



# City of Santa Barbara

## Planning Division

### HISTORIC LANDMARKS COMMISSION CONSENT AGENDA

**Wednesday, May 14, 2008**

**David Gebhard Public Meeting Room: 630 Garden Street**

**11:00 A.M.**

**COMMISSION MEMBERS:**

WILLIAM LA VOIE, *Chair* (Consent Calendar Representative)  
DONALD SHARPE, *Vice-Chair* (Consent Calendar Representative)  
ROBERT ADAMS (Consent Calendar Representative)  
LOUISE BOUCHER  
KEN CURTIS  
STEVE HAUSZ  
FERMINA MURRAY  
SUSETTE NAYLOR  
ALEX PUJO

**ADVISORY MEMBER:**

DR. MICHAEL GLASSOW

**CITY COUNCIL LIAISON:**

ROGER HORTON

**PLANNING COMMISSION LIAISON:**

STELLA LARSON

**STAFF:**

JAIME LIMÓN, Design Review Supervisor  
JAKE JACOBUS, Urban Historian  
SUSAN GANTZ, Planning Technician  
GABRIELA FELICIANO, Commission Secretary

**Website: [www.SantaBarbaraCa.gov](http://www.SantaBarbaraCa.gov)**

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### PLEASE BE ADVISED

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street 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 so that the applicant can answer 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 Historic Landmarks Commission (HLC) agenda.

Actions on the Consent Calendar agenda are reported to the Full Board. The Full Board has the discretion to ratify or not ratify the Consent actions. The Consent Calendar reviewing member of the HLC may refer items to the Full Board for review.

Decisions of the HLC may be appealed to the City Council. For further information on appeals, contact the Planning Division Staff or the City Clerk's office. Appeals must be in writing and must be filed with the City Clerk at City Hall, 735 Anacapa Street, within ten (10) calendar days of the date the action is ratified.

**NOTICE:**

- A. **AGENDAS, MINUTES and REPORTS:** 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/hlc](http://www.SantaBarbaraCa.gov/hlc). If you have any questions or wish to review the plans, please contact Susan Gantz, at (805) 564-5470, between the hours of 8:30 a.m. and 4:00 p.m., Monday through Thursday, and every other Friday; or by e-mail at [sgantz@SantaBarbaraCA.gov](mailto:sgantz@SantaBarbaraCA.gov). Please check our website under City Calendar to verify closure dates.
- B. **AMERICANS WITH DISABILITIES ACT:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Division at (805) 564-5470. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.
- C. **POSTING:** On Friday, May 9, 2008, at 4:00 p.m., 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/hlc](http://www.SantaBarbaraCa.gov/hlc).

**REVIEW AFTER FINAL**

- A. 721 CHAPALA ST C-2 Zone  
 Assessor's Parcel Number: 037-082-026  
 Application Number: MST2002-00405  
 Owner: Chadwick Pacific, LP  
 Applicant: Bermant Development Company  
 Architect: Peikert Group Architects  
 Architect: Michael Holliday

(Proposal to demolish an existing 9,788 square foot commercial building and six residential units totaling 2,700 square feet, and to construct 9,788 square feet of commercial space, 29 residential units(including 12 bonus density units) totaling 43,357 square feet, and a 25,533 square foot on-grade parking structure.)

**(Review After Final of outdoor patio dining tables, chairs, umbrellas and heaters to be placed outside of The public right-of-way.)**

**REVIEW AFTER FINAL**

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**(Review After Final of change to electrical transformer screen as viewed from De La Guerra Street.)**

**CONTINUED ITEM**

C. 1528 STATE ST C-2 Zone

Assessor's Parcel Number: 027-232-012  
Application Number: MST2008-00187  
Owner: Camilla Chandler Frost  
Designer: Melgoza- Odale, Inc.  
Agent: Sharon Spear

(Proposal to replace two existing 4' x 6' windows with 8' x 5' windows and the front and rear entry doors in an existing one-story commercial building.)

**(Second Concept Review.)**

**REVIEW AFTER FINAL**

D. 219 EQUESTRIAN AVE R-3 Zone

Assessor's Parcel Number: 029-122-013  
Application Number: MST2005-00127  
Owner: Berkus Family Partnership, LP  
Architect: Keith Rivera  
Landscape Architect: Earthform Design

(Proposal to demolish an existing 1,683 square foot duplex and construct a new, one-story 784 square foot one-bedroom residence with a 792 square foot non-habitable cellar and a 438 square foot two-car carport on a 3,444 square foot lot. A modification was granted to provide less than the required 10% open space.)

**(Continued Review After Final of proposed changes to approved landscape plan including hardscape material, rooftop potted plants, hedge material, patio arrangement, and other planting materials.)**

**FINAL REVIEW**

E. 915 STATE ST C-2 Zone

Assessor's Parcel Number: 039-321-039  
Application Number: MST2007-00545  
Owner: Hughes Survivor`S Trust  
Architect: Cearnal Andrulaitis, LLP  
Business Name: Former Boon Mee Tenant Space

(Proposal to remodel the front and rear facades of an existing commercial building. The alterations include enclosing the existing entry area resulting in a 42 square foot addition, and a new trash enclosure within the existing building footprint at the rear of this 3,727 square foot commercial building.)

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

**NEW ITEM**

F. 2255 MODOC RD E-1 Zone

Assessor's Parcel Number: 043-021-002

Application Number: MST2008-00168

Owner: Santa Barbara High School District

Architect: Kruger Bensen Ziemer

(This is a City Landmark: "LaCumbre Junior High School." This is a courtesy review of a proposal to install two new portable classrooms totaling 960 square feet, remove two existing portable classrooms at a different location, and install 63 linear feet of 3' high black vinyl fencing.)

**(Comments only; Courtesy review of City School Facility.)**

**NEW ITEM**

G. 224 E ISLAY ST E-1 Zone

Assessor's Parcel Number: 027-112-003

Application Number: MST2008-00216

Owner: Robert W. and Marti Strong

Contractor: Charles Breiticode

(Proposed re-roof of an existing residence on the Potential Historic List. Replace existing dimensional asphalt shingle with Carriage House Shingles (Georgian Brick Color).)