

**CITY OF LONG BEACH  
CULTURAL HERITAGE  
COMMISSION MINUTES**

**MONDAY, NOVEMBER 10, 2014  
PLAZA LEVEL - CITY HALL  
CITY COUNCIL CHAMBER  
333 W. OCEAN BLVD.  
LONG BEACH, CA 90802, 5:30 PM**

Alan Burks, Chair  
Karen Highberger, Vice Chair  
Shannon Carmack, Commissioner



Louise Ivers, Commissioner  
Irma Hernandez, Commissioner  
Jan Robert van Dijs, Commissioner  
Julianna Roosevelt, Commissioner

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**FINISHED AGENDA & DRAFT MINUTES**

**CALL TO ORDER**

At 5:35 PM, Chair Burks called to order the meeting of the Cultural Heritage Commission.

**ROLL CALL**

**Commissioners** Alan Burks, Jan Robert van Dijs, Karen L. Highberger and

**Present:** Shannon Carmack

**Commissioners** Irma Hernandez, Julianna Roosevelt and Louise Ivers

**Excused:**

ALSO PRESENT: Steve Gerhardt, Acting Planning Officer; Mark Hungerford, Project Planner; Lynette Ferenczy, Project Planner; Linda T. Vu, Deputy City Attorney; and Thelinjoris Manuel, Clerk Typist III.

**FLAG SALUTE**

Vice Chair Highberger led in the flag salute.

**MINUTES**

[14-025CH](#)

Recommendation to approve the Minutes of the Cultural Heritage Commission meeting held Monday, October 13, 2014.

**A motion was made by Vice Chair Highberger, seconded by Commissioner Carmack, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 4 - Alan Burks, Jan Robert van Dijs, Karen L. Highberger and Shannon Carmack

**Excused:** 3 - Irma Hernandez, Julianna Roosevelt and Louise Ivers

## **DIRECTOR'S REPORT**

Steve Gerhardt, Acting Planning Officer, provided the Director's Report.

## **PUBLIC PARTICIPATION:**

Carol McCafferty, Drake Park Historic District, spoke.

Chair Burks spoke and a dialogue ensued with Carol McCafferty, Drake Park Historic District.

Chair Burks spoke and Steve Gerhardt, Acting Planning Officer, spoke.

Carol McCafferty, Drake Park Historic District, spoke.

## **SWEARING OF WITNESSES**

All witnesses were sworn in by Chair Burks.

## **REGULAR AGENDA (3)**

1. [14-026CH](#) Recommendation to approve a Certificate of Appropriateness request for interior and exterior building modifications related to the adaptive reuse of the designated landmark Ocean Center Building at 110 W. Ocean Boulevard, in the Downtown Shoreline (PD-6) Zoning District. (District 2)

Steve Gerhardt, Acting Planning Officer, introduced Mark Hungerford, who provided the staff report.

Michael Bohn, Studio One Eleven Architects, spoke.

Chair Burks spoke.

Vice Chair Highberger spoke.

Michael Bohn, Studio One Eleven Architects, spoke.

Commissioner Van Dijs spoke.

Michael Bohn, Studio One Eleven Architects, spoke and a dialogue ensued with Commissioner Van Dijs.

Chair Burks spoke.

Michael Bohn, Studio One Eleven Architects, spoke.

Dick Gee, Historic Consultant, spoke.

Chair Burks spoke.

Steve Gerhardt, Acting Planning Officer, spoke and a dialogue ensued with Chair Burks.

Commissioner Carmack spoke and Dick Gee, Historic Consultant, spoke.

Commissioner Van Dijs spoke.

Chair Burks spoke.

Dick Gee, Historic Consultant, spoke and a dialogue ensued with Chair Burks.

Commissioner Carmack spoke.

Alon Averbuch, Project Architect, spoke.

Dick Gee, Historic Consultant, spoke.

Commissioner Carmack spoke and a dialogue ensued with Dick Gee, Historic Consultant.

Chair Burks spoke and Commissioner Carmack spoke.

Commissioner Van Dijs spoke.

Chair Burks spoke.

Andrew, Long Beach Resident, spoke and Chair Burks spoke.

Michael Bohn, Studio One Eleven Architects, spoke.

