

CITY OF ESCONDIDO

MINUTES OF THE REGULAR MEETING OF THE ESCONDIDO HISTORIC PRESERVATION COMMISSION

February 5, 2013

The meeting of the Historic Preservation Commission was called to order at 3:30 p.m. by Chairman McQuead, in Training Room 1, 201 North Broadway, Escondido, California.

Commissioners present: Commissioner Rea, Commissioner Spann, Commissioner Lee, Commissioner Cherry, and Chairman McQuead.

Commissioners absent: Commissioner Christensen and Commissioner Breitenfeld.

Staff present: Rozanne Cherry, Principal Planner; Paul Bingham, Assistant Planner; Jay Petrek, Principal Planner; Amy Shipley, Older Adult Services Manager Karen Youel, Management Analyst II; and Ty Paulson, Minutes Clerk.

MINUTES:

Moved by Commissioner Rea, seconded by Commissioner Cherry, to approve the minutes of the December 6, 2012 meeting. Motion carried unanimously.

MINUTES:

Moved by Commissioner Lee, seconded by Commissioner Spann, to approve the minutes of the January 14, 2013 meeting. Motion carried unanimously.

ORAL COMMUNICATIONS – None.

CURRENT BUSINESS:

- 1. Review of new playground proposed in Grape Day Park, a Local Register site, near the existing play sculpture south of Heritage Walk. Project to be funded by an \$80,000 grant from HCD (Housing and Community Development) and an \$8,000 donation from the Historic Society.**

Mr. Petrek provided the staff report and noted that staff was looking for input and approval regarding the theme and location for installing playground equipment in Grape Day Park. He noted that the project would be funded through an \$80,000 grant from Housing and Community Development as well as an \$8,000 donation from the History Center. He stated that because Grape Day Park was on the Local Register the project would require a Certificate of Appropriateness. He then provided some various themes to the Commission, noting that to date the agricultural theme was the most favored by the Appearance Committee and the Grape Day Park Task Force. He stated that the location was proposed to be north of the large Eucalyptus tree and south of Heritage Walk with a parent seating area between the proposed and existing playgrounds. He noted that the large Eucalyptus tree may need to be removed due to poor health and that if it was removed, they would try to save some of the trunk to fold into the playground.

Ms. Youel noted that the subject Eucalyptus tree would be laced regardless of the outcome of the proposed project.

Chairman McQuead asked if the inclusion of water features in Grape Day Park were discussed. Mr. Petrek replied in the affirmative and noted that water features were discouraged.

Commissioner Spann was opposed to removing the Eucalyptus tree. He also felt that the playground equipment should be able to be relocated on the chance that the future park Master Plan might call for this. Mr. Petrek noted the subject project would be included in the Master Plan.

Ms. Barker expressed concern with the possibility of the Eucalyptus tree loosing limbs and being dangerous to visitors of the park.

Discussion ensued regarding the maintenance history for the subject Eucalyptus tree.

Commissioner Rea suggested looking at methods for supporting the tree. She was in favor with an agricultural theme and blending this in with the Bandy Blacksmith Shop. She also suggested looking at Disney's California Adventure agricultural themes for ideas.

Discussion ensued regarding future plans for Grape Day Park.

Commissioner Cherry asked what age of children were being targeted for the playground. Mr. Petrek noted that the targeted range was form 7 to 12 years old.

The Commission was in favor of the proposed location and agricultural theme.

2. Review of proposed rehabilitation plans for the Foreman's House at Daley Ranch.

Mr. Bingham provided the staff report and noted that staff recommended approval to relocate some of the outer structures at Daley Ranch closer to the road with the first one being the Foreman's house. He noted that relocating the structures would help preserve them, noting they were being impacted by water from the creek eroding the existing retaining wall. He stated that the Friends of Daley Ranch were turning their attention toward the outer buildings due to the main ranch house being complete.

Chairman McQuead noted that the effort was to stabilize the Foreman's house. He then asked if a use for the subject structure had been proposed. Mr. Bingham replied in the negative.

