



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW

### CONSENT CALENDAR

**Monday, November 26, 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 Wednesday, November 21, 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 - FINAL REVIEW**

#### **A. 1085 COAST VILLAGE RD**

**C-1/SD-3 Zone**

Assessor's Parcel Number: 009-281-003  
Application Number: MST2010-00026  
Architect: DesignARC  
Owner: Bob Uellner  
Owner: Janda Partners LP

(Proposal for extensive exterior alterations to the existing service station including converting an existing lube bay and snack shop to a food mart and constructing a new car wash structure. The project includes demolition of 344 square feet of the existing 2,317 square foot building on the south side to allow the addition of the car wash structure, the addition of 607 square feet of retail space on the north side for a total of 2,580 square feet of retail use. The unenclosed car wash "tunnel" structure is 1,667 square feet and 135 square feet for mechanical equipment, for a total combined development of 4,382 square feet on the 24,983 square foot site. A 510 square foot trellis will be located on the west side of the lot for car detailing. An existing driveway on Coast Village Road will be relocated further west. The existing gas pumps will remain. The Planning Commission approved an amendment to the Conditional Use Permit, a Coastal Development Permit, a zoning modification to allow an automated pay kiosk in the required front setback along Coast Village Circle, and a zoning modification to provide fewer than the required number of parking spaces.)

**(Final Approval of project is requested.)**

### **ABR - PROJECT DESIGN AND FINAL REVIEW**

#### **B. 1320 E GUTIERREZ ST**

**R-2 Zone**

Assessor's Parcel Number: 031-392-006  
Application Number: MST2011-00463  
Owner: Flores Family Trust  
Designer: Mark Morando

(Proposal for additions at the rear of an existing 2,319 square foot two-story duplex. The project consists of a 392 square foot addition and an attached 496 square foot two-car garage at the first floor, and a new 465 square foot second story addition and 729 square feet of decks at the second floor. An existing 324 square foot carport will be moved to achieve the required separation from the main building. All windows and doors will be replaced. The lot size is 11,250 square feet. The project will abate violations in ENF2011-00119.)

**(Project Design and Final Approval of Landscaping requested.)**