



City of Santa Barbara

Planning Division

HISTORIC LANDMARKS COMMISSION CONSENT AGENDA

Wednesday, October 19, 2016

David Gebhard Public Meeting Room: 630 Garden Street

11:00 A.M.

COMMISSION MEMBERS:

PHILIP SUDING, *Chair*
CRAIG SHALLANBERGER, *Vice-Chair*
MICHAEL DRURY
ANTHONY GRUMBINE
WILLIAM LA VOIE
BILL MAHAN
FERMINA MURRAY
JUDY ORÍAS
JULIO JUAN VEYNA

ADVISORY MEMBER:

DR. MICHAEL GLASSOW

CITY COUNCIL LIAISON:

JASON DOMINGUEZ

PLANNING COMMISSION LIAISON: SHEILA LODGE

STAFF:

JAIME LIMÓN, Design Review Supervisor / Historic Preservation Supervisor
NICOLE HERNANDEZ, Urban Historian
DAVID ENG, Planning Technician
JENNIFER SANCHEZ, 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 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 consent 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 Historic Landmarks Commission (HLC) agenda.

Actions on the Consent Agenda are reported to the Full Commission at the 1:30 P.M. meeting on the same day. The Full Commission has the discretion to ratify or not ratify the Consent actions. The Consent Agenda reviewing member of the HLC may refer items to the Full Commission 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, City Hall, 735 Anacapa Street. 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 Commission meeting of the HLC).

CEQA Guidelines §15183 Exemptions (Projects Consistent with General Plan). Under this California Environmental Quality Act (CEQA) Guidelines section, projects with new development (new nonresidential square footage or new residential units) qualify for an exemption from further environmental review documents if (1) They are consistent with the General Plan development density evaluated in the 2011 General Plan Program Environmental Impact Report, and (2) any potentially significant project-specific impacts are addressed through existing development standards. Section 15183 exemptions are determined by staff based on a preliminary environmental review process. A decision-maker CEQA finding is required for a Section 15183 exemption. City Council General Plan environmental findings remain applicable for the project.

AGENDAS, MINUTES & REPORTS: Copies of documents relating to agenda items are available for review in the Community Development Department at 630 Garden Street, and agendas and reports are also posted online at www.SantaBarbaraCA.gov/HLC. If you have any questions or wish to review the plans, please contact David Eng, Historic Landmarks Commission (HLC) Planning Technician, at (805) 564-5470, extension 5541 or by email at DEng@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. Materials related to an item on this agenda submitted to the HLC after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden Street during normal business hours. Letters received and staff reports that are a public record, relate to an agenda item, and are distributed to the HLC during the meeting are available for public inspection in the David Gebhard Public Meeting Room, 630 Garden Street.

AMERICANS WITH DISABILITIES ACT: If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, please contact the HLC Commission Secretary at (805) 564-5470, extension 4572 or by email at HLCSecretary@SantaBarbaraCA.gov. If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

NOTICE: On Friday, October 14, 2016, this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street and online at www.SantaBarbaraCA.gov/HLC.

PUBLIC COMMENT: Any member of the public may address the Historic Landmarks Commission Consent Representatives for up to two minutes on any subject within their jurisdiction that is not scheduled on this agenda for a public discussion. Public comment submitted prior to the scheduled meeting can be submitted via email to HLCSecretary@SantaBarbaraCA.gov or by mail to City of Santa Barbara, Community Development Department/Planning Division, P.O. Box 1990, Santa Barbara, CA 93102.

CONTINUED ITEM

A.	122, 202, 212, 222 W CABRILLO BLVD & 211 W MASON ST	HRC-1/SD-3 Zone
	Assessor's Parcel Number: 033-92-006; -008; -009; -015 033-101-012	
	Application Number: MST2016-00414	
	Owner: HHP Santa Barbara I Assoc, LLC	
	Architect: Joe Andrulaitis + Mixon	

(Proposal to install packaged terminal air conditioning [PTAC] units and custom decorative grills under the existing windows of hotel buildings at 122, 202, 212, and 222 W. Cabrillo Boulevard and 211 W. Mason Street. 202 W. Cabrillo Boulevard and 211 W. Mason Street are on the City's Potential Historic Resources List.)

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

CONTINUED ITEM**B. 1438 ALAMEDA PADRE SERRA****E-1 Zone**

Assessor's Parcel Number: 019-185-007
 Application Number: MST2016-00437
 Owner: Bea Hyp Trust
 Applicant: Brian Miller

(Proposal to construct a new automatic 6'-10" tall driveway gate with 7'-8" tall columns, a new 36" tall pedestrian gate at an existing single-family residence in the Hillside Design District. The project includes new hedges along the front lot line and reconfigured walkways and steps. This structure is on the City's Potential Historic Resources List.)

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

NEW ITEM**C. 1336 ALTA VISTA RD****R-2 Zone**

Assessor's Parcel Number: 029-100-031
 Application Number: MST2016-00442
 Owner: John & Jenny Van Camp
 Applicant: Morando Design

(Proposal for a 449 square foot, two-car, detached garage with 301 square feet of accessory living space on the upper level and a 107 square foot covered deck. The project also proposes to remove a shed from the required front setback, remove an unpermitted air conditioning unit, eliminate a secondary driveway access, permit an as-built fountain, and lower over-height hedges and fences. The proposed total of 3,281 square feet on a 19,601 square foot lot in the Hillside Design District is 74% of the guideline maximum allowed floor-to-lot area ratio [FAR]. This project requires Staff Hearing Officer review for an encroachment into the required front setback. It also addresses violations identified in Zoning Information Report ZIR2015-00404 and Enforcement Case ENF2015-00742. The residence on the City's Potential Historic Resources List.)

(Comments only; project requires an Environmental Assessment and Staff Hearing Officer review for a requested Zoning Modification.)

NEW ITEM**D. 2020 ALAMEDA PADRE SERRA 133****SP-7 Zone**

Assessor's Parcel Number: 019-163-004
 Application Number: MST2016-00472
 Owner: Michael Towbes, LLC
 Agent: SEPPS

(Proposal for HVAC air-cooled chiller and SCE transformer pad-mounted with a visual and acoustical plaster wall enclosures at the Riviera Theater [Furse Hall]. The property is a designated City Landmark located within the Riviera Campus Historic District: Furse Hall, Quadrangle Buildings, Ebbetts Hall, and Grand Stair.)

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

NEW ITEM

E. 120 STATE ST

HRC-2/SD-3 Zone

Assessor's Parcel Number: 033-081-011
Application Number: MST2016-00459
Applicant: Sherry & Associates
Owner: 35 State Street Hotel Partners, LLC

(Proposal for new wrought iron barriers to be installed in between the front arcade for an outdoor dining patio, and new patio furniture including tables, chairs, umbrellas, and portable heaters.)

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

NEW ITEM

F. 36 STATE ST

HRC-2/S-D-3 Zone

Assessor's Parcel Number: 033-111-013
Application Number: MST2016-00460
Owner: 35 State Street Hotel Partners, LLC
Applicant: Sherry & Associates

(Proposal for new wrought iron barrier fencing for an outdoor dining patio, and new patio furniture including tables, chairs, umbrellas, and portable heaters.)

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