

Historic Resources Commission Regular Meeting Agenda

July 1, 2021

**COUNCIL CHAMBERS
20 CIVIC CENTER PLAZA
SANTA ANA, CA 92701
4:30 P.M.**

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For detailed participation and commenting options, please review the instructions provided at the end of this agenda.

To download or view each item, select either Download PDF or View Item Details to the right of the agenda title.



ALBERTA CHRISTY
Chair, Ward 4 Representative

GINELLE HARDY
Citywide Representative

KEITH CARPENTER
Ward 1 Representative

TIM RUSH, Vice Chair
Ward 2 Representative

EDWARD MURASHIE
Ward 3 Representative

DWAYNE SHIPP
Ward 5 Representative

**SANDRA PENA
SARMIENTO**
Ward 6 Representative

MARK MCLOUGHLIN
Planning Commission
Rep.

VINCE FRAZIER
Comm. Redev. & Housing
Commission Rep.

MINH THAI
Executive Director

JOHN FUNK
Legal Counsel

FABIOLA ZELAYA MELICHER, AICP
Planning Manager

SARAH BERNAL
Recording Secretary



In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this Meeting, contact Michael Ortiz, City ADA Program Coordinator, at (714) 647-5624. Notification 48 hours prior to the Meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting. The City Council agenda and supporting documentation can be found on the City's website – www.santaana.org/citymeetings.

CALL TO ORDER

ATTENDANCE

Commissioners:

Alberta Christy, Chairperson
Tim Rush, Vice Chairperson
Keith Carpenter
VInce Frazier
Ginelle Hardy
Mark McLoughlin
Edward Murashie
Sandra Peña Sarmiento
Dwayne Shipp

Staff:

Minh Thai, Executive Director
John Funk, Senior Asst. City Attorney
Ali Pezeshkpour, Principal Planner
Sarah Bernal, Recording Secretary

ROLL CALL

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS (non-agenda items)

CONSENT CALENDAR ITEMS

a. Minutes

Recommended Action: Approve the Minutes from May 13, 2021 meeting.

b. Excused absences

Recommended Action: Excuse absent commissioners.

BUSINESS CALENDAR – PUBLIC HEARING

1. Historic Resources Commission Application No. 2021-11, Historic Register Categorization No. 2021-11 and Historic Property Preservation Agreement No. 2021-10 – Pedro Gomez, Case Planner

Project Location: 935 W. Twentieth Street (historically known as the Russell-Irving House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Frank Filipponio

Project Description: The applicant is requesting approval of Historic Resources Commission Application No. 2021-11, Historic Register Categorization No. 2021-11, and Historic Property Preservation Agreement No. 2021-10 to allow the placement and categorization in the Santa Ana Register of Historical Properties as Contributive for the

above mentioned property and to execute a Historic Property Preservation Agreement with the City of Santa Ana.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-58 will be filed for this project.

Recommended Action:

1. Adopt a resolution approving Historic Resources Commission Application No. 2021-11 and Historic Register Categorization No. 2021-11.
 2. Recommend that the City Council authorize the City Manager and Clerk of the Council to execute a Mills Act agreement with Frank Filipponio and Kristen Marcucci, subject to non-substantive changes approved by the City Manager and City Attorney.
2. **Historic Resources Commission Application No. 2021-06, Historic Register Categorization No. 2021-06, and Historic Property Preservation Agreement No. 2021-06** – Pedro Gomez, Case Planner.

Project Location: 2307 N. Benton Way (historically known as the Martha Ann Brooks House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Nicolette Ramirez

Project Description: The applicant is requesting approval of Historic Resources Commission Application No. 2021-06, Historic Register Categorization No. 2021-06, and Historic Property Preservation Agreement No. 2021-06 to allow the placement and categorization in the Santa Ana Register of Historical Properties as Key for the above mentioned property and to execute a Historic Property Preservation Agreement with the City of Santa Ana.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-60 will be filed for this project.

Recommended Action:

1. Adopt a resolution approving Historic Resources Commission Application No. 2021-06 and Historic Register Categorization No. 2021-06
 2. Recommend that the City Council authorize the City Manager and Clerk of the Council to execute a Mills Act agreement with Benjamin and Nicolette Ellen-Valdez Ramirez subject to non-substantive changes approved by the City Manager and City Attorney.
3. **Historic Resources Commission Application No. 2021-13, Historic Register Categorization No. 2021-13, and Historic Property Preservation Agreement No. 2021-12** – Pedro Gomez, Case Planner.

