



**CITY OF SOUTH PASADENA
CULTURAL HERITAGE COMMISSION**

MINUTES
THURSDAY, MAY 16, 2024, AT 6:30 P.M.

CALL TO ORDER:

The Regular Meeting of the South Pasadena Cultural Heritage Commission was called to order by Chair Lopez on Thursday, May 16, 2024, at 6:30 p.m. The meeting was conducted in person from the Council Chambers located at 1424 Mission Street, South Pasadena, California.

ROLL CALL

PRESENT

Chair	Conrado Lopez
Vice-Chair	Kristin Morrish
Commissioner	William Cross
Commissioner	Jeremy Ding
Commissioner	Scott Severson

COUNCIL LIAISON

Mayor Pro Tem	Jack Donovan
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CITY STAFF PRESENT:

Matt Chang, Planning Manager; Dean Flores, Senior Planner; Mary Haddad, Management Analyst; Tatianna Marin, Acting Assistant Planner; Lillian Estrada, Administrative Secretary.

APPROVAL OF AGENDA

Majority vote of the Commission to proceed with business.

There were no changes requested and the Agenda was approved as submitted.

DISCLOSURE OF SITE VISITS AND EX-PARTE CONTACTS

Disclosure by the Commission of site visits and ex-parte contact for agenda items.

None.

PUBLIC COMMENT

1. Public Comment – General (Non-Agenda Items)

None.

PRESENTATION

2. Commission Analysis Revisit – City Manager’s Office

Management Analyst Haddad presented the staff report.

Commissioner Ding asked if the CHC was going to be combined with another commission. He added that Public Works Commissions might benefit from consolidation.

Ms. Haddad stated that staff was still awaiting feedback from commissioners and that no action had been taken as of yet.

Vice-Chair Morrish stated that combining CHC with the other two Community Development Commissions/Boards would make meetings too long. She asked if staff was also going to reach out to the public and local architects with their survey.

PUBLIC HEARING

- 3. 1635 Lyndon Street, Project No. 2578-COA/DRX** A request for Certificate of Appropriateness (COA) to demolish an existing single-family dwelling located at 1635 Lyndon Street (APN: 5320-003-013). In accordance with the California Environmental Quality Act (CEQA), the subject property does not qualify for consideration as a historical resource (Section 15064.5 (a) of the CEQA Guidelines). The project qualifies for a Categorical Exemption under Section 15303, Class 3 (New Construction or Conversion of Small Structures).

Recommendation

To continue this item to the June 20, 2024 Cultural Heritage Commission meeting date.

Staff Presentation:

Planning Manager Chang stated that staff was recommending this item be continued.

Questions for Staff:

None.

Commission Motion and Action:

MOVED BY CHAIR LOPEZ AND SECONDED BY VICE-CHAIR MORRISH, to continue the project to the June 20, 2024 Cultural Heritage Commission meeting date.

AYES: Lopez, Morrish, Cross, Ding, Severson

NOES:

ABSENT:

ABSTAINED:

Motion Carried: 5-0

4. **1017 Magnolia Street, Project No. COA24-0003** - A request for Certificate of Appropriateness (COA) to construct a 528 square-foot first story addition, a new 269 square-foot second story addition, and a 274 square-foot covered porch to an existing 1,300 square-foot, one-story single-family dwelling at 1017 Magnolia Street (APN: 5315-013-027). In accordance with the California Environmental Quality Act (CEQA), the project qualifies for a Categorical Exemption under Section 15301, Class 1(Existing Facilities) and Section 15331, Class 31 (Historical Resource Restoration/Rehabilitation).

Recommendation:

Finding the project exempt from CEQA pursuant to Sections 15301 and 15331. Approve the Certificate of Appropriateness, subject to conditions of approval.

Staff Presentation:

Senior Planner Flores presented the staff report.

Questions for Staff:

Chair Lopez asked for clarification about the parking.

Senior Planner Flores stated that, state law AB 2097, when project is located within a half mile of a high quality transit stop, they are exempt from providing parking on-site.

Applicant Presentation:

Architect Steve Dahl and Adrian Dahl made a presentation. Mr. Dahl introduced the homeowner, Lisa Miles, as well.

Questions for Applicant:

Chair Lopez asked about the railing on the back porch stating he did not see any notes specifically about it.

Mr. Adrian Dahl stated it would be a wood railing.

Mr. Steve Dahl added details of the size of railing.

Public Comment:

None.

Commissioner Discussion:

Vice-Chair Morrish stated it was a well-designed project and she was ready to make a motion to approve.

Chair Lopez thanked the applicant for the thoughtful presentation.

Commission Motion and Action:

MOVED BY VICE-CHAIR MORRISH, SECONDED BY CHAIR LOPEZ, to approve the project as submitted. Mandatory findings and project specific findings can be made.

AYES: Lopez, Morrish, Cross, Ding, Severson

NOES:

ABSENT:

ABSTAINED:

Motion Carried: 5-0

5. **1617 Spruce Street, Project No. COA24-0005** – A request for a Certificate of Appropriateness (COA) for a 469 square-foot second-story addition to the rear of an existing two-story single-family dwelling at 1617 Spruce Street (APN: 5320-009-019). In accordance with the California Environmental Quality Act (CEQA), the project qualifies for a Categorical Exemption under Section 15301, Class 1 (Existing Facilities) and Section 15331, Class 31 (Historical Resource Restoration/Rehabilitation).

