

**CITY OF SAN DIEGO
HISTORICAL RESOURCES BOARD
MINUTES OF THE MEETING OF MAY 23, 2024
PUBLIC UTILITIES DEPARTMENT
METROPOLITAN OPERATIONS COMPLEX II
9192 TOPAZ WAY
SAN DIEGO, CA 92123
HYBRID HEARING**

*****SPECIAL ORDER OF BUSINESS*****

12:00 p.m.

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

THE REMAINDER OF THE BOARD AGENDA WILL BE HEARD AT OR AFTER 1:00 P.M.

CHRONOLOGY OF THE MEETING

Chairperson Tim Hutter called the meeting to order at 12:10 p.m. Chairperson Tim Hutter adjourned the meeting at 3:25 p.m.

ATTENDANCE DURING THE MEETING:

Chairperson Tim Hutter – present
Vice-Chairperson Kristi Byers – present
2nd Vice-Chairperson Michael Taylor – present – *Arrived at 1:19 pm*
Boardmember Dr. Li-Rong Lilly Cheng – absent
Boardmember Rammy Cortez – present
Boardmember Courtney Ann Coyle – present
Boardmember Carla Farley – present
Boardmember David McCullough – absent
Boardmember Mathew Winter – present
Boardmember Ann Woods – absent

City Staff

Jeanne MacKinnon, Deputy City Attorney – present
Kelley Stanco, City Planning Department – present
Bernie Turgeon, City Planning Department – present
Suzanne Segur, City Planning Department – present
Shannon Anthony, City Planning Department – present
Alvin Lin, City Planning Department – present
Megan Walker, City Planning Department – present
Kelsey Kaline, City Planning Department – present
Audrey Rains, City Planning Department - present
Caroline Garcia, Legislative Recorder – present

Note: All decision-makers attended the meeting in person. Staff and members of the public attended both in person and virtually.

ANNOUNCEMENTS/PUBLIC COMMENT

Sharon Gehl talked about the Mills Act.

Bruce Coons talked about the National Register Application process.

Faith Jennings is a resident of Valle Vista Terrace Historic District. She wanted to bring to the Board's attention her concerns about a three-story ADU permit that is being proposed within the district.

Gina Menicuci echoes her neighbor Faith Jennings's request regarding the ADU project.

BOARDMEMBERS COMMENT

Boardmember Coyle, while attending San Diego Opera, she saw Deborah Szekely and informed her that her former home was designated historic. Deborah genuinely thanked the board for its designation action. Boardmember Coyle just wanted to share with the Board that Deborah was very pleased, and she was excited to get to interact with a Criterion B person.

CONFLICTS OF INTEREST

NONE

EX PARTE COMMUNICATIONS

Boardmembers Coyle, Winter, and Farley shared that they were approached by the homeowner of Item 5 – 7960 La Jota Way, but that will not influence their decision.

FAILURE TO

VISIT DESIGNATION SITES (INCLUDING INTERIORS/PROPOSED FOR DESIGNATION/INVOCATION OF WAIVER

NONE

REQUESTS FOR ITEMS TO BE CONTINUED AND/OR WITHDRAWN

Mr. Scott Moomjian, on behalf of the property owners Daniel and Carrie Aisen, requested another 30-day continuance for Item 5 – 7960 La Jota Way to June 27, 2024.

BOARD ACTION:

MOTION BY BOARDMEMBER WINTER TO CONTINUE TO A DATE CERTAIN OF JUNE 27, 2024. Seconded by Boardmember Cortez. The motion passed by a vote of 7-0-0 with Boardmembers Winter, Coyle, Taylor, Byers, Farley, Cortez, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA

ITEM 6 – AUGUSTA AND FREDRICK WENDEL/ALEXANDER SCHREIBER HOUSE LOCATED AT 3545 Mississippi Street

BOARD ACTION:

MOTION BY VICE CHAIR BYERS FOR ITEM 6 – AUGUSTA AND FREDRICK WENDEL/ALEXANDER SCHREIBER HOUSE LOCATED AT 3545 MISSISSIPPI STREET TO BE DESIGNATED PER STAFF'S RECOMMENDATION ON THE CONSENT AGENDA. Seconded by Chair Hutter. The motion passed by a vote of 7-0-0 with Boardmembers Cortez, Farley, Byers, Taylor, Coyle, Winter, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

