



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW CONSENT CALENDAR

630 Garden Street

1:00 P.M.

Monday, June 15, 2009

BOARD MEMBERS:

CHRISTOPHER MANSON-HING, Chair
DAWN SHERRY, Vice-Chair
CLAY AURELL (Consent Calendar Representative)
JIM BLAKELEY
CHRISTOPHER GILLILAND
CAROL GROSS
GARY MOSEL (Consent Calendar Representative)
KEITH RIVERA
PAUL ZINK

CITY COUNCIL LIAISON: DALE FRANCISCO GRANT HOUSE (ALTERNATE)

PLANNING COMMISSION LIAISON: BRUCE BARTLETT

STAFF:

JAIME LIMÓN, Design Review Supervisor
MICHELLE BEDARD, Planning Technician
KATHLEEN GOO, 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. For example item "A" listed on the Consent Calendar will be heard first and item "Z" heard last. 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 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 Michelle Bedard, at (805) 564-5470 between the hours of 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other Friday. Or by email at mbedard@santabarbaraca.gov. 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. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

POSTING: That on Thursday, June 11, 2009 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/abr.

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

REVIEW AFTER FINAL

A. 533 W GUTIERREZ ST

R-4 Zone

Assessor's Parcel Number: 037-222-003
Application Number: MST2004-00264
Owner: Gonzalez Family Trust
Architect: Jose Esparza

(This is a revised project with original ABR approval on February 13, 2006. Proposal for a new second floor 552 square foot addition to Unit D of a five unit apartment complex. The project involves a first floor remodel area of 175 square feet to remove one downstairs bedroom and the addition of two bedrooms and two bathrooms on the second floor. The proposal changes the floor plan from a 2 bedroom, 851 square foot one-story unit, to a 3 bedroom 1,403 square foot two-story unit.)

(Review After Final for elimination of a window, a new trash enclosure for Units B & C, on the east elevation, and three new doors at the rear of Unit A, B, and C, to access storage under the stairs.)

FINAL REVIEW

B. 100 ADAMS RD

A-F/SD-3 Zone

Assessor's Parcel Number: 073-450-003
Application Number: MST2009-00146
Owner: City of Santa Barbara
Contractor: Campbell Geo, Inc.

(Proposal for site remediation at the Goleta West Sanitary District Facility, on airport property, to extract and treat contaminated soil and ground water as required by the Santa Barbara County Fire Department. The proposal includes the installation of mechanical equipment to include two air compressors, a skid-mounted vacuum blower, two polyethylene fluid storage tanks, four activated carbon vessels, and associated conduit to be located at the rear of an existing cinder block masonry building. The proposal also includes a corrugated metal panel structure to shelter and protect the equipment. The project received Planning Commission Approval for a Coastal Development Permit on 6/4/09.)

(Preliminary and Final Approval are requested. Project requires compliance with Planning Commission Resolution No. 018-09.)

CONTINUED ITEM**C. 29 N MILPAS ST****C-2 Zone**

Assessor's Parcel Number: 017-123-014
Application Number: MST2009-00259
Owner: McDonald's Corporation
Architect: George Sladek

(Proposal for a façade remodel and a 300 square foot addition at the existing McDonald's Restaurant. The addition will result in a 4,497 square foot building (including the existing 1,305 square foot basement) on a 26,212 square foot lot in the C-2 Zone. The existing 47 parking spaces and all existing landscaping is to remain. Any proposed signage to be reviewed by the Sign Committee under a separate permit.)

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

REFERRED BY FULL BOARD**D. 3230 STATE ST****C-2/SD-2 Zone**

Assessor's Parcel Number: 053-332-030
Application Number: MST2008-00395
Owner: Thomas Thompson
Applicant: Omni Point (T-Mobile)
Applicant: Scott Dunaway
Agent: Courtney Schmidt

(This is a new application for a proposal to install a new unmanned wireless communications facility to consist of a T-Mobile panel antenna to be located in a faux chimney on an existing commercial building. Additional equipment will be located within a lease area of the existing commercial building. The project includes replacement of the existing faux chimney with a new faux chimney, with a two foot increase in total height, proposed to match the existing style. The proposal also includes the demolition of the existing "as-built" storage area at the rear, repaint and texture the existing trash enclosure to match the existing building, add a new tree on the rear elevation, and replace the "as-built" pavers with landscaping planters along the State St. elevation.)

(Preliminary Approval granted 4/6/09. Final Approval of architecture and landscaping are requested.)