Recommendation:

Finding the project exempt from CEQA pursuant to Sections 15301 and 15331. Approve the Certificate of Appropriateness, subject to conditions of approval.

Staff Presentation:

Acting Assistant Planner Marin presented the staff report.

Questions for Staff:

None.

Applicant's Presentation:

None.

Questions for Applicant:

Vice-Chair Morrish asked architect Jim Fenske if there was an attempt to differentiate the addition from the original structure.

Mr. Fenske stated that the stucco is different—one is sponge finish and one is steel trowel. He added that the tile would be a different color.

Public Comments

None.

Commissioner Discussion

Chair Lopez stated two stuccos are tricky in general but because of the location of the addition in the back of the house, he is fine with the use of two different stuccos.

Commissioner Severson stated he understood the attempt at differentiation but added there are some simple things that could be done to break up the massing on the back elevation to break it up.

Chair Lopez suggested approving the project with a Chair Review including the conditions that were discussed.

Vice-Chair Morrish asked if Commissioner Severson could do the Chair Review since he had great suggestions.

Commissioner Severson stated he would be happy to assist with the Chair Review.

Commission Motion and Action

MOVED BY CHAIR LOPEZ, SECONDED BY VICE-CHAIR MORRISH, to approve the project as submitted with an additional condition of a Chair Review to address the massing and differentiation. Mandatory findings and project specific findings can be made.

AYES: Lopez, Morrish, Cross, Ding, Severson

NOES:

ABSENT:

ABSTAINED:

Motion Carried: 5-0

- 6. 1209 Indiana Avenue, Project No. LMR23-0001** – A request for a Landmark Historic Designation for a single-family dwelling located at 1209 Indiana Avenue (APN: 5314-010-061). In accordance with the California Environmental Quality Act (CEQA), the project qualifies for a Categorical Exemption under Section 15308, Class 8 (Actions Taken by Regulatory Agencies for Protection of the Environment).

Recommendation:

Review and recommend approval of the Landmark Historic Designation to the City Council.

Staff Presentation:

Senior Planner Flores presented the staff report.

Questions for Staff:

None.

Applicant Presentation:

Applicant was available but did not have a presentation.

Public Comment:

None.

Commission Discussion:

Chair Lopez stated that he and Vice-Chair Morrish were on the subcommittee and he supports the designation as a landmark and a brief discussion followed.

Commission Motion and Action:

MOVED BY VICE-CHAIR MORRISH, SECONDED BY COMMISSIONER DING, to recommend the Landmark Historic Designation to the City Council.

AYES: Lopez, Morrish, Cross, Ding, Severson

NOES:

ABSENT:

ABSTAINED:

Motion Carried: 5-0

DISCUSSION ITEMS

7. 1209 Indiana Avenue – Mills Act Request

Recommendation

Form a subcommittee to review the Mills Act request.

Presentation:

Senior Planner Flores presented the staff report.

Chair Lopez asked volunteers to form a subcommittee.

Commissioner Severson and Commissioner Ding volunteered to be on the subcommittee.

Commission Motion and Action:

MOVED BY CHAIR LOPEZ, SECONDED BY VICE-CHAIR MORRISH, to form a subcommittee consisting of Commissioner Severson and Commissioner Ding to review the Mills Act Request.

AYES: Lopez, Morrish, Cross, Ding, Severson
NOES:
ABSENT:
ABSTAINED:

Motion Carried: 5-0

8. 2024 Annual Commission Report

Recommendation:

Discuss and approve 2024 Annual Commission Report.

Staff Presentation:

Planning Manager Chang presented the staff report.

There was a brief discussion amongst commissioners and no comments about the report.

ADMINISTRATION

9. Comments from City Council Liaison

City Council Liaison, Jack Donovan, reported that, at the prior evening's City Council meeting, there was a large crowd of people advocating to end violence in Gaza and that the City Council listened but did not take action.

10. Comments from Commissioners

None.

11. Comments from Subcommittees

None.

12. Comments from Staff

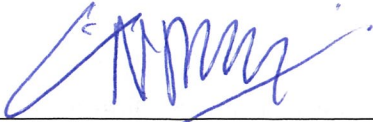
Planning Manager Chang stated that this past Tuesday there was a Planning Commission meeting and the Commission approved alcohol sales at the new Trader Joe's store on Fair Oaks Avenue. He added that the store representative was present at the meeting and stated the store was scheduled to open in September or October of this year. He also reminded the Commissioners to let staff know if they would be absent for any summer meetings.

ADJOURNMENT

13. Adjourn to the regular Cultural Heritage Commission meeting scheduled for June 20, 2024, at 6:30 p.m.

There being no further matters, Chair Lopez adjourned the Cultural Heritage Commission meeting at 7:36 p.m.

APPROVED,



Conrado Lopez, Chair
Cultural Heritage Commission

7.18.24

Date