



**Community Development**  
39550 Liberty Street  
Fremont, CA 94538  
www.fremont.gov



**CITY OF FREMONT  
HISTORICAL ARCHITECTURAL REVIEW BOARD  
FREMONT, CALIFORNIA 94538  
6:30 P.M.  
VIRTUAL MEETING  
SEPTEMBER 1, 2022**

NOTICE IS HEREBY GIVEN that the City of Fremont Historical Architectural Review Board will conduct a virtual public hearing on September 1, 2022, at 6:30 p.m. The purpose of the public hearing is to solicit public input and take action on the items included in this agenda.

This meeting is being conducted utilizing the teleconferencing software Zoom. This is consistent with Government Code Section 54953(e) (Assembly Bill 361).

The public can join the meeting online by accessing the following link:

<https://us06web.zoom.us/j/86297483628>

The link is public and be accessed through any smartphone, tablet, laptop, or computer. The public can also join by phone with the following call-in information:

(833) 430-0037 (toll free) Webinar ID: 862 9748 3628

**Submission of Public Comments:**

For those wanting to make public comments during the meeting, Zoom offers a "Raise Hand" feature. By clicking on the "Raise Hand" button in the webinar controls, anyone from the public can indicate that they would like to speak. The meeting host can then unmute that speaker and give them the opportunity to speak. Those calling in by phone can dial \*9 to enable the "Raise Hand" feature.

For more information, please contact **Trish Cordova at 510-494-4458.**

The City of Fremont is committed to providing reasonable accommodation for the public. Due to social distancing requirements, remote observation is highly encouraged. If you require accommodations, please call for assistance at 510-494-4458 at least 48 hours prior to the meeting.

We appreciate your interest in the conduct of your City's business. Information about the City or the items discussed in this report may be referred to:

City of Fremont  
Planning Division  
39550 Liberty Street, P.O. Box 5006  
Fremont, CA 94537-5006  
Telephone: (510) 494-4440

**City Staff**

Wayland Li, Historical Architectural Review Board Secretary



**AGENDA**  
**HISTORICAL ARCHITECTURAL REVIEW BOARD**  
**PUBLIC HEARING**  
**CITY OF FREMONT, CALIFORNIA**  
**6:30 P.M.**  
**VIRTUAL MEETING**  
**SEPTEMBER 1, 2022**

**1. PRELIMINARY**

- 1.1 CALL TO ORDER**
- 1.2 SALUTE TO THE FLAG**
- 1.3 ROLL CALL**
- 1.4 APPROVAL OF MINUTES** – Regular meeting of May 5, 2022
- 1.5 DISCLOSURES**

**2. PUBLIC/ORAL COMMUNICATIONS**

**3. PUBLIC HEARING ITEMS**

**Item 1.** [1357 MOWRY AVENUE SUBDIVISION – 1357 Mowry Avenue – \(PLN2019-00263\)](#) - To consider Historical Architectural Review in conjunction with proposed first- and second-floor additions and alterations to the Champion House, a Fremont Register-listed historic resource, and the addition of four townhouse units and a detached garage at 1357 Mowry Avenue in the Central Community Plan Area, and to consider a finding that no further environmental review is required pursuant to the California Environmental Quality Act (CEQA) per, without limitation, CEQA Guidelines Section 15332, Infill Development Projects Exemption, and CEQA Guidelines Section 15183, as the project is consistent with the density established by the General Plan, for which an Environmental Impact Report (EIR) (SCH#2010082060) was previously prepared and certified. Each of the foregoing provides a separate and independent basis for CEQA compliance.  
Project Planner – Mark Hungerford, (510) 494-4541,  
[mhungerford@fremont.gov](mailto:mhungerford@fremont.gov)

Recommended Action: Continue to a date uncertain.

**Item 2.** [ELLSWORTH MIXED USE PROJECT – 43401 Ellsworth Street – \(PLN2021-00292\)](#) - To consider Historical Architectural Review for a mixed use development with approximately 4,557 square feet of commercial space and 12 residential units consisting of six duet units in three buildings and six detached townhomes at 43401 Ellsworth Street in the Mission San Jose Community Plan Area and the Mission San Jose Historical Overlay District, and to consider a finding that no further environmental review is required pursuant to the

California Environmental Quality Act (CEQA) per, without limitation, CEQA Guidelines Section 15332, In-Fill Development, and CEQA Guidelines Section 15183, as the project is consistent with the density established by the General Plan, for which an Environmental Impact Report (EIR) (SCH#2010082060) was previously prepared and certified. Each of the foregoing provides a separate and independent basis for CEQA compliance.

Project Planner – James Willis, (510) 494-4449, [jwillis@fremont.gov](mailto:jwillis@fremont.gov)

Recommended Action: Recommend approval of the project to the Planning Commission based on findings and subject to conditions of approval.

#### **4. MISCELLANEOUS ITEMS**

Information from Board and Staff:

- Information from staff: Staff will report on matters of interest.
- Information from Board: Board members may report on matters of interest.

#### **5. ADJOURNMENT**