



City of Riverside

Cultural Heritage Board

3900 Main St.
Riverside, CA 92522
Planning Division
(951) 826-5371

City of Arts & Innovation

Agenda

Wednesday, September 17, 2014

3:30 PM

Art Pick Council Chamber

MISSION STATEMENT

The City of Riverside is committed to providing high quality municipal services to ensure a safe, inclusive, and livable community

PLEASE NOTE: The scheduled hearing times are approximate. No item will be heard before its scheduled time but may be heard later in the meeting.

Oral communications from the audience relating to any of the agenda items are limited to three minutes, and you will be asked to state your name and city of residence.

Cultural Heritage Board action on all items may be appealed to the City Council within ten calendar days. Contact the Planning Division for further information.

State law restricts the Cultural Heritage Board from taking action on an item unless it has been included on an agenda and posted at least 72 hours in advance of a meeting, or unless the matter falls within one of the narrow exceptions. Consequently, any item not listed on this agenda will normally have to be delayed until the item can be made part of a posted agenda. Additionally, significant changes to a project made subsequent to posting of the agenda and not addressed in the Cultural Heritage Board staff report will result in continuance of that item in order to allow for adequate review by the Commission.

The City of Riverside wishes to make all of its public meetings accessible to the public. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to the City's ADA Coordinator at (951) 826-5427 or TDD at (951) 826-5439 at least 72 hours before the meeting, if possible.

COMMENTS FROM THE AUDIENCE:

This is the portion of the meeting specifically set aside to invite your comments on matters of interest to the Board, including matters on the Consent Calendar.

This portion of the agenda will be limited to a total of 15 minutes. Further discussion of any matter beyond 15 minutes will be continued to the following public hearing calendar or scheduled for a later agenda. If there is no one from the audience wishing to speak, the Board will move to the next order of business.

DISCUSSION CALENDAR

This portion of the Cultural Heritage Board Agenda is for all matters where staff and public participation is anticipated. Individual audience participation is limited to 3 minutes.

- 1 PLANNING CASE P14-0585: Proposed historic designation by Neil Tomlinson and Ed Ramirez, to designate the Philip Esbensen House, located at 4259 Quail Road, as a Landmark in Ward #2. Contact Planner: Barbara Bouska (951) 826-5507 bbouska@riversideca.gov

MISCELLANEOUS ITEMS

- 2 Brief report from the Historic Preservation Officer on recent City Council actions and major development projects.
- 3 Items for future agendas.

MINUTES

- 4 The minutes of August 20, 2014 to be presented for approval.

ADJOURNMENT

Adjournment to the Wednesday, October 15, 2014, meeting at 3:30 p.m. in the Art Pick Council Chamber.

* * * * *

*Art Pick Council Chamber
3900 Main Street
Riverside, CA 92522
Planning Division
951-826-5371*



City of Arts & Innovation

COMMUNITY DEVELOPMENT DEPARTMENT

Planning Division

HISTORIC DESIGNATION

AGENDA ITEM NO.: 1

WARD: 2

CULTURAL HERITAGE BOARD HEARING DATE: SEPTEMBER 17, 2014

I. CASE NUMBER: P14-0585

II. PROJECT SUMMARY:

- 1) **Proposal:** Historic Designation request by Neil Tomlinson and Ed Ramirez to designate the Philip Esbensen House, located at 4259 Quail Road, as a City Landmark.
- 2) **Location:** 4259 Quail Road
- 3) **Applicant:** Neil Tomlinson and Ed Ramirez
4259 Quail Road, Riverside, CA 92507
- 4) **Case Planner:** Barbara Bouska, Associate Planner
(951) 826-5507
bbouska@riversideca.gov

III. RECOMMENDATION:

That the Cultural Heritage Board recommend that the City Council:

1. **DETERMINE** that P14-0585, City Landmark Designation, is categorically exempt per the California Environmental Quality Act (CEQA) per Section 15308 of the CEQA Guidelines; and,
2. **APPROVE** Planning Case P14-0585 based on the facts for findings outlined below and thereby the designation of the Philip Esbensen House as a City Landmark.

FACTS FOR FINDINGS: (From Sections 20.20.030 and 20.50.010(U) of the Riverside Municipal Code)

FINDINGS: Criterion 3: Embodies distinctive characteristics of a style, type, period or method of construction, or is a valuable example of the use of indigenous materials or craftsmanship.