**A motion was made by Chair Burks, seconded by Commissioner Carmack, to approve the Certificate of Appropriateness request with noted Conditions. The motion carried by the following vote:**

**Yes:** 4 - Alan Burks, Jan Robert van Dijs, Karen L. Highberger and Shannon Carmack

**Excused:** 3 - Irma Hernandez, Julianna Roosevelt and Louise Ivers

2. [14-027CH](#)

Recommendation to approve a Certificate of Appropriateness request to remodel the El Cortez Motor Court Apartments, located at 767 Sunrise Boulevard, a 16-unit development constructed in 1937 on two-thirds of an acre, by changing out the windows and doors, repainting, installing perimeter fencing and gates, adding a monument sign, constructing a trash enclosure and landscaping, in the Sunrise Boulevard Historic District. (District 6)

Steve Gerhardt, Acting Planning Officer, introduced Lynette Ferenczy, Project Planner, who provided the staff report.

Chair Burks spoke.

Marty Stone, Applicant, spoke and Chair Burks spoke, a dialogue ensued.

Vice Chair Highberger spoke.

Marty Stone, Applicant, spoke and a dialogue ensued with Vice Chair Highberger.

Lynette Ferenczy, Project Planner, spoke.

Marty Stone, Applicant, spoke.

Vice Chair Highberger spoke and Marty Stone, Applicant, spoke.

Chair Burks spoke and Vice Chair Highberger spoke.

Polly Johnson, Sunrise District, spoke.

Chair Burks spoke.

Vice Chair Highberger spoke.

Marty Stone, Applicant, spoke and a dialogue ensued with Vice Chair Highberger.

Commissioner Van Dijs spoke.

George Johnson, Sunrise District, spoke.

Jorge Cortez, Sunrise District, spoke.

Chair Burks spoke.

Gerardo Jimenez, Sunrise District, spoke.

Chair Burks spoke and Steve Gerhardt, Acting Planning Officer, spoke.

Marty Stone, Applicant, spoke.

Mary Tello, Sunrise District, spoke.

Vice Chair Highberger spoke and Steve Gerhardt, Acting Planning Officer, spoke.

Commissioner Van Dijs spoke.

Chair Burks spoke.

Commissioner Carmack spoke.

Marty Stone, Applicant, spoke.

Commissioner Carmack spoke and a dialogue ensued with Marty Stone, Applicant.

Chair Burks spoke.

Vice Chair Highberger spoke and a dialogue ensued with Marty Stone, Applicant.

Commissioner Carmack spoke.

Chair Burks spoke.

Marty Stone, Applicant, spoke.

Chair Burks spoke.

Steve Gerhardt, Acting Planning Officer, spoke.

**A motion was made by Vice Chair Highberger, seconded by Chair Burks, to approve the Certificate of Appropriateness with stated items to return to Staff for approval. The motion carried by the following vote:**

**Yes:** 4 - Alan Burks, Jan Robert van Dijs, Karen L. Highberger and Shannon Carmack

**Excused:** 3 - Irma Hernandez, Julianna Roosevelt and Louise Ivers

3. [14-028CH](#)

Recommendation to approve a Certificate of Appropriateness request to remodel the existing two-story Craftsman home and detached garage located at 2505 East 1st Street, by adding six square feet to the rear elevation, relocate and alter exterior window and door locations and materials on the side and rear elevations, replace the white vinyl windows on the front elevation with brown fiberglass windows, expand the garage and relocate vehicular access to the alley, re-roof the garage, repaint the home, and replace the fence along the alley, in the Bluff Park Historic District. (District 3)

Steve Gerhardt, Acting Planning Officer, introduced Lynette, Ferenczy, Project Planner, who provided the staff report.

Chair Burks spoke.

Nori Fukuda, Applicant, spoke.

Chair Burks spoke and a dialogue ensued with Nori Fukuda, Applicant.

Lynette Ferenczy, Project Planner, spoke and Nori Fukuda, Applicant, spoke.

Commissioner Van Dijs spoke.

Nori Fukuda, Applicant, spoke.

Mike Mortensen, Applicant, spoke.

Commissioner Van Dijs spoke.

Vice Chair Highberger spoke.

Nori Fukuda, Applicant, spoke.

Lynette Ferenczy, Project Planner, spoke and Nori Fukuda, Applicant, spoke.

Vice Chair Highberger spoke.

Mike Mortensen, Applicant, spoke.

