

**CARMEL-BY-THE-SEA
HISTORIC RESOURCES BOARD**

REGULAR MEETING MINUTES

Monday, April 20, 2026

CALL TO ORDER AND ROLL CALL - TOUR

The following Board Members were present for the tour: Erik Dyar, Kathryn Gualtieri, and Bobbie Voris

The following Board Members were absent: Jordan Chroman

TOUR OF INSPECTION

The Board/Commission will meet and convene the public hearing at the first location listed below on the Tour of Inspection. The public is welcome to join the tour. The tour is intended only to give the Board/Commission an opportunity to view project sites scheduled for a public hearing later that day. No deliberations on the merits of projects will take place during the Tour of Inspection. Following completion of the tour, the Board/Commission will recess and return to the Council Chambers to reconvene the public hearing at 4:00 p.m., or as soon thereafter as possible.

- A. **DS 26068 (Salehi):** Southwest corner of Santa Rita Street and 1st Avenue
- B. **DR 25269 (Carl Cherry Foundation):** Northwest corner of Guadalupe Street and 4th Avenue
- C. **HE 26090 (Stonehouse Terrace):** San Carlos Street 2 southwest of 7th Avenue

CALL TO ORDER AND ROLL CALL - CHAMBERS

The following Board Members were present: Erik Dyar, Kathryn Gualtieri, and Bobbie Voris

The following Board Members were absent: Jordan Chroman

PLEDGE OF ALLEGIANCE

PUBLIC APPEARANCES

Members of the public are entitled to speak on matters of municipal concern not on the agenda during Public Appearances. Each person's comments shall be limited to 3 minutes, or as otherwise established by the Chair. While stating your name is optional, it helps to identify speakers in the meeting minutes. Under the Brown Act, public comment for matters on the agenda must relate to that agenda item, and public comments for matters not on the agenda

must relate to the subject matter jurisdiction of this legislative body. Remote or in-person participants who do not comply with the requirements of the Brown Act will be muted.

The following members of the public addressed the Board: None

CONSENT AGENDA

Items on the consent agenda are routine in nature and do not require discussion or independent action. Members of the Commission or the public may ask that any items be considered individually for purposes of Board/Commission discussion and/ or for public comment. Unless that is done, one motion may be used to adopt all recommended actions.

- 1) December 15, 2025 Regular Meeting Minutes
- 2) Consider the 2024-2025 Certified Local Government Annual Report prepared by Staff for submission to the California Office of Historic Preservation

Item 2: Consider the 2024-2025 Certified Annual Report prepared by Staff for submission to the California Office of Historic Preservation was pulled for discussion.

It was moved by Board Member Gualtieri and seconded by Board Member Voris to approve Item 1: December 15, 2025 Regular Meeting Minutes.

The motion passed by the following roll call vote:

AYES: Board Member(s): Dyar, Gualtieri, Voris
NOES: Board Member(s): None
ABSTAINED: Board Member(s): None
ABSENT: Board Member(s): Chroman

Speakers:

Katherine Wallace, AICP, Associate Planner

It was moved by Board Member Voris and seconded by Board Member Gualtieri to approve Item 2: Consider the 2024-2025 Certified Annual Report prepared by Staff for submission to the California Office of Historic Preservation.

The motion passed by the following roll call vote:

AYES: Board Member(s): Dyar, Gualtieri, Voris
NOES: Board Member(s): None
ABSTAINED: Board Member(s): None
ABSENT: Board Member(s): Chroman

PUBLIC HEARINGS

- 3) **HE 26090 (Stonehouse Terrace):** Consideration of a property owner-sponsored National Register of Historic Places Nomination and a City-

initiated Determination of Ineligibility for listing on the Carmel Inventory of Historic Resources for the "Reimers' Stonehouse Terrace" located at San Carlos Street 2 southwest of 7th Avenue in the Service Commercial (SC) District. APN: 010-145-018-000

Speakers:

Katherine Wallace, AICP, Associate Planner
Kristi Reimers, Property Owner

Public Comment:

Ian Martin
Cindy Lloyd
Kent Seavey
Polly Osborne
Jason Retterer
Charles Najarian
Victoria Beach

It was moved by Board Member Dyar and seconded by Board Member Gualtieri to recommend listing the "Reimers' Stonehouse Terrace" on the National Register of Historic Places and to support the National Register Nomination prepared by Ms. Barbara Lamprecht. The "Reimers' Stonehouse Terrace" is located at San Carlos Street 2 southwest of 7th Avenue in the Service Commercial (SC) District. APN 010-145-018-000.