FACTS: The proposed designation complies with this finding because the Philip Esbensen House exemplifies the tenets of Modern architecture. “Form follows function” is embodied where the home is designed to fit the steep site with a view to the west and where the floor plan takes full advantage of the view while separating living areas from private areas. The simplicity of forms and materials at 90 degrees to each other are embodied in the use of redwood plywood siding and concrete block on the front elevation juxtaposed in bisecting horizontal and vertical planes. The horizontal plane displays further contrast where a protruding, uncovered solid building wall coexists with a wall recessed beneath the large eaves of a flat roof and pierced by floor-to-ceiling windows and doors. The visual expression of structure using the Post-and-Beam method of construction is embodied where cantilevered beams are used to “float” the second story beyond the limits of the foundation and to provide large expanses of floor-to-ceiling glass.

FINDINGS: Criterion 5: Embodies elements that possess high artistic values or represents a significant structural or architectural achievement or innovation.

FACTS: The proposed designation complies with this finding because the home exhibits significant character-defining features and the high aesthetic of the Mid-Century Modern style and the Post-and-Beam method of construction, including simple geometric forms; horizontal massing; direct expression of the post-and-beam structural system; flat roof and wide-overhanging eaves; extensive floor-to-ceiling windows; and exterior decks and patios.

FINDINGS: Criterion 7: Is one of the last remaining examples in the City, region, State, or nation possessing distinguishing characteristics of an architectural or historical type or specimen.

FACTS: The proposed designation complies with this finding because it is an excellent example of Mid-century Modern (West Coast Modern Post-and-Beam sub-style) residential architecture in Riverside. It is one of the few examples of custom, architect-designed homes of this style in Riverside.

IV. BACKGROUND/HISTORY:

The property owner is requesting to designate the Philip Esbensen House at 4259 Quail Road as a City Landmark. The period of significance is 1965, the date of construction. The single-family residence is an excellent example of Mid-century Modern (West Coast Modern Post-and-Beam sub-style) residential architecture in Riverside. It was designed by architect Philip Esbensen, who was local at the time, for his own family.

This staff report was created primarily from the architect’s own plans and written description, together with the prior survey evaluation included in the 2013 Draft Citywide Modernism Intensive Survey prepared under the City’s Certified Local Government grant by the City’s consultant, Historical Resources Group. The intensive survey includes Department of Parks and Recreation (DPR) forms and an evaluation, which deemed the house eligible for Landmark designation at both the state and local levels of significance. The additional information from the architect’s plans and written description has been captured in a 2014 DPR survey update form.

Mid-century Modern is a term used to describe the evolution of the International Style after World War II. Mid-Century Modern architecture is more organic and less doctrinaire than the International Style, and it is characterized by more solid wall surfaces. Post-and-Beam is a method of construction in which the structural framing consists of load bearing beams supported by columns rather than solid bearing walls. This method of construction limited the need for load bearing walls allowing for the extensive use of glass on the perimeter of the structure. The homes have an open floor plan based on a grid layout established on a module of beam length. The style also stressed an integration of building and landscape with attention to architectural and landscape design with consideration of the local climate and topography.¹ The Esbensen Residence at 4259 Quail Road exhibits significant character-defining features of the style, including simple geometric forms; horizontal massing; post-and-beam construction; flat roof and wide-overhanging eaves; extensive floor-to-ceiling windows and doors; and extensive decks and patios.

Architect Philip Esbensen worked in Riverside at the time the home was built. He worked for Herman Ruhnau, AIA, later worked for the University of California, Riverside and collaborated with significant local architect Lois Gottlieb on several projects in Riverside. . The body of work of Esbensen and Associates, now based in Carlsbad, California, includes a varied portfolio in commercial, residential, and retail projects. There is not enough information or analysis of Esbensen’s overall body of work to date in order to identify him as a Master Architect.

V. ARCHITECTURAL DESCRIPTION:

This property is located on the southerly side of Quail Road and is developed with a two-story single-family residence with a one-half basement, originally constructed in 1965. The residence is designed in response to the gentle slope of the site, with an integrated double carport, now enclosed, and a guest apartment on the west façade below the living quarters. It is Mid-century Modern in style, rectangular in plan, with a flat roof. It is wood post-and-beam construction, and the exterior is finished in a combination of running bond concrete brick and vertical redwood plywood. The entrance is recessed on the primary (north) façade; it is accessed by shallow concrete stairs and consists of a double, wood door with original hardware. To the west of the concrete stairs are concrete brick planters. Fenestration on the primary (north) façade consists of three, single, floor-to-ceiling metal sash jalousie windows. There is a prominent, exterior concrete brick chimney on the primary (north) façade. On the west façade, the living quarters are cantilevered over the garage and guest apartment. There is a recessed, second story balcony on the west façade with aluminum frame sliding doors. Garage doors have been added to the original double carport, and the balcony railing has been replaced with a compatible design.

