



City of Santa Barbara Planning Division

HISTORIC LANDMARKS COMMISSION CONSENT CALENDAR

630 Garden Street

11:00 A.M.

Wednesday, June 8, 2011

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.

Actions on the Consent Calendar agenda are reported to the Full Commission at the 1:30 meeting on the same day. The Full Commission has the discretion to ratify or not ratify the Consent actions.

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, extension 3310. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.

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/hlc.

NEW ITEM

A. 520 PLAZA RUBIO

E-1 Zone

Assessor's Parcel Number: 025-281-003
Application Number: MST2011-00216
Owner: Tal Family Limited Partnership
Architect: DW Reeves & Associates, AIA

(Proposal to permit an as-built 20' x 19' detached two-car garage that was constructed to replace an existing garage of the same size damaged by a tree fall. The existing single-family residence and garage total 2,100 square feet on an 11,876 square foot parcel. Staff Hearing Officer approval is requested for an increase in roof height due to a changed roof pitch within the interior yard setback. This project addresses violations called out in zoning information report ZIR2011-00080 and enforcement case ENF2011-00123.)

(Comments only; Staff Hearing Officer review is requested for zoning modification.)

NEW ITEM**B. 40 E ANAPAMU ST****C-2 Zone**

Assessor's Parcel Number: 039-232-002
Application Number: MST2011-00221
Owner: City of Santa Barbara
Applicant: Patrick Shanahan

(This building is on the **City's List of Potential Historic Resources** and is included on the **State Historic Resources Inventory: "Santa Barbara Main Library."** Proposal to replace 18,450 square feet of existing built-up roofing over the main section of the Central Library with new Energy Star Title 24-compliant, white PVC membrane roofing material. Also proposed is to replace an existing roof hatch, pipe and conduit supports, roof drains, and one gutter.)

NEW ITEM**C. 1301 STATE ST****C-2 Zone**

Assessor's Parcel Number: 039-131-015
Application Number: MST2011-00222
Owner: First Church of Christ Scientist
Applicant: Curtis Skene
Architect: Edwards- Pitman Architects, AIA

(Proposal for a new rooftop mechanical unit and screen wall at the rear of a commercial building.)

CONTINUED ITEM**D. 1316 STATE ST****C-2 Zone**

Assessor's Parcel Number: 039-133-001
Application Number: MST2011-00197
Owner: Peter Benekos
Architect: Peter Tolkin Architecture

(This is a revised project description: Proposal to enclose 176 square feet of existing outdoor patio area and storage area on the south elevation and other exterior alterations including new paint finishes on walls, windows, doors, gates, and ironwork, a new patio bar, bar window enlargement, stained concrete flooring, and new outdoor furniture; and wall heaters, curtains, awnings, and landscaping.)

(Project Design and Final Approval of the project is requested.)

NEW ITEM**E. 15 W ORTEGA ST C-M Zone**

Assessor's Parcel Number: 037-131-022
Application Number: MST2011-00223
Owner: Garrett Van Wyk
Architect: Dawn Sherry

(This building is on the **City's List of Potential Historic Resources: "Mission Revival Building."** Proposal for a new 82 square foot patio bar structure with roof within an existing rear patio area of a commercial building. The project requires a change of use of an existing leasehold space.)

REVIEW AFTER FINAL**F. 114 NATOMA AVE R-4/SD-3 Zone**

Assessor's Parcel Number: 033-072-009
Application Number: MST2011-00155
Owner: Steven D. Krieg
Architect: Amy Taylor

(Proposal to repair and rebuild dryrot-damaged rear decks and stairs at the front and rear of a multi-family complex. The front elevation second-floor walkway will also be widened by 18 inches and the rotted wood balcony railing will be replaced with a new wrought iron railing. New exterior light fixtures are also proposed.)

(Review After Final of additional changes including the following: enlarge the second-floor deck at the front courtyard to add 49 square feet; enlarge two first-floor decks at the rear to add 49 square feet; and change the height of the wrought iron railing to 42 inches maximum per Building Code.)

NEW ITEM**G. 1604 OLIVE ST R-3 Zone**

Assessor's Parcel Number: 027-132-020
Application Number: MST2011-00226
Owner: Max Drucker
Designer: Adam Cunningham

(This is a designated **Structure of Merit: "Olive House."** Proposal to convert 215 square feet of floor area back to permitted garage space at the rear of an existing single-family residence and convert the detached carport back to a legally permitted two-car garage. Door and window changes are also proposed, as well as the removal of an unpermitted storage shed and lattice partition wall from the carport roof deck. Hardscape installed without a permit will be removed and replaced with grass in accordance with the last-approved site plan. This project will address violations called out in enforcement case ENF2011-00233 and zoning information report ZIR2011-00097.)

(Project requires Historic Resource findings.)