



PLANNING AND DEVELOPMENT DEPARTMENT  
LAND USE PLANNING DIVISION

## LANDMARKS PRESERVATION COMMISSION DRAFT ACTION MINUTES

**Date:** Thursday December 7, 2023

**Time:** 7:00 PM

**Place:** 1901 Hearst Avenue, North Berkeley Senior Center

**Attendees:** 17

**Staff:** Fatema Crane, Principal Planner/LPC Secretary  
Reina Kapadia, AICP, Senior Planner

**1. ROLL CALL** (*note: one vacancy*)

Kathleen Crandall  
Charles Enchill  
Steven Finacom  
Luke Leuschner  
Christopher Linvill  
Denise Montgomery  
Alfred Twu, Chairperson

Paul Schwartz – *Leave of Absence*

**2. EX-PARTE COMMUNICATIONS**

**3. LAND ACKNOWLEDGEMENT STATEMENT**

**4. PUBLIC COMMENT on Non-Agenda and Information Items**

Speakers: 1

**5. AGENDA CHANGES**

- A. Consent Calendar
- B. Other Changes

**ACTION AND DISCUSSION ITEMS**

**6. 2065 Kittredge Street – Final Design Review (#DRCF2023-0002) for the Shattuck Hotel site**

Conduct Final Design Review for a new mixed-use project on the the City Landmark Shattuck Hotel site, in accordance with BMC Section 23.406.070(D)(3).

Motion: Approve and require: on-site sample of windows and a mock of the colors and materials for review by Subcommittee; improvements to the stormwater area; alternative to Redbud tree selection; cement board alternative color, which must be around 70 LRV; durable landscape at colonnade. And to suggest pavers to Public Works Engineer for sidewalk improvements.

M/S/C: Twu/Crandall  
Vote: 7-0-0-1

**7. 2144 Shattuck Avenue – Structural Alteration Permit (#LMSAP2023-0007) for the American Trust Building**

Open the public hearing for a request to make alterations to a City Landmark property, in accordance with BMC Section 3.24.200.

Motion: Approve and adopt Findings per staff’s draft.  
M/S/C: Crandall/Enchill  
Vote: 7-0-0-1

**8. 2037 Durant Avenue – Demolition Referral (Use Permit #ZP2023-0064)**

Consider the proposal to demolish a commercial building that is more than 40 years old, in accordance with BMC Section 23.326.070(C).

Took no action.

**9. LPC Meetings Calendar for 2024**

Adopt a revised LPC meetings calendar for 2024 and consider a new meeting start time, in accordance with the City’s Commissioners’ Manual.

Motion: Adopt the revised calendar and establish 6:30PM for the new meeting start time.  
M/S/C: Twu/Crandall  
Vote: 7-0-0-1

**10. AD HOC Subcommittees and Liaison Comments**

**A.** Receive opportunity reports on status of projects for which the LPC has established a subcommittee or liaison. (Note: Sites will come off the list annually or upon approval of a Certificate of Occupancy)

	Members	Established	Annual Expiration
ZAB Design Review Committee	SF	-	-
2234 Haste Avenue SAP	SF, DM	Feb 2023	Jan 2024
Grants	CE, SF	Feb 2023	Jan 2024
Berkeley Rose Garden	KC, PS	Feb 2023	Jan 2024
Landmarks Policies & Procedures	SF, CE	Feb 2023	Jan 2024
City Projects for Landmarks and Structure of Merit Sites	SF, CE	Feb 2023	Jan 2024
University of California	SF, PS	Feb 2023	Jan 2024
HRE Scoping Recommendations	CE, SF, LL, DM	Sept 2023	Aug 2024
Structures Completed After 1945	SF, LL, DM, AT	Oct 2023	Sept 2024

**11. ACTION: Approval of Action Minutes**

Draft Action Minutes for November 2, 2023.

Motion: Approve.

M/S/C: Crandall/Leuschner

Vote: 7-0-0-1

**12. INFORMATION REPORTS**

**13. CORRESPONDENCE**

**14. COMMISSIONER ANNOUNCEMENTS**

**15. STAFF ANNOUNCEMENTS**

**16. FUTURE COUNCIL CALENDAR ITEMS**

**A. 2119 Marin Avenue** – Information Agenda Item re: Approval of Structural Alteration Permit #LMSAP2023-0003, January 30, 2024

**B. 910 Indian Rock Avenue** – Information Agenda Item re: Structure of Merit Designation #LMIN-2023-0002, January 30, 2024

**C. 1960 San Antonio Avenue/645 Arlington Avenue** – Agenda Item re: Appeal of Structural Alteration Permit #LMSAP2022-0005, February 13, 2024

**17. POTENTIAL INITIATIONS**

The Commission may establish and maintain an ongoing list of structures, sites and areas having a special historical, architectural or aesthetic interest or value. After public hearings, the Commission may initiate landmark and historic district designations from the list.