VI. STATEMENT OF SIGNIFICANCE:

The Philip Esbensen House is an excellent example of Mid-century Modern, Post-and-Beam style residential architecture in Riverside. Constructed in 1965, it was designed by architect Philip Esbensen as his family home. It is one of the few examples of custom, architect-designed homes of this style in Riverside. Mid-century Modern is a term used to describe the evolution of the International Style after World War II. This style of architecture is more organic and less doctrinaire than the International Style, and it is characterized by more solid wall surfaces. The

¹ “City of Fresno mid-century Modernism Historic Context,” September 2008, accessed September 6, 2013, <http://www.fresno.gov/NR/rdonlyres/26CD8FA3-9C6C-4112-BA71-57D34EAC580B/0/HistoricPresMidCenturyFeb122009.pdf>.

Philip Esbensen House exhibits significant character-defining features of the style, including simple geometric forms, horizontal massing, direct expression of the structural system, and floor-to-ceiling doors and windows.

The Philip Esbensen House retains sufficient integrity to convey its historic significance. According to the 2013 Draft Modernism Intensive Survey prepared under the City's Certified Local Government grant by the City's consultant, Historical Resources Group, the status codes that represent the house's eligibility for designation have been assigned **3CS, appears eligible for listing in the California Register as an individual property, and 5S3, appears eligible for local landmark listing or designation.** Based on the evaluations, the Philip Esbensen House appears to be eligible for local listing as a City Landmark under three designation criteria in Section 20.50.010(U) of the Municipal Code as described in the facts for findings above. The home is eligible under criteria: 3, *Embodies distinctive characteristics of a style, type, period or method of construction, or is a valuable example of the use of indigenous materials or craftsmanship*; 5, *Embodies elements that possess high artistic values or represents a significant structural or architectural achievement or innovation*; and 7, *Is one of the last remaining examples in the City, region, State or nation possessing distinguishing characteristics of an architectural or historical type or specimen.* A detailed statement of significance and additional information are provided in the attached Designation Application and survey update (Exhibits 3 and 4).

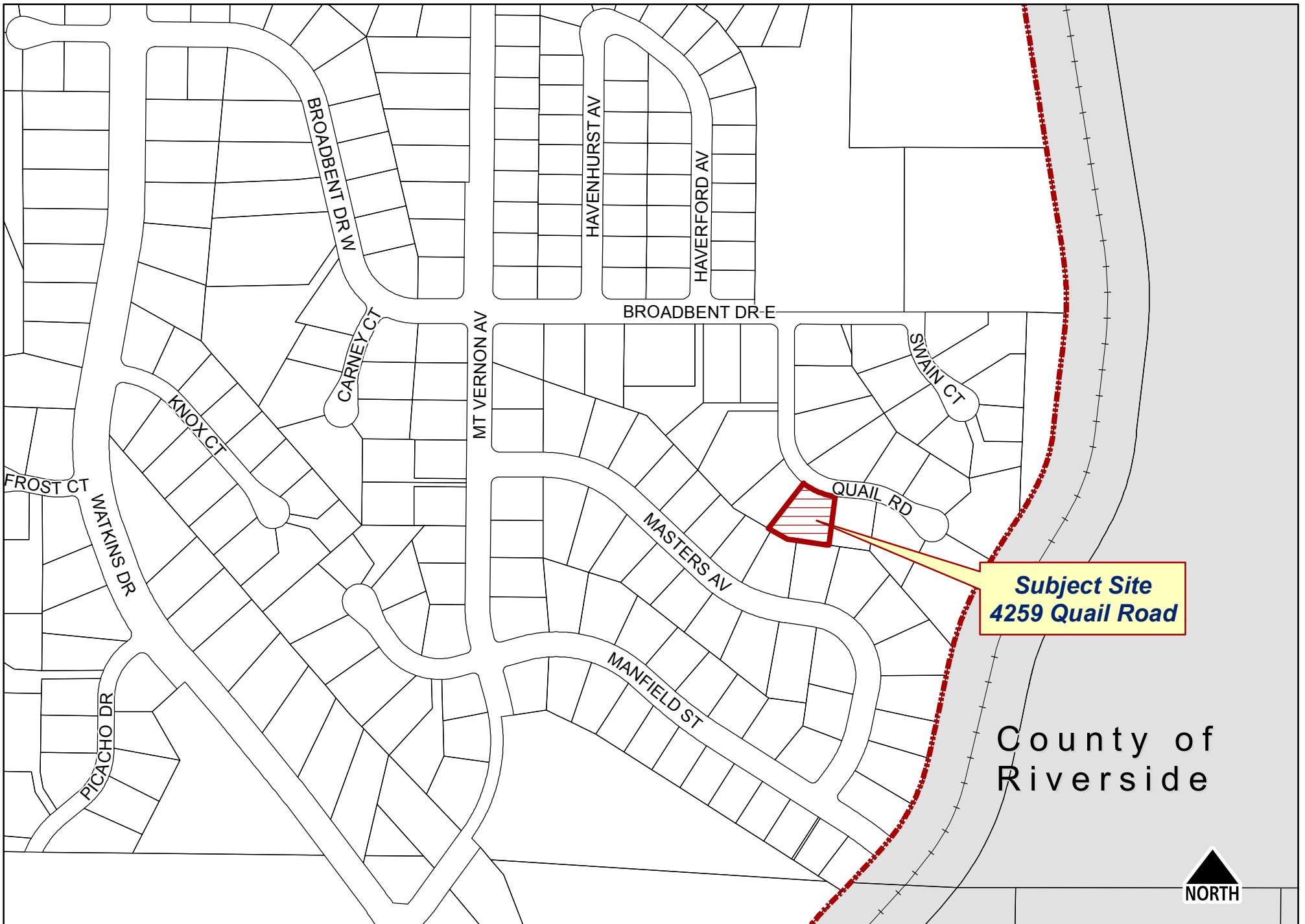
VII. PUBLIC NOTICE AND COMMENTS:

