

## RE: The Palace Hotel

Shannon Riley <sriley@cityofukiah.com>

Fri 1/5/2024 4:00 PM

To: Polanco, Julianne@Parks <Julianne.Polanco@parks.ca.gov>

Cc: Brown, Jody L@Parks <Jody.L.Brown@parks.ca.gov>; Josefina Duenas <jduenas@cityofukiah.com>; Sage Sangiacomo <ssangiacomo@cityofukiah.com>

Good afternoon, Ms. Polanco,

Per your request, I have been asked to provide information regarding the status of the Palace Hotel in Ukiah, CA. Sadly, this building has been neglected by its private ownership for decades, despite many attempts by community members and the City of Ukiah to intervene.

Most recently (September 29, 2023), the City's Chief Building Official (accompanied by three fire chiefs) inspected the building and subsequently presented their findings to the City Council on November 1. The following link will take you to the Staff Report and all of the attachments from this presentation, including the Powerpoint Presentation that visually documents the condition of the building: [City Council Special Meeting \(Palace Hotel Discussion\) • • CivicClerk](#) Based on their assessment and the photographic evidence, the City Council made the finding that **the** Palace Hotel has deteriorated to such an extent that it is no longer stable and poses an imminent risk of damage to persons or property due to its instability. Additionally, City Council adopted the proposed resolution Finding Statutorily Exempt from Environmental Review under the California Environmental Quality Act Building Official Enforcement Action Under CBC Sections 116 and 117 to Remedy Emergency Conditions (included in the linked attachments) . As such, on November 3, 2023, notice was provided to the owner, Twin Investments, LLC, to submit to the Official within 30 days a plan for stabilization or demolition of the building. Additionally, within one week, they were required to present a plan to address pedestrian protection, to be implemented within an additional week.

Further, on November 6, 2023, a Notice of Determination of the Statutory Exemptions was posted by the Mendocino County Recorder.

Since that time, the owner has installed scaffolding and pedestrian safety measures around the building. They are engaged with a buyer, who is awaiting a decision on an application to the California Department of Toxic Substances Control for grant funds to demolish the hotel structure and remediate contamination from underground storage tanks beneath the structure. The Owner indicates that a decision on the application could be made as soon as January 23.

For more information regarding prior efforts to repair/rehabilitate the Palace Hotel, including City Council actions, Receiver reports, and more, please see our website: <https://cityofukiah.com/palace-hotel/>

If I can be of any additional assistance, please feel free to contact me directly.

Regards,  
Shannon Riley



**Shannon Riley**  
**Deputy City Manager**

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**From:** Sage Sangiacomo <ssangiacomo@cityofukiah.com>  
**Sent:** Wednesday, January 3, 2024 5:36 PM  
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**Subject:** RE: The Palace Hotel

Hello Julianne,

I am writing to confirm the receipt of your email/letter. The City of Ukiah is happy to assist and provide information about the Palace Hotel. I will have a team member gather the information and promptly update you on the status, along with the relevant documents.

Sage Sangiacomo, ICMA-CM  
City Manager



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**From:** Polanco, Julianne@Parks <[Julianne.Polanco@parks.ca.gov](mailto:Julianne.Polanco@parks.ca.gov)>  
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**Subject:** FW: The Palace Hotel  
**Importance:** High

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Julianne Polanco  
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**Subject:** The Palace Hotel  
**Importance:** High

Dear Mayor Duenas,

Please find attached a letter of inquiry regarding the Palace Hotel in the City of Ukiah. I appreciate your attention to this matter.

Sincerely,

Julianne Polanco

Julianne Polanco  
State Historic Preservation Officer  
California Office of Historic Preservation  
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