



CONVENE: Chair Lee convened the Regular Meeting of the Monrovia Historic Preservation Commission on Wednesday, September 27, 2023, at 7:30 p.m. in the City Council Chambers, 415 South Ivy Avenue, Monrovia, California. In attendance were Planning Division Manager Sheri Bermejo, Senior Planner John Mayer, Assistant Planner Austin Arnold, and Administrative Assistant April Kea.

PLEDGE OF ALLEGIANCE: Commissioner Hansen led the pledge of allegiance.

ROLL CALL: In attendance were Commissioners Michael Falcone, Vicky Hansen, Brian Yamaguchi, Penny Zuk, Vice-Chair Mark Houston, and Chair Marianne Lee. Commissioner Jenny Ly was excused.

APPROVAL OF MINUTES: It was moved by Commissioner Zuk, seconded by Commissioner Falcone to approve the minutes of the August 23, 2023 regular meeting. The motion carried unanimously with a 6-0 vote.

PUBLIC INPUT: None

PUBLIC HEARINGS:

**PH-1 Historic Landmark; HL2023-0006 and Mills Act Contract; MA2023-0005
423 East Foothill Boulevard, Phillip Dorn and Alexa Herzig, Applicant**

Senior Planner John Mayer presented the staff report and answered questions of the Historic Preservation Commission regarding:

- The location of the building's main entrances before it was converted into a single family dwelling;
- Conditions of the proposed Mills Act Contract that would require the house and courtyard to be made more visible from the public right of way;
- The amount of time provided for the homeowner to improve the visibility of the house and courtyard;
- The reasoning for using the "Multifamily" Historic Context Sub-theme instead of the "Single Family" sub-theme for the evaluation of the property; and
- If the City has landmarked other similar property types.

Chair Lee opened the public hearing.

Public Input:

1. Phillip Dorn, applicant, thanked the Commission for their consideration of designating his home as a historic landmark and approving a Mills Act Contract.

Chair Lee closed the public hearing.

The Historic Preservation Commission discussed various aspects of the application and asked additional questions of staff regarding when the raised planter in the front yard of the property was constructed, how the style of the house resembles a 1950s retrofit, and concerns regarding the evaluation of the house under the multi-family sub-theme as opposed to the single family sub-theme.

Following discussion, it was moved by Commissioner Yamaguchi, seconded by Commissioner Hansen, to recommend approval of HL2023-0006 and MA2023-0005 to the City Council as presented. The motion carried unanimously with a 6-0 vote.

ADMINISTRATIVE REPORTS:

**AR-1 HCD Design Review; HCD2023-0002
511 & 513 South Myrtle Avenue, The Hale Corporation (Richard Hale), Applicant**

Commissioner Hansen recused herself from the meeting agenda item as she had a conflict of interest.

Assistant Planner Austin Arnold presented the staff report to the Historic Preservation Commission.

Public Input:

1. Richard Hale, applicant, indicated that vandalism was the main reason for the immediate façade remodel.

The Historic Preservation Commission asked the applicant if he will be proposing new signage on the building.

Following discussion, it was moved by Commissioner Falcone, seconded by Commissioner Houston, to approve SR2023-0002 as presented. The motion carried unanimously with a 5-0 vote.

**AR-2 Determination of Historic Significance; DPR2023-0006
422 Almond Avenue, EC Precise Designs (Ed Cruz), Applicant**

Planning Division Manager Sheri Bermejo presented the staff report to the Historic Preservation Commission.

Following discussion, it was moved by Commissioner Houston, seconded by Commissioner Yamaguchi, to approve DPR2023-0006 with a Status Code of 6Z. The motion carried unanimously with a 6-0 vote.

Planning Division Manager Sheri Bermejo stated for the record that the actions of the Historic Preservation Commission may be appealed to the City Council if filed in writing within ten days.

COMMUNITY DEVELOPMENT DIRECTOR REPORT: Planning Division Manager Sheri Bermejo provided updates on the following:

- Neighborhood Treasures
- Window Study

REPORTS/ANNOUNCEMENTS FROM COMMISSIONERS: None

ADJOURNMENT: Chair Lee adjourned the meeting at 8:12 p.m.

APPROVED:

ATTEST:

Marianne Lee, Chair
Monrovia Historic Preservation Commission

Craig Jimenez, AICP, Secretary
Monrovia Historic Preservation Commission