

APPROVED MINUTES
REGULAR MEETING OF THE
CITY OF ALAMEDA HISTORICAL ADVISORY BOARD
THURSDAY, SEPTEMBER 5, 2024

1. ROLL CALL

Present: Chair Sanchez, and Board Members Rybarczyk and Hernandez

Absent: Vice Chair Jones and Board Member Borthwick

2. NON-AGENDA PUBLIC COMMENT

2024-4316 – *Public Comment*

Comments can be found at:

<https://alameda.legistar.com/LegislationDetail.aspx?ID=6837304&GUID=7BE38D6F-26A6-40B5-8F42-2E4EA84FB023>.

Shelby Sheehan (*1:37) made the accusation that Historic Guidelines were not being followed. She also discussed the Notice of Intent to challenge the CEQA exemption for the Alameda Food Bank that she had filed. She also believed that this board would have to grant a Certificate of Approval for the food bank. She also filed something similar against Natal. She also wanted to make sure that the board members had city emails.

Tod Hickman, via Zoom, (*4:53) wanted to see this board rise above the typical Alameda antics. He felt there was a real problem with boards in Alameda being told lies by City Staff. He felt that they were all just being groomed for city council and then he discussed all his work as an elected official. He agreed with everything that Speaker Sheehan said.

3. MINUTES

3-A 2024-4357 - *Historical Advisory Board Draft Meeting Minutes - June 6, 2024*

3-B 2024-4358 - *Historical Advisory Board Draft Meeting Minutes - July 18, 2024*

Due to lack of a quorum, the approval of minutes was moved to the next scheduled meeting.

4. REGULAR AGENDA ITEMS

4-A 2024-4350 - *Election of Officers*

Due to the absence of board members, Election of Officers was postponed to the next scheduled meeting.

4-B 2024-4131 - *PLN24-0434 - 2350 Saratoga Avenue - Certificate of Approval to Develop an Outdoor Dining Facility Adjacent to the Existing Historic Building. Applicant: Jonah Hendrickson. Public hearing to consider a request to develop an outdoor dining patio with a new kitchen and restroom structure, perimeter fence, landscaping, lighting, food trucks, and other site work adjacent to the Storehouse Lofts Building along Saratoga Avenue, within the NAS Alameda Historic District at Alameda Point. The City certified an Environmental Impact Report (EIR) (State Clearinghouse No. 201312043) for the redevelopment of Alameda Point in 2014, pursuant to the California Environmental Quality*

Act (CEQA). This request requires analysis for conformance to the Infill Development Design Guidelines.

(Item Continued to the October 4, 2024, Historical Advisory Board Hearing. Continuance requested by the applicant)

4-C 2024-4359 - Alameda Point Historic District - Infill Development Design Guidelines. Public hearing to consider adopting Infill Development Design Guidelines for all new buildings within the NAS Alameda Historic District at Alameda Point. The City completed an Environmental Impact Report (State Clearinghouse No. 201312043) for the redevelopment of Alameda Point in 2013, pursuant to the California Environmental Quality Act (CEQA). These Design Guidelines are required by Mitigation Measure 4.D-1b of the Alameda Point EIR for application to new buildings within the NAS Alameda Historic District

Steven Buckley, Planning Services Manager, introduced this item and gave a presentation. The Staff Report and attachments can be found:

<https://alameda.legistar.com/LegislationDetail.aspx?ID=6845427&GUID=AC062033-635F-4115-977D-0091C4BD4826&FullText=1>.

Board clarifying questions start at the 25:39-minute mark in the video.

Public Comment for 4-C

Shelby Sheehan (*33:15) called the presentation garbage and requested additional time to discuss what she wanted to say. She wanted 5 minutes. She then went into detail about how city staff was wrong and then listed what the board's role was. She also discussed what reports needed to be reviewed and what processes needed to be followed.

Christopher Buckley (*37:52) discussed a letter that the AAPS had sent. He discussed comments and changes they wanted to see and gave detailed recommendations.

Tod Hickman, via Zoom, (*41:15) agreed with Speaker Sheehan. He then used the Natal project as an example of staff overreaching and getting away without following guidelines. He felt that this was against the historic characteristic of the building. He discussed what else was illegal and how staff was hell bent on getting this pushed through.

Chair Sanchez allowed Speaker Sheehan 3 more minutes.

Shelby Sheehan (*44:51) continued her discussion on what required a Certificate of Approval and how much research she had done going through reports about Alameda Point.

Action for Item 4-C

Board discussion start the 48:51-minute mark in the video.

Chair Sanchez made a motion (*1:00:14) to continue this item to the next meeting on October 4th since there was not a full board present and Board Member Rybarczyk seconded the motion. A vote was taken, and the motion passed 3-0.

4-D 2024-4363 - Presentation by Alameda Architectural Preservation Society (AAPS) regarding volunteer effort to correct the address listings on the Historic Building Study List and the incorrect parcels shown on the Study List GIS map layer.

Christopher Buckley from the AAPS gave the presentation (*1:01:40) – he was given 5 minutes from staff.

Attachments can be found:

<https://alameda.legistar.com/LegislationDetail.aspx?ID=6845657&GUID=F4C06F8D-581A-482A-8A0B-97116AB862E1>.

Board clarifying questions and discussion start at the 1:06:21 minute mark in the video.

Public Comment for 4-D

Tod Hickman, via Zoom, (*1:24:02) thanked Mr. Buckley for his time and knowledge and thanked the board for their time and thoughtful decisions.

Shelby Sheehan (*1:25:32) thanked the AAPS for their time and then she discussed how confusing the permit process was and how it should be clearer when a Certificate of Approval is required.

Action for Item 4-D

This was a discussion item, and no formal action was taken.

5. BOARD COMMUNICATIONS

Chair Sanchez welcomed the new board member, Board Member Board Member Rybarczyk.

6. Staff Communications

None

7. Adjournment

Chair Sanchez adjourned at 8:28pm

**Minute mark in the video*