



**City of
Santa Clara**
The Center of What's Possible

**HISTORICAL AND
LANDMARKS COMMISSION**
CITY COUNCIL CHAMBERS
1500 Warburton Avenue
Santa Clara, CA 95050

MINUTES
Thursday, February 2, 2017
Regular Meeting – 7:00 P.M.

Please refer to the Historical and Landmarks Commission Procedural Items guideline for information on all procedural matters.

ITEMS FOR COUNCIL ACTION

The following items from this Historical and Landmarks Commission agenda will be scheduled for Council review following the conclusion of hearings and recommendations by the Historical and Landmarks Commission. Due to timing of notices for Council hearings and the preparation of Council agenda reports, these items will not necessarily be heard on the date the minutes from this meeting are forwarded to the Council. Please contact the Planning Division office for information on the schedule of hearings for these items:

- **None**

1. CALL TO ORDER

The meeting was called to order at 7:00 p.m.

2. ROLL CALL

Commissioners Present: Priya Cherukuru, Stephen Estes, Brian Johns, Patricia Leung, Jeannie Mahan and Michael Hyams

Commissioners Absent: J.L. "Spike" Standifer

Staff Present: Yen Han Chen, Associate Planner

3. DISTRIBUTION OF AGENDA AND STAFF REPORTS

Copies of current agendas and staff reports for each of the items on the agenda are available from the Planning Division office and City website on the Friday afternoon preceding the meeting and are available at the Commission meeting at the time of the hearing.

4. DECLARATION OF COMMISSION PROCEDURES

Chair Johns reviewed the Historical and Landmarks Commission procedures for those present.

5. REQUESTS FOR EXCEPTIONS, WITHDRAWALS AND CONTINUANCES

- A. Withdrawals - None
- B. Continuances - None
- C. Exceptions (requests for agenda items to be taken out of order) - None

6. ORAL PETITIONS/ANNOUNCEMENTS AND COMMUNICATIONS

Members of the public may briefly address the Commission on any item not on the agenda

- Gloria McClain provided information on the Santa Clara County National Heritage Area Project and noted there was no mention of Ulistac. The Commission requested that staff add this item to the next meeting agenda for discussion.

7. CONSENT CALENDAR

Consent Calendar items may be enacted, approved or adopted, based upon the findings prepared and provided in the written staff report, by one motion unless requested to be removed by anyone for discussion or explanation. If any member of the Historical and Landmarks Commission, staff, the applicant or a member of the public wishes to comment on a Consent Calendar item, or would like the item to be heard on the regular agenda, please notify Planning staff, or request this action at the Historical and Landmarks Commission meeting when the Chair calls for these requests during the Consent Calendar review.

7.A. Approval of Historical and Landmarks Commission Minutes for the meeting of January 5, 2017.

Motion/Action: Motion was made by Estes and seconded by Cherukuru to approve the Minutes of January 5, 2017 (6-0-0-1, Standifer absent).

***** END OF CONSENT CALENDAR *****

8. PUBLIC MEETING ITEMS

8.A. **File No.(s):** PLN2016-12353
Location: 1494 Homestead Road, a 4,939 square foot parcel located at the southeast corner of Homestead Road and Jefferson Street (APN: 269-26-119). Property is zoned Single Family Residential (R1-6L).
Applicant / Owner: Michael & Tanya Schmidt
Request: **Historical Preservation Agreement (Mills Act Contract)** for the existing single family residence.
CEQA Determination: Categorically Exempt per CEQA Section 15061(b)(3), activity is not subject to CEQA
Project Planner: Steve Le, Assistant Planner I
Staff Recommendation: **Approved**, subject to conditions

Notice: The notice of public meeting for this item was posted within 300 feet of the site and was mailed to property owners within 300 feet.

Discussion: Mr. Chen provided an overview of the project to the Commission. Michael Schmidt owner of the property addressed the Commission and answered questions. No comments were received from the public during public comment period.

Chair Johns noted that there has been lots of work put into the house to bring it up to its current condition. The Commission complimented the homeowners on the work. Craig Mineweaser, Volunteer Architectural Advisor, suggested that homeowner submit a letter of the work that has been completed on the house. The Commission reviewed the Proposed 10 Year Preservation and Restoration Plan. The Commission noted the proposed window maintenance does not require further review by the Commission.

