



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW

CONSENT CALENDAR MINUTES

Monday, August 27, 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

KEITH RIVERA (Consent Calendar Representative)

KIRK GRADIN

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

Representatives present: Gilliland and Zink

Staff present: Boughman

ABR - REVIEW AFTER FINAL

A. 301 S HOPE AVE

E-3/P-D/SP-4/SD-2 Zone

Assessor's Parcel Number: 051-240-019

Application Number: MST2012-00146

Owner: Richard A. and Nancy J. Graham Trustees

Architect: Cearnal Andrulaitis Architecture

Proposal to thicken and raise a portion of one arch at the front facade and paint it blue for the existing Chevrolet dealership.

Action may be taken if sufficient information is provided.

Approval of the Review After Final with conditions. The Benjamin Moore OC-61 "White Diamond" is approved for the building color. The previously approved blue color ICI 10BB 32/262 "Starry Night" shall be used for the Chevrolet arch. The proposed GM-specified blue Pantone PMS 300C is denied. This color is too intense and does not fit the Santa Barbara style.

ABR - FINAL REVIEW**B. 130 S ALISOS ST****R-3 Zone**

Assessor's Parcel Number: 017-212-014
Application Number: MST2011-00194
Owner: Ed St George
Architect: Justin Van Mullem

Proposal for a new, two-story residential building with a 941 square foot four-car garage and one dwelling unit consisting of 312 square feet of habitable space on the first floor and 1,156 square feet of habitable space on the second floor. There are one single-family dwelling, one triplex, and a carport to remain on the property. A new driveway and two new uncovered parking spaces are also proposed.

Final Approval with condition to correct plant sizes to 15-gallon Phormium plant and a 5-gallon Wisteria plant.

ABR - FINAL REVIEW**C. 822 E CANON PERDIDO ST****C-2 Zone**

Assessor's Parcel Number: 031-042-006
Application Number: MST2011-00182
Owner: Habitat for Humanity of Southern Santa Barbara County
Architect: Devicente & Mills

Proposal for construction of 12 new two- and three-story residential condominium units, restricted to affordable covenants. The units will vary in size between 691 square feet and 1,347 square feet, and includes 8 two-bedroom units, 2 three-bedroom units, and 2 one-bedroom units. A total of 15 on-site parking spaces will be provided, which include 12 one-car garages and 3 guest parking spaces. The proposal involves the demolition of two existing residential units, two garages, and a carport, and a voluntary lot merger to merge two existing parcels into one approximately 19,303 square foot parcel. The Planning Commission approved a Tentative Subdivision Map and zoning modifications for lot area, interior setback encroachment, and number of parking spaces (PC Resolution No. 001-12).

Project was last reviewed on June 25, 2012. Project requires compliance with Planning Commission Resolution No. 001-12.

Final Approval of the details and color changes as submitted.

ABR - NEW ITEM**D. 121 GRAY AVE****OC/SD-3 Zone**

Assessor's Parcel Number: 033-083-019
Application Number: MST2012-00311
Owner: 121 Gray Ave, LLC
Architect: Pete Ehlen

Proposal to install a new accessible entry ramp and railings, relocate the existing stairs, construct a new accessible trash enclosure, and replace an entry gate. An existing pepper tree and two pine trees are proposed to be removed in the location of the ramp and 18 new palm trees are proposed in new and existing planters. The project includes minor reconfiguration of some parking spaces with the existing 40 spaces reduced to 39 to add two new accessible parking spaces, loading aisle, and path of travel. The 25,900 square foot lot is developed with a mixed-use building.

Action may be taken if sufficient information is provided.

Postponed indefinitely.