



# City of Santa Barbara

## Planning Division

### HISTORIC LANDMARKS COMMISSION CONSENT AGENDA

**Wednesday, October 7, 2015**

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

**11:00 A.M**

**COMMISSION MEMBERS:**

PHILIP SUDING, *Chair*

BARRY WINICK, *Vice-Chair*

MICHAEL DRURY

WILLIAM LA VOIE

BILL MAHAN

FERMINA MURRAY

JUDY ORÍAS

CRAIG SHALLANBERGER

JULIO J. VEYNA

**ADVISORY MEMBER:**

DR. MICHAEL GLASSOW

**CITY COUNCIL LIAISON:**

DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** SHEILA LODGE

**STAFF:**

JAIME LIMÓN, Design Review Supervisor / Historic Preservation Supervisor

NICOLE HERNÁNDEZ, Urban Historian

JOANNA KAUFMAN, Planning Technician

AMBER FLEMMINGS, 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 in a sequential manner as listed on the Consent 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 consent 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 Historic Landmarks Commission (HLC) agenda.

Actions on the Consent Agenda are reported to the Full Commission at the 1:30 P.M. meeting on the same day. The Full Commission 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, 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 HLC).

**AMERICANS WITH DISABILITIES ACT:** If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, please contact the HLC Commission Secretary at (805) 564-5470, extension 4577, or by email at [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov). If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

CEQA Guidelines § 15183 Exemptions (Projects Consistent with General Plan). Under this California Environmental Quality Act (CEQA) Guidelines section, projects with new development (new nonresidential square footage or new residential units) qualify for an exemption from further environmental review documents if (1) they are consistent with the General Plan development density evaluated in the 2011 General Plan Program Environmental Impact Report, and (2) any potentially significant project-specific impacts are addressed through existing development standards. Section 15183 exemptions are determined by staff based on a preliminary environmental review process. A decision-maker CEQA finding is required for a Section 15183 exemption. City Council General Plan environmental findings remain applicable for the project.

**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](http://www.SantaBarbaraCA.gov/HLC). If you have any questions or wish to review the plans, please contact Joanna Kaufman, Historic Landmarks Commission (HLC) Planning Technician, at (805) 564-5470, extension 4472, or by email at [JKaufman@SantaBarbaraCA.gov](mailto:JKaufman@SantaBarbaraCA.gov). Office hours are 8:30 a.m. 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 HLC 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 HLC and that are distributed to a majority of all of the members of the HLC 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.

**NOTICE:** On Friday, October 2, 2015, this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street, and online at [www.SantaBarbaraCA.gov/HLC](http://www.SantaBarbaraCA.gov/HLC).

**PUBLIC COMMENT:** Any member of the public may address the Historic Landmarks Commission Consent Representatives for up to two minutes on any subject within their jurisdiction that is not scheduled on this agenda for a public discussion. Public comment submitted prior to the scheduled meeting can be submitted via email to: [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov) or by mail to: City of Santa Barbara, Community Development Department/Planning Division, P.O. Box 1990, Santa Barbara, CA 93102.

**REVIEW AFTER FINAL****A. 901 E CABRILLO BLVD****HRC-1/SD-3 Zone**

Assessor's Parcel Number: 017-313-018  
 Application Number: MST2008-00313  
 Owner: Richard Gunner  
 Applicant: Michael Gunner  
 Business Name: Santa Barbara Inn  
 Architect: John Von Doren  
 Architect: Marks Bloxom Architects, Inc.  
 Architect: William La Voie  
 Landscape Architect: Suding Design

(This is a revised project description. Proposal for a major façade remodel to the existing four-story, 43,354 square foot Santa Barbara Inn. The project will consist of the following: change the exterior facade design; enlarge the main entry; remove and relocate two units; relocate existing bar and restaurant; relocate existing hotel rooms; replace existing swimming pool and spa; remove existing equipment shed and replace it with a new, partial below-ground vault; redesign the landscape and hardscape; remove the entry area drive and two curb cuts and replace with landscaping; install new sidewalk on the Milpas Street side; and repave and landscape the parking area. The proposal will result in 820 square feet of new floor area; however, there is a net decrease of 1,082 square feet of commercial floor area. The project will result in a 43,519 square foot structure. The original project approval was granted under application MST2004-00052. The project is currently under construction under BLD2012-00380.)

**(Review After Final for a new 328 square foot dry storage area under the existing covered parking area that was deemed unusable for parking, a new decorative vent over an air conditioning unit near the lobby, new wood trellis roof over the trash enclosure and wash area, four new valet parking spaces. Project was last reviewed on August 26, 2015.)**

**NEW ITEM****B. 118 E ISLAY ST****E-1 Zone**

Assessor's Parcel Number: 027-111-002  
 Application Number: MST2015-00478  
 Owner: Sharon S. Speer Living Trust  
 Landscape Architect: Scott Menzel

(Proposal for minor site alterations, including demolition of an existing 176 square foot rear deck and replacement with a new 134 square foot wood deck in the same location, addition of a new outdoor gas fire pit and outdoor kitchen, removal of existing turf and new site hardscape, removal of an existing plum tree within the front setback, removal of an existing citrus tree, replacement of the existing garage carriage doors with new solid cedar wood roll up doors, and replacement of the existing 5'10" tall (6'6" wide) aluminum hollow tube pedestrian gate with a new wood gate of the same height and in the same location. An administrative zoning approval was granted to the prior owner to allow the pedestrian gate to exceed 42 inches under MST2014-00580. A building permit has been issued for the driveway electric gate under permit BLD2015-00574. This residence is on the City's List of Potential Historic Resources.)

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

**CONTINUED ITEM**

**C. 15 W CARRILLO ST**

**C-2 Zone**

Assessor's Parcel Number: 039-321-005  
Application Number: MST2015-00451  
Owner: 15 West Carrillo Street, LLC  
Contractor: Al's Roofing

(Proposal to remove gravel on flat roof at two existing buildings and replace with approximately 5,400 square feet of white cool roof. Tile roof is to remain unaltered. This commercial building is a designated Structure of Merit.)

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