Motion/Action:

Motion was made by Estes, seconded by Hyams to recommend approval of the Historical Preservation Agreement (Mills Act) with the 10 year restoration and maintenance plan, and authorize a small bronze plaque for the property (6-0-0-1, Standifer absent).

8.B. **File No.(s):** PLN2016-12336
Location: 726 Madison Street, an 8,044 square foot parcel located on the west side of Madison Street, approximately 50 feet north of Santa Clara Street (APN: 269-26-051). Property is zoned Single Family Residential (R1-6L).
Applicant / Owner: Joshua & Kimberly Frazzitta

Request:	Historical Preservation Agreement (Mills Act Contract) for the existing single family residence.
CEQA Determination:	Categorically Exempt per CEQA Section 15061(b)(3), activity is not subject to CEQA
Project Planner:	Yen Chen, Associate Planner
Staff Recommendation:	Approved , subject to conditions

Notice: The notice of public meeting for this item was posted within 300 feet of the site and was mailed to property owners within 300 feet.

Discussion: Mr. Chen provided an overview of the project to the Commission. Property owner Kimberly Frazzitta was present to answer questions from the Commission. Chair Johns opened up the item for public comment. Lou Faria, a Resident, noted that the house is a hidden gem inside. He suggested that the electrical work be moved up to year 1 or 2 in the preservation plan. The public comment period was then closed.

The Commission reviewed the Proposed 10 Year Preservation and Restoration Plan. They noted that the undertaking to remove the asbestos shingle was a big undertaking. The Commission discussed the order of the preservation efforts and provided suggestions reordering the work.

Motion/Action:

Motion was made by Cherukuru, seconded by Hyams to recommend approval of the Historical Preservation Agreement (Mills Act), move up the electrical work earlier in the 10 year restoration and maintenance plan, and authorize a small bronze plaque for the property (5-0-1-1, Estes abstain, Standifer absent).

9. OTHER BUSINESS

9.A. Commission Procedures and Staff Communications

i. Announcements/Other Items

- VTA's BART Silicon Valley Phase II Extension Project – Samantha Swan, Senior Environmental Planner, Santa Clara Valley Transportation Authority (presentation)
- Ms. Swan provided an overview of the proposed project. She noted the comment period for the Draft SEIS/EIR will end on February 20, 2017. She noted this next phase of BART development is set for approvals by the VTA later this year.
- **Motion/Action:** By consensus of the Commission, motion was made and approved to note and file the report.
- The Commission asked staff to look into the ownership of the Depot and historical properties. This is to determine whether the City can precede to nominate the properties for historical listing.
- Correspondence received for HLC
 - None
- Monthly Report on HT properties: Residential reversions (verbal update)
 - None

ii. Report of the Liaison from the Planning and Inspection Department

- City Council and Planning Commission Actions (verbal update)

iii. Commission/ Board Liaison and Committee Reports

- Santa Clara Arts and Historic Consortium (Standifer/Cherukuru as alternate)
[Fourth Monday of each month at 7:15 p.m. - Headen-Inman House]
- Historic Preservation Society of Santa Clara (Mahan/Leung as alternate)
[Second Friday of each month at 10:00 a.m. - Harris Lass Preserve]
- Old Quad Residents Association (Hyams/Mahan as alternate)
- Architectural Committee (Mahan / Johns as alternate)
- Agnews Historic Cemetery Museum Committee (Standifer/Hyams as alternate)
- BART/ High Speed Rail/ VTA BRT Committee (Johns/Cherukuru as alternate)
- Zoning Ordinance Update (Johns/Hyams Alternate)
- Review of Mills Act Contracts Ad-hoc Committee (Johns, Hyams and Estes)

- Review of Publications, CAMP and Technical Briefs Ad-hoc Committee (Cherukuru, Mahan and Estes)

iv. Commission Activities

- Commissioner Travel and Training Reports
- Commissioner Johns inquired as to who would be interested in attending the CPF Annual Preservation Conference in Pasadena (May 10-14th)

v. Upcoming Agenda Items

- Review of Street Name List – TBD
- Commission Training – TBD (Lorie Garcia)

10. ADJOURNMENT

The meeting was adjourned at 9:33 p.m. The next regular Historical and Landmarks Commission meeting will be held on Thursday, March 2, 2017 at 7:00 p.m. in the City Council Chambers.

Prepared by:



Yen Han Chen
Associate Planner

Approved:



Gloria Sciara, AICP
Development Review Officer

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