



CULTURAL HERITAGE COMMISSION

DRAFT MINUTES EXCERPTS

October 25, 2018

7. PUBLIC HEARINGS/APPEALS

A. FRANKLIN STATION DEVELOPMENT COA – 1351 SECOND STREET (File No. PL17-0090)

The Applicant requests approval of a Certificate of Appropriateness for revised historic design guidelines to facilitate the redevelopment of the earthquake damaged Franklin Street Post Office building that will allow alterations and additions consistent with the National Register of Historic Places designation. The property is included in the National Register of Historic Places, designated as a Local Landmark (LLM) on the City's Historic Resources Inventory, and is designated Downtown Public and zoned Downtown Public (DP). (APN 003-208-001) (Morris)

Commissioners provided disclosures.

Senior Planner Michael Walker introduced the item, identifying the unique nature of this item in that, unlike most items reviewed by the Cultural Heritage Commission, this item was limited to review of proposed historic design guidelines for a future historic preservation project that has not been designed yet.

Planning Manager Erin Morris presented the Staff Report and provided a recommendation.

Chair Tuikka invited the Applicant to speak.

Kevin Teague, on behalf of the Applicant, introduced the Applicant team, briefed the Commission on extensive background relating to the application and offered to answer any additional questions.

Commissioners provided the following questions for Staff and the Applicant:

- The Commission recognizes the importance of saving this building.
- The hope is that the building does not become only a façade.
- Will the balusters of the east and west wing be retained?
- How deep is the lobby?
- The granite stairs are being retained.
- What guideline is the Applicant using for the lobby restoration?
- The Applicant is encouraged to keep the historic portion of the structure prominent.

Mr. Teague responded to Commissioner questions and introduced Preservation Architect Mark Hulbert to respond to design and technical Commissioner questions.

Applicant team representative Scott Klingbeil responded to additional Commissioner questions.

Chair Tuikka opened the item for Public Hearing. After receiving no requests to speak, the Public Hearing was closed.

Commissioners discussed and began deliberation.

The Commission expressed appreciation for the amount of work that is going into this project and for the Applicant's desire to retain a historic landmark.

Commissioners Shotwell and Macdonald moved and seconded to forward a recommendation to the City Council to: 1) consider the Addendum and determine that the potential environmental effects of the Project were adequately analyzed and addressed by a prior CEQA action as documented in the Addendum; 2) approve the requested Certificate of Appropriateness for the Franklin Station Hotel Project.

Motion Carried:

AYES:	Tuikka, Shotwell, Macdonald, Ready
NOES:	
ABSTAIN:	
ABSENT:	Van Giesen
RECUSED:	