



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW

CONSENT CALENDAR

Monday, December 3, 2012 **630 Garden Street: David Gebhard Public Meeting Room** **1:00 P.M.**

BOARD MEMBERS:

DAWN SHERRY, *Chair*
PAUL ZINK, *Vice Chair* (Consent Calendar Representative)
CHRISTOPHER GILLILAND (Consent Calendar Landscape Representative)
GARY MOSEL
KIRK GRADIN (Consent Calendar Representative)
STEPHANIE POOLE

CITY COUNCIL LIAISON: DALE FRANCISCO

PLANNING COMMISSION LIAISON: BRUCE BARTLETT

STAFF: JAIME LIMÓN, Design Review Supervisor
 TONY BOUGHMAN, Planning Technician
 GLORIA SHAFER, Commission Secretary

Website: www.SantaBarbaraCa.gov

PLEASE BE ADVISED

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street. Items are reviewed in a sequential manner as listed on the Consent Calendar Agenda. Applicants are advised to approximate when their item is to be heard and should arrive 15 minutes prior to the item being announced. If applicants are not in attendance when the item is announced for hearing the item, the item will be moved to the end of the calendar agenda.

The applicant's presence is suggested in order to respond to questions and discuss potential conditions of approval, thereby avoiding project continuances. If an applicant cancels or postpones an item without providing advance notice, the item will be postponed indefinitely and will not be placed on the following Architectural Board of Review (ABR) agenda.

Actions on the Consent Calendar agenda are reported to the Full Board at the next regular meeting. The Full Board has the discretion to ratify or not ratify the Consent actions. The Consent Calendar reviewing member of the ABR may refer items to the Full Board for review.

Decisions of the ABR may be appealed to the City Council. For further information on appeals, contact the Planning Division Staff or the City Clerk's office, City Hall, 735 Anacapa St. Appeals must be in writing and must be filed with the City Clerk at City Hall within ten (10) calendar days of the date the action is ratified (at the next regular Full Board meeting of the ABR).

AGENDAS, MINUTES and REPORTS: Copies of all documents relating to agenda items are available for review at 630 Garden St. and agendas and minutes are posted online at www.SantaBarbaraCa.gov/abr. Materials related to an item on this agenda submitted to the ABR after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden St., during normal business hours. If you have any questions or wish to review the plans, please contact Tony Boughman, at (805) 564-5470 ext. 4539, or by email at toughman@SantaBarbaraCa.gov. Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday. Please check our website under *City Calendar* to verify closure dates.

AMERICANS WITH DISABILITIES ACT: In compliance with the Americans with Disabilities Act, if you need special assistance to gain access to, comment at, or participate in this meeting, please contact the Planning Division at (805) 564-5470 ext. 4577. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

NOTICE: On Thursday, November 29, 2012, this Agenda was duly posted on the indoor and outdoor bulletin boards at the Community Development Department, 630 Garden Street, and online at www.SantaBarbaraCa.gov/abr.

PUBLIC COMMENT: Any member of the public may address the Architectural Board of Review Consent Representatives for up to two minutes on any subject within their jurisdiction that is not scheduled on this agenda for a public discussion.

ABR - FINAL REVIEW

A. 301 W CABRILLO BLVD HC/P-R/SD-3 Zone

Assessor's Parcel Number: 033-120-018
Application Number: MST2012-00211
Owner: City of Santa Barbara

(Proposal for improvements to the existing sidewalk and landscaping along the east side of the harbor and boat ramps. The project includes replacement of approximately 360 feet of existing concrete sidewalk, installation of a tile mosaic City seal in the sidewalk, installation of 200 linear feet of handrails along the pedestrian sidewalk at Sea Landing, 10 linear feet of handrails along the launch ramp, and replacement of landscaping including replacement of some existing trees.)

(Project was found to be substantially in conformance with Planning Commission Resolution No. 016-08.)

ABR - CONTINUED ITEM

B. 300 W ALAMAR AVE/OAK PARK P-R Zone

Assessor's Parcel Number: 051-340-001
Application Number: MST2012-00444
Owner: City of Santa Barbara
Applicant: Cameron Benson

(Proposal to replace the existing asphalt paving with permeable pavers at the north and south parking lots in Oak Park.)

(Action may be taken if sufficient information is provided.)

ABR - NEW ITEM – PUBLIC HEARING

C. 505 WENTWORTH AVE R-3 Zone

Assessor's Parcel Number: 037-143-010
Application Number: MST2007-00345
Owner: Wentworth Investors, LLC
Architect: Jose Luis Esparza
Landscape Architect: Suding Design Landscape Architects

(Review of an approved condominium project that is now proposed as rental apartments. Because there is no longer an approved subdivision map, the project's approvals have expired. The only physical change to the approved project is elimination of a false chimney. The 4,109 square foot three-unit two-story apartment building is proposed on a 6,500 square foot vacant lot in the R-3 Zone. Proposed are an 847 square foot one-bedroom unit, a 977 square foot two-bedroom unit, and a 985 square foot two-bedroom unit, and three attached two-car garages. The project includes 256 cubic yards of grading.)

(Action may be taken if sufficient information is provided.)

ABR - NEW ITEM**D. 322 W MISSION ST A****R-4 Zone**

Assessor's Parcel Number: 025-292-021
Application Number: MST2012-00464
Owner: Loza Family Survivor's Trust
Designer: Francisco Cobiani

(Proposal for a new one-car carport, and review of as-built hardscaping and building color. The project will address violations in ENF2012-00122.)

(Action may be taken if sufficient information is provided.)

ABR - REVIEW AFTER FINAL**E. 131 ANACAPA ST****OC/SD-3 Zone**

Assessor's Parcel Number: 033-082-010
Application Number: MST2011-00339
Owner: 131-137 Anacapa LLC
Architect: AB Design Studios

(Proposal to remodel three non-residential buildings totaling 15,978 square feet on a 30,300 square foot lot. The project includes extensive window and door changes, awnings, outdoor seating areas, metal fences and gates, trellis, planters, resurfacing parking lot with permeable pavers, bicycle parking, pedestrian walkways and accessibility.)

(Review After Final referred from Full Board for: revised front entry trellis at Building B, revised interior patio fencing, revised building lighting on Buildings B & C, revised paving in the Building B patios, new exterior electrical enclosure on Building A, revised mechanical wells on Building A.)