 under HRB Criteria A and C.

Report Number: HRB 14-047

**ITEM 10 – C. WESLEY AND LUCIE HALL HOUSE**

Applicant: Patrick Kerwin represented by Legacy 106, Inc.

Location: 4175 Arden Way, 92103, Uptown Community, Council District 3 (**1268 5-G**)

Description: Consider the designation of the property located at 4175 Arden 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 C. Wesley and Lucie Hall House located at 4175 Arden Way as a historical resource with a period of significance of 1924 under HRB Criterion C. The designation excludes the addition with the balcony at the southeastern corner of the house.

Report Number: HRB 14-048

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

Staff Reports and/or supporting information for Items 5 through 10

**REMINDERS:**

**NEXT BOARD MEETING DATE:** Thursday, August 28, 2014

**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 in Conference Room 5C on the 5<sup>th</sup> floor of Development Services. The next regularly scheduled meeting will be held Wednesday, August 6, 2014.

**Policy Subcommittee** meets the second Monday of the month at 3:00 PM in Conference Room 4C on the 4<sup>th</sup> floor of Development Services. The next regularly scheduled meeting will be held on Monday, August 11, 2014.

**Archaeology Subcommittee** meets quarterly on the second Monday of the month at 4:00 PM in Conference Room 4C on the 4<sup>th</sup> floor of Development Services. The next regularly scheduled meeting will be held on Monday, August 11, 2014.

All subcommittee meetings are held at Development Services (City Operations Building) located at 1222 First Avenue, San Diego.