Public notices were published in one newspaper of general circulation within the City, and mailed to property owners and occupants within 300 feet of the site, at least ten (10) days prior to the scheduled September 17 hearing. No comments have been received to date.

VIII. EXHIBITS:

1. Location Map
2. Aerial Photograph
3. Designation Application
4. Survey Update
5. Historic Photographs
6. Current Photographs

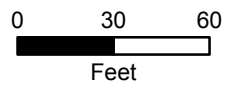
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P14-0585, Exhibit 1 - Location Map



P14-0585, Exhibit 2 - 2012 Aerial Photo



Landmark & Structure of Merit Cultural Resources Nomination Application

<input checked="" type="checkbox"/> City Landmark	<input type="checkbox"/> Structure of Merit
<i>Please check the appropriate designation</i>	

IDENTIFICATION

1. Common name: Esbensen Residence
2. Historic Name: _____
3. Street address: 4259 QUAIL RD
City Riverside State CA Zip 92507
4. Assessor Parcel number: 258-171-011-2
5. Legal Owner: Neil Tomlinson, Ed Ramirez
City Riverside CA State CA Zip 92507
6. Present Use: Primary Residence SFR
7. Original Use: Esbensen Residence SFR

Date form prepared: 6-27-14

Preparer: Neil Tomlinson

Sponsoring Organization (if any): _____

Address: _____

City, State and Zip: _____

Phone: 562-852-1970

DESCRIPTION

8. Legal property description: _____

Include approximate property size (in feet): Street Frontage _____ Depth _____

9. Architectural Style: Mid-Century Modern - Post War

10. Construction Date: Estimated _____ Factual 1965
Source of Information: Assessor's Records _____ Building Permit _____ Sanborn Map
_____ Publications _____ Oral Interviews

11. Architect's Name: Philip Esbensen Builder's Name: Philip Esbensen

12. Condition: _____ Excellent Good _____ Fair _____ Deteriorated
_____ No longer in existence (for site of)

13. Alterations: New Garage Doors

14. Use type:
 Residential _____ Industrial _____ Commercial _____ Civic
 Other

15. Is the structure on its original site?
 Yes _____ No _____ Unknown
If moved, approximate year _____

16. Related features and/or outbuildings: _____

17. Architectural Description See Attached CIVILIA Modernism Survey

SIGNIFICANCE

18. Statement of Significance
See Attached Survey

A steep hillside lot and a view to the west presented a challenge of aesthetic and functional nature to the architect. It was desirable to retain the "natural" setting of the sandstone outcroppings and the native vegetation. The site offered a sweeping panoramic view of the entire city of Riverside and the distant mountain ranges. Because this view was to the west, the sun-control problem became a determining factor in the design of the house.

The architect felt that the house should be long and low to blend into the hill, rather than fitting the hill to the house. A two-level structure resolved the site problem and took optimal advantage of the view. Expansive roof overhangs and a sun deck were designed to provide sun-control for the large glass areas that capture the view from both levels.

