



6:00 PM, WEDNESDAY, APRIL 20, 2011
CITY HALL COUNCIL CHAMBERS
300 FIRST STREET

1. **Roll Call**
2. **Review and approval of the draft minutes from March 16, 2011**
3. **Secretary's Report**
4. **Public Comments:** This is an opportunity for the public to speak to the Commission on any item other than those listed on this agenda. Speakers are requested to use the microphone in front of the Commission and begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered.
5. **Commission and Staff Comments:** This is an opportunity for Commission Members and Staff to make comments and announcements, to express concerns, or to request Commission's consideration of any items a Commission member would like to have discussed at a future Commission meeting.
6. **Heritage Home Awards**
Review of the nominations submitted by Commission Members.

Request to have combined Heritage Home Awards and Preservation Award for a non-residential building:
 - Capitol Hotel (Pg 183 in the Walking Tour Book)
Next Steps
7. **Adjournment:**



6:00 PM, WEDNESDAY, MARCH 16, 2011
CITY HALL COUNCIL CHAMBERS
300 FIRST STREET
DRAFT Minutes

1 Roll Call: 6:00 PM

Present: Commissioners Ford, Orlins, and Aulman
Absent: Commissioners Brookshear, and Butler

2. Review and approval of the draft minutes from February 16, 2011

Motion: Commissioner Ford made a motion to approve the minutes, which was seconded by Commissioner Orlins.

3. Secretary's Report

- *Counter hours – Loss of assistance staff, Closed Fridays; Regular hours M-Th 8-11 and 1-4;*
- *210 Lincoln and the Keane House - Principal Planner Norris indicated that both homes were being monitored and that the City is working with both owners to implement protection for the buildings. They have both been weatherproofed and secured. The City is working with the owners in a collaborative effort, but are unable to go on another owners property. Much of the delay is likely due to the economy and times.*
- *Update regarding Commission involvement in outside activities. Staff provided a copy of the City Attorney's opinion on the matter and staff requested that if the Commissioners have any further questions to let staff know.*
- *Update regarding the Porter building. That there are no screens on the building currently. In accordance with the agreement when the item came before the Commission, the owner will install screens on the back of the building.*
- *Staff reminded the Commissioners to complete and submit their biographies for the web page. That next month staff will take a photo for the web.*

4. **Public Comments:** This is an opportunity for the public to speak to the Commission on any item other than those listed on this agenda. Speakers are requested to use the microphone in front of the Commission and begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered.

5. **Commission and Staff Comments:** This is an opportunity for Commission Members and Staff to make comments and announcements, to express concerns, or to request Commission's consideration of any items a Commission member would like to have discussed at a future Commission meeting.

- *Commissioner Ford stated that the Yolo County Historical Society will be hosting Museum day on April 9 and that now they have identified 11 museums in Woodland.*
- *That the Yolo County Historical Society will be sponsoring an "Arcadia" Book, which will be a book about Woodland's history.*

6. **Heritage Home Awards**

Review of the nominations submitted by Commission Members

- 146 Third Street
- 1304 Harley Drive
- 221 Pendegast St

Request to have combined Heritage Home Awards and Preservation Award for a non-residential building:

- Capitol Hotel

It was requested that the following items be on the agenda for April 20, 2011 for action:

- *A suggestion to hold the Heritage Home Awards ceremony on a date closer to the time of the Stroll.*
- *That the Commission will work on a draft PR piece that would go in the paper to inform the public about Heritage Home Awards and to clearly indicate that the award does not result in any restrictions on the property. Commissioner Aulman indicated that he would work on the initial draft.*
- *Discuss at the next meeting the Heritage Home Awards Guidelines in particular with regard to remodels and what is acceptable.*

7. **Adjournment: 7:00 PM**

**CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Heritage Home Award**

What is the address of the home to be nominated? 211 Pendegast Street

What are the nearest cross streets? Cleveland Street and Pendegast Circle

Approximate date of construction of the home (if known). 1879 to 1890

Is the home occupied now? Yes Who lives there? Owner Occupied

State the name of the owner of the property (if known). Tami Cuccia and Bonnie Cuccia

What is the address of the owner of the property?

