



CITY OF POMONA
HISTORIC PRESERVATION COMMISSION AGENDA
POMONA, CALIFORNIA – CITY COUNCIL CHAMBERS
505 South Garey Avenue, Pomona, CA 91766
REGULAR MEETING
WEDNESDAY, November 2, 2016 at 6:30 PM

- A. **CALL TO ORDER:** Chairperson, Mitch Elias
- B. **FLAG SALUTE:** Chairperson, Mitch Elias
- C. **ROLL CALL:** Development Services Manager, Brad Johnson

Chair Mitch Elias, Vice-Chair Rubio Gonzalez, Commissioner Larry Taylor, Commissioner Jim R. Gallivan, Commissioner Alice Gomez, Commissioner Jerry Tessier, and Commissioner Melissa Ayala.

D. **PUBLIC/CITIZEN PARTICIPATION (*Three (3) minute Limit on Non-Agenda Items Only*):**

1. At this time, the general public is invited to address the Historic Preservation Commission concerning **any items that are not listed on this agenda**, which are not public hearings, or other items under the jurisdiction of the Historic Preservation Commission. Discussion of any non-agenda items will be limited to three (3) minutes in accordance with City policy.
2. Anyone wishing to speak on **any item that is listed on tonight's agenda** (e.g., public hearings and/or work study items) is requested to adhere to the following protocol procedures/guidelines:
 - a) *Prior to the meeting or during the meeting prior to a matter being reached, persons wishing to address the Commission may fill out a speaker card and submit it to the Planning Manager. Speaker cards are available in the foyer of the City Council Chambers and from the Minutes Clerk.*
 - b) *When called upon, the person should come to the podium, state his/her name and address for the record and, if speaking for an organization or other group, identify the organization or group represented. Whenever any group of persons wishes to address the Commission on the same subject matter, the Chair may request that a spokesperson be chosen by the group.*
 - c) *All remarks should be addressed to the Commission as a whole, not to individual Commissioners. Questions, if any, should be directed to the presiding Chair who will determine whether, or in what manner, an answer will be provided.*
 - d) *Every person addressing the Historic Preservation Commission will be limited to three (3) minutes or such reasonable time as is granted by the majority of the Commission.*

E. CONSENT CALENDAR:

Note: All items listed on the Consent Calendar may be enacted by a single motion without separate discussion. If a discussion or a separate vote on any item is desired by a Historic Preservation Commissioner, that item may be removed from the Consent Calendar and considered separately. All remaining items not removed from the Consent Calendar by a Historic Preservation Commissioner shall be voted on prior to discussion of the item(s) requested to be pulled.

1. APPROVAL OF MINUTES:

October 5, 2016

F. PUBLIC HEARINGS:

1. MAJOR CERTIFICATE OF APPROPRIATENESS (MAJCOA 5720-2016)

PROJECT ADDRESS: 400 Lincoln Avenue – Lincoln Park and the following intersections: Palomares/Jefferson, Palomares/Lincoln, Palomares/Como, Como/Lincoln, and Como/Jefferson

PROJECT APPLICANT: City of Pomona, Public Works Department

PROJECT PLANNER: Leonard Bechet, Associate Planner

PROJECT DESCRIPTION:

Certificate of Appropriateness - Major Alteration to allow the installation of landscaped street crossing bulb-outs, medians, ADA accessible ramps, and new crosswalks at the subject locations to improve ADA accessibility to the park; installation of a new decomposed granite path around the perimeter of Lincoln Park; and replacement of an existing concrete picnic area with decomposed granite. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), Under Section 15304 (Minor Alterations to Land), the proposed project meets the criteria for a Categorical Exemption. Therefore, no further environmental evaluation is required.

Recommended Action:

The Planning Division recommends that the Historic Preservation Commission adopt the HPC Resolution approving Major Certificate of Appropriateness (MAJCOA 5720-2016), subject to conditions.

G. NEW BUSINESS:

H. HISTORIC PRESERVATION COMMISSION COMMUNICATIONS:

I. DEVELOPMENT SERVICES MANAGER COMMUNICATIONS:

1. Minor Certificates of Appropriateness approved October 2016.

J. ADJOURNMENT:

The City of Pomona Historic Preservation Commission is hereby adjourned to the next regular meeting of December 7, 2016 at 6:30 p. m. in the City Council Chambers.

***** CERTIFICATION OF POSTING AGENDA *****

I, Brad Johnson, Development Services Manager for the City of Pomona, hereby certify that the agenda for the November 2, 2016 Historic Preservation Commission meeting was posted on October 27, 2016.



Brad Johnson
Development Services Manager

UNOFFICIAL MINUTES
POMONA HISTORIC PRESERVATION COMMISSION
OCTOBER 5, 2016

CALL TO ORDER: The Historic Preservation Commission meeting was called to order at 6:40 p.m. by Vice Chair Gonzalez.

