

# HISTORIC SITE PRESERVATION BOARD CITY OF PALM SPRINGS, CALIFORNIA



MEETING MINUTES  
TUESDAY, NOVEMBER 12, 2013  
LARGE CONFERENCE ROOM, CITY HALL

**CALL TO ORDER:** Chair DeLeeuw called the meeting to order at 9:02 a.m.

**ROLL CALL:**

**PRESENT:** Chair DeLeeuw, Vice-Chair Johns, Board members Burkett, Hays, Ploss, and Williamson.

**ALSO PRESENT:** Director Wheeler, Associate Planner Lyon.

**ACCEPTANCE OF THE AGENDA:** No changes.

**PUBLIC COMMENT:**

Ron Marshall, representing the Palm Springs Preservation Foundation, will have a Garden Party this weekend from 4:00 pm – 6:00 pm. Discussed Racquet Club Villas, Cal-Poly San Luis Obispo Cody archives comments re: future historic district.

Rene Brown, Palm Springs High School curator, also life resident to take a look at the Cornelia White house.

David Grey, Palm Springs Board of Trustees was available for questions about Welwood.

**1. CONSENT CALENDAR:**

**1.A. APPROVAL OF THE MINUTES: MINUTES FROM THE OCTOBER 8, 2013 MEETING.**

Board member Ploss commented that Board member Hays' name is incorrectly spelled in the Minutes of October 8 and that the use of first names is important.

M/S/C Ploss/Hays (6-0) Approved minutes as amended.

**1B. THE PALM SPRINGS PRESERVATION FOUNDATION (PSPF) AND THE RACQUET CLUB GARDEN VILLAS HOMEOWNERS ASSOCIATION (RCGV HOA) FOR APPROVAL OF A HISTORIC DISTRICT DESIGNATION FOR THE**

**RACQUET CLUB COTTAGES WEST CONDOMINIUMS (NOW KNOWN AS THE RACQUET CLUB GARDEN VILLAS) AT 360 WEST CABRILLO ROAD, ZONE RGA(6), SECTION 3, (CASE HSPB 88 / HD-3 / KL).**

M/S/C Ploss/Hays (5-0-1) Approved Resolution as submitted with Chair DeLeeuw abstaining.

**2. UNFINISHED BUSINESS:**

**2.A. CERTIFICATE OF APPROVAL AND AMENDMENT OF A CONDITION OF APPROVAL REQUEST BY THE CITY OF PALM SPRINGS FOR INTERIOR AND EXTERIOR MODIFICATIONS TO THE WELWOOD MURRAY MEMORIAL LIBRARY LOCATED AT 100 SOUTH PALM CANYON DRIVE (HSPB 3 / CASE 5.1032 MAA)**

Associate Planner Lyon presented the staff report.

Board member Ploss asked if original reception desk had been found.

Al Smoot, City representative for the project, replied that it had not. The Palm Springs Preservation Foundation is to design the new desk. He confirmed interior plans will return to HSPB. He shared City Council's direction for the building to be fire sprinkled.

M/S/C Hays/Williamson (6-0). To approve.

**2.B. CERTIFICATE OF APPROVAL REQUEST BY BRANDENBERG OASIS, LLC FOR REPAIR AND REPAINT AT THE OASIS HOTEL TOWER AND CASITA BUILDING, A CLASS 1 HISTORIC SITE, LOCATED AT 133-139 SOUTH PALM CANYON DRIVE, ZONE CBD, (HSPB 10 / 3.1908 MAA).**

Associate Planner Lyon presented the staff report.

Danny Grathwohl, applicant representative, explained the three display panels will have graphics and confirmed that the entire building would be repainted.

Board members wanted to see finished text on boards.

Board member Ploss does not believe boards with text is an adequate solution and again expressed concerns regarding safety of the deteriorated balconies.

Danny Grathwohl, applicant representative, indicated balconies had been repaired.

Vice-Chair Johns had concerns regarding the text and felt the panels need to be capable of being changed out from time to time.

Danny Grathwohl, applicant representative, said it can be changed.

M/S/C Hays/Williamson (6-0). To approve, with “camera ready” text/display panels to be reviewed by sub-committee (Board members Hays, Ploss and Williamson).

