



City of Santa Clara
**HISTORICAL AND LANDMARKS
COMMISSION MEETING AGENDA**
Thursday, June 4, 2015 – 7:00 P.M.
COUNCIL CHAMBERS
1500 Warburton Avenue
Santa Clara, CA 95050

Please refer to the Historical and Landmarks Commission Procedural Items guideline for information on all procedural matters.

ITEMS FOR COUNCIL ACTION

The following items from this Historical and Landmarks Commission agenda will be scheduled for Council review following the conclusion of hearings and recommendations by the Historical and Landmarks Commission. Due to timing of notices for Council hearings and the preparation of Council agenda reports, these items will not necessarily be heard on the date the minutes from this meeting are forwarded to the Council. Please contact the Planning Division office for information on the schedule of hearings for these items:

- **Agenda Item 8.E.: Historic Property Preservation Agreement Amendment (Mills Act) for 1655 Santa Clara Street**

1. CALL TO ORDER

2. ROLL CALL

3. DISTRIBUTION OF AGENDA AND STAFF REPORTS

Copies of current agendas and staff reports for each of the items on the agenda are available from the Planning Division office on the Friday afternoon preceding the meeting and are available at the Commission meeting at the time of the hearing.

4. DECLARATION OF COMMISSION PROCEDURES

5. REQUESTS FOR EXCEPTIONS, WITHDRAWALS AND CONTINUANCES

- A. Withdrawals
- B. Continuances
- C. Exceptions (requests for agenda items to be taken out of order)

6. ORAL PETITIONS/ANNOUNCEMENTS AND COMMUNICATIONS

Members of the public may briefly address the Commission on any item not on the agenda.

7. CONSENT CALENDAR

Consent Calendar items may be enacted, approved or adopted, based upon the findings prepared and provided in the written staff report, by one motion unless requested to be removed by anyone for discussion or explanation. If any member of the Historical and Landmarks Commission, staff, the applicant or a member of the public wishes to comment on a Consent Calendar item, or would like the item to be heard on the regular agenda, please notify Planning staff, or request this action at the Historical and Landmarks Commission meeting when the Chair calls for these requests during the Consent Calendar review.

7.A. Approval of Historical and Landmarks Commission Minutes for the meeting of May 7, 2015.

7.B. **File No.(s):** PLN2015-11077
Location: 427 Jefferson Street, a 7,650 square foot parcel located on the east side of Jefferson Street approximately 200 feet south of Bellomy Street, APN: 269-41-012; property is zoned Single-Family Residential (R1-6L)
Applicant/Owner: Richard Haro / Susan Lacy
Request: **Design Review** for single story residential accessory unit at rear of existing single story residence
CEQA Determination: Categorically Exempt per CEQA Section 15301, Existing Facilities
Project Planner: Shaun Lacey, AICP, Assistant Planner II
Staff Recommendation: Recommend approval

7.C. **File No.(s):** PLN2014-10413
Location: 49 Linden Drive, a 6,464 square foot parcel located on the east side of Linden Drive, approximately 140 feet south of Park Court (APN: 269-51-054). Project site is zoned Single Family Residential (R1-6L)
Applicant/Owner: SC Design Group / Fengcai Li
Request: **Design Review** of a 1,053 square foot addition to an existing 1,383 square foot house, resulting in a 4 bedroom home (*Continued from August 4, 2014 HLC Meeting*)
CEQA Determination: Categorically Exempt per CEQA Section 15301, Existing facilities
Project Planner: Jeff Schwilk, AICP, Associate Planner
Staff Recommendation: Recommend approval, subject to conditions

*****END OF CONSENT CALENDAR*****

8. PUBLIC MEETNG ITEMS

8.A. **File No.(s):** PLN2015-10929
Location: 1240 Lewis Street, a 4,022 square foot parcel located on the south side of Lewis Street approximately 81 feet west of Jackson Street, APN: 269-03-090; property is zoned Single-Family Residential (R1-6L)
Applicant/Owner: Silvio Canudo / Dimas Avila
Request: **Design Review** for one and two story addition and remodel to and existing single story residence
CEQA Determination: Categorically Exempt per CEQA Section 15301, Existing Facilities
Project Planner: Shaun Lacey, AICP, Assistant Planner II
Staff Recommendation: Recommend approval, subject to conditions