Chairman McQuead asked if any specifics regarding roofing materials or other materials were discussed. Mr. Bingham noted that his understanding was that material might be coming from the Norlock lot, noting that the work was being done by volunteers.

Chairman McQuead suggested encouraging the use of period specific materials if at all possible. Mr. Bingham noted that the structure might only be used as a storage unit.

Commissioner Rea expressed her appreciation for the efforts being taken.

Commissioner Spann suggested using full dimension lumber.

ACTION:

Moved by Commissioner Spann, seconded by Commissioner Rea, to approve staff's recommendation. Motion carried unanimously.

Updates:

Historic District - Breitenfeld, Rea

History Center – Lee

Commercial Historical – Spann, Cherry

Register/Survey/CLG Grants – Breitenfeld, Cherry (McQuead – alternate)

Daley Ranch – Lee, McQuead

Mills Act Monitoring Committee – Breitenfeld, Rea, and Spann

Historic Public Relations – Rea, and Christensen
Endangered Structures/Vintage Signs –Rea and Cherry

The Commission provided updates to each other.

Commissioner Rea asked if there were any visits to the Mills Act properties. Mr. Bingham noted that letters were sent out to the properties. Commissioner Rea asked for contact numbers so the Commission could contact the property owners. Mrs. Cherry noted that staff could send out a second letter to the property owners. The Commission concurred.

Nominations for Historic Awards Program:

Adaptive-Reuse Award
Best Appearance Award – 210 S. Juniper
Historic Research Award
Historic Rehabilitation Award
Historic Preservation Award - 225 W. Valley Pkwy (Warren Building) for maintenance
Historic Restoration Award
Historic Reconstruction Award
Landscaping Award
Mayor's Award (historically given at State of the City program each February)
Special Merit Award - Old Original Wells Fargo at 5th and Escondido Blvd.

Workshop

CLG 2013 Grant Application discussion, review of draft information for the application and determination of next meeting date.

Commissioner Cherry noted that each commissioner was provided with instructions. Commissioner Lee noted that he was working on the summary. Commissioner Rea noted that she had created an outline and would forward it as soon as she was done. Chairman McQuead noted the consultant had confirmed that the fee would be between \$25,000 and \$30,000.

Commissioner Cherry noted that one issue was showing an understanding of all of the parameters of the context statement.

Chairman McQuead asked if an RFP was needed or whether someone could be designated by the Commission or staff to create context statement. Mrs. Cherry noted she would check into this and report back to the Commission.

Commissioner Cherry noted that the concept was to conduct a survey of the first 100 years of commercial on Grand Avenue and then come back and survey Grand Avenue to create opportunities and give direction to property owners to help improve the historic character of Grand Avenue.

Ms. Barker noted many of the properties on Grand Avenue had been surveyed. She also felt going back 100 years was too extensive. Commissioner Cherry noted that 100 years was selected as an umbrella statement. Chairman McQuead concurred.

Discussion ensued regarding a clarification of the format needed for the grant.

The consensus of the Commission was to move forward with applying for grant. The Commission tentatively set a workshop meeting for February 19.

ORAL COMMUNICATIONS – None.

COMMISSIONER COMMENTS – None.

Commissioner Rea noted that there was a meeting in the Mitchell Room regarding allowing adult education in the downtown area. She asked for information about the meeting.

WRITTEN COMMUNICATIONS:

1. Nat'l Preservation Institute 2013 Professional Seminar Schedule
2. California Preservation Foundation (CPF) – March 12, 2013 Webinar Announcement.
3. Current HPC Contact information
4. Link to other seminars & webinars offered by CPF

Chairman McQuead, Commissioner Lee and Commissioner Cherry stated they would like to attend the Webinar on March 12.

ADJOURNMENT:

The meeting was adjourned at 5:00 pm. The next regular meeting was scheduled for April 9, 2013 at 3:30 p.m.

Rozanne Cherry, Principal Planner

Ty Paulson, Minutes Clerk