The motion passed by the following roll call vote:

AYES:	Board Member(s): Dyar, Gualtieri, Voris
NOES:	Board Member(s): None
ABSTAINED:	Board Member(s): None
ABSENT:	Board Member(s): Chroman

- 4) DS 26068 (Salehi):** Consideration of a Determination of Consistency with the Secretary of the Interior's Standards for a new garage door proposed under DS 26068 (Salehi), revised from a previous approval under DS 24115 (Salehi), for the historic "Mary Haven House" located at the southwest corner of Santa Rita Street and 1st Avenue in the Single-Family Residential (R-1) District. APN: 010-027-001-000

Speakers:

Katherine Wallace, AICP, Associate Planner

Public Comment:

Cindy Lloyd

It was moved by Board Member Voris and seconded by Board Member Gualtieri to approve a resolution issuing a determination of consistency with the

Secretary of the Interior’s Standards for the Treatment of Historic Properties (Standards) for a new garage door proposed under Design Study 26068 (Salehi), revised from a previous approval under Design Study 24115 (Salehi), for the historic “Mary Haven House” located at the southwest corner of Santa Rita Street and 1st Avenue in the Single-family Residential (R-1) District. APN: 010-027-001-000

The motion passed by the following roll call vote:

AYES: Board Member(s): Dyar, Gualtieri, Voris
NOES: Board Member(s): None
ABSTAINED: Board Member(s): None
ABSENT: Board Member(s): Chroman

- 5) DR 25269 (Carl Cherry Foundation):** Consideration of a Determination of Consistency with the Secretary of the Interior's Standards for a new 775-square-foot art studio proposed under DR 25269 (Carl Cherry Foundation), revised from a previous approval under DR 23278 (Carl Cherry Foundation), at the historic “Carl Cherry Center for the Arts” located at the northwest corner of Guadalupe Street and 4th Avenue in the Single-Family Residential (R-1) District. APN: 010-024-013-000

Speakers:

Katherine Wallace, AICP, Associate Planner
Polly Osborne, Studio Schicketanz, Applicant
Ron Baxter, Carl Cherry Center for the Arts, Property Owner

Public Comment:

Cindy Lloyd
Todd Fujinaga
Polly Osborne

It was moved by Board Member Gualtieri and seconded by Board Member Voris to approve a resolution issuing a determination of consistency with the Secretary of the Interior’s Standards for the Treatment of Historic Properties for a new 775-square-foot art studio approved under Design Review 23278 (Carl Cherry Foundation) and revised under Design Review 25269 (Carl Cherry Foundation) at the historic “Carl Cherry Center for the Arts” located at the northwest corner of Guadalupe Street and 4th Avenue in the in Single-family Residential (R-1) District. APN: 010-024-013-000

The motion passed by the following roll call vote:

AYES: Board Member(s): Dyar, Gualtieri, Voris
NOES: Board Member(s): None
ABSTAINED: Board Member(s): None
ABSENT: Board Member(s): Chroman

DIRECTOR'S REPORT

Katherine Wallace, Associate Planner, gave a report and answered questions of the Board:

- **Objective Design and Development Standards:** There is a meeting scheduled for next week to discuss the Objective Design Standards project.
- **Updates on Historic Preservation:** Both the California Preservation Foundation and the Office of Historic Preservation send updates on historic preservation for those interested in subscribing.

BOARD MEMBER ANNOUNCEMENTS

Vice Chair Dyar informed the Board of the Carmel Heritage Homes Tour scheduled for Saturday, July 18th. This year's theme is "Designing Women". Tickets will be available at carmelheritage.org and AIA.org.

Board Member Gualtieri requested information on the historic artifacts of the Francis Whitaker studio as the former Forge in the Forest property is undergoing renovations. Associate Planner Katherine Wallace informed the Board that the Carmel Heritage Society is in talks with the developer on a potential new home for the forge. Board Member Gualtieri also said that the decedents of MJ Murphy are considering funding a plaque on the Carmel Library to recognize his contribution. Associate Planner Wallace advised that the plaque could be included with the Board's review of the Library project later this year.

FUTURE AGENDA ITEMS

- 6) Next Regular Meeting: May 18, 2026

ADJOURNMENT

6:03 PM

APPROVED:


Signed by:



Jordan Chroman, Chair

ATTEST:

Signed by:



Shelby Gorman, Board Clerk