



# LANDMARKS PRESERVATION COMMISSION

## ACTION MINUTES

PLANNING AND DEVELOPMENT DEPARTMENT  
LAND USE PLANNING DIVISION

**Date:** Thursday, October 6, 2025  
**Time:** 6:30 PM  
**Place:** 1901 Hearst Avenue, North Berkeley Senior Center

Attendees: 5

Staff: Allison Riemer, LPC Secretary  
Vicky Schlepp, Associate Planner, LPC Clerk  
Karen Hernandez, Assistant Planner, LPC Clerk

1. **ROLL CALL** (*note: two vacancies*):

Kathleen Crandall  
Steve Finacom  
Luke Leuschner  
Denise Hall Montgomery, Chairperson  
Susan Orbuch  
Paul Schwartz

Alyssa Plese – *Absent*

2. **EX-PARTE COMMUNICATIONS**

3. **LAND ACKNOWLEDGEMENT STATEMENT**

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

Speakers: 1

5. **ORDER OF AGENDA**

6. **CONSENT CALENDAR**

**A. Approval of Action Minutes:**

Motion: Adopt the Consent Calendar, including approval of the Draft Action Minutes from September 4, 2025, Item 7B. 21 Mosswood Road, and Item 7C. 2845 Woolsey Street.

**M/S/C:** Leuschner/Schwartz

Vote: 6-0-0-1

7. PUBLIC HEARING AND DISCUSSION ITEMS

**Demolition Referrals**

**A. 2417 Carleton Street - Demolition Referral (Use Permit # ZP2024-0027)**

Demolish a commercial building that is more than 40 years old, in accordance with BMC Section 23.326.070(C).

**Recommendation:** Consider the evaluation and take no action.

**CEQA:** Categorically exempt pursuant to pursuant to Section 15332 (“In-Fill Development Projects”) of the CEQA Guidelines.

*Comments given, no action taken*

**Mills Act Continued from September 4, 2025**

**B. 21 Mosswood Road – Mills Act Contract application (#LMMA2025-0001) for The Mouser-Parsons House**

Mills Act contract with the owners of a City Landmark property and make recommendations to City Council for action on this request, in accordance with Government Code Sections 50280 et. Seq. and City Council Resolution No. 59,355.

**Recommendation:** Continue consideration of the application to the November 6, 2025, LPC meeting.

**CEQA:** Not subject to review pursuant to CEQA Guidelines Section 15061 (b)(3) “Review for Exemptions.”

*Continued to the next meeting, November 6, 2025.*

**C. 2845 Woolsey Street – Mills Act Contract application (#LMMA2025-0003) for The Norton Family House**

Mills Act contract with the owners of a City Landmark property and make recommendations to City Council for action on this request, in accordance with Government Code Sections 50280 et. Seq. and City Council Resolution No. 59,355.

**Recommendation:** Continue consideration of the application to the November 6, 2025, LPC meeting.

**CEQA:** Not subject to review pursuant to CEQA Guidelines Section 15061 (b)(3) “Review for Exemptions.”

*Continued to the next meeting, November 6, 2025.*

**D. Mills Act Discussion**

Discuss a proposed memorandum to City Council on refinement of the Mills Act policy.

**E. Anna Head School Discussion**

Discuss a proposed letter in support of preserving three buildings of the Anna Head School.

Speakers: 1

- 8. **Leave of Absence and Substitute LPC Representative to Design Review Committee**  
Grant LPC Chair Montgomery a Leave of Absence for the October 16, 2025 Design Review Committee meeting, and appoint a substitute representative, in accordance with the Commissioners’ Manual (2025).

Motion: Approve the Leave of Absence and appoint Commissioner Finacom as the substitute LPC representative.

M/S/C: Schwartz/ Leuschner

Vote: 6-0-0-1

- 9. **AD HOC Subcommittees and Liaison Comments**  
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.)

	<b>Members</b>	<b>Established</b>	<b>Annual Expiration</b>
<b>ZAB Design Review Committee</b>	DM	-	-
<b>Berkeley Rose Garden</b>	KC, PS	Mar 2025	Feb 2026
<b>City Projects for Landmarks and Structure of Merit Sites</b>	SF, AP	Mar 2025	Feb 2026
<b>Potential Initiations</b>	SF, SO	Mar 2025	Feb 2026
<b>University of California</b>	PS, SF	Mar 2025	Feb 2026
<b>Landmarks Policies &amp; Procedures/ HRE Scoping Recommendations</b>	SF, LL, DM	July 2025	June 2026
<b>Structures Completed After 1945</b>	SF, LL, DM	Sept 2025	Aug 2026
<b>Mills Act Review</b>	PS, LL, SF	June 2025	May 2026

- 9. **INFORMATION REPORTS** Commissioners may ask for discussion to be scheduled on a future agenda (per Brown Act, no deliberation or final action may be taken).

**10. CORRESPONDENCE**

**11. COMMISSIONER ANNOUNCEMENTS**

**12. STAFF ANNOUNCEMENTS**

**13. FUTURE COUNCIL CALENDAR ITEMS**

**A. 2000 Blake Street** – Information Agenda item re: Approval of City Landmark (#LMIN2025-0003), October 14, 2025

- B. 1619 Walnut Street** – Consent Calendar item re: Mills Act Contract application (#LMMA2025-0002) for Las Casitas Apartments, November 18, 2025

**14. 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)
- 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)
- AAA. 1306 Third Street (LPC 11/7/2024)

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

Projects proposing demolition of buildings greater than forty years old

A. Non-Residential Structures (BMC Section 23.326.070)

1890	Alcatraz Avenue	ZP2024-0183
600	Bancroft Way	ZP2025-0010
2030-2036	Bancroft Way	ZP2024-0079
2298	Durant Avenue	ZP2024-0126
2372	Ellsworth Street	ZP2024-0169
841	Folger Avenue	ZP2025-0056
2720	San Pablo Avenue	ZP2024-0076
2733-2737	San Pablo Avenue	ZP2023-0090
1663-1687	Shattuck Avenue	ZP2024-0066
2420	Shattuck Avenue	ZP2022-0149
2700	Shattuck Avenue	ZP2024-0058
2847	Shattuck Avenue	ZP2024-0077
2920	Shattuck Avenue	ZP2022-0116
2925-2973	Shattuck Avenue	ZP2024-0071
3000	Shattuck Avenue	ZP2022-0046
1581 and 1589	University Avenue	ZP2024-0074
1708 and 1710	University Avenue	ZP2021-0127
1776-1796	University Avenue	ZP2023-0070
2029	University Avenue	ZP2024-0181
2071-2079	University Avenue	ZP2023-0040

**B. Residential Structures**

3035	Colby Street	ZP2024-0112
2360	Ellsworth Street	ZP2024-0126
1522	Josephine Street	ZP2025-0014
1136	Keith Avenue	ZP2024-0052
2138	Kittredge Street	ZP2024-0114
1827 and 1899	Oxford Street	ZP2024-0075
2614	Telegraph Avenue	ZP2024-0027
1782	University Avenue	ZP2023-0070

**16. ADJOURN – 9:05 PM**

Motion: Adjourn.

M/S/C: Crandall / Orbuch

Vote: 6-0-0-1

ATTEST:



Allison Riemer, LPC Secretary