

**HISTORIC DISTRICT COMMISSION MINUTES  
May 20, 2020  
CITY COUNCIL CHAMBERS  
5:00 p.m.  
50 Natoma Street  
Folsom, California 95630**

**CALL TO ORDER HISTORIC DISTRICT COMMISSION:** Daniel West, Kevin Duewel, Mary Asay, Vice Chair Rosario Rodriguez, Kathleen Cole, Mickey Ankhelyi, Chair Daron Bracht

**ABSENT:** None

**PLEDGE OF ALLEGIANCE**

**CITIZEN COMMUNICATION:** None

**MINUTES:** The minutes of February 19, 2020 were approved as submitted.

**NEW BUSINESS**

**1. PN 20-099, 301 Coloma Street Demolition of Accessory Structures and Determination that the Project is Exempt from CEQA**

A Public Meeting to consider a request from Joan Walter for approval of a request to demolish a 576-square-foot garage built in 1981 and a 96-square-foot shed constructed at an unknown date at 301 Coloma Street. The zoning classification for the site is R-1-M/FIG, and the General Plan land-use designation is SFHD. The project is exempt from the California Environmental Quality Act in accordance with Section 15301 (Existing Facilities) of the CEQA Guidelines. **(Project Planner: Josh Kinkade / Applicant: Joan Walter)**

COMMISSIONER RODRIGUEZ MOVED TO APPROVE THE DEMOLITION OF A 576-SQUARE FOOT GARAGE AND A 96-SQUARE-FOOT SHED LOCATED AT 301 COLOMA STREET (PN 20-099) WITH THE FOLLOWING FINDINGS: GENERAL FINDINGS A & B, CEQA FINDINGS C-F, DEMOLITION FINDING G AND CONDITIONS OF APPROVAL NOS. 1-6.

COMMISSIONER ANKHELYI SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:

AYES: ANKHELYI, WEST, DUEWEL, RODRIGUEZ, BRACHT  
NOES: NONE  
RECUSED: ASAY, COLE  
ABSENT: NONE

**2. PN 20-094, 709 Natoma Street General Plan Amendment and Determination that the Project is Exempt from CEQA**

A Public Hearing to consider a request from the City of Folsom for the Historic District Commission to recommend City Council approval of a General Plan Amendment to change the General Plan land use designation for an approximately 7,000-square-foot portion of a larger 14,000-square-foot parcel located at 707-709 Natoma Street from SFHD (Single-Family High Density) to CC (Community Commercial) in order to correct General Plan inconsistencies that resulted in the single parcel having been previously designated for two incompatible land uses. The zoning classification for the site is C-1 PD/NBR, while the General Plan land-use designation is SFHD. The project is exempt from the California Environmental Quality Act in accordance with Section 15061(b)(3) (Review for Exemption) of the CEQA Guidelines. **(Project Planner: Steve Banks / Applicant: City of Folsom)**

COMMISSIONER RODRIGUEZ MOVED TO RECOMMEND THAT THE CITY COUNCIL APPROVE A GENERAL PLAN AMENDMENT TO CHANGE THE GENERAL PLAN LAND USE DESIGNATION FOR THE 7,000-SQUARE-FOOT PROJECT SITE LOCATED AT 709 NATOMA STREET FROM SFHD (SINGLE-FAMILY HIGH DENSITY) TO CC (COMMUNITY COMMERCIAL) AS ILLUSTRATED ON ATTACHMENT 4 FOR THE 709 NATOMA STREET PROJECT (PN 20-094) SUBJECT TO THE FOLLOWING FINDINGS: GENERAL FINDINGS A & B, CEQA FINDINGS C-F, AND GENERAL PLAN FINDINGS G & H.

COMMISSIONER COLE SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:

AYES: ANKHELYI, WEST, DUEWEL, ASAY, RODRIGUEZ, COLE, BRACHT  
NOES: NONE  
RECUSED: NONE  
ABSENT: NONE

**3. PN 20-084, 709 Natoma Street New Commercial Building and Determination that the Project is Exempt from CEQA**

A Public Meeting to consider a request from Jackie and Mike Sellitti for approval of a Design Review application to construct a 1,238-square-foot single-story hair salon building and associated site improvements at 709 Natoma Street. The zoning classification for the site is C-1 PD/NBR, while the General Plan land-use designation is SFHD. The project is exempt from the California Environmental Quality Act in accordance with Section 15303(c) (New Construction or Conversion of Small Structures) of the CEQA Guidelines. **(Project Planner: Josh Kinkade / Applicant: Jackie and Mike Sellitti)**


COMMISSIONER DUEWEL MOVED TO APPROVE THE COMMERCIAL DESIGN REVIEW APPLICATION FOR THE 709 NATOMA STREET NEW COMMERCIAL BUILDING PROJECT (PN 20-084), WHICH INCLUDES A 1,238-SQUARE-FOOT SINGLE-STORY HAIR SALON BUILDING AT 709 NATOMA STREET AND ASSOCIATED SITE IMPROVEMENTS, SUBJECT TO THE FOLLOWING FINDINGS: GENERAL FINDINGS A-C, CEQA FINDINGS D-G, DESIGN REVIEW FINDINGS H-J AND CONDITIONS OF APPROVAL NOS. 1-37.

COMMISSIONER COLE SECONDED THE MOTION WHICH CARRIED THE FOLLOWING VOTE:

AYES: ANKHELYI, WEST, DUEWEL, ASAY, RODRIGUEZ, COLE, BRACHT  
NOES: NONE  
RECUSED: NONE  
ABSENT: NONE

**PRINCIPAL PLANNER REPORT**

None



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Kelly Mullett, ADMINISTRATIVE ASSISTANT

**APPROVED:**



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Daron Bracht, CHAIR