



City of Santa Barbara

Planning Division

HISTORIC LANDMARKS COMMISSION CONSENT AGENDA

630 Garden Street

11:00 A.M.

Wednesday, April 16, 2008

COMMISSION MEMBERS:

WILLIAM LA VOIE, *Chair* (Consent Calendar Representative)
DONALD SHARPE, *Vice-Chair* (Consent Calendar Representative)
ROBERT ADAMS (Consent Calendar Representative)
LOUISE BOUCHER
KEN CURTIS
STEVE HAUSZ
FERMINA MURRAY
SUSETTE NAYLOR
ALEX PUJO

ADVISORY MEMBER:

DR. MICHAEL GLASSOW

CITY COUNCIL LIAISON:

ROGER HORTON

PLANNING COMMISSION LIAISON:

STELLA LARSON

STAFF:

JAIME LIMÓN, Design Review Supervisor
JAKE JACOBUS, Urban Historian
SUSAN GANTZ, Planning Technician
GABRIELA FELICIANO, Commission Secretary

Website: www.SantaBarbaraCa.gov

PLEASE BE ADVISED

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street 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 so that the applicant can answer 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 Historic Landmarks Commission (HLC) agenda.

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

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

NOTICE:

- A. **AGENDAS, MINUTES and REPORTS:** Copies of all documents relating to agenda items are available for review at 630 Garden Street and agendas and minutes are posted online at www.SantaBarbaraCa.gov/hlc. If you have any questions or wish to review the plans, please contact Susan Gantz, at (805) 564-5470, between the hours of 8:30 a.m. and 4:00 p.m., Monday through Thursday, and every other Friday; or by e-mail at sgantz@SantaBarbaraCA.gov. Please check our website under City Calendar to verify closure dates.
- B. **AMERICANS WITH DISABILITIES ACT:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Division at (805) 564-5470. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.
- C. **POSTING:** On Friday, April 11, 2008, at 4:00 p.m., 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/hlc.

REVIEW AFTER FINAL

- A. 721 CHAPALA ST C-2 Zone
Assessor's Parcel Number: 037-082-026
Application Number: MST2002-00405
Owner: Chadwick Pacific, LP
Applicant: Bermant Development Company
Architect: Peikert Group Architects
Architect: Michael Holliday

(Proposal to demolish an existing 9,788 square foot commercial building and six residential units totaling 2,700 square feet, and to construct 9,788 square feet of commercial space, 29 residential units (including 12 bonus density units) totaling 43,357 square feet, and a 25,533 square foot on-grade parking structure.)

(Review After Final of revision to move a recessed exterior door and glass sidelight and make changes to an exterior planting area in order to add a new wrought iron rail for outdoor dining. Relocation of the door will result in 34 square feet of new interior floor area, which received Level 1 Substantial Conformance on May 29, 2007. Also proposed are tables, chairs, umbrellas, and heaters for outdoor dining outside of the public right-of-way.)

NEW ITEM

- B. 101 W GUTIERREZ ST C-2 Zone
Assessor's Parcel Number: 037-245-003
Application Number: MST2008-00152
Owner: Gutierrez Limited Partnership
Architect: Cearnal Andrulaitis

(Proposal to rebuild two exterior stairways and replace railings and banisters on an existing mixed-use building on a 14,336 square foot lot.)

FINAL REVIEW

C. 2127 CASTILLO ST R-3 Zone

Assessor's Parcel Number: 025-221-007
Application Number: MST2007-00555
Owner: Karen Haskell
Applicant: Lauri Vivatson

(This structure is on the City's List of Potential Historic Resources and is included on the State Historic Resources Inventory: "Hunt Residence." Proposal for a 312 square foot one story addition to an existing 980 square foot one story residence on a 6,000 square foot lot. There is an existing 255 square foot detached one-car garage which will remain.)

(Final Approval of exterior details is requested.)

REVIEW AFTER FINAL

D. 2300 GARDEN ST E-1 Zone

Assessor's Parcel Number: 025-140-018
Application Number: MST2006-00190
Owner: SRS Garden Street, LLC
Applicant: Mary Rose
Architect: Machin & Mead Architecture
Contractor: Plant Construction Company
Business Name: San Roque High School Garden Street Campus

(This structure is on the City's List of Potential Historic Resources. Proposal for seismic, safety, and utility upgrades in the Main Building of San Roque High School. Improvements include seismic strengthening, installation of new fire sprinkler system, accessibility upgrades including the installation of a new elevator, new drinking fountains, and restrooms. Exterior work includes new rooftop penetrations for ventilation, elevator overrun, and new handrails.)

(Review After Final of chimney heights and features in response to building permit plan check comments.)