



Historic Preservation Commission Executive Minutes

September 25, 2017

MONDAY

6:00 p.m.

2600 FRESNO STREET
CONFERENCE ROOM A
2nd Floor, City Hall

I. CALL TO ORDER AND ROLL CALL- 6:00 p.m.

*The meeting was called to order by **Chair Patrick Boyd** at 6:04 PM.*

Commissioners Present: Don Simmons, Robin Goldbeck, Paul Halajian, Patrick Boyd, Jason Hatwig, Kristina Roper.

Staff Present: Dan Zack, Talia Kolluri (CAO), Amber Piona, and Drew Wilson.

II. APPROVE MEETING MINUTES

A. Approve Minutes for August 28th, 2017.

The minutes of August 28th were approved 6-0 with a motion by Kristin Roper and a second by Jason Hatwig abstaining.

III. APPROVE AGENDA

The agenda was approved 6-0 with a motion by Jason Hatwig and a second by Robin Goldbeck.

IV. CONSENT CALENDAR

None

V. CONTINUED MATTERS

None

VI. COMMISSION ITEMS

A. REVIEW AND MAKE FINDINGS ON PLANS AND CEQA ANALYSIS FOR A FENCE AT THE HH BRIX MANSION (HP# 89) LOCATED AT 2844 FRESNO STREET PURSUANT TO FMC 12-1617(h)(1).

Dan Zack gave a presentation on the proposed project. The Brix Mansion is almost identical now to the day it was built. The home was built in 1911 in the Italian Villa style. It was built for Herman H. Brix, German immigrant who was in the oil business in the Central Valley. There are two buildings in Fresno that bear his name: the Brix Mansion and the Brix Building on Fulton Street near Fresno Street. The Brix Mansion is currently used as an office building. The proposal under consideration is to install a perimeter fence around the property. It would be a tubular steel fence with cast-iron finials, and an arched gate. The property is located in a non-single family zone, so a fence requires a building permit. The proposed fence is 4 feet in height, which conforms to the side yard and rear yard height limit, but exceeds the front yard fence height limit by one foot. The Development and Resource Management (DARM) Director has the authority to waive or modify property developments standards if it helps in the preservation of an historic resource. Staff is of the opinion that such a waiver is appropriate; due to the large site on which the building sits, the size and location of the fencing would not in any way obscure the historic integrity of the property, and securing the site in such a manner will aid in the preservation of the property due to recent problems with trespassing and camping. The commission is hearing the item due to it being on the Local Register, and all permits for properties on the Local Register require the Commission's approval. Staff recommends approval.

Richard Waters (Property owner) – Has been in the building since 1973, and has owned all or portions of the building since 1992. He is aware of the homelessness in the area and the issues they have. They have had to repaint the porch more frequently due to people sleeping on the porch. In a recent trip during the weekend there were obvious odor and debris left behind on the porch. The fence is intended prevent this, and provide a better atmosphere for employees and clients and protection for the property. He has attempted not to install the fence for quite some time, but has concluded that it is necessary. The fence will be painted to match the building, and nothing about the building itself will change. If approved tonight the plans will be prepared and submitted shortly.

Paul Halajian: Will it be located at the sidewalk? Will it be the same color as the building? Maybe the fence should not match the house, and be painted black.

Property Owner: It will be located right at the sidewalk, and would be happy to paint it whatever color you suggest.

Goldbeck: I think I might lean towards green, to allow it to fade in with the lawn.

Property Owner: I have no preference on color.

Goldbeck: There would be gaps in between the post?

Property Owners: Correct.

Patrick Boyd: When you place the fence right against the back of the sidewalk it gives the sense of a fortress, with a few feet set back you can put plants in between and create a better curb appeal then just a fence. It also defines the space, but requires 6-8 feet.

Halajian: It being in an urban area it seems that a fence at the back of the sidewalk fits the area better.

Don Simmons: Which finials will you use?

Property Owner: I went with the one that looks the least conspicuous, but may also deter people from climbing it.

Simmons: Based on the materials it seems to make a difference on how often they are stolen. This seems to be based on the style of the finials.

Property Owner: I went with the broader base and the suggestions from the fence company.

Boyd: The only change to the proposal is the color of the fence, which will be black.

No Public comments

The staff recommendation of approving the permit for the fence at the HH Brix Mansion (HP# 89) was approved, with a modification of the fence being painted black, 6-0 on a motion by Goldbeck and a second by Simmons.

VII. CHAIRPERSON'S REPORT

None

VIII. UNSCHEDULED ITEMS

A. Members of the Commission

Goldbeck: What is the status to the Mills Act?

Zack: Seth looked into the eligibility of the staff and commissioners properties, and we concluded that due to a conflict of interest they will not be eligible. He did find that the process the city adopted does not require

Historic Preservation Commission, September 25th, 2017

City Council approval, but only the DARM Director's, and the plan is to bring the first round of applications in October.

B. Staff

Zack: The Historic Preservation Specialist Position is out and search process has begun.

Boyd: Will the City go through a head hunter?

Zack: That is not currently the plan, but if you know of where I should post the position please let me know. The position is open until filled, so I can make an offer once a qualified candidate is found.

Boyd: What was the result of the issues with the Craycroft home?

Zack: He needs a step by step guide on the process, and an environmental review is required due to the carriage being a part of the resource. I need to work that into the process timeline and speak with a consultant. He wants to make sure that he can have the carriage house cleared out before he closes on the house.

C. General Public

There was no additional Public comment.

IX. NEXT MEETING: October 23, 2017, 6 PM Conference Room A, City Hall.

X. ADJOURNMENT

Chair Boyd adjourned the meeting at 6:34 PM.

Respectfully submitted:

Dan Zack, Assistant Director

Drew Wilson, Recording Secretary