**2.C. CERTIFICATE OF APPROVAL REQUEST BY BANK OF AMERICA FOR REPLACEMENT OF ROOFTOP A/C UNITS AND SCREENING AT THE CITY NATIONAL BANK BUILDING, A CLASS 1 HISTORIC SITE LOCATED AT 588 SOUTH PALM CANYON DRIVE (HSPB 52 / 3.0899 MAA)**

Associate Planner Lyon presented the staff report.

Vice-Chair Johns asked if the AAC will see the HSPB action. Staff noted it would.

M/S/C Vice-Chair Johns/Ploss (6-0). Approve as submitted.

**2.D. CITYWIDE HISTORIC RESOURCE DATABASE PROJECT**

Board members commended staff on the new Historic resource-based map and discussed options for its use.

**2.E. CONSIDERATION OF HISTORIC DESIGNATION NOMINATIONS FOR THREE SITES: HSPB 80: THE CHARLIE FARRELL HOUSE, LOCATED AT 630 EAST TACHEVAH, HSPB 81: THE CHARLIE FARRELL HOUSE LOCATED AT 1120 VIA MIRALESTE, AND HSPB 83: THE CHARLIE FARRELL HOUSE, LOCATED AT 2743 N. INDIAN CANYON DRIVE (AT THE RACQUET CLUB).**

Associate Planner Lyon presented the staff report.

Vice-Chair Johns commented that the homes located at 630 East Tachevah and 1120 Via Miraleste merit further investigation and consideration. The home at 2743 North Indian Canyon Drive is part of the Racquet Club. Considering just one building would be a disservice.

Board member Ploss volunteered to complete writing up the historic resource reports on the Miraleste and Tachevah buildings.

Board member Burkett commented on the importance of the entire Racquet Club.

M/S/C Ploss/Vice-Chair Johns (6-0). To proceed with completing research and reports on 630 East Tachevah and 1120 Via Miraleste and to direct staff to return with more information on the entire Racquet Club property.

### **3. NEW BUSINESS**

#### **3.A. APPLICATION FOR CERTIFIED LOCAL GOVERNMENT STATUS.**

Director Wheeler presented the staff report.

Board member Hays commented he was fully in agreement.

Board member Williamson said all of 2013 projects that were approved for grants to other cities would be good projects for Palm Springs also.

M/S/C Vice-Chair Johns/Ploss (6-0). To direct staff to complete the application packet.

#### **3.B. APPLICATION BY THE CITY OF PALM SPRINGS FOR CODE AMENDMENTS TO MUNICIPAL CODE CHAPTER 8.05 AND ZONING CODE CHAPTER 93.06 TO EXPAND ELIGIBILITY OF CLASS 3 HISTORIC STRUCTURES AND TO ALLOW VACANT CLASS 1 HISTORIC SITES TO RE-TENANT WITH MORE INTENSE USES WITHOUT PROVIDING ADDITIONAL PARKING.**

Director Wheeler presented the staff report and answered questions.

Board members supported both measures.

M/S/C Ploss/Vice-Chair Johns (6-0). To recommend approval of the proposed zone text amendments to City Council.

#### **3.C. TRIBAL HISTORIC PRESERVATION**

Associate Planner Lyon presented report. No action necessary.

### **4. BOARD MEMBER REPORTS:**

Board member Burkett suggested a brainstorming session regarding use of Town & Country Center. Staff said that there were concerns re: private property but discussion of downtown commercial properties is appropriate.

Chair DeLeeuw and board members Ploss and Williamson thought that would be a good discussion.

Vice-Chair Johns asked for a report on the Cornelia White building at the next meeting. He requested the Town & Country Center be placed back on the agenda for consideration and in December requested a report on the proposed use of the Plaza Theater after the Follies vacate the theater at the end of their lease.

**5. DIRECTOR REPORT:**

Associate Planner Lyon reported on four Mills Act contracts going to City Council on November 20.

Director Wheeler discussed format for the November 13 workshop with the Planning Commission.

Director Wheeler gave a summary of staff work being done with, and to, the Vacant Buildings ordinance.

Director Wheeler confirmed the December agenda would be a report from the Tribal Preservation Officer, discussion of Racquet Club and the Town & Country Center and updates on the Cornelia White house and Plaza Theater.

**ADJOURNMENT:** The Chair adjourned the Historic Site Preservation Board Meeting at 11:16 a.m. to its regularly scheduled meeting on Tuesday, December 10, 2013 at 9:00 a.m. in the Large Conference Room at City Hall.

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M. Margo Wheeler, AICP  
Director of Planning Services