

**DESIGN REVIEW AND PRESERVATION BOARD
SACRAMENTO, CALIFORNIA**

**Item Nos. 6, 7, 8 & 9
October 13, 1999**

MEMBERS IN SESSION:

**SUBJECT: NOTICE & ORDER TO REPAIR OR DEMOLISH
DANGEROUS BUILDING — Notices for several locations**

**REQUEST: REVIEW AND PROVIDE RECOMMENDATIONS TO
HOUSING CODE ADVISORY AND APPEALS BOARD.**

Items 6 through 9, involve the Board's evaluation of substandard buildings at the following locations:

- Item 6: 1308 23rd Street (PB99-047) (Case # HSG9900507)**
- Item 7: 2307 H Street (PB99-048) (Case # HSG9901436)**
- Item 8: 1014 10th Street (PB99-049) (Case # HSG9901079)**
- Item 9: 2008 23rd Street (PB99-050) (Case # HSG9901262)**

BACKGROUND: Title 32 of the City Code, entitled Preservation of Historic Structures, provides for Board review of historic structures that are declared a substandard building by the director of building inspections pursuant to Section 49.11.1101 et seq of the City Code . Paragraph 32.09.903 specifies that "the board shall evaluate the historic and architectural merit of the structure, and shall submit an advisory report to the housing code advisory and appeals board within thirty (30) days, stating whether the board deems the structure to be of sufficient merit for an order that it be repaired or secured instead of demolished."

Board members Turner and McCabe and Preservation staff made site visits separately, during the week beginning October 4, 1999.

STAFF EVALUATION: As is typically the case, each of these structures have only what Preservation staff would consider minor code problems ranging from dryrot to electrical wiring problems. Certainly, nothing warranting demolition.

RECOMMENDATION- Based on the above considerations, staff recommends the following:

- 1) In each of these cases, the Board make a finding that there is sufficient historic and architectural merit to order that the structure be repaired and secured instead of demolished, and to permit or require demolition of the structure would be inappropriate and contrary to the City's efforts at historic preservation and the provision of housing in the Central City.

- 2) In each of these cases, the Board recommends that the Housing Code Advisory and Appeals Board cause the owner(s) of the property to secure the building and begin the process of rehabilitating this structure.

Report Prepared By,

R. Lum

Randolph Lum
Associate Planner

Report Reviewed By,

VINCENT MARSH

Vincent Marsh
Preservation Director

Attachments

October 13, 1999

MEMORANDUM

(DRAFT)

TO: HOUSING CODE ADVISORY AND APPEALS BOARD

FROM: DESIGN REVIEW AND PRESERVATION BOARD

**SUBJECT: NOTICE & ORDER TO REPAIR OR DEMOLISH DANGEROUS BUILDING
1308 23rd Street (APN: 007-0154-011)
(PB99-047) (Case # HSG9900507)
M Street Mansions Preservation Area**

At its Special Meeting of October 13, 1999, the Design Review and Preservation Board considered the matter of the Notice and Order to Repair or Demolish Dangerous Building(s) that was issued for 1308 23rd Street (dated September 14, 1999), with the intent to provide recommendations to the Housing Code Advisory and Appeals Board.

Previously, in reaction to the issuance of that order, Board members Turner and McCabe and preservation staff inspected the exterior of the subject structure. The subject structure is a Supportive Structure in the M Street Mansions Preservation Area and provides visual harmony to the blockface on the west side of 23rd Street between Capitol Avenue and N Street. Retention of the structure and the elimination of the substandard conditions that now exist serve to maintain the integrity of the M Street Mansions Preservation Area.

Based on the above considerations, the Design Review and Preservation Board determined that there is sufficient merit for an order that this structure be repaired and secured instead of demolished, and to permit or require demolition of this structure would be inappropriate and contrary to the City's efforts at historic preservation and the provision of housing in the Central City. The Design Review and Preservation Board, therefore, recommends that the Housing Code Advisory and Appeals Board cause the owner(s) of the property to secure the building and begin the process of rehabilitating this structure.

RL:rl

October 13, 1999

MEMORANDUM

(DRAFT)

TO: HOUSING CODE ADVISORY AND APPEALS BOARD

FROM: DESIGN REVIEW AND PRESERVATION BOARD

**SUBJECT: NOTICE & ORDER TO REPAIR OR DEMOLISH DANGEROUS BUILDING
2307 H Street (APN: 003-0186-015)
(PB99-048) (Case # HSG9901436)
Boulevard Park Preservation Area**

At its Special Meeting of October 13, 1999, the Design Review and Preservation Board considered the matter of the Notice and Order to Repair or Demolish Dangerous Building(s) that was issued for 2307 H Street (dated September 21, 1999), with the intent to provide recommendations to the Housing Code Advisory and Appeals Board.

