



HISTORIC DISTRICT COMMISSION MINUTES
February 3, 2021
CITY COUNCIL CHAMBERS
5:00 p.m.
50 Natoma Street
Folsom, California 95630

CALL TO ORDER HISTORIC DISTRICT COMMISSION: Daron Bracht, Kathleen Cole, Mickey Ankhelyi, Kevin Duewel, Daniel West

ABSENT: None

PLEDGE OF ALLEGIANCE

CITIZEN COMMUNICATION: None

MINUTES: The minutes of November 30, 2020 Special Meeting and December 2, 2020 were approved as submitted.

Oath of Office Administered to Mickey Ankhelyi, Kevin Duewel, and Daniel West

Election of Chair and Vice Chair

THE HISTORIC DISTRICT COMMISSIONERS ANNOUNCED THEIR VOTES FOR CHAIR AS FOLLOWS:

DARON BACHT: DARON BRACHT
KATHLEEN COLE: DARON BRACHT
MICKEY ANKHELYI: DARON BRACHT
KEVIN DUEWEL: DARON BRACHT
DANIEL WEST: DARON BRACHT

COMMISSIONER BRACHT WAS SELECTED TO SERVE AS CHAIR FOR 2021.

THE HISTORIC DISTRICT COMMISSIONERS ANNOUNCED THEIR VOTES FOR VICE CHAIR AS FOLLOWS:

DARON BRACHT: KATHLEEN COLE
KATHLEEN COLE: KATHLEEN COLE
MICKEY ANKHELYI: KATHLEEN COLE
KEVIN DUEWEL: KATHLEEN COLE
DANIEL WEST: KATHLEEN COLE

COMMISSIONER COLE WAS SELECTED TO SERVE AS VICE CHAIR FOR 2021.

INFORMATIONAL ITEM

1. Follow Up on 908 Bidwell Residential Design Review and Variance (Pam Johns, Community Development Director)

1. Jennifer Lane addressed the Historic District Commission siting concerns regarding the project at 908 Bidwell Street.
2. Paul Keast addressed the Historic District Commission siting concerns regarding the project at 908 Bidwell Street.
3. Bob Delp addressed the Historic District Commission siting concerns regarding the project at 908 Bidwell Street.
4. Brian Martell addressed the Historic District Commission regarding his project at 908 Bidwell Street.

NEW BUSINESS

2. PN 20-266, 402 Sutter Street Addition Design Review and Determination that the Project is Exempt from CEQA

A Public Meeting to consider a request from Kale Elledge for approval of a Design Review application for converting 469 square feet of a basement and 160 square feet of an existing covered porch into habitable space on an existing 1,905-square-foot residence located at 402 Sutter Street. The zoning classification for the site is R-1-M/FIG, while the General Plan land-use designation is SFHD. The project is exempt from the California Environmental Quality Act in accordance with Section 15301 of the CEQA Guidelines. **(Project Planner: Josh Kinkade / Applicant: Kale Elledge)**

COMMISSIONER DUEWEL MOVED TO APPROVE THE APPLICATION (PN 20-266) FOR DESIGN REVIEW OF CONVERTING 469 SQUARE FEET OF BASEMENT AND 160 SQUARE FEET OF AN EXISTING COVERED PORCH INTO HABITABLE SPACE ON AN EXISTING 1,905-SQUARE-FOOT RESIDENCE LOCATED AT 402 SUTTER STREET, AS ILLUSTRATED ON ATTACHMENT 5 FOR THE 402 SUTTER STREET ADDITION PROJECT, SUBJECT TO THE FINDINGS INCLUDED IN THIS REPORT (FINDINGS A-H) AND ATTACHED CONDITIONS OF APPROVAL (CONDITIONS 1-7).

COMMISSIONER ANKHELYI SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:

AYES: BRACHT, ANKHELYI, DUEWEL, WEST
NOES: NONE
RECUSED: COLE
ABSENT: NONE

3. PN 20-272, 504 Sutter Street Addition and Determination that the Project is Exempt from CEQA

A Public Meeting to consider a request from Avalon Danz for approval of a Design Review application for converting an existing 148-square foot covered porch into enclosed habitable space and replacing windows on the front and rear elevations on an existing 993-square-foot single-family residence located at 504 Sutter Street. The zoning classification for the site is R-1-M/FIG, while the General Plan land-use designation is SFHD. The project is exempt from the California Environmental Quality Act in accordance with Section 15301 of the CEQA Guidelines. **(Project Planner: Josh Kinkade / Applicant: Avalon Danz)**

COMMISSIONER ANKHELYI MOVED TO APPROVE THE APPLICATION (PN 20-272) FOR DESIGN REVIEW TO CONVERT AN EXISTING 148-SQUARE-FOOT COVERED PORCH INTO ENCLOSED HABITABLE SPACE AND REPLACE WINDOWS ON THE FRONT AND REAR ELEVATIONS ON AN EXISTING 993-SQUARE-FOOT SINGLE-FAMILY RESIDENCE LOCATED AT 504 SUTTER STREET, AS ILLUSTRATED ON ATTACHMENT 5 FOR THE 504

SUTTER STREET ADDITION PROJECT, SUBJECT TO THE FINDINGS INCLUDED IN THIS REPORT (FINDINGS A-H) AND ATTACHED CONDITIONS OF APPROVAL (CONDITIONS 1-6).

COMMISSIONER WEST SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:

AYES: BRACHT, ANKHELYI, DUEWEL, WEST

NOES: NONE

RECUSED: COLE

ABSENT: NONE

PRINCIPAL PLANNER REPORT

The next tentatively scheduled Historic District Commission meeting will be held March 3, 2021.

RESPECTFULLY SUBMITTED,



Kelly Mullett, ADMINISTRATIVE ASSISTANT

APPROVED:



Daron Bracht, CHAIR