The house was designed for an active young family with three children. The living areas have been separated from the sleeping and quiet areas. Room was needed for a variety of pets, sporting equipment, and for a workshop center. Since most entertaining is of an informal nature, indoor and outdoor dining areas are adjacent to the kitchen. The children's rooms are directly accessible to outdoor play and patio.

The lower level consists of three main areas: a carport, guest apartment, and unfinished basement. The basement, a rare luxury in California, was incorporated to give play, work, and storage space. If needed, it could be finished at a later date with minimum expense.

This house was designed to meet a very limited budget. Maximum square footage was sought at minimum cost. The owners did much of the finish work during the period of construction (and for several years afterward).

Exterior materials of redwood plywood siding and concrete block are featured in this post and beam structure. Floor-to-ceiling doors and windows are utilized throughout the house to emphasize the unobstructed indoor-outdoor flow of space. Wide overhangs were planned to protect the house from extreme summer heat.

State of California — The Resources Agency
 DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Primary #
 HRI #
 Trinomial
 NRHP Status Code 3CS, 5S3

Other Listings
 Review Code

Reviewer

Date

Page 1 of 2

*Resource Name or #: 4259 Quail Road

P1. Other Identifier:

*P2. Location: Not for Publication Unrestricted
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)

*a. County: Riverside

*b. USGS 7.5' Quad: Riverside East

Date: May 17, 2012

c. Address: 4259 Quail Road

City: Riverside

Zip: 92507

e. Other Locational Data: APN 258-171-011-2

*P3a. **Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
 This property is located on the west side of Quail Road and contains a one-story, single-family residence constructed in 1965. The residence is designed in response to the gentle slope of the site, with an integrated garage on the west façade below the living quarters. It is Mid-century Modern in style, rectangular in plan, with a flat roof. It is wood post-and-beam construction, and the exterior is finished in a combination of running bond brick and vertical wood siding. The entrance is recessed on the primary (north) façade; it is accessed by shallow concrete stairs and consists of a double, wood door with original hardware. To the west of the concrete stairs are brick planters. Fenestration on the primary (north) façade consists of three, single, floor-to-ceiling metal sash jalousie windows. There is a prominent, exterior brick chimney on the primary (north) façade. On the west façade, the living quarters are cantilevered over the garage. There is a recessed, second story balcony on the west façade with aluminum frame sliding doors. The garage door has been replaced.

*P3b. **Resource Attributes:** HP2 – Single family property

*P4. **Resources Present:** Building Structure Object Site District Element of District Other (Isolates, etc.)

P5a. Photo or Drawing



P5b. Description of Photo: (View, date, accession #) View looking South (March 2013)

*P6. **Date Constructed/Age and Sources:** Historic Prehistoric Both
 1965, building permit

*P7. **Owner and Address:**

*P8. **Recorded by:**
 Historic Resources Group
 12 S Fair Oaks Ave, Ste 200
 Pasadena, CA 91105

*P9. **Date Recorded:**
 March 19, 2013

*P10. **Survey Type:**
 Intensive

*P11. **Report Citation:** (Cite survey report and other sources, or enter "none.")
 Historic Resources Group, *Citywide Modernism Intensive Survey*, September 2013.

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other (List):

State of California — The Resources Agency DEPARTMENT OF PARKS AND RECREATION BUILDING, STRUCTURE, AND OBJECT RECORD	Primary # HRI#
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Page 2 of 2

*NRHP Status Code 3CS, 5S3

*Resource Name or # 4259 Quail Road

- B1. Historic Name:**
B2. Common Name:
B3. Original Use: Single-family residence **B4. Present Use:** Single-family residence
***B5. Architectural Style:** Mid-century Modern
***B6. Construction History:** (Construction date, alterations, and date of alterations)
 Completed in 1965. The garage door has been replaced; otherwise there are no significant exterior alterations.

***B7. Moved?** No Yes Unknown **Date:** **Original Location:**
***B8. Related Features:**

B9a. Architect: Philip Esbensen **b. Builder:**
***B10. Significance:** **Theme:** Modern Architecture **Property Type:** Single-family residence
 Area: Riverside
 Period of Significance: 1965
 Applicable Criteria: 3/c

The single-family residence at 4259 Quail Road is an excellent example of Mid-century Modern residential architecture in Riverside. It was designed by Philip Esbensen and constructed in 1965. Philip Esbensen collaborated with significant local architect Lois Gottlieb on several projects in Riverside. Mid-century Modern is a term used to describe the evolution of the International Style after World War II. Mid-century Modern architecture is more organic and less doctrinaire than the International Style, and it is characterized by more solid wall surfaces. The single-family residence at 4259 Quail Road exhibits significant character-defining features of the style, including simple geometric forms, horizontal massing, direct expression of the structural system, and floor-to-ceiling windows.