Street Address: 211 Pendegast Street

City: Woodland State: CA Zip 95695

Phone: (530) 666-2294 email: tami.cuccia@dot.ca.gov

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number:

A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

It was originally owned by one of Woodland' earliest and prominent settlers – Drewry Robert Clanton. He came with his family from Montgomery County, Missouri in pursuit of a better life. He and his 2 brothers began farming barley; then Drewry ventured into cattle ranching in which he became very successful - the most successful of the brothers. The house was built on 4 acres originally and this is where Drewry, his wife, and six children resided. Nearby Clanton Avenue and Clanton Way may have been so named subsequently after any one of the Clanton brothers. Of further notation, Drewry was a cousin to the brothers Ike and Billy Clanton of the historically famous “Gunfight at the OK Corral” in Tombstone, Arizona - October 1881. The “gunfight” included Ike (leader) and Billy Clanton; brothers Tom and Frank McLaury; and Billy Claiborne – all referred to as “billigerants” and part of a band of outlaws in that territory called the "Cowboys". Brothers Wyatt, Virgil, and Morgan Earp, along with Doc Holliday, were the others in the fight. Billy Clanton and the McLaury brothers were killed in the fight and were buried in the Boot Hill Cemetery in Tombstone, Arizona. More info. may be provided.

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HISTORICAL PRESERVATION COMMISSION**

Nominee's name: Tami Cuccia Phone # and email (530) 666-2294 tami.cuccia@dot.ca.gov



**CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Heritage Home Award**

What is the address of the home to be nominated? 900 First Street

What are the nearest cross streets? Bartlett Ave.

Approximate date of construction of the home (if known). 1924

Is the home occupied now? **Yes** Who lives there? Dave and Kathy Henderson and family

State the name of the owner of the property (if known). Dave and Kathy Henderson

What is the address of the owner of the property?

Street Address:	900 First Street
City: Woodland	State: CA Zip 95695
Phone: 668-6557	email:

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number:

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A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

This classic two-story California Bungalow was purchased by Dave and Kathy Henderson in 1989.

As noted in the *Explore Historic Woodland* Walking Tour Guide this finely crafted home integrates Prairie Style features, such as a low pitched roof and exposed natural brick accents. The flat porch roof seems to float on large exposed beams. The rectilinear block-like posts on the front porch and the distinctive attic vents beneath the gables are characteristic of the Bungalow style.