APPROVAL OF THE AGENDA

Item 1 – Hillcrest Focused Plan Amendment Historic Preservation Component

Item 2 – University Community Plan and Local Coastal Program Update Historic Preservation Component

Item 4 - Selection of Historical Resources Board Chair

Item 3 - Selection of Historical Resources Board Vice-Chair and Second Vice-Chair

BOARD ACTION:

MOTION BY CHAIR HUTTER TO HEAR ITEMS 1, 2, 4, AND 3 IN THAT ORDER. Seconded by Boardmember Farley to the approval of the agenda. The motion passed by a vote of 7-0-0 with Boardmembers Winter, Coyle, Taylor, Byers, Farley, Cortez, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

APPROVAL OF THE MINUTES FOR APRIL 25, 2024

MOTION BY BOARDMEMBER FARLEY TO APPROVE THE MINUTES. Seconded by Vice-Chair Byers. The motion passed by a vote of 7-0-0 with Boardmembers Cortez, Farley, Byers, Taylor, Coyle, Winter, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

STAFF REPORT

Kelley Stanco, Deputy Director from the Planning Department, reported that May is National Historic Preservation Month and wanted to take a moment to thank the members of the Historical Resources Board – who volunteer their time, energy, and resources – for their hard work and dedication month in and month out to identify and preserve San Diego’s history and heritage. It’s a lot of monthly work, and she appreciates the Board’s service. She wanted to thank the property owners who nominate their homes and commercial properties for designation and for your careful stewardship of those resources for the benefit of future generations, as well as the consultants who help them do so through detailed research and analysis. She also wants to thank project applicants who have recognized the cultural and sustainability benefits of adaptive reuse and have shown the vision and creativity to incorporate historical resources into new development. Last but not least, she thanked the members of the Heritage Preservation team, who work tremendously hard to support the City’s Heritage Preservation Program. Happy Historic Preservation Month, everyone!

Suzanne Segur, Senior Planner from the Planning Department, announced the appeals of the Historical Designations of the Lucile Hamilton/Robert Mosher House (HRB #1507) located at 486 San Gorgonio Street, the Robert and Marion Hill House (HRB #1505) located at 3104 Lytton Street and the Robert and Clara West Spec House #1 (HRB #1512) located at 3441 Cooper Street are scheduled to be heard by the City Council on June 3rd. Boardmembers are encouraged to attend the appeal hearings to speak on behalf of the Board’s actions. She introduced a new intern, Audrey Rains, a San Diego native and a graduate of SDSU.

A meeting of the Policy Subcommittee was held on May 13th at which the boardmembers discussed the Annual Preservation Awards. The next meeting will be held on Monday, June 10th at 3 p.m in the large conference room on the 5th floor of the City Administration Building.

More information regarding the Archaeological and Tribal Cultural Resources Subcommittee can be found on the City’s Planning Department website.

The next meeting of the Design Assistance Subcommittee scheduled to be held on Wednesday June 5th at 4 p.m. in the large conference room on the 5th floor of the City Administration Building.

DISCUSSION ITEMS**ITEM-1 HILLCREST FOCUSED PLAN AMENDMENT HISTORIC PRESERVATION COMPONENT**

Note: This item was heard as the first discussion item

Applicant: City Planning Department

Description: Review and consider for the purpose of making a recommendation to the City Council the documents that comprise the historic preservation component of the Hillcrest Focused Plan Amendment. HRB-24- 021

Proposed Action: Review and consider for the purpose of making a recommendation to the City Council the final drafts of the Hillcrest Historic Context Statement; the Hillcrest Focused Plan Amendment portion of the Blueprint SD Cultural Resources Constraints and Sensitivity Analysis; the Uptown Community Plan's amended Historic Preservation Element; the Supplemental Development Regulations for the Hillcrest Historical District; and the Historical, Archaeological and Tribal Cultural Resources Sections of the Blueprint SD Initiative, Hillcrest Focused Plan Amendment, and University CPU Program Environmental Impact Report as it relates to the Hillcrest Focused Plan Amendment.