FLAG SALUTE: Commissioner Gallivan led the Commission in the flag salute.

ROLL CALL: Roll was taken by Development Services Manager Johnson

COMMISSIONERS PRESENT: Chair Elias (arrived after flag salute) and Vice Chair Gonzalez; Commissioners Ayala, Gallivan, Gomez, Taylor and Tessier

COMMISSIONERS ABSENT: None

STAFF PRESENT: Development Services Manager Johnson, Associate Planner Bechet, Technical Specialist Williamson, and Minutes Clerk Casey

ITEM D:
CITIZEN PARTICIPATION:

ITEM E:
CONSENT CALENDAR

1. APPROVAL OF MINUTES:
-August 3, 2016

Motion by Commissioner Gallivan, seconded by Commissioner Gomez, carried by a unanimous vote of the members present (5-0-2-0), Commissioners Ayala and Tessier abstained, adopting the Historic Preservation Commission meeting minutes of August 3, 2016.

PUBLIC HEARINGS:

ITEM F-1 PUBLIC HEARING – MAJOR CERTIFICATE OF APPROPRIATENESS (MAJCOA 4839-2016) TO DEMOLISH ONE SINGLE-FAMILY RESIDENCE LOCATED AT 1535 S. RESERVOIR STREET.

Associate Planner Bechet presented a staff report regarding a request to demolish a single-family residence. Commissioner Gallivan inquired whether any significant trees were being removed due to the proposed project. Associate Planner Bechet stated oak trees are protected under the District and there were not any oak trees being removed. Chair Elias opened public hearing. Mr. Antonio Millan, contractor for the project, agreed with staff report and asked the Commission to approve. Vice Chair Gonzalez stated he typically was against demolition, but he reviewed the property and did not feel there was anything to preserve. In addition, he stated he wanted to ensure parking was taken into consideration for the new development and he recommended, if possible, the significant

tree on the site be incorporated into the new project. Mr. Antonio Millan stated the tree would be removed to allow for additional parking. Chair Elias closed the public hearing. Development Services Manager Johnson stated staff would study the tree and if significant would work with the City Arborist and applicant to preserve the tree.

Motion by Commissioner Gallivan, seconded by Vice Chair Gonzalez, carried by a unanimous vote of the members present (7-0-0-0), adopting Resolution No. 16-011, approving Major Certificate of Appropriateness (MAJCOA 4839-2016).

ITEM F-2

PUBLIC HEARING – MAJOR CERTIFICATE OF APPROPRIATENESS (MAJCOA 1898-2015) TO LEGALIZE THE INSTALLATION OF FOURTEEN (14) VINYL WINDOWS IN A NON-CONTRIBUTING SINGLE FAMILY RESIDENCE IN THE LINCOLN PARK HISTORIC DISTRICT LOCATED AT 984 N. ELEANOR STREET.

Technical Specialist Williamson presented a staff report regarding a request to legalize fourteen vinyl windows. Chair Elias mentioned a correction required to the resolution as it referred to the incorrect Major Certificate of Appropriateness. In addition he inquired when the changes took place and when the district was formed. Technical Specialist Williamson stated in 2007 a Certificate of Appropriateness was applied for, but then withdrawn. It is believed that changes took place sometime around 2007 and the district was established in 1999. Vice Chair Gonzalez stated a concern with the applicant being required to pay fees on changes to the home he did not complete. Commissioner Gallivan stated a concern with legalizing the windows as he felt the vinyl windows detracted from the neighborhood. Chair Elias opened the public hearing. The applicant, Mr. Hugo Ramirez, stated he was aware he was purchasing a home in a Historic District and he came to the City to verify which permits were pulled on the home. He stated the vinyl windows were not flagged and escrow went through successfully. Two months after he occupied the home he was approached by Code Compliance. He stated he believed he did his due diligence before he purchased the home, the change fell through the cracks for years and he should not be responsible nor should he be before the Commission tonight. Vice Chair Gonzalez inquired if approved, would the applicant be willing to forgive the fees he has paid. Mr. Hugo Ramirez stated he would forgive the fees as he just wanted this issue to be resolved. Chair Elias invited the public for comments. Mr. Dan McIntire welcomed the applicant to the neighborhood and stated he would like to promote neighbors like the applicant as he kept his home clean. He stated he was not happy with the windows, but he did not feel the applicant was responsible. He provided background on non-contributing structures by stating the State had a model ordinance and Pomona based theirs on the State's. He stated non-contributing structures should be reviewed as they contributed to the neighborhood. Ms. Ann Tomkins stated a concern with the Commission reviewing and considering non-contributing structures as they do with contributing structures. She did not believe the ordinance allowed the commission to review non-contributing structures. She asked the Commission to obtain guidance from the City Attorney's office with respect to non-contributing structures. She also suggested a study session, as vinyl windows have been a reoccurring issue. Chair Elias closed the public hearing. Chair Elias stated he felt the applicant should not be responsible for this change and he felt all penalties/fees should be reimbursed to him. In addition, he asked staff to speak to the City Attorney's office regarding non-contributing structures. Vice

Chair Gonzalez agreed that the applicant should not be responsible. He stated he hoped the applicant would search for ways in the future to replace the windows through a process such as the Mills Act.

