

MINUTES: of the Historic and Scenic Preservation Commission (HSPC) meeting of the City of Redlands held of February 1, 2018, at 6:00 p.m. are as follows:

MEMBERS PRESENT: Kurt Heidelberg, Chairman
Shan McNaughton, Vice Chairman
Kristine Brown, Commissioner
Nathan Gonzales, Commissioner
Alison Roedl, Commissioner

STAFF PRESENT: Brian Desatnik, Development Service Director
Brian Foote, Planning Manager
Loralee Farris, Principal Planner

I. CALL TO ORDER AND PUBLIC COMMENT PERIOD - 3 MINUTES

Chairman Kurt Heidelberg, called the meeting to order, and opened the Public Comment period. There were no comments forthcoming and the Public Comment period was closed.

Ms. Loralee Farris, Principal Planner, distributed an email from Suzanne Blee, resident, regarding the historic property located at 810 West Pioneer Street. The Historic property was attained by the Redlands Unified School District via eminent domain in 2007 and is bordered by Citrus Valley High School. Ms. Blee, expressed her concern with the further development of the property.

- A. Election of Historic & Scenic Preservation Commission Chairperson and Vice Chairperson

MOTION

It was moved by Commissioner Nathan Gonzales and seconded by Commissioner Alison Roedl and carried on a 5-0 vote to nominate Chairman Kurt Heidelberg as Chairman.

MOTION

It was moved by Commissioner Gonzales and seconded by Commissioner Roedl and carried on a 5-0 vote to nominate Vice Chairman Shan Mc Naughton as Vice Chairman.

II. ATTENDANCE

All Commissioners were present.

III. APPROVAL OF MINUTES

- A. Minutes of December 7, 2017

It was moved by Vice Chairman Mc Naughton, seconded by Commissioner Gonzales and carried on a 5-0 vote to approve the minutes of December 7, 2017.

IV. OLD BUSINESS – None

V. NEW BUSINESS

**A. SAM-REDLANDS, LLC, APPLICANT
(PROJECT PLANNER: LORALEE FARRIS)**

A request to consider a recommendation to the City Council for the approval of points for **Residential Development Allocation (RDA) No. 2018-I-01** for Tentative Tract Map No. 19942, an approved subdivision for thirty four (34) residential lots on approximately 11.92 acres. The project site is located on the east side of Wabash Avenue, and on the north side of Sylvan Boulevard right-of-way. The subject property is currently undergoing annexation proceedings with the Local Agency Formation Commission (LAFCO application 3207), and has a Pre-Zoning designation as Single Family Residential (R-1) District. This RDA 2018-I-01 request is for 34 allocations; no allocations have been previously awarded for this tract.

Ms. Lorelee Farris, project planner, provided a brief description of the RDA 2018-1-01 for Tentative Tract Map No. 19942.

Chairman Heidelberg expressed concerns on RDA No. 2018-1-01 and recommended that the Commission award -2 points. Chairman Heidelberg stated his concerns as follows: Regarding discussion of RDA #2018-1-01, Chairman Heidelberg's primary concern during the December 2016 meeting and February 2018 meeting was the project's Area of Potential Effects was improperly defined, and subsequently an Effect Finding study on the Zanja was not performed, and thus did not believe the compliance documentation for this project is adequate. I have no doubt that measures prescribed by the Effects Finding study could be developed that would be satisfactory to the applicant, the City, and the Commission, but this level of analysis should have been performed so that it could contribute to the discussion.

Chairman Heidelberg opened the Hearing.

Mr. Pat Meyer, the applicant's representative, discussed the project landscape plans with the commission and stated that the project was visually appealing and will enhance the Zanja experience. He explained that the project completely avoids the Mill Creek Zanja.

Chairman Heidelberg closed the Hearing.

MOTION

It was moved by Commissioner Gonzales, seconded by Vice Chairman McNaughton and carried on a vote of 5-0 to award RDA No. 2018-01 zero points.

B. REVIEW OF THE 2016-2017 CERTIFIED LOCAL GOVERNMENT ANNUAL REPORT

Ms. Farris, Principal Planner, provided an update on the 2016-2017 Certified Local Government annual report.

Chairman Heidelberg opened the Hearing, there were no comments forthcoming and the Hearing was closed.

MOTION

It was moved by Vice Chairman McNaughton, seconded by Commissioner Roedl, and carried on a 5-0 vote to accept the 2016-2017 Annual Report and direct staff to forward the report to the Office of

Historic Preservation.

VI. DISCUSSION, POSSIBLE ACTION AND INFORMATION ITEMS

A. Informational items provided by City Staff

Staff informed the commission that Commissioner Buscaglia submitted his resignation, and Commissioner Grenda has been appointed to serve on the Planning Commission. Applications for the Historic and Scenic Preservation Commission is advertised on the City's website and will close on February 8, 2018.

Vice Chairman McNaughton asked for an update on the Accessory Unit Dwelling Law as it pertained to parking.

Staff informed the Commission that a local ordinance is in the development stages, but in the interim state law will take precedence.

Vice Chairman Mc Naughton inquired on the development of the Redlands Mall, and requested that the Commission receive an update at the March 1, 2018 Historic and Scenic Preservation Commission meeting.

Staff informed the Commission that the developers are currently working on plans.

Staff announced that the Smiley Library will be offering an eight week class on the history of Redlands. The class is scheduled to begin on February 20, 2018.

B. Commissioner Announcements- None

VII. ADJOURNMENT TO THE MEETING OF MARCH 1, 2018

The meeting adjourned at 6:34 p.m. to the regularly scheduled Historic and Scenic Preservation Commission meeting of March 1, 2018.

Respectfully Submitted,

Joni Mena
Senior Administrative Technician

Loralee Farris
Principal Planner