Project Location: 2311 N. Heliotrope Drive (historically known as the Ida C.

Wiesseman House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Lauren Hartshorne

Project Description: The applicant is requesting approval of Historic Resources Commission Application No. 2021-13, Historic Register Categorization No. 2021-13, and Historic Property Preservation Agreement No. 2021-12 to allow the placement and categorization in the Santa Ana Register of Historical Properties as Contributive for the above mentioned property and to execute a Historic Property Preservation Agreement with the City of Santa Ana.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-61 will be filed for this project.

Recommended Action:

1. Adopt a resolution approving Historic Resources Commission Application No. 2021-13 and Historic Register Categorization No. 2021-13
 2. Recommend that the City Council authorize the City Manager and Clerk of the Council to execute a Mills Act agreement with Lauren and Jenny Hartshorne, subject to non-substantive changes approved by the City Manager and City Attorney.
4. **Historic Resources Commission Application No. 2021-04, Historic Register Categorization No. 2021-04, and Historic Property Preservation Agreement No. 2021-04** – Pedro Gomez, Case Planner.

Project Location: 2424 N. Bonnie Brae (historically known as the Clarence Bond House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Brooke Weitzman

Project Description: The applicant is requesting approval of Historic Resources Commission Application No. 2021-04, Historic Register Categorization No. 2021-04, and Historic Property Preservation Agreement No. 2021-04 to allow the placement and categorization in the Santa Ana Register of Historical Properties as Contributive for the above mentioned property and to execute a Historic Property Preservation Agreement with the City of Santa Ana.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-08 will be filed for this project.

Recommended Action:

1. Adopt a resolution approving Historic Resources Commission Application No. 2021-04 and Historic Register Categorization No. 2021-04
2. Recommend that the City Council authorize the City Manager and Clerk of the Council to execute a Mills Act agreement with Alfred Frank Weitzman, Maura Zwerling Weitzman, David A. Weitzman, and Brooke Weitzman, subject to non-substantive

changes approved by the City Manager and City Attorney.

5. Historic Resources Commission Application No. 2021-12, Historic Register Categorization No. 2021-12 and Historic Property Preservation Agreement No. 2021-11 – Jill Arabe, Case Planner.

Project Location: 2206 N. Freeman Street (historically known as the Eisen-Glasser House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Jacob and Vanessa Collins

Project Description: The applicant is requesting approval of Historic Resources Commission Application No. 2021-12, Historic Register Categorization No. 2021-12, and Historic Property Preservation Agreement No. 2021-11 to allow the placement and categorization in the Santa Ana Register of Historical Properties as Contributive for the above mentioned property and to execute a Historic Property Preservation Agreement with the City of Santa Ana.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-59 will be filed for this project.

Recommended Action:

1. Adopt a resolution approving Historic Resources Commission Application No. 2021-12 and Historic Register Categorization No. 2021-12.
2. Recommend that the City Council authorize the City Manager and Clerk of the Council to execute a Mills Act agreement with Jacob and Vanessa Collins subject to non-substantive changes approved by the City Manager and City Attorney.

6. Historic Exterior Modification Application No. 2021-03 – Jill Arabe, Case Planner

Project Location: 2405 N. Bonnie Brae located in the Single Family Residential (R-1) zoning district.

Project Applicant: Carol Fox

Project Description: The applicant is requesting approval of Historic Exterior Modification Application No. 2021-03 to allow exterior modifications on a property listed in the California Register of Historical Resources. Modifications include a 257-square-foot addition to the first floor to accommodate a new kitchen addition and new bath, a 172-square-foot basement addition, addition to the detached garage, construction of three accessory structures, and rear yard improvements.

Environmental Impact: In accordance with the California Environmental Quality Act, the recommended action is exempt from further review under Section 15331, Class 31, as this action is designed to preserve a historic resource. Categorical Exemption No. ER-2021-53 will be filed for this project.

Recommended Action: Adopt a resolution approving a Certificate of Appropriateness for Historic Exterior Modification Application No. 2021-03.