Staff Recommendation: Recommend City Council adoption of the Hillcrest Historic Context Statement; the Hillcrest Focused Plan Amendment portion of the Blueprint SD Cultural Resources Constraints and Sensitivity Analysis; the Uptown Community Plan's amended Historic Preservation Element; the Supplemental Development Regulations for the Hillcrest Historical District; and the Historical, Archaeological and Tribal Cultural Resources Sections of the Blueprint SD Initiative, Hillcrest Focused Plan Amendment, and University CPU Program Environmental Impact Report as it relates to the Hillcrest Focused Plan Amendment.

Staff Report by Kelley Stanco**Correspondence Received**

In Favor: Received from Geoffrey Hueter,

In Opposition: Received from Charles Kaminski, Mission Hills Heritage, Patty Ducey Brooks, and Susan White.

Testimony Received

In Favor: Received from Geoff Hueter (ceded time to him from Laura Henson, Diana Cordileone), Mat Wahlstrom, and Charles Kaminski.

In Opposition: Received from Charles Kaminski, Lu Rehling (ceded time to him from Tom Mullaney, Don Liddell, Cindy Yurkovich, Matt Driver), Sharon Gehl, Barry Hager, and Bruce Coons.

BOARD ACTION:

MOTION BY CHAIR HUTTER TO MOVE STAFF'S RECOMMENDATION WITH THE ADDITION OF ENCOURAGING INDIVIDUAL HISTORIC DESIGNATIONS. Seconded by Boardmember Cortez. The motion passed by a vote of 5-2-0 with Boardmembers Cortez, Byers, Taylor, Winter, and Chair Hutter voting yea, with Boardmembers Coyle and Farley voting no, and with Boardmembers Cheng, McCullough, and Woods absent.

Break: 2:48 p.m. – 2:58 p.m.

ITEM-2 UNIVERSITY COMMUNITY PLAN and LOCAL COASTAL PROGRAM UPDATE HISTORIC PRESERVATION COMPONENT

Note: This item was heard as the second discussion item

Applicant: City Planning Department

Description: Review and consider for the purpose of making a recommendation to the City Council the documents that comprise the historic preservation component of the University Community Plan and Local Coastal Program Update. HRB-24-022

Proposed Action: Review and consider for the purpose of making a recommendation to the City Council the final drafts of the University Community Plan Area Historic Context Statement; the University Community Plan Area Focused Reconnaissance Survey; the Cultural Resources Constraints and Sensitivity Analysis for the University Community Plan Update; the Community Plan's Historic Preservation Element; an amendment to the Historical Resources Guidelines of the Land Development Manual to exempt specified areas from review under SDMC 143.0212; and the Historical, Archaeological and Tribal Cultural Resources Sections of the Blueprint SD Initiative, Hillcrest Focused Plan Amendment, and University CPU Program Environmental Impact Report as it relates to the University Community Plan and Local Coastal Program Update.

Staff Recommendation: Recommend City Council adoption of the University Community Plan Area Historic Context Statement; the University Community Plan Area Focused Reconnaissance Survey; the Cultural Resources Constraints and Sensitivity Analysis for the University Community Plan Update; the Community Plan's Historic Preservation Element; an amendment to the Historical Resources Guidelines of the Land Development Manual to exempt specified areas from review under SDMC 143.0212; and the Historical, Archaeological and Tribal Cultural Resources Sections of the Blueprint SD Initiative, Hillcrest FPA, and University CPU Program Environmental Impact Report as it relates to the University Community Plan and Local Coastal Program Update.

Staff Report by Bernie Turgeon**BOARD ACTION:**

MOTION BY VICE-CHAIR BYERS TO MOVE STAFF'S RECOMMENDATION. Seconded by Boardmember Farley. The motion passed by a vote of 6-0-1 with Boardmembers Cortez, Farley, Byers, Taylor, Winter, and Chair Hutter voting yea, with Boardmember Coyle abstaining, and with Boardmembers Cheng, McCullough, and Woods absent.

ITEM-3

Trailed from April 25, 2024

SELECTION OF HISTORICAL RESOURCES BOARD VICE-CHAIR AND SECOND VICE-CHAIR

Note: This item was heard as the last discussion item

Description: Consider electing a Vice-Chair and Second Vice-Chair from among the sitting Boardmembers, consistent with the Board's adopted Procedures.

