



**ABR - CONTINUED ITEM****B. 121 GRAY AVE****OC/SD-3 Zone**

Assessor's Parcel Number: 033-083-019  
Application Number: MST2013-00367  
Owner: 121 Gray Avenue, LLC  
Applicant: Lane Krabacher

(Proposal to repaint an existing two-story commercial building and comments only requested for future exterior alterations including corrugated steel siding, plaster eyebrows, removal of existing wood trim, additional windows, a glass railing system at the third floor deck, and a landscaped "green" wall.)

**Postponed one week at the Applicant's request.**

**ABR - NEW ITEM****C. 7 N NOPAL ST****M-1 Zone**

Assessor's Parcel Number: 017-122-010  
Application Number: MST2013-00386  
Owner: Architectural Millwork of Santa Barbara  
Architect: Craig Burdick

(Proposal for tenant improvement to the existing 7,010 square foot two-story building for new tile showroom. Proposal includes the removal of two overhead roll-up doors, replace with new storefront windows and entrance doors, new awnings, new planter boxes, new exterior wall tile. Redesign parking lot to relocate 9 spaces and add one parking space. Relocate 4 existing bike parking spaces and new trash enclosure.)

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

**Project Design Approval and Final Approval with the condition to return to Consent with further details, as follows:**

- 1) Provide cut sheets for lighting fixtures.
- 2) The trash was relocated to a place not visible to the public or from the parking lot and an enclosure is not required.
- 3) The front Spanish style portion of the building and the proposed alterations on the southeast elevation should be treated separately to avoid mingling styles. On the southeast elevation, pull back the canopy and tile cladding to the point where the roof changes. The front portion of the building should be kept its current color or similar.

**ABR - REVIEW AFTER FINAL****D. 410 N QUARANTINA ST****M-1 Zone**

Assessor's Parcel Number: 031-302-018  
Application Number: MST2013-00230  
Owner: James Burge  
Contractor: Skye Line Construction  
Architect: Ken Dickson of Windward Engineering

(Proposal for site alterations and tenant improvements to an existing commercial building. Site alterations include a new parking lot configuration and landscape plan, a new six-foot tall rolling gate and wrought iron fence, and new plaster walls and planters. Alterations to the building include the addition of new rooftop equipment and new corrugated steel rooftop screening material, the addition of a new subpanel closet and electrical work, and a new trash and electrical service enclosure. The project includes a lot merger of two lots (408 and 410 N. Quarantina) under a separate Public Works permit.)

**(Review After Final to increase the height of the rooftop mechanical screening, and revise the landscape design.)**

**Approval of Review After Final with the condition to provide to staff:**

- 1) Rooftop screening details.
- 2) Fencing details.
- 3) Archaeological monitoring contract.
- 4) Decibel levels of the rooftop equipment.

**ABR - REVIEW AFTER FINAL****E. 3126 STATE ST****C-2/SD-2 Zone**

Assessor's Parcel Number: 053-332-019  
Application Number: MST2012-00374  
Owner: Paul Uyesaka  
Architect: Rex Ruskauff  
Business Name: Uptown Grill

(Proposal to permit as-built tenant improvements to the existing commercial building to merge two tenant spaces. Alterations consist of new plaster and color change, two new fabric awnings on the front facade, new parking configuration and striping, new storage space connecting the main building to the detached storage building, new block stucco walls enclosing the rear patio with wood gate and awning, new wood fence and gate at alley, painting the existing doors and windows, new block stucco trash enclosure, replacement of the existing concrete slab with pavers, new light fixtures, and new festoon lighting on the rear patio and along the south side of building over the side alley. The as-built signage will be reviewed by the Sign Committee.)

**(Review After Final to add an awning over the rear patio.)**

**Project Design Approval and Final Approval as submitted.**