



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW CONSENT MINUTES

Monday, May 4, 2015 **David Gebhard Public Meeting Room: 630 Garden Street:** **1:00 P.M.**

BOARD MEMBERS:

KIRK GRADIN – CHAIR (Consent Agenda Representative)
SCOTT HOPKINS – VICE-CHAIR
THIEP CUNG
COURTNEY JANE MILLER (Consent Agenda Landscape Representative)
STEPHANIE POOLE (Consent Agenda Representative)
AMY FITZGERALD TRIPP
WM. HOWARD WITTAUSCH

CITY COUNCIL LIAISON: DALE FRANCISCO
PLANNING COMMISSION LIAISON: JOHN CAMPANELLA
PLANNING COMMISSION LIAISON (Alternate): SHEILA LODGE

STAFF: JAIME LIMÓN, Design Review Supervisor
SUSAN GANTZ, Planning Technician
KATHLEEN GOO, Commission Secretary

Website: www.SantaBarbaraCA.gov

Representatives present: Kirk Gradin and Courtney Jane Miller.

Staff present: Susan Gantz.

ABR - REVIEW AFTER FINAL

A. 1130 N MILPAS ST **R-3 Zone**

Assessor's Parcel Number: 029-201-004
Application Number: MST2009-00551
Owner: Santa Barbara Bowl Foundation
Architect: DesignArc
Agent: Susan Elledge Planning & Permitting Services

(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 of changes to the approved landscape plan to use a more drought-tolerant planting palette.)

Present: Susan Van Atta and Scott Capps, Van Atta & Associates.

Final Approval of Review After Final as submitted.
Miller/Gradin, 2/0/0. Motion carried.

ABR - REVIEW AFTER FINAL**B. 121 S VOLUNTARIO ST****R-2 Zone**

Assessor's Parcel Number: 017-221-019
Application Number: MST2014-00140
Owner: Geoffrey Rockwell
Architect: Sherry & Associates

(Proposal to demolish an existing 400 square foot two-car garage and construct a new 1,219 square foot, second floor, single-family residence above 1,181 square feet of new attached garages on the ground level. The proposed attached one-car garage and two attached two-car garages, and existing uncovered parking space will serve the new residence and two existing residences on the parcel. The proposal of 2,400 square feet will result in a total of 4,404 square feet of development on a 13,088 square foot lot.)

(Continued Review After Final of the following changes to the approved project: Add a second floor balcony at the rear of the dwelling, omit French doors and replace with single entry door and new window on upper level, omit one dormer and change details on remaining dormers, omit entry door overhang on lower level, add garage door vents, change window styles, change vent style, change siding material to horizontal wood siding, change a window to a door on the west elevation ground floor, raise some window sill heights to be 11 inches higher than originally approved, and change the wood siding color.)

Present: Benjamin Lucas, Applicant; and Mark Meza, Owner.

Continued one week to Consent Review.

Gradin/Miller, 2/0/0. Motion carried.

ABR - NEW ITEM**C. 100 BARRANCA AVE COMMON AREA****R-2/S-D-3 Zone**

Assessor's Parcel Number: 045-270-CA1
Application Number: MST2015-00184
Owner: Shoreline Condominium Association
Applicant: Carlos Grano

(Proposal to replace an existing 95 linear foot, 42" tall wood fence in disrepair along the north and west property lines with a new 72" tall vinyl fence. A portion of the new fence length along the north property line will be only 60" tall. The total new fence length will be 350 linear feet. The fence is located on top of an existing retaining wall resulting in one side higher than eight feet; therefore, an Administrative Exception is requested for approval of the height of the wall and fence to be 12 feet.)

Present: Carlos Grano, Applicant.

Continued two weeks to May 18, 2015 Consent Review for Applicant to propose an alternative material.

Gradin/Miller, 2/0/0. Motion carried.

**** CONSENT REVIEW ADJOURNED AT 2:10 P.M. ****