



Legislation Details (With Text)

File #:	19-1183	Version:	1	Name:	
Type:	Public Hearing	Status:		Agenda Ready	
File created:	2/25/2019	In control:		Historic Preservation Commission	
On agenda:	3/6/2019	Final action:			
Title:	<p>3. Major Certificate of Appropriateness (MAJCOA 11378-2019) Project Address: 490 Preciado Street Project Applicant: James Kercheval Project Planner: Sandra Elias, Assistant Planner Council District: CC District No. 6 Request for a Major Certificate of Appropriateness to allow the construction of a new 360 square foot garage and a request to remove a Mexican Fan Palm tree located in the rear yard. The proposed project includes a new, two-story 1,200 square foot accessory dwelling unit (approved under a separate ministerial permit) on a property with a contributing single-family residence located within the Hacienda Park Historic District in the R-1 7,200 zone. Pursuant to the provisions of the California Environmental Quality Act (CEQA Public Resources Code, Section 21084 et. seq.), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15303(e), (Class 3 - New Construction of Small Structures) and Section 15304, (Class 4 - Minor Alterations to Land).</p> <p>Recommendation: Staff recommends that the Historic Preservation Commission approve Major Certificate of Appropriateness (MAJCOA 11378-2019), subject to conditions.</p>				
Sponsors:					
Indexes:					
Code sections:					
Attachments:	1. Staff Report, 2. Attachment 1 - Draft HPC Resolution, 3. Attachment 2 - Vicinity Map & Aerial Photograph, 4. Attachment 3 - Site Photos, 5. Attachment 4 - Historic Resources Survey, 6. Attachment 5 - Project Plans				

Date	Ver.	Action By	Action	Result
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3. Major Certificate of Appropriateness (MAJCOA 11378-2019)

Project Address: 490 Preciado Street

Project Applicant: James Kercheval

Project Planner: Sandra Elias, Assistant Planner

Council District: CC District No. 6

Request for a Major Certificate of Appropriateness to allow the construction of a new 360 square foot garage and a request to remove a Mexican Fan Palm tree located in the rear yard. The proposed project includes a new, two-story 1,200 square foot accessory dwelling unit (approved under a separate ministerial permit) on a property with a contributing single-family residence located within the Hacienda Park Historic District in the R-1 7,200 zone. Pursuant to the provisions of the California Environmental Quality Act (CEQA Public Resources Code, Section 21084 et. seq.), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15303(e), (Class 3 - New Construction of Small Structures) and Section 15304, (Class 4 - Minor Alterations to Land).

Recommendation:

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