



**BENICIA HISTORIC PRESERVATION REVIEW COMMISSION
REGULAR MEETING MINUTES**

**City Hall Commission Room
Thursday January 22, 2015
6:30 P.M.**

I. OPENING OF MEETING

A. Pledge of Allegiance

B. Roll Call of Commissioners

Present: Commissioners Haughey, Van Landschoot, von Studnitz
and Chair Delgado

Absent: Commissioners Macenski, McKee and Trumbly

Staff Present: Suzanne Thorsen, Associate Planner
Amy Million, Principal Planner/Recording Secretary

C. Reference to Fundamental Rights of Public

II. ADOPTION OF AGENDA

On a motion of Commissioner Van Landschoot, seconded by Commissioner von Studnitz, the Agenda was approved by the following vote:

Ayes: Commissioners Haughey, Van Landschoot, von Studnitz and Chair
Delgado

Noes: None

Absent: Commissioners Macenski, McKee and Trumbly

Abstain: None

III. OPPORTUNITY FOR PUBLIC COMMENT

A. WRITTEN COMMENT– None.

B. PUBLIC COMMENT- None.

IV. CONSENT CALENDAR

On a motion of Commissioner Van Landschoot, seconded by Commissioner von Studnitz, the consent calendar was approved by the following vote:

Ayes: Commissioners Haughey, Van Landschoot, von Studnitz and Chair Delgado
Noes: None
Absent: Commissioners Macenski, McKee and Trumbly
Abstain: None

A. APPROVAL OF MINUTES OF DECEMBER 18, 2014 REGULAR MEETING

B. APPROVAL OF MINUTES OF JANUARY 7, 2015 SPECIAL MEETING

V. REGULAR AGENDA ITEMS

A. DESIGN REVIEW TO REPLACE FOURTEEN (14) SINGLE-PANE ALUMINUM WINDOWS WITH NEW DUAL-PANE VINYL WINDOWS ON A NON-HISTORIC SINGLE FAMILY RESIDENTIAL BUILDING AT 159 WEST F STREET, AFTER A DETERMINATION THAT THE PROJECT IS EXEMPT FROM CEQA

14PLN-00078 Design Review
159 West F Street
APN: 0089-115-200

Commission requested clarification on the 2004-2007 historic survey and guidelines for non-historic buildings in the downtown historic district.

Commissioner Van Landschoot noted that he received a copy of the public hearing notice in the mail and concluded that his property was located within 500 feet of this property and therefore did not review the project. Staff confirmed that he was indeed outside of the 500 foot boundary.

Larry Bienati, property owner briefly commented on the work they have done on the property.

No public comment.

RESOLUTION NO. 15-2 OF THE HISTORIC PRESERVATION REVIEW COMMISSION OF THE CITY OF BENICIA APPROVING THE REPLACEMENT OF 14 EXISTING ALUMINUM WINDOWS WITH DUAL PANE VINYL WINDOWS AT 159 WEST F STREET (14PLN-00078) DISCUSSION ITEM - DISCLOSURE ON HISTORIC DISTRICT PROPERTIES

On a motion of Commissioner Haughey, seconded by Commissioner von Studnitz, the above resolution was approved by the following vote:

Ayes: Commissioners Haughey, von Studnitz and Chair Delgado
Noes: Commissioner Van Landschoot
Absent: Commissioners Macenski, McKee, and Trumbly
Abstain: None

B. DISCUSSION ITEM - DISCLOSURE ON HISTORIC DISTRICT PROPERTIES

Commissioners discussed the title search provided in the packet. The Commission suggested that a full title report for a recently sold home in the historic district be reviewed to confirm if the resolution is included.

No public comment.

Commission requested that this topic remain on the Priority List of Discussion Items and it will come back when the Commission is able to provide more information for discussion. Commissioner Haughey volunteered to obtain a title report.

VI. COMMUNICATIONS FROM STAFF

Ms. Thorsen requested that the Commission provide direction on what they want to learn from Bill Tuikka, Planner with City of Vallejo.

Commissioner Van Landschoot requested that Mr. Tuikka provide any forms the City of Vallejo uses and informing an applicant on the process.

VII. COMMUNICATIONS FROM COMMISSIONERS

Commissioner Haughey provided a status update on the workgroup with regard to writing a letter to City Council requesting an update to DHCP. Commission and staff discussed the letter and next steps.

Commissioner Van Landschoot asked if anyone knew the date of the preservation event in San Francisco. Commissioners Haughey and Van Landschoot requested to be added to the list of attendees.

VIII. ADJOURNMENT

Chair Delgado adjourned the meeting at 7:20 p.m.