4259 Quail Road retains sufficient integrity to convey its historic significance. It appears eligible for listing in the California Register at the local level of significance, and as a local landmark. It is eligible under the Modern Architecture theme as an excellent example of Mid-century Modern residential architecture in Riverside. It does not meet National Register Criterion Consideration G of "exceptional importance" required for properties that are less than fifty years old, and therefore does not appear eligible for listing in the National Register of Historic Places at this time.

B11. Additional Resource Attributes:

- *B12. References:**
 City of Riverside Building Permits.
City of Riverside Modernism Context Statement, prepared for the City of Riverside by Christopher A. Joseph & Associates, Los Angeles, CA, November 2009.
 County of Riverside Property Information Center.
 Riverside County Land Information System (LIS).

- B13. Remarks:**
***B14. Evaluator:** Christine Lazzaretto
***Date of Evaluation:** March 19, 2013

(This space reserved for official comments.)



P14-0585, Exhibit 4 - Survey Update

State of California - The Resources Agency
 DEPARTMENT OF PARKS AND RECREATION
 CONTINUATION SHEET

Primary #
 HRI #
 Trinomial

Page 3 of 3

*Resource Name or #: (Assigned by Recorder) 4259 QUAIL RD

*Recorded By: Barbara Bouska

*Date 09/10/2014

Continuation Update

B10. Significance (continued):

A steep hillside lot and a view to the west presented a challenge of aesthetic and functional nature to the architect. It was desirable to retain the "natural" setting of the sandstone outcroppings and the native vegetation. The site offered a sweeping panoramic view of the entire city of Riverside and the distant mountain ranges. Because this view was to the west, the sun-control problem became a determining factor in the design of the house.

The architect felt that the house should be long and low to blend into the hill, rather than fitting the hill to the house. A two-level structure resolved the site problem and took optimal advantage of the view. Expansive roof overhangs and a sun deck were designed to provide sun-control for the large glass areas that capture the view from both levels.

The house was designed for an active young family with three children. The living areas have been separated from the sleeping and quiet areas. Room was needed for a variety of pets, sporting equipment, and for a workshop center. Since most entertaining is of an informal nature, indoor and outdoor dining areas are adjacent to the kitchen. The children's rooms are directly accessible to outdoor play and patio.

The lower level consists of three main areas: a carport, guest apartment, and unfinished basement. The basement, a rare luxury in California, was incorporated to give play, work, and storage space. If needed, it could be finished at a later date with minimum expense.

This house was designed to meet a very limited budget. Maximum square footage was sought at minimum cost. The owners did much of the finish work during the period of construction (and for several years afterward).

Exterior materials of redwood plywood siding and concrete block are featured in this post and beam structure. Floor-to-ceiling doors and windows are utilized throughout the house to emphasize the unobstructed indoor-outdoor flow of space. Wide overhangs were planned to protect the house from extreme summer heat.

The Philip Esbensen House retains sufficient integrity to convey its historic significance. According to the 2013 Draft Modernism Intensive Survey prepared under the City's Certified Local Government grant by the City's consultant, Historical Resources Group, the status codes that represent the house's eligibility for designation have been assigned 3CS, appears eligible for listing in the California Register as an individual property, and 5S3, appears eligible for local landmark listing or designation. Based on the evaluations, the Philip Esbensen House appears to be eligible for local listing as a City Landmark under three designation criteria in Section 20.50.010(U) of the Municipal Code as described in the facts for findings above. The home is eligible under criteria: 3, Embodies distinctive characteristics of a style, type, period or method of construction, or is a valuable example of the use of indigenous materials or craftsmanship; 5, Embodies elements that possess high artistic values or represents a significant structural or architectural achievement or innovation; and 7, Is one of the last remaining examples in the City, region, State or nation possessing distinguishing characteristics of an architectural or historical type or specimen.



P14-0585, Exhibit 5 - Historic Photos (1965)





P14-0585
Distributed September 17, 2014

To: City of Riverside Cultural Heritage Board
and Planning Department Staff

From: Riverside Historical Society, Board of Directors
Steve Lech, President

Re: CHB Meeting on 9/17/2014, Planning Case P14-0585

We support the position of the City Planning Staff regarding Case P14-0585, approving the designation of the Esbensen House as a City Landmark.

