



CITY OF
FOLSOM
DISTINCTIVE BY NATURE

HISTORIC DISTRICT COMMISSION MINUTES

October 2, 2019
CITY COUNCIL CHAMBERS
5:00 p.m.
50 Natoma Street
Folsom, California 95630

CALL TO ORDER HISTORIC DISTRICT COMMISSION: Rosario Rodriguez, Vice Chair Candy Miller, Mickey Ankhelyi, Daniel West, Mary Asay, Kevin Duewel, Chair Daron Bracht

ABSENT: Bracht

PLEDGE OF ALLEGIANCE

CITIZEN COMMUNICATION:

None

MINUTES: The minutes of September 18, 2019 were approved as submitted.

NEW BUSINESS

1. **PN 19-285 906 Bidwell Street New Custom Home Design Review and Garage Demolition and Determination that the Project is Exempt from CEQA**

A Public Meeting to consider a request from Moe Hirani for design review approval for the construction of a 2,030-square-foot two-story 28-foot-tall residence on a 7,000 square-foot lot located at 906 Bidwell Street in the Central Subarea of the Historic Residential Primary Area. The project also includes demolition of a 480-square-foot garage structure and 394-square-foot attached carport. The zoning classification for the site is R-1-M, and the General Plan land-use designation is SFHD. The project is categorically exempt under Section 15303 (New Construction or Conversion of Small Structures) of the California Environmental Quality Act (CEQA) Guidelines. **(Project Planner: Brianna Gustafson, Assistant Planner / Applicant: Moe Hirani)**

COMMISSIONER DUEWEL MOVED TO APPROVE DESIGN REVIEW AND DEMOLITION FOR A 2,030-SQUARE-FOOT NEW CUSTOM HOME AND DEMOLITION OF A 480-SQUARE-FOOT GRAGE STRUCTURE AND A 394-SQUARE-FOOT CARPORT STRUCTURE AS ILLUSTRATED ON ATTACHMENTS 4 THROUGH 5 FOR THE 906 BIDWELL STREET NEW CUSTOM HOME AND GARAGE DEMOLITION PROJECT (ON 19-285) BASED ON THE FOLLOWING FINDINGS: GENERAL FINDINGS A & B, CEQA FINDINGS C-F, DESIGN REVIEW FINDINGS G-I, DEMOLITION FINDINGS J AND CONDITIONS OF APPROVAL NO. 1-21 WITH ADDITION OF BULLET NO. 5 TO CONDITION NO. 16 TO STATE:

"16. The project shall comply with the following architecture and design requirements:

1. This approval is for a 2,030-square-foot new single-family residence for the 906 Bidwell Street New Custom Home project. The applicant shall submit building plans that comply with this approval, the attached building elevations and attached floor plan, dated July 25, 2019.
2. The design, materials, and colors of the proposed 906 Bidwell Street Residential New Custom Home project shall be consistent with the submitted building elevations, material samples, and color scheme to the satisfaction of the Community Development Department.
3. The final design of the windows and doors shall be subject to review and approval by the Community Development Department.
4. All Conditions of Approval as outlined herein shall be made as a note or separate sheet on the Construction Drawings.
5. **Add relief to front elevation pop out and dormers to break up the horizontal siding."**

COMMISSIONER RODRIGUEZ SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:


AYES: RODRIGUEZ, ANKHELYI, WEST, ASAY, DUEWEL, MILLER
NOES: NONE
ABSTAIN: NONE
ABSENT: BRACHT

PRINCIPAL PLANNER REPORT

We will be holding a Special Workshop for the Historic District Commission on the Zoning Code Update on Thursday, October 10th from 6:00 PM – 8:00 PM in the City Council Chambers.

There being no further business, the meeting was adjourned at 5:25 pm.

Respectfully Submitted,



Kelly Mullett, ADMINISTRATIVE ASSISTANT

APPROVED:



Daron Bracht, CHAIR