

RESOLUTION NO. 2018-089

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CORONA, CALIFORNIA, DESIGNATING THE PROPERTY LOCATED AT 1215 EAST GRAND BOULEVARD AS AN OFFICIAL HISTORIC LANDMARK ON THE CORONA REGISTER OF HISTORIC RESOURCES (HL-048) (HRLM2018-0002)

WHEREAS, pursuant to Chapter 17.63 of the Corona Municipal Code (“CMC”) the City of Corona (“City”) has established and maintains an official Corona Register of Historic Resources (“Corona Register”); and

WHEREAS, pursuant to Section 17.63.100 of the CMC, the structure located at 1215 East Grand Boulevard, City of Corona, State of California, bearing Riverside County Assessor’s Parcel Number 109-021-003, is proposed for listing on the Corona Register as Historic Landmark No. 048 (“HL-048”); and

WHEREAS, the application for listing HL-048 on the Corona Register has been deemed complete in accordance with the City’s application procedures and has been distributed to the Heritage Librarian, the Corona Historic Preservation Society, the Corona History Association, applicable City departments, and other parties requesting said notice for their review and comment; and

WHEREAS, the owners of the residence and underlying property, which is more fully described and depicted in Exhibit “A” attached hereto and incorporated by reference, have provided written consent to have such property included on the Corona Register and regulated in accordance with Chapter 17.63 of the CMC, the documentation of which is on file in the City’s Planning Department; and

WHEREAS, on July 23, 2018, the Planning and Housing Commission of the City of Corona (“Planning Commission”) conducted a duly noticed public hearing on the application to list HL-048 on the Corona Register, determined that the application met the eligibility criteria for historic landmarks as set forth in Section 17.63.050, and recommended that the City Council approve the listing of HL-048 on the Corona Register.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Corona, California, as follows:

SECTION 1. Findings. Pursuant to the criteria set forth in CMC Section 17.63.050 and based on substantial evidence presented to the Planning Commission and thereafter to the City Council, including written staff reports, together with public testimony, the City Council hereby finds that the residence located at 1215 East Grand Boulevard, City of

Corona, State of California, is eligible for listing on the Corona Register as an historic landmark for the following reasons:

A. *The historic resource has been in existence for a period of at least 50 years, or if less than 50 years old, is of exceptional importance to the community.*

Based on independent research on the property prepared by the applicant, the home was built in 1903, making it 115 years old. The home was built for James Wallace and his family by Barnabas Ellis Savery, a civil war veteran who built 99 homes in the Corona area.

B. *The historic resource has significant historic, cultural, or architecture value, and its designation as a landmark is reasonable, appropriate and necessary to promote, preserve and further the purposes and intent of Chapter 17.63 of the CMC.*

The proposed landmark is representative of the Vernacular Wood Frame style of architecture. The home consists of a one-story wood frame structure, with a steep pitched gable roof, clapboard siding, a brick foundation, five Greek columns with wood flat balusters on the front porch, rectangular double hung sash windows, rectangular glass accents on the front windows, and a two-panel Victorian style front door with a window and original hardware. The home has been restored to retain much of its original vernacular wood frame architectural character. Its preservation promotes the City's cultural heritage.

C. *The historic resource exhibits the following additional characteristics pursuant to Section 17.63.050(3) of the CMC:*

(i) *It embodies a distinctive characteristic of a style, type, period, or method of construction or a valuable example of the use of materials or craftsmanship.*

The home displays several key characteristics of a Vernacular Wood Frame style. Architectural details of the home include a steep gable roof, clapboard siding, a brick foundation, Greek columns with wood balusters on the front porch, double hung sash windows, glass accent windows and a Victorian style front door with original hardware.

Sometime around 1959, the home's wrap-around porch on the west side of the home was converted into living space and the spindle fret work gable accents were removed.

A detached garage is located on the southeast corner of the property and is accessible from the alley on the south side of the property. The garage is currently in a dilapidated condition and needs restoration. However, since the garage is not physically connected to the home or visible from the public street, it does not detract from the Vernacular Wood Frame style of the home and does not affect the home's potential to be designated as a registered landmark.

D. *The historic resource has integrity of location, design, setting, materials,*

workmanship, feeling and association.

By restoring many of its original architectural features and materials, the proposed landmark at 1215 East Grand Boulevard has retained its historic integrity, which CMC Chapter 17.63 defines as “the authenticity of a resource’s physical identity as evidenced by the survival of characteristics that existed during the resource’s period of significance.”

SECTION 2. Designation of Historic Landmark. Based on the foregoing findings and pursuant to Chapter 17.63 of the CMC, the City Council finds that all procedures required for the listing of an historic landmark on the Corona Register have been duly followed and executed and hereby designates the residence located at 1215 East Grand Boulevard, City of Corona, State of California as an historic landmark, and hereby causes said historic landmark to be listed in the Corona Register as HL-048.

SECTION 3. Restrictions. The real property underlying HL-048 as more particularly described in Exhibit “A” attached hereto and all improvements or natural features which comprise HL-048, are hereby subject to the applicable restrictions, limitations, and provisions set forth in Chapter 17.63 of the CMC. In furtherance hereof, the City Clerk shall cause a copy of this resolution to be recorded in the Official Records of the County Recorder of Riverside County, California for the real property described in Exhibit “A.”

SECTION 4. CEQA Findings. This Resolution is exempt pursuant to Section 15331 of the Guidelines for the California Environmental Quality Act (CEQA), which states that a project is exempt from CEQA if it is limited to the maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the Secretary of the Interior’s Standards for the Treatment of Historic Properties. This Resolution simply designates the structure and property at 1215 East Grand Boulevard as an historic landmark and makes said structure and property subject to the restrictions set forth in Chapter 17.63 of the CMC, which, among other things, promotes the preservation of historic resources and requires consistency with the City’s design guidelines for historic structures or the Secretary of the Interior’s Standards. Therefore, no environmental analysis is required.

SECTION 5. Distribution and Effective Date. The Mayor shall sign this Resolution, and the City Clerk shall attest thereto, and thereafter shall distribute a copy of this Resolution to the owners of the real property described in Exhibit “A,” the Corona Historic Preservation Society, and all affected City departments. This Resolution shall take effect and be in force on the date of its adoption.

PASSED, APPROVED AND ADOPTED this 15th day of August, 2018.

Mayor of the City of Corona, California

ATTEST:

City Clerk of the City of Corona, California

Exhibit "A"
HL-048

The legal description for Historic Landmark No. HL-048, located at 1215 East Grand Boulevard, City of Corona, State of California, APN 109-021-003:

[SEE ATTACHED 4 PAGES]

CERTIFICATION

I, Sylvia Edwards, City Clerk of the City of Corona, California, do hereby certify that the foregoing Resolution was regularly introduced and adopted at a regular meeting of the City Council of the City of Corona, California, thereof held on the 15th day of August, 2018, by the following vote of the Council:

AYES:

NOES:

ABSENT:

ABSTAINED:

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Corona, California, this 15th day of August, 2018.

City Clerk of the City of Corona, California

(SEAL)