



**Historical Resources Management Commission  
Hattie Weber Museum – 445 C Street, Davis, California  
Corner of 5<sup>th</sup> and C Streets in Central Park  
Monday, February 25, 2014**

Commissioners Present: Rand Herbert (Chair), Karen Clementi, Scott Miltenberger,  
Richard Rifkin, Linda Zablony-Hurst

Commissioners Absent: Mark Beason, William Allen Lowry, Gale Sosnick,

Staff Present: Ike Njoku, Michael Webb

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**1. Call to Order.** Chairperson Herbert called the meeting to order at 7:00 pm.

**2. Approval of Agenda.**

**Action:** Commissioner Miltenberger moved, seconded by Commissioner Clementi, to approve the agenda. **The motion passed unanimously.**

**3. Approval of Minutes.**

**Action:** Commissioner Clementi moved, seconded by Commissioner Miltenberger, to approve the minutes. **The motion passed by the following vote:**

**Ayes:** Herbert, Miltenberger, Rifkin, Zablony-Hurst  
**Noes:** None  
**Abstention:** Clementi  
**Absent:** Beason, Sosnick

Chairperson Herbert disclosed that Commissioner absent were excused.

**4. Public Communications.** None.

**5. Written Communications.** Staff Liaison Njoku circulated the written communications.

**6. Museum Report.** None

**7. Staff, Council Liaison, and Commissioner Comments**

Commissioner Rifkin reported that the Subcommittee on the Davis Historic Street Names has not met.

Community Development and Sustainability Director Mike Webb announced that the Demolition Ordinance amendment is before the City Council tomorrow night, February 25, 2014. He also informed the Commission that there will be a community workshop on the

proposed Davis Arch at the Richards Boulevard entry. The community engagement will start on March 15, 2014 from 1:00 p.m. to 3:00 p.m. at John Natsoulas Gallery, and may involve site visit.

Staff Liaison Njoku reported that Human Relations Commission (HRC) will be taking up the discussion of street naming in general at its next meeting per Council direction. Commissioner Rifkin further clarified that the action of the HRC does not have anything to do with the historic Davis streets naming that the HRMC is addressing, rather it is a general street naming that is broader, such as Nelson Mandela or similar naming recognition.

## **8. Business Item.**

### **A. 239 G Street Demolition and Design Review Applications Project.**

Chairperson Herbert opened the public meeting. Staff Liaison Njoku presented the project. Architect Bob Lindley introduced himself and applicant, Anthony Ruebner. He gave a brief background on the proposal, and indicated willingness to answer questions. Applicant Anthony Ruebner

Chairperson Herbert expressed appreciation of the thoroughness of the HRA given that it would be the only record of the buildings once demolished, and invited the Commission questions and comments.

Commissioner Rifkin concurred that the HRA is detailed.

Chairperson Herbert noted an error in the HRA (bottom of page 29 and top of page 30) that was included in the staff report. He stated that that there was no analysis of historic districts in the HRA to conclude that it is unlikely that the west side of G Street between 2<sup>nd</sup> and 3<sup>rd</sup> Streets would qualify as a historic district.

The Commission further deliberated on the HRA.

**Action.** Commissioner Miltenberger moved, seconded by Commission Zablotny-Hurst as follows:

**The historical resources analysis (HRA) prepared for the property at 239 G Street and its conclusion that the property is not eligible for listing in: a) the Davis Register as a historic property, therefore, is not subject to California Environmental Quality Act (CEQA) requirements; b) the California Register of Historic Resources (CRHR); and c) the National Register of Historic Places (NRHP), is appropriate and acceptable. This determination is subject to the removal of the last paragraph on page 29 and top of page 30 of the HRA report, under the title “Is the property eligible as part of a Historic District?”**

**The motion passed unanimously.**

Chairperson Herbert noted for the record that Commissioner Sosnick was not at the meeting tonight because she has a property in the subject site area.

Chairperson Herbert explained the next action required of the Commission, which is to provide advisory input on the consistency of the proposed replacement project with the Davis Downtown

Residential Traditional Neighborhood (DDTRN) Design Guidelines. The Commission deliberated, and asked questions of the architect and property owner, such as why there is no consideration to add modulation either by recessing the second-story northerly elevation. Answers were provided.

**Action.** Commissioner Rifkin moved, seconded by Commissioner Zabloutny-Hurst as follows:

**Accept as adequate and appropriate the staff report analysis that the proposed replacement project is consistent with the Davis Downtown Traditional and Residential Neighborhood (DDTRN) Design Guidelines.**

**The motion passed unanimously.**

The Commission deliberated about the consistency of the demolition and replacement project relative to potential adverse impacts to adjacent historical resources, which are: 1) the Old City Hall (226 F Street), 2) Masonic Lodge (225 G Street), 3) Bank of Yolo (301 G Street), and 4) Anderson Bank Building (203 G Street). The Commission discussion favored the position that the replacement project would not have adverse impacts on the adjacent resources.

**Action.** Commissioner Clementi moved, seconded by Commissioner Zabloutny-Hurst as follows (a friendly amendment to add condition requiring provision of a framed photograph of the existing buildings was acceptable to both Commissioners Clementi and Commissioner Zabloutny-Hurst):

**Accept as adequate and appropriate the staff report analysis that the demolition and proposed replacement project will not adversely affect the four adjacent historic resources, which are: 1) the Old City Hall (226 F Street), 2) Masonic Lodge (225 G Street), 3) Bank of Yolo (301 G Street), and 4) Anderson Bank Building (203 G Street), subject to the findings and conditions including an added condition that requires the property owner to frame a picture of the existing buildings prior to demolition and donate the same to the Hattie Weber Museum.**

**The motion passed unanimously.**

**9. Adjournment.** The next meeting will be **Monday, March 18, 2014** at the Hattie Weber Museum (445 C Street) at 7:00 pm.

**Action:** Commissioner Miltenberger moved, seconded by Commissioner Zabloutny-Hurst to adjourn the meeting.

**The motion passed unanimously.**

The meeting was adjourned at 7:45pm