Thank you for considering our comment.
Regards,

Riverside Historical Society Board
Steve Lech, President

Sent by:
Laura L. Klure, RHS Board Member
llklure@att.net
(951) 684-6533

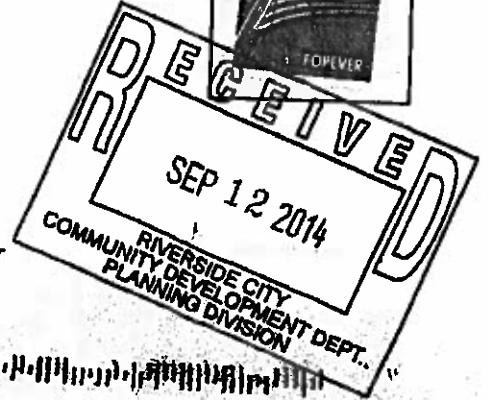
TAPE, DO NOT STAPLE

TAPE, DO NOT STAPLE

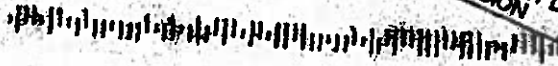
TAPE, DO NOT STAPLE

CHB: P14-0585
Distributed 9-17-14

Nellie P. Bristol
240 E. Broadbent Dr.
Riverside, CA
92507



City of Riverside
Planning Division
Attn: Barbara Bouska, Associate Planner
3900 Main Street
Riverside, CA 92522



Response to Public Notice

Any information submitted on this form is public record and can be viewed by any member of the public upon request.

Please note that public comment for this project closes at the Public Meeting on September 17, 2014.

Please enter any comments you may have about this proposal below. (Please print or type all information):

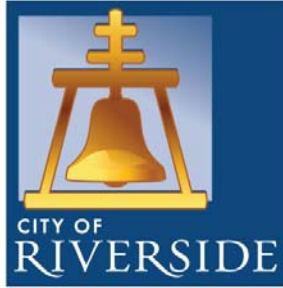
COMMENTS: GREAT!!! I AM ALL FOR THIS DESIGNATION

Multiple horizontal lines provided for writing additional comments.

FOLD THIS SIDE FIRST

FOLD THIS SIDE FIRST

FOLD THIS SIDE FIRST



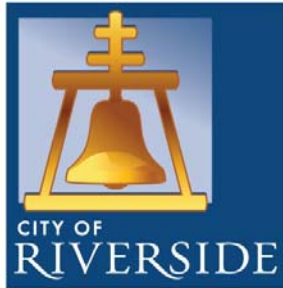
City of Arts & Innovation

CULTURAL HERITAGE BOARD MINUTES

WEDNESDAY, AUGUST 20, 2014, 3:30 P.M.
ART PICK COUNCIL CHAMBERS, CITY HALL
3900 MAIN STREET

Cultural Heritage Board Members

		MURRIETA	VAN WART	FIELD	VACANT	SCHULTE	HERU	SUTTER	PRESTON-CHAVEZ	GILLECE	
WARDS		1	2	3	4	5	6	7	CW1	CW1	
Roll Call:	Present	A	X	X		A	X	X	X	X	
Chair Heru called the meeting to order at 3:30 p.m. with all members present, except Board Members Murrieta and Schulte											
The Pledge of Allegiance was given to the flag.											
COMMENTS FROM THE AUDIENCE There were no oral comments at this time.											
<u>DISCUSSION CALENDAR</u>											
PLANNING CASE P14-0360 – 4570 Sunnyside Drive Certificate of Appropriateness requested by Cleve Stevens, on behalf of the Riverside Housing Development Corporation (RHDC), for construction of a new 1,400 square foot, single story single family residence with a 441 square foot detached garage within the Palm Heights Historic District at 4570 Sunnyside Drive Teri Delcamp, Senior Historic Preservation Planner, informed the Board that a letter was received and distributed today, in support of the project from the Riverside Historical Society. Cleve Stevens, RHDC, stated that they would request the Board consider vinyl windows versus wood sash windows and emphasized the maintenance issue associated with these type of windows. Following discussion the Cultural Heritage Board: 1. Determined that Planning Case P14-0360 constitutes a project that is consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties, which is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per Section 15331 of the CEQA Guidelines; and 2. Approved Planning Case P14-0360 and issued a Certificate of Appropriateness, based on the findings outlined in the staff report, subject to modifications to staff's recommended conditions: 5d. The sets of paired windows on the north (front) elevation and the first two single hung windows on the west (side) elevations are publicly visible within the Historic District and shall be "high quality vinyl windows with exterior simulated true divides (such as Milgard "Tuscany" or Montecito" series or similar) to the satisfaction of the CHB staff. All other windows may be vinyl or similar quality alternative material either with or without exterior divides." And 5e. The vinyl windows with exterior simulated true divides shall be multi (six or eight lights)-over-single pane to the satisfaction of CHB staff. Submit manufacturer's cutsheet, brochure or shop drawing for review and approval prior to installation.	Motion			X						X	
	Second										
	Ayes							X	X	X	
	No	X									