Previously, in reaction to the issuance of that order, Board members Turner and McCabe and preservation staff inspected the exterior of the subject structure. The subject structure is a Supportive Structure in the Boulevard Park Preservation Area and provides visual harmony to the blockface on the north side of H Street between 23rd and 24th Streets. Retention of the structure and the elimination of the substandard conditions that now exist serve to maintain the integrity of the Boulevard Park Preservation Area.

Based on the above considerations, the Design Review and Preservation Board determined that there is sufficient merit for an order that this structure be repaired and secured instead of demolished, and to permit or require demolition of this structure would be inappropriate and contrary to the City's efforts at historic preservation and the provision of housing in the Central City. The Design Review and Preservation Board, therefore, recommends that the Housing Code Advisory and Appeals Board cause the owner(s) of the property to secure the building and begin the process of rehabilitating this structure.

RL:rl

October 13, 1999

MEMORANDUM

(DRAFT)

TO: HOUSING CODE ADVISORY AND APPEALS BOARD

FROM: DESIGN REVIEW AND PRESERVATION BOARD

**SUBJECT: NOTICE & ORDER TO REPAIR OR DEMOLISH DANGEROUS BUILDING
1014 10th Street (006-0101-014)
(PB99-049) (Case # HSG9901079)
Plaza Park/CBD Preservation Area**

At its Special Meeting of October 13, 1999, the Design Review and Preservation Board considered the matter of the Notice and Order to Repair or Demolish Dangerous Building(s) that was issued for 1014 10th Street (dated September 23, 1999), with the intent to provide recommendations to the Housing Code Advisory and Appeals Board.

Previously, in reaction to the issuance of that order, Board members Turner and McCabe and preservation staff inspected the exterior of the subject structure. The subject structure is a Supportive Structure in the Plaza Park/CBD Preservation Area and provides visual harmony to the blockface on the west side of 10th Street between J Street and the K Street Mall. Retention of the structure and the elimination of the substandard conditions that now exist serve to maintain the integrity of the Plaza Park/CBD Preservation Area.

Based on the above considerations, the Design Review and Preservation Board determined that there is sufficient merit for an order that this structure be repaired and secured instead of demolished, and to permit or require demolition of this structure would be inappropriate and contrary to the City's efforts at historic preservation and the provision of housing in the Central City. The Design Review and Preservation Board, therefore, recommends that the Housing Code Advisory and Appeals Board cause the owner(s) of the property to secure the building and begin the process of rehabilitating this structure.

RL:rl

October 13, 1999

MEMORANDUM

(DRAFT)

TO: HOUSING CODE ADVISORY AND APPEALS BOARD

FROM: DESIGN REVIEW AND PRESERVATION BOARD

**SUBJECT: NOTICE & ORDER TO REPAIR OR DEMOLISH DANGEROUS BUILDING
2008 23rd Street (APN: 010-0103-009)
(PB99-050) (Case # HSG9901262)
Poverty Ridge Preservation Area**

At its Special Meeting of October 13, 1999, the Design Review and Preservation Board considered the matter of the Notice and Order to Repair or Demolish Dangerous Building(s) that was issued for 2008 23rd Street (dated September 28, 1999), with the intent to provide recommendations to the Housing Code Advisory and Appeals Board.

Previously, in reaction to the issuance of that order, Board members Turner and McCabe and preservation staff inspected the exterior of the subject structure. The subject structure is a Supportive Structure in the Poverty Ridge Preservation Area and provides visual harmony to the blockface on the west side of 23rd Street between T and U Streets. Retention of the structure and the elimination of the substandard conditions that now exist serve to maintain the integrity of the Poverty Ridge Preservation Area.

Based on the above considerations, the Design Review and Preservation Board determined that there is sufficient merit for an order that this structure be repaired and secured instead of demolished, and to permit or require demolition of this structure would be inappropriate and contrary to the City's efforts at historic preservation and the provision of housing in the Central City. The Design Review and Preservation Board, therefore, recommends that the Housing Code Advisory and Appeals Board cause the owner(s) of the property to secure the building and begin the process of rehabilitating this structure.

RL:rl