Chair Burks spoke and Nori Fukuda, Applicant, spoke; a dialogue ensued.

Commissioner Van Dijs spoke.

Chair Burks spoke.

Commissioner Carmack spoke.

Chair Burks spoke and a dialogue ensued with Nori Fukuda, Applicant.

Commissioner Van Dijs spoke and a dialogue ensued with Nori Fukuda, Applicant.

Vice Chair Highberger spoke and a dialogue ensued with Nori Fukuda, Applicant.

Mike Mortensen, Applicant, spoke.

Chair Burks spoke.

Commissioner Van Dijs spoke.

Mike Mortensen, Applicant, spoke and a dialogue ensued with Chair Burks.

Nori Fukuda, Applicant, spoke.

Commissioner Van Dijs spoke.

Chair Burks spoke and Mike Mortensen, Applicant, spoke.

Commissioner Van Dijs spoke.

Vice Chair Highberger spoke.

Mike Mortensen, Applicant, spoke and a dialogue ensued with Vice Chair Highberger.

Chair Burks spoke.

Lynette Ferenczy, Project Planner, spoke and Commissioner Carmack spoke.

Mike Mortensen, Applicant, spoke.

A dialogue ensued among the Commissioners and Mike Mortensen, Applicant.

Nori Fukuda, Applicant, spoke and a dialogue ensued with Chair Burks.

**A motion was made by Commissioner Carmack, seconded by Chair Burks, to approve the Certificate of Appropriateness with revisions to Condition numbers 25, 19 and 28 with items to return to Staff for approval. The motion carried by the following vote:**

**Yes:** 4 - Alan Burks, Jan Robert van Dijs, Karen L. Highberger and Shannon Carmack

**Absent:** 3 - Irma Hernandez, Julianna Roosevelt and Louise Ivers

## STUDY SESSION

### [14-029CH](#)

City of Long Beach Cultural Heritage Commission Ordinance Recommendation Report

Steve Gerhardt, Acting Planning Officer, introduced Teresa Grimes, GPA Consulting, who provided a presentation regarding the Cultural Heritage Commission Ordinance Recommendation Report.

Vice Chair Highberger spoke.

Teresa Grimes, GPA Consulting, spoke.

Steve Gerhardt, Acting Planning Officer, spoke.



Vice Chair Highberger spoke.

Commissioner Carmack spoke.

Steve Gerhardt, Acting Planning Officer, spoke.

Teresa Grimes, GPA Consulting, spoke.

Commissioner Carmack spoke and a dialogue ensued with Steve Gerhardt, Acting Planning Officer, spoke.

Teresa Grimes, GPA Consulting, spoke.

Commissioner Van Dijs spoke and a dialogue ensued with Commissioner Carmack.

Chair Burks spoke.

Commissioner Van Dijs spoke and a dialogue ensued among Commissioner Carmack, Steve Gerhardt, Acting Planning Officer, and Chair Burks.

Vice Chair Highberger spoke and Steve Gerhardt, Acting Planning Officer, spoke.

Commissioner Carmack spoke and Steve Gerhardt, Acting Planning Officer, spoke.

Commissioner Carmack spoke.

Teresa Grimes, GPA Consulting, spoke and Commissioner Carmack spoke.

Vice Chair Highberger spoke.

Steve Gerhardt, Acting Planning Officer, spoke and Teresa Grimes, GPA Consulting, spoke.

Vice Chair Highberger spoke and group dialogue ensued with Steve Gerhardt, Acting Planning Officer, and Commissioner Carmack.

Chair Burks spoke and Teresa Grimes, GPA Consulting, spoke.

Steve Gerhardt, Acting Planning Officer, spoke and a dialogue ensued with Chair Burks.

Commissioner Carmack spoke and Teresa Grimes, GPA Consulting, spoke.

Steve Gerhardt, Acting Planning Officer, spoke and a dialogue ensued with Chair Burks.

Teresa Grimes, GPA Consulting, spoke.

Commissioner Carmack spoke.

### **COMMENTS FROM THE CULTURAL HERITAGE COMMISSIONERS**

There were no comments from the Cultural Heritage Commissioners.

### **ADJOURNMENT**

At 9:05 PM, there being no objection(s), Chair Burks declared the Cultural Heritage Commission meeting adjourned.

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