



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW

CONSENT CALENDAR

Monday, July 23, 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

PLEASE BE ADVISED

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street. Items are reviewed 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 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 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 Tony Boughman, at (805) 564-5470 ext. 4539, or by email at toughman@SantaBarbaraCa.gov. Office hours are 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other Friday. 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 ext. 4577. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

NOTICE: On Thursday, July 19, 2012, 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 Representatives for up to two minutes on any subject within their jurisdiction that is not scheduled on this agenda for a public discussion.

ABR - FINAL REVIEW

A. 3849 STATE ST C-2/SD-2 Zone

Assessor's Parcel Number: 051-010-011
Application Number: MST2011-00372
Owner: Macerich La Cumbre, LLC
Architect: Benson & Bohl Architects

(Proposal to remodel 150 linear feet along five tenant spaces for the exterior of the Building I front facade. The proposal includes removal of the canopy overhang, the installation of new parapets, new trellis, new awnings, new light posts, screening for the fire sprinkler system, and landscaping.)

(Final approval of landscaping is requested.)

ABR - REVIEW AFTER FINAL

B. 302 - 306 MEIGS ROAD C-P/R-2/SD-3 Zone

Assessor's Parcel Number: 045-013-005
Application Number: MST2012-00018
Owner: Jeffrey B. Panosian
Landscape Architect: Robert Fowler

(This is a revised project. Proposal to modify the landscaping approved under MST2011-00443, install decomposed granite in tree wells, change irrigation plan, paint existing building, demolish existing bus stop shelter, reconfigure CMU wall at back of existing shelter, install bollards, straighten existing walkway at south side of property. The project also includes the repair of existing paved surfaces, area drains, stucco walls, and guardrails.)

(Review After Final for alterations to the previously approved landscape plan proposed by Robert Fowler, who is now the landscape architect for the project.)

ABR - NEW ITEM

C. 409 ORILLA DEL MAR DR R-4/SD-3 Zone

Assessor's Parcel Number: 017-321-013
Application Number: MST2012-00271
Owner: Christopher and Barbara J Story Trust

(Proposal for minor exterior alterations to an existing one-story duplex consisting of removal of eight windows and relocating one existing window. The project includes replacement of a courtyard fence with a CMU wall and interior remodeling, and addresses violations in ZIR2012-00174.)

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

ABR - REVIEW AFTER FINAL**D. 3707 STATE ST****C-P/SD-2 Zone**

Assessor's Parcel Number: 051-590-024
Application Number: MST2011-00304
Owner: McColm Family Trust
Applicant: Kerr Project Services
Business Name: Chick-Fil-A
Architect: CRHO

(Proposal to remodel existing building and convert from Burger King to Chick-Fil-A restaurant. Existing drive-thru to remain. Project includes remodeled outdoor seating with new furniture, replace existing landscaping, new paint and stucco covering existing brick areas, two new trellises over patio dining areas; replace all windows and doors, three new clerestory windows in kitchen, new exterior lighting, remove two signs that were integrated into the building walls; ADA upgrades and parking relocated, some parking paving to be replaced with permeable paving.)

(Review After Final to expand the west side patio area with 28 additional outdoor seats, and associated landscaping changes.)