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foothill community built on California's rich gold rush history.*



City Manager's Report

August 29, 2023, City Council-Planning Commission Joint Meeting

Prepared by: Pierre Rivas, Development Services Director

Item #: 6.1

Subject: Joint City Council/ Planning Commission Historic Preservation Workshop facilitated by ECORP Consulting.

Recommendation: Receive presentation from ECORP Consulting, Inc., and conduct a joint Council/ Planning Commission workshop to engage in a discussion of the City's application of the Secretary of Interior Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings; and provide any further direction to staff.

Purpose: To assist the City Council Members and Planning Commissioners with a greater understanding of the costs and benefits of the application and implementation of the Secretary of Interior Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings imposed on renovation projects on buildings within the City's Historic Districts.

Strategic Plan Strategy: Maintain/Improve Quality of Life: Strategy 5 – Maintain and Update Planning Documents, and Strategy 7 – Document Historical Assets; and Economic Development: 3 – Enhance Community Identity, and Strategy 5 – Promote Regulatory Reform.

Background: At its regular meeting on June 14, 2022, the City Council directed staff to include a CIP for funding of an Historic Asset Inventory and to schedule a City Council / Planning Commission joint workshop to review the City's current zoning regulations for protection of the City's historic assets and the application of the Secretary of Interior Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings. CIP # 42302 was approved in the Fiscal Year 2022-2023 Operating Budget.

Discussion: The City's General Plan, Natural, Cultural, and Scenic Resources Element; contains Goal G: "To preserve and enhance Placerville's historical heritage." The following are the policies most relevant to the preservation of historic neighborhoods and buildings.

"Policies:

1. The City shall set as a high priority the protection and enhancement of Placerville's historically and architecturally significant buildings and sites.
2. The City shall encourage all public and private efforts to preserve and promote Placerville's historical heritage for economic benefits associated with increasing tourist trade.
3. The City shall prepare, maintain, and regularly update an inventory of buildings, sites, cemeteries, parks, and other artifacts of historical and architectural significance.
4. The City shall designate the historic section of downtown Placerville as a specific design review area with due concern and respect for businesses and property owners' interests.

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5. The City shall work with property owners in seeking registration of historical structures as State Historic Landmarks and/or listing on the National Register of Historic Places.
6. The City shall support the efforts of property owners to preserve and renovate historic and architecturally significant structures. Where buildings cannot be preserved intact, the City shall seek to preserve the building facades.
7. The City shall promote awareness of the significance of Placerville's historical features through such means as walking tours, a docent program, appropriate monuments, plaques and markers, and pamphlets and interpretive displays.
11. The City shall pursue all available state and federal funding to the extent these funding sources exist to support local historical preservation and promotion programs."

The General Plan policies are implemented through the adoption of Ordinance 1640 in January 2011 which added Zoning Code Section 10-4-10(B) requiring the Secretary of Interior Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings be applied by staff in the review of building modifications located within the four residential historic districts.

Options: Not applicable.


Environmental: Not applicable. A workshop is not a "project" subject to review under CEQA.

Cost: The cost of the workshop is covered within CIP # 42302.

Budget Impact: There is no budget impact with the workshop.



M. Cleve Morris, City Manager



Pierre Rivas, Development Services Director

Attachments:

- A. Zoning Code Section 1-4-10: Historical Buildings In The City
- B. California Office of Historic Preservation
- C. Presentation