

Attachment B

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*Before the Historic Resources Review Board in and for
the County of Monterey, State of California*

Resolution No.: 20-009_(PELTIER)
Monterey County Historic Resources Review Board (HRRB) Resolution to recommend that the Chief of Planning: 1) determine the property commonly referred to as the "2852 Forest Lodge Road" House is eligible for a historic property contract; and 2) Recommend to the Board of Supervisors the approval of a Historic Property (Mills Act) Contract (PLN200177) with property owners Peltier Jason E & Jean-Mari TRS., for property located at 2852 Forest Lodge Road, Pebble Beach (Assessor's Parcel Number 007-192-009-000).

WHEREAS, this matter was heard by the Historic Resources Review Board (HRRB) on December 3, 2020, pursuant to the regulations contained in Chapter 18.28 of the Monterey County Code (The Mills Act Program for Monterey County); and

WHEREAS, on May 7, 2020, the Monterey County HRRB recommended that the Board of Supervisors add the "2852 Forest Lodge Road" house to the Monterey County Register of Historic Resources by a Vote 5-0 (File No. REF200012); and

WHEREAS, on July 21, 2020, the Monterey County Board of Supervisors adopted a resolution adding the "Roland W. White" house to the Monterey County Register of Historic Resources by a Vote 5-0 (BOS Resolution No. 20-117); and

WHEREAS, the "2852 Forest Lodge Road" House qualifies as a Historical Property for the purposes of Chapter 18.28 Mills Act Program; and

WHEREAS, the subject property is a residential property with a fair market value of \$2,360,000 and therefore is eligible for a Mills Act Contract according to Sections 18.28.080(4) and 18.28.040(C) of the Monterey County Code; and

WHEREAS, the property owners Jason and Jean-Mari Peltier, applied for a Mills Act Contract (PLN200177) to obtain a preferential property tax assessment in exchange for restrictions on the property to help preserve, restore and/or maintain the historic building located at 2852 Forest Lodge Road, Pebble Beach; and

WHEREAS, after reviewing the Mills Act Application, the HRRB has determined that the property is eligible for a Mills Act Contract pursuant to Section 18.28.080 and based on the following findings and evidence:

Finding: The application is consistent with the requirements of Chapter 18.28 "Mills Act Program" of the Monterey County Code.

Finding: The application is consistent with the County's historic preservation goals and policies.

Finding: The application is consistent with the applicable Secretary of the Interior's Standards for the Treatment of Historic Properties.

- Evidence:
1. Mills Act application and supporting materials submitted by Jason and Jean-Mari Peltier for the "2852 Forest Lodge Road" House contained in File No. PLN200177.
 2. State of California & Resource Agency Department of Parks and Recreation Primary Record Form DPR 523 B for the "2852 Forest Lodge Road" House
 3. The General Plan Historic Preservation Goals and Policies
 4. The Secretary of the Interior's Standards

NOW, THEREFORE, BE IT RESOLVED THAT, it is the decision of the Monterey County Historic Resources Review Board to recommend:

- 1) The Chief of Planning determine the property commonly referred to as the "2852 Forest Lodge Road" House is eligible for a historic property contract and
- 2) The Board of Supervisors approve a Historic Property (Mills Act) Contract (PLN200177) with property owners Peltier, Jason & Jean-Mari Trs, for property located at 2852 Forest Lodge Road, Pebble Beach (Assessor's Parcel Number 007-192-009-000) subject to the following conditions:

1. All exterior improvements shall be subject to Design Review and review by the Historic Resource Review Board prior to construction.
2. The Applicant submits a written statement requesting for and allowing the County to apply the Historic Resources District Overlay on the property.
3. The Work Program be updated to remove the kitchen remodel, delete the word replace throughout and add restore and preserve, and remove redundant references to the water heater replacement.

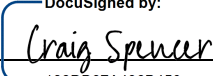
PASSED AND ADOPTED this 3rd day of December 2020, upon motion of Kellie Morgantini, seconded by Salvador Muñoz, by the following vote:

AYES: Kellie Morgantini, Salvador Muñoz, Judy MacClelland, John Scourkes, Michael Bilich, Belinda Taluban, Sheila Lee Prader

NOES: None

ABSENT: None

ABSTAIN: None

DocuSigned by:

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Attest

Craig Spencer, Secretary
RMA - Planning Department