Motion by Vice Chair Gonzalez, seconded by Commissioner Gallivan, carried by a majority vote of the members present (6-1-0-0), Commissioner Gallivan denied, adopting Resolution No. 16-012, approving Major Certificate of Appropriateness (MAJCOA 1898-2015).

ITEM F-3

PUBLIC HEARING – MAJOR CERTIFICATE OF APPROPRIATENESS (MAJCOA 2780-2015) TO ALLOW THE REMOVAL OF ONE (1) LIQUIDAMBAR TREE FROM A CONTRIBUTING MULTI-FAMILY PROPERTY IN THE WILTON HEIGHTS HISTORIC DISTRICT LOCATED AT 1106 WISCONSIN STREET.

Technical Specialist Williamson presented a staff report regarding a request to remove one Liquidambar tree. Commissioner Tessier requested a condition be added requiring irrigation of the replacement trees. Chair Elias opened the public hearing. The applicant, Ms. Claudia Arroyo, stated the tree was trimmed to allow the painters to have access to the building and she would follow the Commission's directions. Vice Chair Gonzalez inquired where the replacement trees would be planted. Ms. Claudia Arroyo stated one tree would be planted in the front and the second tree would be planted in the same area as the existing. Chair Elias closed public hearing. Vice Chair Gonzalez asked staff to direct the applicant regarding the location of the replacement trees. Commissioner Gallivan stated a concern with the existing tree being removed as it looked healthy. Commissioner Tessier inquired whether the request can be denied with a condition set allowing the tree to be removed in a couple of years when diseased. Development Services Manager Johnson stated staff felt the tree should be removed due to the arborist's expert opinion. In addition, the tree would continue to be trimmed which would continue to damage the tree.

The Commission discussed and agreed to add a condition to address irrigation of the replacement trees and for staff to review and approve the location of the replacement trees.

Motion by Commissioner Tessier, seconded by Vice Chair Gonzalez, carried by a majority vote of the members present (6-1-0-0), Commissioner Gallivan denied, adopting Resolution No. 16-013, approving Major Certificate of Appropriateness (MAJCOA 2780-2015).

ITEM G:
NEW BUSINESS:

ITEM H:
HISTORIC PRESERVATION COMMISSION COMMUNICATIONS:

Commissioner Gallivan asked staff to continue to provide status regarding the fire house as a demonstration was being planned to push progress on the site.

Discussion ensued regarding the importance of pushing the revised demolition by neglect ordinance through for City Council review and consideration.

Chair Elias mentioned a concern regarding many trees being removed and not replaced with replacement trees. He asked staff to revisit those applications as well as other applications which have been provided time to make improvements.

Commissioner Tessier excused himself from the meeting at 8:51pm

Commissioner Gallivan mentioned trees around the districts that require trimming as they are becoming safety hazards. Development Services Manager Johnson stated addresses should be emailed to him for follow up.

ITEM I:
DEVELOPMENT SERVICES MANAGER COMMUNICATIONS:

1. Minor Certificates of Appropriateness approved August 2016 through September 2016.
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ITEM J:
ADJOURNMENT:

Chair Elias adjourned the meeting at 8:56 pm to the next regularly scheduled meeting of the Historic Preservation Commission on November 2, 2016, in the City Council Chambers.

Brad Johnson
Development Services Manager

Maureen Casey, Transcriber
The minutes of this meeting are filed in the Planning Division of City Hall, located 505 South Garey Avenue, Pomona, CA, 91766.



MEMORANDUM

TO: HISTORIC PRESERVATION COMMISSION

FROM: BRAD JOHNSON, DEVELOPMENT SERVICES MANAGER

SUBJECT: CERTIFICATE OF APPROPRIATENESS APPROVALS FOR MINOR ALTERATIONS

SITE ADDRESS	APPLICANT NAME	DESCRIPTION OF PROJECT	DATE APPROVED
185 E. Columbia Avenue	Scherling Disclaimer Trust (Leslie C. Scherling, Trustee)	Re-roof, like for like comp shingles	10/5/16
1625 Gordon Court	Mores Meza	Re-roof, like for like composite asphalt	10/5/16
304 E. Pearl Street	David Aguilera	Trim Mulberry tree located on side yard (after the fact)	10/18/16