7. Historic Exterior Modification Application No. 2021-05 - Pedro Gomez, Case Planner

Project Location: 804 N. Baker Street (historically known as the Duhart House) located in the Single Family Residential (R-1) zoning district.

Project Applicant: Jeff Marquez

Project Description: The applicant is requesting approval of Historic Exterior Modification Application No. 2021-05 to allow exterior modifications on a property that is listed as “Key” on the Santa Ana historic register. Modifications include a 406-square-foot addition to an existing 2,458-square-foot single-family residence to include rebuilding an existing front porch, new rear bedroom and pantry addition, rear porch cover, new windows, new paint, and rehabilitation of existing detached garage.

Environmental Impact: There is no environmental impact associated with this action.

Recommended Action: Adopt a resolution denying a Certificate of Appropriateness for Historic Exterior Modification Application No. 2021-05.

BUSINESS CALENDAR – ADMINISTRATIVE MATTERS

8. Election of Officers

Recommended Action:

1. Elect a Chairperson for the 2021-2022 term
2. Elect a Vice-Chairperson for the 2021-2022 term

9. South Main Historic Art Walk Project

Recommended Action: Appoint an adhoc committee

STAFF COMMENTS

- Update on the First American Project

COMMISSIONER COMMENTS

ADJOURNMENT

The next meeting of the Historic Resources Commission is scheduled for September 2, 2021 at 4:30 p.m. in the Council Chamber, 22 Civic Center Plaza, Santa Ana, CA.

MEETING INFORMATION:

If you would like to learn how to use Zoom before the meeting, visit [Zoom Video Tutorials](#).

1. Connecting directly from your computer:

- Click on the link on top of this agenda OR
- Go to [Zoom.us](#) and click "Join a Meeting" at the top. Enter the Meeting ID. The Meeting ID is listed at the top of this agenda.

To speak during the meeting: When you wish to comment on an item that is being discussed, click on the button next to your name to virtually raise your hand and let us know you wish to speak. You will have 3 minutes.

2. Connecting via the Zoom App:

- Download the free Zoom Cloud Meetings app from your favorite app store.
- Launch the app and click on the blue Join a Meeting button. Enter the Meeting ID, your name, and the blue Join button. The Meeting ID is listed at the top of this agenda.

To speak during the meeting: When you wish to comment on an item that is being discussed, click on the button next to your name to virtually raise your hand and let us know you wish to speak. You will have 3 minutes.

3. Dialing in from a mobile phone or landline:

- Dial (669) 900-9128. When prompted, enter the meeting ID. The Meeting ID is listed at the top of this agenda.

To speak during the meeting: When you wish to comment on an item that is being discussed, press *9 on your phone to virtually raise your hand. You will have 3 minutes.

Submit a written comment: If you are unable to attend this in-person meeting, you are invited to submit a written comment in one of the following ways:

1. **Visit the City's [Public Portal](#)**
 - Scroll down to the list of meetings and locate the meeting you are interested in.
 - Select the COMMENT icon to the right of "Meeting Title" (under the Options tab) and follow the prom
2. **E-mail PBAComments@santa-ana.org** and reference the topic in the subject line.
3. **Mail** to Sarah Bernal, Recording Secretary, City of Santa Ana, 20 Civic Center Plaza – M20, Santa Ana, CA 92701.

Deadline to submit written comments is 4:00 p.m. on the day of the meeting. Comments received after the deadline may not be distributed to the Commission but will be made part of the record.

APPEAL INFORMATION: The formal action by the Commission shall become effective after the ten-day appeal period. An appeal from the decision or requirement of the Commission

may be made by any interested party, individual, or group. The appeal must be filed with the Clerk of the Council, accompanied by the required filing fee, and a copy sent to the Planning Department, within ten days of the date of the Commission's action, by 5:00 p.m. If the final day to appeal falls on a City Hall observed holiday or a day when City hall is closed, the final day to appeal shall be extended to the next day City Hall is open for public business. Please note: Under California Government Code Sec. 65009, if you challenge in court any of the matters on this agenda for which a public hearing is to be conducted, you may be limited to raising only those issues which you (or someone else) raised orally at the public hearing or in written correspondence received by the Commission or City Council at or before the hearing.