**A.** 2362 Bancroft Way-Trinity United Methodist Church (3/1/99)

**B.** Berkeley High School, Building C, 1920; W. C. Hayes (LE 9/13/99)

**C.** John Galen Howard Power Station, UC Campus (CO 4/3/00)

**D.** H.C. Macaulay Foundry, 811 Carleton Street (4/3/00)

**E.** UC Storage Station, James Plachek, Architect (4/3/00)

**F.** "Kittredge Street Historic District" - 2124 Kittredge Street (Elder House and storefront)

**G.** 2138 Kittredge Street (Fitzpatrick House and storefront), and 2117 Kittredge Street (A.H. Broad House and storefront) (JK 11/5/2001)

**H.** 1842-1878 Euclid Avenue (CO 9-14-07)

**I.** Berkeley High School Campus Historic District (SW 1/3/08)

**J.** 2746 Garber Street (SW 3/5/09)

**K.** 1901 Bonita Avenue (CO 11/16/10)

**L.** 1920 Bonita Avenue (CO 11/16/10)

**M.** 1940 Channing Way (CO 11/16/10)

**N.** 1920 Haste Street (CO 11/16/10)

**O.** 2414 Shattuck Avenue (CO 11/16/10)

**P.** Terminal Place (alley) (CO 11/16/10)

**Q.** 2041 University Avenue (CO 11/16/10)

**R.** 2482-2498 Telegraph Avenue And 2445-2449 Dwight Way (CO 12/7/11)

**S.** 2301-2315 Telegraph Avenue / 2510-2516 Bancroft Way (CO 12/7/11)

**T.** 2328-2346 Telegraph Avenue / 2441-2447 Durant Avenue (CO 12/7/11)

**Landmarks Preservation Commission**

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- U. 2400-2402 Telegraph Avenue / 2486-2498 Channing Way (CO 12/7/11)
- V. 2410-2422 Telegraph Avenue (CO 12/7/11)
- W. 3049 Adeline Street (CO 3/12/12)
- X. "Manoa Historic District"- 2530 [sic] Way, 2524 Dwight Way, 2503 Regent Street, 2509 Regent Street, 2511 Regent Street, 2515 Regent Street, 2517 Regent Street, 2506 Dwight Way, 2502 Dwight Way/2501 Telegraph Avenue, 2512–2516 Regent Street/2525 Telegraph Avenue (CO 3/12/12)
- Y. 1400 Sixth Street (CO 6/7/13)
- Z. 1409 Scenic Avenue (CO 9/3/15)
- AA. 1301 Shattuck Avenue, Live Oak Park (CO 2/2/17)
- BB. 2750-2770 Marin Avenue, Pacific Lutheran Theological Seminary (LPC 5/4/17)
- CC. 2100 Shattuck Avenue-2100 Kala Bagai Way (SF 6/1/17)
- DD. 741 Cedar Street (CO 7/6/17)
- EE. 745 Cedar Street (CO 7/6/17)
- FF. 749 Cedar Street (CO 7/6/17)
- GG. 2212 Fifth Street (CO 7/6/17; initiation failed 6/6/21)
- HH. 837 Folger Avenue (CO 7/6/17)
- II. 1517 Fourth Street (CO 7/6/17)
- JJ. 808 Gilman Street (CO 7/6/17)
- KK. 830 Gilman Street (CO 7/6/17)
- LL. 832 Gilman Street (CO 7/6/17)
- MM. 836 Gilman Street (CO 7/6/17)
- NN. 1018 Pardee Street (CO 7/6/17)
- OO. 1336 Sixth Street (CO 7/6/17)
- PP. 1345 Sixth Street (CO 7/6/17)
- QQ. 601 Ashby Avenue (PA 2/1/18)
- RR. 1013 Pardee (BO 9/6/18)
- SS. 1940 Haste Street (LPC 10/04/18; upon relocation of historic building)
- TT. 2222 Fifth Street (LPC 12/6/18)
- UU. 1631-33 Walnut Street (LPC 7/2/19)
- VV. 1601 California Street (PA 11/7/19)
- WW. 2235 Channing Way, 2240 and 2300 Durant Avenue, 2372 Ellsworth Street (LPC 11/5/20)
- XX. 2501, 2510, 2514, 2530 and 2551 San Pablo Avenue (LPC 4/1/21)
- YY. 2132-2154 Center Street (LPC 5/4/23)
- ZZ. 2414 Shattuck Avenue (LPC 9/7/23)

**18. CURRENT LAND USE PROJECTS – BMC Section 23.404.030(C)**

**19. ADJOURN – 9:49PM**

Motion: Adjourn.  
M/S/C: Crandall/Enchill  
Vote: 7-0-0-1