



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW CONSENT MINUTES

**Monday, August 22, 2016**      **David Gebhard Public Meeting Room: 630 Garden Street:**      **1:00 P.M.**

**BOARD MEMBERS:**

KIRK GRADIN, *Chair*  
SCOTT HOPKINS, *Vice Chair*  
THIEP CUNG  
COURTNEY JANE MILLER  
KEVIN MOORE  
AMY FITZGERALD TRIPP  
WM. HOWARD WITTAUSCH

**CITY COUNCIL LIAISON:**      FRANK HOTCHKISS  
**PLANNING COMMISSION LIAISON:**      JOHN CAMPANELLA  
**PLANNING COMMISSION LIAISON (Alternate):**      SHEILA LODGE

**STAFF:**      JAIME LIMÓN, Design Review Supervisor  
                 SUSAN GANTZ, Planning Technician  
                 KRYSTAL M. VAUGHN, Commission Secretary

**Website: [www.SantaBarbaraCA.gov](http://www.SantaBarbaraCA.gov)**

Representatives present:      Kirk Gradin.  
Staff present:      Susan Gantz.

### ABR - FINAL REVIEW

**A.      400 BLK OLD COAST HWY 2798 SEG ID**

Assessor's Parcel Number:      ROW-002-798  
Application Number:      MST2016-00325  
Owner:      City of Santa Barbara Public Works Engineering  
Applicant:      City of Santa Barbara Public Works Engineering

(Proposal to extend the southeast corner curb alignment of Old Coast Highway and Park Place and to install rectangular rapid flashing beacons and 350 linear feet of sidewalk in order to provide a high visibility crossing. The project will also include the reconstruction of five driveway approaches to make them ADA-compliant, construction of new sidewalk access ramps, relocation of five existing water meters, and the installation of bio-retention basins for storm water management.)

Present:      Alex Ubaldo, Project Engineer, City of Santa Barbara.

**Final Approval with the comment that the Architectural Board of Review does not approve the removal of the tree. (Note: the tree is not within the Architectural Board of Review's purview and was approved for removal by the Parks and Recreation Commission.)**

**ABR - NEW ITEM****B. 1328 DE LA VINA ST****C-2 Zone**

Assessor's Parcel Number: 039-122-016  
Application Number: MST2016-00372  
Owner: Aiken Living Trust  
Architect: Jyl Ratkevich, Architect

(Proposal for a 120 square foot plaster balcony on the second floor of a dwelling unit in an existing 3,826 square foot mixed-use building. Color to match existing building and rail to be similar to existing cable rail, with rods instead of cables.)

Present: Jyl Ratkevich, Architect; Bruce Blodorn, Contractor.

**Project Design and Final Approval with the condition that revised sheets be reviewed by Chair Gradin for final review.**

**ABR - NEW ITEM****C. 2045 OAK AVE****R-3 Zone**

Assessor's Parcel Number: 043-092-001  
Application Number: MST2016-00376  
Owner: Joseph Morgan  
Contractor: James Cunningham, Gen Contractor

(Proposal to construct an 80 square foot addition by infilling an existing second floor patio in a six-unit condominium development.)

Present: Joseph Morgan, Owner.

**Project Design and Final Approval as noted on sheets A-2 and S-1.**