



**CITY OF SANTA BARBARA
HISTORIC LANDMARKS COMMISSION**

**RESOLUTION RECOMMENDING THAT CITY COUNCIL
DESIGNATE AS A CITY LANDMARK
MARGARET BAYLOR INN/LOBERO BUILDING
924 ANACAPA STREET
SANTA BARBARA, CALIFORNIA
APN 029-291-018**

RESOLUTION 2017-116

DECEMBER 13, 2017

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission the authority to initiate a designation process to recommend to the City Council the designation as a City Landmark of any structure, natural feature, site, or area having historic, architectural, archaeological, cultural, or aesthetic significance;

WHEREAS, on November 15, 2017, the Historic Landmarks Commission adopted Resolution of Intention 2017-20 to hold a public hearing to consider a recommendation to City Council for designation of the Margaret Baylor Inn/Lobero Building located at 924 Anacapa Street as a City Landmark;

WHEREAS, the Staff Report found the property meets six City Landmark criteria listed in section 22.22.040 of the Municipal Code and concluded that the Margaret Baylor Inn/Lobero Building, with its Italian Mediterranean style, designed in 1926-27 by Julia Morgan, one of the most important architects of her time, is significant for its historical and architectural influence on the heritage of the City;

WHEREAS, the building has retained a high level of historical integrity as its location, design, materials, setting, feeling, association, and workmanship have not been altered so that it conveys its original 1926-27 appearance;

WHEREAS, the proposed boundary of the City Landmark designation includes the entire parcel, as the parcel is mostly dedicated to the building, and to allow for adequate review of any changes for compatibility;

WHEREAS, under the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines and the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Margaret Baylor Inn/Lobero Building as a City Landmark is eligible for a Categorical Exemption;

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara states that the City Council may designate as a Landmark any structure, natural feature, site, or area having historic, architectural, archaeological, cultural, or aesthetic significance by adopting a resolution of designation within 90 days following receipt of a recommendation from the Historic Landmarks Commission; and

WHEREAS, in summary, the Historic Landmarks Commission finds that the Margaret Baylor Inn/Lobero Building at 924 Anacapa Street, Assessor's Parcel No. 029-291-018, meets the following City Landmark six criteria listed in section 22.22.040 of the Municipal Code:

- A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
- C. Its identification with a person or persons who significantly contributed to the culture and development of the City, the State or the Nation;
- D. Its exemplification of a particular architectural style or way of life important to the City, the State or the Nation;
- F. Its identification as the creation, design or work of a person or persons whose effort has significantly influenced the heritage of the City, the State or the Nation;
- G. Its embodiment demonstrating outstanding attention to architectural design, detail, materials or craftsmanship; and
- I. Its unique location or singular physical characteristic representing an established and familiar visual feature of a neighborhood.

NOW, THEREFORE, BE IT RESOLVED that on December 13, 2017, the Historic Landmarks Commission of the City of Santa Barbara hereby recommends to the City Council that it designate the Margaret Baylor Inn/Lobero Building located at 924 Anacapa Street, Assessor's Parcel No. 029-291-018, as a City Landmark and makes findings based on the historic and cultural significance of facts presented in the Staff Report.

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Adopted: