



City of Santa Clara

Meeting Minutes

Historical & Landmarks Commission

03/06/2025

6:00 PM

Hybrid Meeting
City Hall Council
Chambers/Virtual
1500 Warburton Avenue
Santa Clara, CA 95050

REVISED AGENDA: RTC 25-120 HAS BEEN UPDATED

The City of Santa Clara is conducting the Historical and Landmarks Commission meeting in a hybrid manner (in-person and methods for the public to participate remotely)

- Via Zoom:

- o <https://santaclaraca.zoom.us/j/97233262035> or

- o Phone: 1 (669) 900-6833

Webinar ID: 972 3326 2035

Public Comments prior to meeting may be submitted via email to PlanningPublicComment@santaclaraca.gov no later than noon on the day of the meeting. Clearly indicate the project address, meeting body, and meeting date in the email.

PUBLIC PARTICIPATION IN ZOOM WEBINAR:

Please follow the guidelines below when participating in a Zoom Webinar:

- The meeting will be recorded so you must choose 'continue' to accept and stay in the meeting.
- If there is an option to change the phone number to your name when you enter the meeting, please do so as your name will be visible online and will be used to notify you that it is your turn to speak.
- Mute all other audio before speaking. Using multiple devices can cause an audio feedback.
- Use the raise your hand feature in Zoom when you would like to speak on an item and lower when finished speaking. Press *9 to raise your hand if you are calling in by phone only.
- Identify yourself by name before speaking on an item.
- Unmute when called on to speak and mute when done speaking. If there is background noise coming from a participant, they will be muted by the host. Press *6 if you are participating by phone to unmute.
- If you no longer wish to stay in the meeting once your item has been heard, you may leave the meeting.

CALL TO ORDER AND ROLL CALL

Chair Leung called the meeting to order at 6:01 p.m.

Present 4 - Commissioner Michael Celso , Chair Patricia Leung, Commissioner Kathleen Romano, and Vice Chair Ana Vargas-Smith

Absent 3 - Commissioner Amy Kirby, Commissioner Ed Stocks, and Commissioner Yvonne Inciarte

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to excuse Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

CONSENT CALENDAR

1.A [25-314](#) Historical and Landmarks Commission Meeting Minutes of October 3, 2024 - Continued from February 6, 2025 Meeting

Recommendation: Approve the Historical and Landmarks Commission Meeting Minutes of the October 3, 2024 Meeting.

The October 3, 2024 Meeting Minutes were continued to April 6, 2025 due to a quorum not present at the time the item was heard.

1.B [25-315](#) Historical and Landmarks Commission Meeting Minutes of February 6, 2025

Recommendation: Approve the Historical and Landmarks Commission Meeting Minutes of the February 6, 2025 Meeting.

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to approve Items 1.B and 1.C. on the Consent Calendar.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

- 1.C [25-216](#) Action on Draft Certified Local Government (CLG) 2023-2024 Annual Report

Recommendation: Recommend that the Commission review and take action to approve the Draft Certified Local Government (CLG) 2023-2024 Annual Report.

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to approve Items 1.B and 1.C. on the Consent Calendar.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

PUBLIC PRESENTATIONS

None.

GENERAL BUSINESS

2. [24-1252](#) PUBLIC HEARING: Recommendation on the Architectural Review (PLN24-00605) of the Proposed Construction of an 1,817 square-foot Three Bedroom, Two-Bathroom Residence with an Attached Two Car Garage and Accessory Dwelling Unit (ADU) Located at 645 Jackson Street, within 200 Feet of a Historic Resource Inventory Property.

Recommendation: Recommend that the Historical and Landmarks Commission find that the proposed project located at 645 Jackson Street will not destroy or have a significant adverse effect on the integrity of the Historic Resource Inventory property within 200 feet at 610 and 690 Jackson Street that the proposed construction is compatible with the surrounding neighborhood and recommend approval of the Architectural Review at the Development Review Hearing.

Associate Planner, Daniel Sobczak, provided the staff presentation.

Homeowner Ruby Hao spoke about the project.

Public Speakers:

Lori Jain

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to close public hearing.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to approve staff recommendation.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

3. [25-120](#) PUBLIC HEARING: Recommendation on the Architectural Review of (PLN24-00460) for a Demolition of the Existing Single-Family Residence and Construction of a 2,274 Square-Foot Four-Bedroom, Three-and-half Bathroom Two-Story Residence with an Attached Two-Car Garage located at 520 Hilmar Street within 200 Feet of Historic Properties.

Recommendation: Recommend that the Historical and Landmarks Commission find that the proposed project located at 520 Hilmar Street will not destroy or have a significant adverse effect on the integrity of the HRI listed properties within 200 feet at 530-560 Hilmar Street; that the construction is compatible with the surrounding neighborhood and recommend approval of the Architectural Review at the Development Review Hearing.

Chair Leung moved Item 3 to be the first item heard under General Business.

Senior Planner, Steve Le, provided the staff presentation.

Homeowner Thanh Nguyen provided the applicant presentation.

Public Speakers:

Shellie and Jason Barber
Project Historian, Kara Brunzel
Mark Kelsey

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to close public hearing.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

A motion was made by Commissioner Romano, seconded by Commissioner Celso, to continue this item to the April 3, 2025 Historical Landmarks Commission meeting, with recommendation to reduce the scale of the second story.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

4. [25-229](#) Historical and Landmarks Commission Workplan Fiscal Year 2025/2026

Recommendation: There is no staff recommendation.

A motion was made by Commissioner Celso, seconded by Commissioner Vargas-Smith, to approve the Historical and Landmarks Commission Workplan Fiscal Year 2025/2026.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

5. [25-262](#) 2024-2025 Mills Act Audit Update

Principal Planner, Rebecca Bustos, provided the presentation.

6. [25-228](#) Historical Preservation Month 2025 Banner Project

Recommendation: There is no staff recommendation.

Commissioner Vargas-Smith provided the presentation.

A motion was made by Commissioner Romano, seconded by Commissioner Vargas-Smith, to approve the Historical Preservation Month 2025 Banner Project with: (1) the budget increased to \$3500, (2) the addition of three new banners (for a total of 13), and to allow the Banner Subcommittee to approve the final design for the three new banners.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

STAFF REPORT

1. Training and Travel Request

Commissioner Inciarte, Commissioner Vargas-Smith, and Commissioner Romano, confirmed they will attend the 2025 California Preservation Conference.

COMMISSIONERS REPORT

Subcommittee Reporting - 20 minutes

Board/Committee

Lead/Alternate

Santa Clara Arts and Historic Consortium
Historic Preservation Society of Santa Clara
Old Quad Residents Association
Development Review Hearing
BART/ High Speed Rail/ VTA BRT Committee
El Camino Real Specific Plan Community Advisory Committee
Downtown Precise Plan
Santa Clara Station Area Task Force

Vargas-Smith / Romano
Vargas-Smith / Leung
Leung
Romano /Vargas-Smith
Vargas-Smith/ Leung
Leung
Vargas-Smith/Stocks
Leung/Stocks

ADJOURNMENT

A motion was made by Commissioner Romano, seconded by Commissioner Vargas-Smith, to adjourn the meeting at 8:50 p.m.

Aye: 4 - Commissioner Celso, Chair Leung, Commissioner Romano, and Vice Chair Vargas-Smith

Excused: 3 - Commissioner Kirby, Commissioner Stocks, and Commissioner Inciarte

The next regular scheduled meeting is on Thursday, April 3, 2025 at 6 p.m.

MEETING DISCLOSURES

The time limit within which to commence any lawsuit or legal challenge to any quasi-adjudicative decision made by the City is governed by Section 1094.6 of the Code of Civil Procedure, unless a shorter limitation period is specified by any other provision. Under Section 1094.6, any lawsuit or legal challenge to any quasi-adjudicative decision made by the City must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred. If a person wishes to challenge the nature of the above section in court, they may be limited to raising only those issues they or someone else raised at the meeting described in this notice, or in written correspondence delivered to the City of Santa Clara, at or prior to the meeting. In addition, judicial challenge may be limited or barred where the interested party has not sought and exhausted all available administrative remedies.

If a member of the public submits a speaker card for any agenda items, their name will appear in the Minutes. If no speaker card is submitted, the Minutes will reflect "Public Speaker."

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Individuals who require an auxiliary aid or service for effective communication, or any other disability-related modification of policies or procedures, or other accommodation, in order to participate in a program, service, or activity of the City of Santa Clara, should contact the City's ADA Coordinator at 408-615-3000 as soon as possible but no later than 48 hours before the scheduled event.