



**MINUTES OF THE REGULAR MEETING OF THE
MONROVIA HISTORIC PRESERVATION COMMISSION
HELD WEDNESDAY, JANUARY 29, 2014, 7:30 P.M.**

CONVENE: Chair Penny Zuk convened the Regular Meeting of the Monrovia Historic Preservation Commission of Wednesday, January 29, 2014, at 7:30 p.m. in the City Council Chambers. In attendance were Steve Sizemore, Community Development Director, Craig Jimenez, Planning Division Manager and Ili Lobaco, Associate Planner.

PLEDGE OF ALLEGIANCE: Commissioner Baker led the Pledge of Allegiance.

ROLL CALL: In attendance were Commissioners Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, and Chair Zuk. Commissioner Shea was excused.

APPROVAL OF MINUTES: Commissioner Baker moved to approve the minutes of the October 23, 2013, Regular Meeting, seconded by Commissioner Gonzalez-Camarillo. The motion passed 5-0 with Commissioner Lee abstaining.

PUBLIC INPUT: None

PUBLIC HEARINGS: None

ADMINISTRATIVE REPORTS

AR-1 Special Review of Façade Changes to a Building in the Historic Commercial Downtown Zone, 530 South Myrtle Avenue, Jim Dexter and Ken Wu, applicants

Craig Jimenez gave the report. The applicant Jim Dexter was on hand to answer any questions. He stated that they might change the materials after seeing what is underneath the existing plywood. The Commissioners felt it would be a good idea to have a sub-committee to assess any changes. Donna Baker, James Hendrix and Sergio Jimenez agreed to be on the sub-committee.

Commissioner Lee moved to approve the façade remodel as presented and empower the sub-committee to approve any changes, seconded by Commissioner Gonzalez-Camarillo. The motion carried with the following vote:

AYES: Baker, Hendrix, Gonzalez-Camarillo, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-2 Special Review of Façade Changes to a Building in the Historic Commercial Downtown Zone, 525 South Myrtle Avenue, Ralph Tufenkian, applicant

Ili Lobaco gave the report. The applicant was not present and there was no one who spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Baker moved to approve the façade remodel as presented, seconded by Commissioner Lee. The motion carried with the following vote:

AYES: Baker, Hendrix, Gonzalez-Camarillo, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-3 Special Review of Façade Changes to a Building in the Historic Commercial Downtown Zone, 415 South Myrtle Avenue, James Vigue, applicant

Craig Jimenez gave the report. The applicant Jim Vigue was on hand to answer any questions. The Commissioners discussed the matter. The additional door is required by Fire Code because a Change of Use will lead to a higher occupancy.

Commissioner Hendrix moved to approve the façade remodel, seconded by Commissioner Baker. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-4 Special Review of Demolition for a pre-1940's Residential Structure, 232 Madeline Drive, Joseph Fulciniti, applicant

Ili Lobaco gave the report. There was discussion in regards to the condition of the house. The applicant was not present and no one spoke in favor. Alan Morse voiced his concerns that it seems like the older homes are whittling away. He asked if the Commission could make sure the community had time to take a look at the house to consider if it should be preserved. Lee Schamadan also spoke with concerns and stated that the property owner has had people interested in restoring the house. Staff clarified that the owner is not planning on demolishing the house at this time he is just starting the process in case whoever purchases the house wants to remove it. The Commissioners discussed that the house would not qualify for landmark status as it does not have any qualifying features.

Commissioner Baker moved to approve the DPR Form with a Status Code of 6Z, seconded by Commissioner Lee. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-5 Time Extension for Mills Act Condition (MA-48), 425 East Colorado Boulevard, Marianne Lee, applicant

Commissioner Marianne Lee left the dais and sat in the audience.

Ili Lobaco gave the report. No one spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Baker moved to extend the time requirement for completion of the seismic retrofit until June 2018, seconded by Commissioner Hendrix. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Zuk
NOES: None
ABSTAIN: Lee
ABSENT: Shea

AR-6 Time Extension for Mills Act Condition (MA-55), 514 West Maple Avenue, Deanna and Eric pare, applicants

Ili Lobaco gave the report. The applicant was not present and no one spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Hendrix moved to extend the time requirement for completion of the seismic retrofit and new driveway until November 2018, seconded by Commissioner Gonzalez-Camarillo. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-7 Time Extension for Mills Act Condition (MA-62), 145 West Hillcrest Boulevard, Marcos and Karen Castro, applicants

Ili Lobaco gave the report. The applicant was not present and no one spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Baker moved to extend the time requirement for completion of the seismic retrofit until December 2014, seconded by Commissioner Hendrix. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-8 Time Extension for Mills Act Condition (MA-53), 131 East Hillcrest Boulevard, Nick and Alison Taylor, applicants

Commission Chair Penny Zuk recused herself and left the room.

Ili Lobaco gave the report. The applicant was not present and no one spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Baker moved to extend the time requirement for completion of the seismic retrofit until November 2014, seconded by Commissioner Jimenez. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee
NOES: None
ABSTAIN: Zuk
ABSENT: Shea

AR-9 Time Extension for Mills Act Condition (MA-57), 101 East Hillcrest Boulevard, Edie and Mike Gardner, applicants

Ili Lobaco gave the report. The applicant was not present and no one spoke in favor or with concerns. The Commissioners discussed the matter.

Commissioner Lee moved to extend the time requirement for completion of the rebuild or repair of the retaining wall until December 2016, seconded by Commissioner Jimenez. The motion carried with the following vote:

AYES: Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES: None
ABSTAIN: None
ABSENT: Shea

AR-10 Noncompliant Mills Act Contracts

Ili Lobaco gave the report. At the time the report was written there were seven contracts that were noncompliant. Since that time three of the homeowners have submitted their updates and are now in compliance with their contracts. The Commission discussed the matter.

Two of the noncompliant owners were in the audience and spoke to the Commission.

Matthew Newman, 311 East Lemon Avenue, and Don Jackimowicz, 208 Highland Place.

The Commissioners discussed the two options that Staff had identified.

Commissioner Lee moved to begin the cancellation process and set a public hearing on April 23, 2014, seconded by Commissioner Baker. The motion carried with the following vote:

AYES:	Baker, Gonzalez-Camarillo, Hendrix, Jimenez, Lee, Zuk
NOES:	None
ABSTAIN:	None
ABSENT:	Shea

PLANNING DIVISION MANAGER'S REPORT: Craig Jimenez gave a presentation on the California Environmental Quality Act (CEQA)

REPORTS/ANNOUNCEMENTS FROM COMMISSIONERS: Commissioner Baker brought up the issue of seismic retrofitting.

ADJOURNMENT: 9:15 p.m.