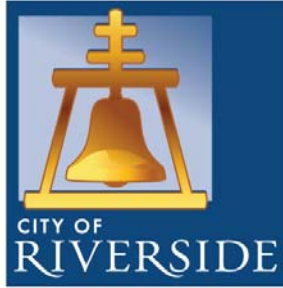
City of Arts & Innovation

CULTURAL HERITAGE BOARD MINUTES

WEDNESDAY, AUGUST 20, 2014, 3:30 P.M.
ART PICK COUNCIL CHAMBERS, CITY HALL
3900 MAIN STREET

Cultural Heritage Board Members

		MURRIETA	VAN WART	FIELD	VACANT	SCHULTE	HERU	SUTTER	PRESTON-CHAVEZ	GILLECE
WARDS	1	2	3	4	5	6	7	CW1	CW1	
<p>PLANNING CASES P12-0393, P12-0394, P14-0640: – 6240 and 6260 Hawarden Drive Certificate of Appropriateness requested by John Pitchford and Emily Lawson to consider a Certificate of Appropriateness for the proposed removal or significant alteration to the existing barn, reservoir and irrigation trough, as well as the removal of a significant area of land on which the home and these features are located. The Planning Commission will review the remaining portion of this project which includes a Parcel Map to subdivide an approximately 14.63 acre, two-parcel site, into three parcels; a variance for a flag lot, parcel 2; and to allow the existing parcel, located at 6260 Hawarden Drive to increase from 0.63 acres to 1.02 acres in size. Brian Norton, Associate Planner, informed the Board that comments were received and distributed to the Board today. Cleve Stevens, RHDC, stated that they would request the Board consider vinyl windows versus wood sash windows and emphasized the maintenance issue associated with these type of windows. Following discussion the Cultural Heritage Board recommended that the City Planning Commission: 1. Determined that Planning Cases P12-0393, P12-0394 and P14-0640 will not have a significant effect on the environment based on the findings set forth in the case record and adopt a Mitigated Negative Declaration pursuant to Section 15097 of the CEQA Guidelines; and 2. Adopt the Mitigation Monitoring and Reporting Program (MMRP) pursuant to CEQA Section 15097 and California Public Resources Code 21081.6; The Cultural Heritage Board Approved Planning Case P14-0640 based on the findings outlined in the staff report and subject to staff’s recommended conditions.</p> <p><u>MISCELLANEOUS PLANNING AND ZONING ITEMS</u></p> <p>ETHICS CODE REVIEW Ms. Delcamp stated that the Code of Ethics was distributed to Board in advance of the meeting. This is something that is being transmitted to each of the Commissions and Boards for the City. She asked if the Board had any comments for regarding the Ethics Code. There were no comments from the Board, no formal action was taken.</p> <p>BRIEF REPORT FROM THE HISTORIC PRESERVATION OFFICER ON RECENT CITY COUNCIL ACTIONS AND MAJOR DEVELOPMENT PROJECTS There were no recent City Council actions related to historic preservation, to report.</p>										X
<p>Motion Second All Ayes</p>		X		X			X	X	X	



City of Arts & Innovation

CULTURAL HERITAGE BOARD MINUTES

WEDNESDAY, AUGUST 20, 2014, 3:30 P.M.
ART PICK COUNCIL CHAMBERS, CITY HALL
3900 MAIN STREET

Cultural Heritage Board Members

		MURRIETA	VAN WART	FIELD	VACANT	SCHULTE	HERU	SUTTER	PRESTON-CHAVEZ	GILLECE
		1	2	3	4	5	6	7	CW1	CW1
<p>ITEMS FOR FUTURE AGENDAS None.</p> <p><u>MINUTES</u></p> <p>The Minutes of July 17, 2014 were approved as presented.</p> <p><u>ADJOURNMENT</u></p> <p>The meeting was adjourned at 4:15 p.m. to the meeting of September 17, 2014 at 3:30 pm.</p>	<p>WARDS</p>		X	X			X	X	X	X