8.B. **File No.(s):** PLN2015-10972
Location: 1597 Main Street, a 5,662 square foot parcel located at the intersection of Main Street and Civic Center Drive, APN: 224-28-056; property is zoned Single-Family Residential (R1-6L)
Applicant/Owner: Rick & Holly Hartman / Brando & Jennifer Nguyen

Request: **Design Review** to allow a two-story addition onto a historically-eligible structure totaling 2,313 square feet
CEQA Determination: Categorical Exempt per CEQA Section 15331, Historical Resource Rehabilitation
Project Planner: Shaun Lacey, AICP, Assistant Planner II
Staff Recommendation: Recommend approval, subject to conditions

8.C. File No.(s): **PLN2015-11092**
Location: 393 Jefferson Street, a 7,369 square foot parcel located on the east side of Jefferson Street approximately 300 feet south of Bellomy Street, APN: 269-41-010; property is zoned Single-Family Residential (R1-6L)
Applicant/Owner: Eric Beckstrom / Daniel Miller
Request: **Design Review** for new entrance porch and rear expansion of the home, replacement of windows, and new detached parking garage to the rear of the property.
CEQA Determination: Categorical Exempt per CEQA Section 15301 – Existing Facilities and Section 15331 – Historical Resource Rehabilitation
Project Planner: Payal Bhagat, Assistant Planner II
Staff Recommendation: Recommend approval, subject to conditions

8.D. File No.(s): **PLN2015-11104**
Location: 1655 Santa Clara Street, a 6,761 square foot parcel located on the north side of Santa Clara Street, approximately 315 feet west of Lincoln Street, APN: 269-25-058; property is zoned Single-Family Residential (R1-6L)
Applicant/Owner: Brian Johns
Request: **Historic Property Preservation Agreement Amendment (Mills Act)** to allow an update to “The Description of the Preservation and Restoration Efforts”
CEQA Determination: Categorical Exempt per CEQA Section 15331, Historical Resource Rehabilitation
Project Planner: Greg Qwan, Planning Intern
Staff Recommendation: Recommend approval, subject to conditions

9. OTHER BUSINESS

9.A. Commission Procedures and Staff Communications

i. Announcements/Other Items

- Correspondence received for HLC
 - Bart Anderson - 1065 Harrison St (Mills Act property) - Request for swimming pool at rear of property
 - Gloria McClain - Invitation to tour Ulistac
- Authorize expenditure for Bronze Oval Plaques for Mills Act Properties
- Review of Mills Act Contracts
- Review of Public Information Handouts and Brochures
- Monthly Report on HT properties: Residential reversions (verbal update)

ii. Report of the Liaison from the Planning and Inspection Department

- City Council and Planning Commission Actions (verbal update)

iii. Commission/ Board Liaison and Committee Reports

- Santa Clara Arts and Historic Consortium (McKee/Standifer as alternate)
[Fourth Monday of each month at 7:15 p.m. - Headen-Inman House]

- Historic Preservation Society of Santa Clara (Mahan/Luckinbill as alternate)
[Second Friday of each month at 10:00 a.m. - Harris Lass Preserve]
- Old Quad Residents Association (Hyams/Mahan as alternate)
- Architectural Committee (Mahan / Johns as alternate)
- Agnews Historic Cemetery Museum Committee (Standifer/Luckinbill as alternate)
- BART/ High Speed Rail/ VTA BRT Committee (Johns/McKee as alternate)
- Zoning Ordinance Update (Johns/Hyams Alternate)
- Preservation Ordinance Ad-hoc Committee (Mahan/Luckinbill and McKee as alternate)

iv. Commission Activities

- Commissioner Travel and Training Reports
 - Month of May Historic Preservation Month Activities
 - Walking Tour May 31st
 - Public Information Display Case

v. Upcoming Agenda Items

- Franklin Post Office Update (Lorie Garcia) – TBD
- Review of Street Name List (Lorie Garcia) – TBD

ADJOURNMENT

Adjourn. The next regular Historical and Landmarks Commission meeting will be held on Thursday, July 9, 2015 at 7:00 p.m. in the City Council Chambers.

Prepared by: 
Yen Han Chen
Associate Planner

Approved: 
Gloria Sciara, AICP
Development Review Officer

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