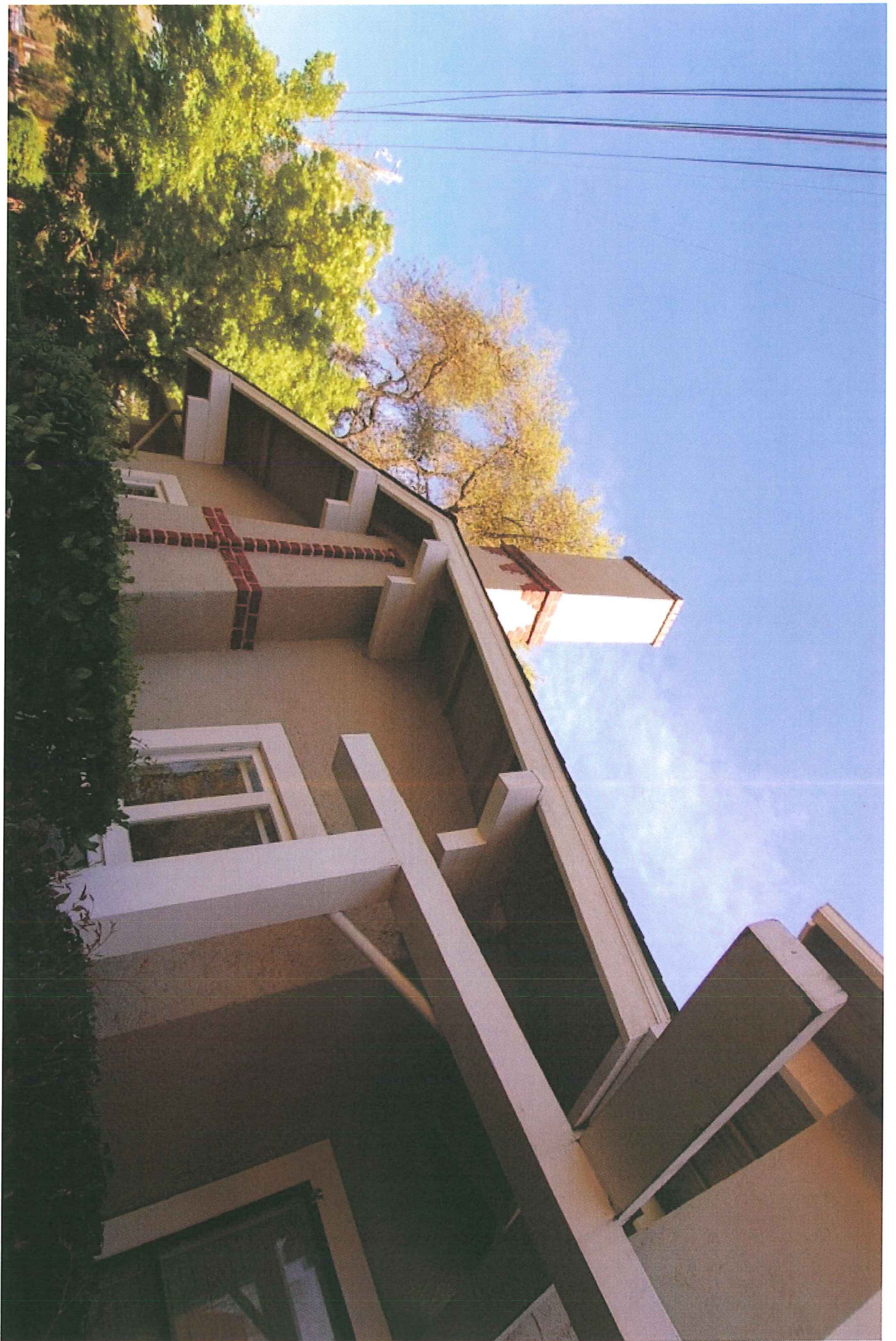
The home was constructed in 1924 for Paul R. Leake and his wife Aileen. Paul was the son of Ed E. Leake, the owner and publisher of the *Woodland Daily Democrat*. Paul succeeded his father as editor and publisher of the newspaper in 1926 and remained in this capacity until his death in 1977. Paul served as president of the California Newspaper Publishers' Association (CNPA) in 1941. Prominent in California politics, Paul served on the State Board of Equalization for five terms and was U.S. Collector of Customs from 1946-1951. He was an alternate delegate to the Democratic National Convention in 1960. Dr. Otis Bennett, a local dentist, and his wife Bobbie purchased the home from the Leakes in 1948.

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Since purchasing the home, the Hendersons have conducted extensive restoration of the exterior surfaces, in addition to the porch ceiling, involving the painstaking removal of stucco from original wooden surfaces. Interior restoration included installation of historically accurate decorative picture-rail molding in the living room and tile work in the bathrooms based on traces of the original patterns that came to light during renovation.

900 First Street has been featured on Woodland's *Stroll Through History* home tour.

Nominated by Mark Aulman 661-6039 mdaulman@sbcglobal.net





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HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Heritage Home Award**

What is the address of the home to be nominated? 1304 Harley Drive

What are the nearest cross streets? W. Gibson Rd. and W. Casa Linda

Approximate date of construction of the home (if known). 1956

Is the home occupied now? Yes Who lives there? Dianna Barsotti

State the name of the owner of the property (if known). Dianna Barsotti

What is the address of the owner of the property?

