



Historic Resources & Permit Review Requirements



- Historic resources enrich the quality of life in Palo Alto. They include buildings, structures, sites, and areas of historical, architectural, and cultural significance. The Planning Department groups historic resources according to the development application review procedures that apply. Some development projects involving historic resources are subject to review under the City's Historic Preservation Ordinance (Municipal Code Chapter 16.49) and/or the California Environmental Quality Act (CEQA), as explained further below and on the reverse page.
- For information on a specific property, please review a Parcel Report for the subject property, available at the City's website at <http://www.cityofpaloalto.org/gov/depts/pln/parcel.asp>, or request a Parcel Report from City staff at: Development Services, 285 Hamilton Avenue; (650) 329-2496; planner@cityofpaloalto.org.

What is a "Group A" Historic Resource?

A "Group A" historic resource is an existing property that is listed in the Palo Alto Historic Inventory, and which is subject to Historic Resources Board (HRB) review under the City's Historic Preservation Ordinance. A "Group A" resource may also be subject to CEQA review as explained on the reverse page. "Group A" resources include historic properties that are **one or more of the following**:

- Listed in the City's Inventory as Historic Category 1-2; or
- Listed in the City's Inventory as Historic Category 3-4 and located in the Downtown Area; or
- Located in one of the City's locally designated historic districts, Professorville or Ramona Street.

What is a "Group B" Historic Resource?

A "Group B" historic resource is an existing property that was previously designated or formally evaluated, and which may be subject to CEQA review as explained on the reverse page. "Group B" resources are subject to HRB review if CEQA review indicates that a resource may be impacted. "Group B" resources include historic properties that are **one or more of the following**:

- Listed in the City's Inventory as Historic Category 3-4 and located outside of the Downtown Area and local historic districts; or
- Listed in the National Register of Historic Places (NR) or the California Register of Historical Resources (CR); or
- Listed in the Palo Alto Historic Survey Update (Dames & Moore, 1997-2000) as NR-eligible or CR-eligible; or
- Previously determined CR-eligible through a development application review procedure.

When Does a Property Require Evaluation as a Historic Resource?

A property that has not yet been evaluated or designated may qualify as a historic resource for the purposes of CEQA review. In the case of a development application being filed for certain properties which have not yet been evaluated or designated, a Historic Resource Evaluation (HRE) report to determine CR-eligibility may be required in order to complete a CEQA review. The City of Palo Alto may require an HRE report to be completed for an existing property if the property **meets all of the following conditions**:

- A "discretionary" development application proposes demolition, new construction, new addition, or other substantial exterior alterations; and
- The existing development on the property is more than 45 years old; and
- The existing property is not a single-family residence in a Single-Family Residential zone. (A single-family residence in any non-Single Family Residential zone, or a non-single family residence in any zone, is subject.)

See the reverse page for application review procedures.



**APPLICATION REVIEW PROCEDURES FOR HISTORIC RESOURCES
AND PROPERTIES THAT REQUIRE HISTORIC RESOURCE EVALUATION**



HISTORIC PRESERVATION ORDINANCE (PAMC 16.49) REVIEW PROCEDURES	CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) REVIEW PROCEDURES
<p>“GROUP A” HISTORIC RESOURCES</p> <p><i>See the reverse page for explanation of properties that qualify as “Group A” Historic Resources.</i></p>	
<p>Route any permit applications for exterior changes (including ministerial) to the Historic Resources Planner.</p> <ul style="list-style-type: none"> ➤ The Planner reviews the application for consistency with the Secretary of the Interior’s Standards for Rehabilitation* (“Standards”) and the Historic Preservation Ordinance. ➤ If the project is inconsistent with the Standards, or it exceeds the scope of a “minor exterior alteration” according to the Historic Preservation Ordinance, the Planner refers the application to the HRB. 	<p>Route discretionary development applications** for exterior changes to the Historic Resources Planner.</p> <ul style="list-style-type: none"> ➤ The Planner reviews the application for consistency with the Secretary of the Interior’s Standards for Rehabilitation* and potential impacts to a historic resource per CEQA. ➤ If CEQA analysis indicates that there may be a potential impact to a historic resource, the Planner refers the application to the HRB.
<p>“GROUP B” HISTORIC RESOURCES</p> <p><i>See the reverse page for explanation of properties that qualify as “Group B” Historic Resources.</i></p>	
<p>Not subject to the review procedures in the City’s Historic Preservation Ordinance.</p> <p>(Only “Group A” properties are subject to review under the Historic Preservation Ordinance. For more information, see PAMC 16.49.050.)</p>	<p>Route discretionary development applications** for exterior changes to the Historic Resources Planner.</p> <ul style="list-style-type: none"> ➤ The Planner reviews the application for consistency with the Secretary of the Interior’s Standards for Rehabilitation* and potential impacts to a historic resource per CEQA. ➤ If CEQA analysis indicates that there may be a potential impact to a historic resource, the Planner refers the application to the HRB.
<p>PROPERTIES THAT REQUIRE EVALUATION AS HISTORIC RESOURCES</p> <p><i>See the reverse page for explanation of when a property requires evaluation as a historic resource.</i></p>	
<p>Not subject to the review procedures in the City’s Historic Preservation Ordinance.</p> <p>(Only “Group A” properties are subject to review under the Historic Preservation Ordinance. For more information, see PAMC 16.49.050.)</p>	<p>Route discretionary development applications** for demolition, new construction, addition, or substantial exterior alterations to the Historic Resources Planner.</p> <ul style="list-style-type: none"> ➤ The Planner determines if a Historic Resource Evaluation (HRE) report is required in order to conduct and complete CEQA review. If a property is found to be eligible for the California Register of Historical Places, it is reviewed as a “Group B” historic resource.

*The Secretary of the Interior’s Standards for Rehabilitation are found on the National Park Service’s website at:

<https://www.nps.gov/tps/standards/rehabilitation.htm>.

**Discretionary development applications include: Architectural Review; Design Enhancement Exception; Home Improvement Exception; Neighborhood Preservation Exception; Single Family Individual Review; Site and Design Review; Variance.