Proposed Action: Elect a Vice-Chair and Second Vice-Chair, consistent with the Board's adopted Procedures.

Staff Recommendation: Elect a Vice-Chair and Second Vice-Chair.

Staff Report by Suzanne Segur

BOARD ACTION:

MOTION BY CHAIR HUTTER FOR MICHAEL TAYLOR TO BE VICE-CHAIR OF THE HRB. Seconded by Boardmember Cortez. The motion passed by a vote of 7-0-0 with Boardmembers Winter, Coyle, Taylor, Byers, Farley, Cortez, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

BOARD ACTION:

MOTION BY CHAIR HUTTER FOR KRISTI BYERS TO BE 2ND VICE-CHAIR OF THE HRB. Seconded by Vice-Chair Taylor. The motion passed by a vote of 7-0-0 with Boardmembers Cortez, Farley, Byers, Taylor, Coyle, Winter, and Chair Hutter voting yea, and with Boardmembers Cheng, McCullough, and Woods absent.

ITEM-4

Trailed from April 25, 2024

SELECTION OF HISTORICAL RESOURCES BOARD CHAIR

Note: This item was heard as the third discussion item

Description: Consider electing a Board Chair from among the sitting Boardmembers, consistent with the Board's adopted Procedures.

Proposed Action: Elect a Chair consistent with the Board's adopted Procedures

Staff Recommendation: Elect a Chair

Staff Report by Suzanne Segur

BOARD ACTION:

MOTION BY VICE-CHAIR BYERS FOR TIM HUTTER TO BE CHAIR OF THE HRB. Seconded by Boardmember Cortez. The motion passed by a vote of 5-0-2 with Boardmembers Cortez, Farley, Byers, Taylor, and Winter voting yea, with Boardmember Coyle and Chair Hutter abstaining, and with Boardmembers Cheng, McCullough, and Woods absent.

ITEM-5

Continued from April 25, 2024

7960 LA JOTA WAY

Applicant/Owner: Daniel and Carrie Aisen represented by IS Architecture

Description: Consider the designation of the property located at 7960 La Jota Way, 92037, La Jolla Community, Council District 1, as a historical resource. Report Number: HRB-24-018

Proposed Action: Designate or not designate the property as a historical resource under adopted designation criteria.

Staff Recommendation: Do not designate the property as a historical resource under adopted designation criteria.

Staff Report by Alvin Lin

Correspondence Received

In Support: Received from Bruce Coons.

In Opposition: Received from Ricardo Flores and Barry Hager.

Testimony Received

In Opposition: Received by Scott Moomjian, Ione Stiegler, Daniel Aisen, Joseph Troia, and Peter Kempson.

BOARD ACTION:

MOTION BY BOARDMEMBER WINTER TO CONTINUE TO A DATE CERTAIN OF JUNE 27, 2024.

Seconded by Boardmember Coyle. The motion passed by a vote of 7-0-0 with Boardmembers Winter, Coyle, Taylor, Byers, Farley, Cortez, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.

ITEM-6

AUGUSTA AND FREDRICK WENDEL/ALEXANDER SCHREIBER HOUSE

Applicant/Owner: Brian Flynn Lacklen 2006 Trust represented by Landmark Historic Preservation

Description: Consider the designation of the property located at 3545 Mississippi Street, 92104, North Park Community, Council District 3, as a historical resource. Report Number: HRB-24-020

Proposed Action: Designate or not designate the property as a historical resource under adopted designation criteria.

Staff Recommendation: Designate the Augusta and Fredrick Wendel/Alexander Schreiber House located at 3545 Mississippi Street as a historical resource with a period of significance of c.1923 under HRB Criteria C and D. The designation includes the detached garage.

Staff Report by Megan Walker

Testimony Received

In Favor: Received from Brian Lacklen, Kiley Wallace, Ben Segebartt,

BOARD ACTION:

MOTION BY VICE CHAIR BYERS TO DESIGNATE ON CONSENT PER STAFF'S RECOMMENDATION. Seconded by Chair Hutter. The motion passed by a vote of 7-0-0 with Boardmembers Cortez, Farley, Byers, Taylor, Coyle, Winter, and Chair Hutter voting yea with Boardmembers Cheng, McCullough, and Woods absent.