



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW

### CONSENT CALENDAR

**Monday, November 12, 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  
KIRK GRADIN (Consent Calendar Representative)  
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](http://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](http://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](mailto:toughman@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.

**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, November 8, 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](http://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 - REVIEW AFTER FINAL**

**A. 131 ANACAPA ST OC/SD-3 Zone**

Assessor's Parcel Number: 033-082-010  
Application Number: MST2011-00339  
Owner: 131-137 Anacapa LLC  
Architect: AB Design Studios

(Proposal to remodel three non-residential buildings totaling 15,978 square feet on a 30,300 square foot lot. The project includes extensive window and door changes, awnings, outdoor seating areas, metal fences and gates, trellis, planters, resurfacing parking lot with permeable pavers, bicycle parking, pedestrian walkways and accessibility.)

**(Review After Final for changes to windows and doors at the large Tenant 6 space.)**

### **ABR - CONTINUED ITEM**

**B. 336 ANACAPA ST C-M Zone**

Assessor's Parcel Number: 031-331-001  
Application Number: MST2009-00450  
Owner: Debra Corr Sanchez Family Trust  
Applicant: Edward Corral  
Designer: Home Designs

(New Description: Replace all existing windows and doors with new aluminum, remove existing roll-up door replace with new door and window, remove and replace all existing exterior stucco and replace like-for like, remove and replace all interior and exterior framing; roof to remain; and foundation to remain with new underpinning. Old Description: the proposal includes "as-built" window and door alterations on an existing 3,400 square foot commercial building. Other alterations include an interior remodel of the existing three unit commercial building resulting in five commercial spaces. The parcel is currently developed as mixed use with four existing one-bedroom residential units. No alterations are proposed to the existing residential units. The proposal will abate violations outlined in ENF2008-00925.)

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

### **ABR - CONTINUED ITEM**

**C. 2700 DE LA VINA ST C-2/SD-2 Zone**

Assessor's Parcel Number: 051-220-011  
Application Number: MST2012-00411  
Owner: Pertsulakes Family Trust  
Applicant: Sherry & Associates

(Remove and replace existing windows and canvas awnings for existing commercial building.)

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

**ABR - NEW ITEM****D. 231 W MONTECITO ST****C-2/SD-3 Zone**

Assessor's Parcel Number: 033-032-002  
Application Number: MST2012-00434  
Owner: George Alexiades

(Proposal to replace an existing concrete outdoor dining patio in front of a commercial building. The new patio consists of tile on grade and a new railing with built-in seating benches, similar to next door at the Brewhouse. The project includes replacing all exterior windows and doors on the front elevations of the 233 and 235 W. Montecito Street tenant spaces to match the recently approved windows and doors at 231 W Montecito Street, a new parapet screen wall along the front of the building to screen existing rooftop kitchen equipment, new exterior lighting, and installation of one new Jacaranda street tree.)

**(Project requires Tier 3 Storm Water Management Program compliance.)**