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Minutes for the Historic Commission

25541 Barton Road, Loma Linda, CA 92354

May 4, 2026, 5:30 PM - May 4, 2026, 6:00 PM

1. CALL TO ORDER

1.A. Call To Order

Chairman Stewart called to order at 5:30PM.

2. ROLL CALL

2.A. Roll Call

Roll Call: *(The following members were in attendance)*

- **Michael Stewart**, Chairman
- **William Coffman**, Commissioner
- **Scott Hepburn**, Commissioner
- **Jennifer Jones**, Commissioner
- **Sally F. Leialoha**, Commissioner
- **Cindee Nelson**, Commissioner
- **Fred Ramos**, Commissioner

2.B. Pledge of Allegiance

2.C. Items to be Added or Deleted

No Items to be Added or Deleted.

2.D. Conflict of Interest Disclosure

N/A

3. COMMENTS FROM THE PUBLIC

3.A. Public Comments on Non-Agenda Items (LIMITED TO 30 MINUTES; 3 MINUTES ALLOTTED FOR EACH SPEAKER)

No Public Comments on Non-Agenda Items.

4. DISCUSSION ITEMS

4.A. Certificate of Appropriateness for the Frink Adobe House under Precise Plan of Design Permit No. 2025-0008.

Associate Planner presented the Request to Approve for Certificate of Appropriateness for the rehabilitation of the historic Frink Adobe, located within The Groves at Loma Linda Specific Plan (Planning Area 3-6) in association with Precise Plan of Design Application No. 2025-0008. The recommended approval is based on the findings contained in the Staff Report and subject to the attached Conditions of Approval.

Applicant Jim Shipp, Project Manager with Two Canyons Conservancy, provided additional information regarding the proposed rehabilitation of the Frink Adobe. Mr. Shipp explained that Lennar Homes transferred ownership of the Frink Adobe to Two Canyons Conservancy due to its historical significance as the oldest residence in Loma Linda and the site of the City's first citrus grove.

Mr. Shipp stated that the property is intended to serve as an educational and cultural resource center, featuring learning stations highlighting the history of Mission Road, the Zanja Trail, Kaawchama Village, the citrus industry, and traditional adobe brick-making. He also noted that Two Canyons Conservancy is collaborating with leaders from the San Manuel Band of Mission Indians (Yaamava) to incorporate Tribal history and stories relevant to the Loma Linda area.

Jim Shipp emphasized that no modernization of the structure is proposed. Rehabilitation efforts will focus on preservation through the repair, restoration, and replacement of materials in kind, consistent with historic preservation standards.

Commissioners and the applicant discussed several areas requiring repair, including the installation of anchor bolts for the deteriorated north and east walls, improvements to the concrete slab foundation, and grading and drainage measures to prevent moisture intrusion around the building perimeter. These issues will be further evaluated and addressed in consultation with structural engineers during the rehabilitation process.

Commissioner Coffman and Jim Shipp discussed opportunities for obtaining historical artifacts, heirlooms, and community donations to support the Frink Adobe. Mr. Shipp indicated that he is currently in communication with members of the Frink family regarding potential contributions.

City Manager Jarb Thaipejr noted that he has been working with Lennar Homes to install new sidewalk, enhance street lighting, and improve parts of Mission Road.

Motion by Commissioner William B. Coffman, seconded by Jennifer Jones and passing by a vote of 7-0-0-0
To Approve

5. APPROVAL OF MINUTES

5.

Minutes Approved for Minutes of November 3, 2025.

6. REPORTS FROM STAFF

6.A. Director's Report

Director Matarrita noted that flags representing the various branches of the U.S. military are displayed at Bryn Mawr Veterans Memorial Park.

Staff also provided an update on upcoming projects currently in the development pipeline, including the California Street Daycare Center and Mixed-Use Project, as well as a 36-unit residential development proposed along Mission Road.

7. REPORTS FROM COMMISSIONERS

7.A. Commissioner's Reports

Commissioners Leialoha and Ramos expressed their appreciation to Jim Shipp for his efforts in organizing the Veterans Day Memorial Services at Bryn Mawr Veterans Park.

Jim Shipp informed the Commission of the upcoming History Fair, scheduled for June 14, 2026, at the Loma Linda Senior Center.

8. ADJOURNMENT