Street Address:	1304 Harley Drive
City: Woodland	State: CA Zip 95695
Phone: 661-1179	email: deb44@pacbell.net

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number:

A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

This dramatically redesigned single-story home was purchased by Dianna Barsotti in 1998. Originally constructed in the *California Ranch* style that typified Woodland residential construction during the 1950s and 60s, the house has been transformed by Ms. Barsotti through the application of *California Modern* design principles exemplified by developer Joseph Eichler in Bay Area homes built from 1950 to 1974. One of the signature concepts of the design is to *bring the outside in* through large windows looking out on protected outdoor rooms.

The re-design of 1304 Harley Drive, as conceptualized by Ms. Barsotti with the assistance of Dean Albright of McCandless Architects, involved the redefinition of the home's original entry through the addition of a master bedroom suite and a street-facing perimeter wall and entry door. These additions define a landscaped atrium/courtyard space with quad-level concrete paving, leading the visitor to the front door and entry foyer of the home. The garage to the right of the entry makes a bold visual statement through the addition of a strikingly modern glass and metal door.

Overall, the redesign expanded the footprint of the house from 1,500 to 2,000 square feet. The open floor plan contributes to a visual flow with abundant natural light from large exterior windows, glass French doors and interior glass pocket doors that open the home to dramatic exterior views from every room in the house. The outside-in design concept is reinforced by the use of identical slate paving and a rich sand-toned color palette to visually connect the home's exterior and interior surfaces.

In her materials selections, Ms. Barsotti has followed in the tradition of her late father, Frank L. Barsotti, for many years an Associate Partner in the San Francisco office of Skidmore Owings and Merrill., where he was responsible for materials

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specifications in projects including the Alcoa Building, the Bank of America World Headquarters, the Oakland Coliseum, the Chapel of the United State Air Force Academy, and many others over his distinguished 40-year career. On display in Ms. Barsotti's home are original Hans Wegner chairs and Knoll sideboards from the SOM office suite. The interior of 1304 Harley Drive includes abundant use of natural materials, including oak and slate flooring and a unique cork floor in the master bedroom, with a color palette of rich earth tones and vibrant colors.

1304 Harley Drive was featured on Woodland's *Stroll Through History* home tour in 2008.

Nominee's name: Mark Aulman Phone # and email 661-6039 / mdaulman@sbcglobal.net





Historic Preservation Award Capitol Hotel

The Historic Preservation Award is distinct from the Heritage Home Awards. While the Heritage Home Award is an annual award recognizing individual homeowners work in preserving and maintaining the unique historic homes of Woodland, the Preservation Award is granted at the discretion of the Historic Preservation Commission. The Preservation Award acknowledges the work of individuals, organizations and businesses to further historic preservation and work on commercial properties. The commission has not given this award in over five years.

The Capitol Hotel at 601 Main Street at the northeast corner of Main and First Street was built in 1869 and is a contributor to the Downtown Woodland Historic District listed on the National Register of Historic Places. The hotel operated through the 1920s with a variety of commercial enterprises on the first floor. Like most early masonry buildings in California this three story brick building was in need of seismic retrofit to meet modern building and safety standards. The building had also suffered from a lack of maintenance and demolition was becoming a possibility.

In 2007 Pilot Properties began a project to seismically retrofit the building, update mechanical systems, and add additional commercial and office space. Utilizing the Secretary of the Interior's Standards for Rehabilitation Pilot Properties worked with the city and Historic Preservation Commission to develop a plan that would create an economically viable space while retaining the historic nature of the building. In addition to the seismic retrofit, mechanical systems within the building were updated. Installation of appropriate replacement windows added to the aesthetics. The building originally included a covered sidewalk. Current traffic regulations prevented the restoration of the walkway and the modified awning which replaced it in the mid-twentieth century was removed. To meet economic demands and accommodate modern mechanical systems a carefully designed addition was added to the rear. Set back from the original building, the stucco sided building cannot be mistaken for the original, but the window hoods mirror the original and maintain the feel of the original. Recent economic downturns have caused difficulties for the project, but the successful completion provides a space for daytime commercial offices and evening dining and shopping when the economy improves. Multiuse downtown buildings like the Capitol Hotel offering activity in Downtown Woodland is an ongoing goal for the city and Historic Preservation Commission.

