



City of Santa Barbara

Planning Division

HISTORIC LANDMARKS COMMISSION CONSENT AGENDA

Wednesday, February 10, 2016 **David Gebhard Public Meeting Room: 630 Garden Street** **11:00 A.M**

COMMISSION MEMBERS:

PHILIP SUDING, *Chair*
CRAIG SHALLANBERGER, *Vice-Chair*
MICHAEL DRURY
ANTHONY GRUMBINE
WILLIAM LA VOIE
BILL MAHAN
FERMINA MURRAY
JUDY ORÍAS
JULIO JUAN VEYNA

ADVISORY MEMBER:

DR. MICHAEL GLASSOW

CITY COUNCIL LIAISON:

JASON DOMINGUEZ

PLANNING COMMISSION LIAISON: SHEILA LODGE

STAFF:

JAIME LIMÓN, Design Review Supervisor / Historic Preservation Supervisor
NICOLE HERNÁNDEZ, Urban Historian
JOANNA KAUFMAN, Planning Technician
JENNIFER SANCHEZ, Commission Secretary

Website: 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 4572 or by email at 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. 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. 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, February 5, 2016, this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street, and online at 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 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. 209 STATE ST

HRC-2/SD-3 Zone

Assessor's Parcel Number: 033-042-012
 Application Number: MST2015-00193
 Owner: City of Santa Barbara
 Owner: Ken Oplinger
 Applicant: Brian D'Amour, Public Works

(On behalf of the Neighborhood Improvement Task Force [NITF], the project proposes to install the brick bench sculpture titled "Crescent Crossing," by Donald Davis, on the west side of the train station in an existing scored concrete sidewalk area. The bench will have brick crescent-shaped surround with a header course border and herringbone field pattern. This project is adjacent to the designated City Landmark: Southern Pacific Railroad Station.)

(Review After Final for proposed sculpture plaque. Project last reviewed on November 18, 2015.)

PROJECT DESIGN AND FINAL REVIEW**B. 508 E MICHELTORENA ST****R-2 Zone**

Assessor's Parcel Number: 029-031-002
Application Number: MST2015-00431
Owner: Dan Bocek
Designer: Brian Miller

(This is a revised project description. Proposal to convert the existing 224 square feet of attic space above a 500 square foot detached garage to habitable space with a half bathroom. An exterior staircase to the new habitable space above the detached garage is proposed to encroach into the required open yard area. Additional exterior alterations to the detached garage include new roof dormers and a skylight. Staff Hearing Officer approval was granted for an open yard modification to reduce the size of the required open yard and two interior setback modifications to allow the "as-built" garage with "as-built" accessory space above and a window to encroach into the required interior setbacks. This project addresses violations associated with enforcement case ENF2015-00355. This property is a contributing historic resource to the Potential Bungalow Haven Historic District.)

(Project Design and Final Approval are requested. Project must comply with Staff Hearing Officer Resolution No. 002-15. Project last reviewed on September 23, 2015.)

NEW ITEM**C. 614 CHAPALA ST****C-M Zone**

Assessor's Parcel Number: 037-131-020
Application Number: MST2016-00037
Owner: Max H. Baril
Architect: Ryan Mills

(Proposal for a 181 square foot non-residential addition to the rear of an existing 170 square foot commercial building. An existing fence and rear trellis and patio will be demolished. The proposed total of development is 351 square feet. No alterations are proposed to the adjacent office building. The allocation of this non-residential addition was originally reviewed under permit MST2013-00397. The adjacent structure is on the City's List of Potential Historic Resources: formerly C & H Chevrolet, currently George Young Chevrolet Building, constructed in 1946.)

(Action can be taken if sufficient information is provided. Project must comply with Planning Commission Resolution No. 012-14.)

NEW ITEM

D. 24 E COTA ST

C-M Zone

Assessor's Parcel Number: 037-173-051
Application Number: MST2016-00043
Owner: Rycama, LLC (CA)
Applicant: Wayne Labrie

(Proposal for a new high-density polyethylene tensile shade structure to cover the employee patio of an existing commercial building. The patio is only visible from the paseo leading to City Lot #11. This property is on the City's List of Potential Historic Resources: Old Livery Stable & Carriage Factory, Sprague Livery Stable.)

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