



**MINUTES OF THE REGULAR MEETING OF THE
MONROVIA HISTORIC PRESERVATION COMMISSION
HELD WEDNESDAY, JULY 26, 2017, 7:30 P.M.**

CONVENE: Chair Marianne Lee convened the Regular Meeting of the Monrovia Historic Preservation Commission of Wednesday, July 26, 2017, at 7:30 p.m. in the City Council Chambers. In attendance were Community Development Director Craig Jimenez, Associate Planner Nancy Lee, Planning Technician Alfredo Mendez, and Management Analyst Diane Delmatoff.

The Pledge of Allegiance was recited.

ROLL CALL: In attendance were Commissioners Hansen, Hendrix, Jimenez, Ryan, Zuk, and Chair Lee. Commissioner Houston was excused.

Craig Jimenez introduced new Historic Preservation Commissioner Vicky Hansen and new Planning Technician Alfredo Mendez to the Commission and the community.

APPROVAL OF MINUTES: Commissioner Ryan asked that a statement he made at the June meeting be added to the minutes. Commissioner Zuk moved to approve the minutes of the June 28, 2017, Regular Meeting as amended, seconded by Commissioner Ryan. The motion carried on a voice vote with Commissioner Hansen abstaining.

PUBLIC INPUT: Steve Baker stated that the house at 311 South California Avenue has been sold, and he asked staff and the Commission to look out for this historic home.

ADMINISTRATIVE REPORTS

AR-1 Certificate of Appropriateness CA2017-06; HL-65/MA-62; 145 West Hillcrest Boulevard, Ching Heng Lin and Elsa Busch, Property Owners

Alfredo Mendez gave the staff report. Commissioner Hendrix asked at what diameter a tree becomes protected. The threshold is a diameter of ten inches.

The applicant stated that an expert foundation contractor examined the tree and found that the roots are already under the foundation, and when the tree dies it could cause damage to the house. No one else spoke in favor or with concerns. The Commission discussed the item. Commissioner Hendrix felt that everything that could be done to protect the tree should be done.

Commissioner Zuk moved to approve the Certificate of Appropriateness, seconded by Commissioner Jimenez. The motion carried on a voice vote with Commissioner Hendrix voting No.

AR-2 Certificate of Appropriateness CA2017-07; HL-126/MA-120; 303 North Magnolia Avenue, Mark Houston, Mark Houston and Associates, Inc., Applicant

Commissioner Hansen had a conflict and recused herself.

Nancy Lee gave the staff report. Commissioner Ryan noted that there was not a window or door schedule on the plans. Staff reported that none was provided, but that all the windows will be wood. The applicant said that she is very attached to her wood windows and she plans on having the new windows match the existing ones. She would also prefer dual-paned windows because of the heat. Commissioner Hendrix noted that the Commission is not adverse to dual-paned. No one else spoke in favor or with concerns.

The Commission discussed the item. Commissioner Zuk felt that not having a window schedule is problematic. The new windows are divided into three panes, and the original windows are divided into four. The architect may have done this on purpose to differentiate the addition. The Commission would like a door and window schedule along with a list of material finishes to be submitted to staff for approval.

Commissioner Ryan moved to approve the Certificate of Appropriateness, seconded by Commissioner Hendrix. The motion carried on a voice vote.

Commissioner Hansen returned to the meeting.

REPORTS FROM STAFF

Craig Jimenez announced that on Thursday, June 27, the Commissioners were invited to a Santa Fe Depot tour at 3:00p.m., and the dedication of the Encinitas Historic District would be at 5:00p.m. at the corner of Greystone and Encinitas.

REPORTS/ANNOUNCEMENTS FROM COMMISSIONERS

Commissioner Zuk noted that the Aztec Hotel has begun painting. Commissioner Ryan said that he had contacted Irene Mach, of the Aztec Hotel, and gave her information regarding the Façade Donation program and tax incentives.

ADJOURNMENT: 8:12 p.m.