



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW CONSENT CALENDAR

**Monday, July 15, 2013**      **630 Garden Street: David Gebhard Public Meeting Room**      **1:00 P.M.**

**BOARD MEMBERS:**

PAUL ZINK, *Chair*  
KIRK GRADIN, *Vice Chair* (Consent Calendar Representative)  
THIEP CUNG  
SCOTT HOPKINS  
GARY MOSEL  
STEPHANIE POOLE (Consent Calendar Representative)  
WM. HOWARD WITTAUSCH

**CITY COUNCIL LIAISON:**      DALE FRANCISCO  
**PLANNING COMMISSION LIAISON:**      BRUCE BARTLETT  
**PLANNING COMMISSION LIAISON (Alternate):**      ADDISON THOMPSON

**STAFF:**      JAIME LIMÓN, Design Review Supervisor  
                 TONY BOUGHMAN, Planning Technician  
                 KATHLEEN GOO, 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, REPORTS, PLANS & PUBLIC RECORD WRITINGS.** Copies of all documents relating to agenda items are available for review at 630 Garden Street. and agendas and minutes are posted online at [www.SantaBarbaraCA.gov/ABR](http://www.SantaBarbaraCA.gov/ABR). If you have any questions or wish to review the plans, please contact Tony Boughman, Architectural Board of Review (ABR) Planning Technician, at (805) 564-5470, extension 4539, or by email at [TBoughman@SantaBarbaraCA.gov](mailto:TBoughman@SantaBarbaraCA.gov). Office hours are 8:30 a. 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 ABR 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.** Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the ABR and that are distributed to a majority of all of the members of the ABR during the meeting are available for public inspection by the door at the back of the David Gebhard Public Meeting Room, 630 Garden Street, Santa Barbara, CA.

**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. 3308. 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 11, 2013, 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. 1130 N MILPAS ST**

**E-1/R-3 Zone**

Assessor's Parcel Number: 029-201-004  
Application Number: MST2009-00551  
Owner: Santa Barbara Bowl Foundation  
Architect: DesignArc  
Agent: Trish Allen, SEPPS, Inc.

(Proposal to construct a new 2,210 net square foot one-story administration building, pedestrian plaza, and walkway for the Santa Barbara Bowl with approximately 2,700 cubic yards of excavation and 1,200 cubic yards of fill grading. Planning Commission review of a Conditional Use Permit and Modifications to allow encroachments into the required setbacks is requested. The project requires City Council approval for abandonment of a portion of Lowena Drive. Courtesy review by the Architectural Board of Review and the Planning Commission of associated improvements on the County-owned parcels is also requested.)

**(Review After Final to change the approved cable rail fence to a chain-link fence, and for a revised paving pattern detail.)**

### **ABR - FINAL REVIEW**

#### **B. 1080 COAST VILLAGE RD**

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

Assessor's Parcel Number: 009-212-012  
Application Number: MST2013-00087  
Owner: Hanna Family Trust  
Applicant: Jeff Minelli  
Architect: Tom Ochsner  
Landscape Architect: Earthform Design

(Proposal for alterations to an existing commercial building including the following: replace façade, new landscape and hardscape, and restriping an existing parking lot to provide five parking spaces. Coastal review is required.)

**(Final Approval of details.)**

**ABR - NEW ITEM****C. 114 E GUTIERREZ ST****C-M Zone**

Assessor's Parcel Number: 031-331-002  
Application Number: MST2013-00280  
Owner: 114 E. Gut, LLC  
Architect: Keith Rivera

(Proposal for an interior remodel and exterior alterations of an existing two-story, 2,455 square foot commercial building located on a 3,982 square foot lot. The proposal includes new exterior paint; a new awning; the replacement of doors and windows; replacement of guardrails at the existing stairs; and new mechanical, electrical, and HVAC equipment. Site alterations include the reconfiguration of the parking lot to replace the five existing parking spaces with four new spaces including a new accessible parking space.)

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