



# City of Santa Barbara

## HISTORIC LANDMARKS COMMISSION CONSENT AGENDA JANUARY 10, 2018

11:00 A.M.  
David Gebhard Public Meeting Room  
630 Garden Street  
[SantaBarbaraCA.gov](http://SantaBarbaraCA.gov)

### COMMISSION MEMBERS:

William La Voie, *Chair*  
Michael Drury  
Anthony Grumbine  
Steve Hausz  
Ed Lenvik  
Bill Mahan  
Judy Orías  
Julio J. Veyna

**ADVISORY MEMBER:** Dr. Michael Glassow

**CITY COUNCIL LIAISON:** Jason Dominguez

**PLANNING COMMISSION LIAISON:** Sheila Lodge

### STAFF:

Irma Unzueta, Design Review Supervisor  
Nicole Hernandez, Urban Historian  
Pilar Plummer, Planning Technician  
Jennifer Sanchez, Commission Secretary

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Consent items are reviewed in a sequential manner as listed on the 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, the item will be moved to the end of the 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 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 agenda reviewing member of the HLC may refer items to the Full Commission for review.

**PUBLIC COMMENT:** The public is invited to comment on any item on the agenda. Speaker slips are available by the door and should be handed to staff before the agenda item begins. Due to time constraints, individual comments are typically limited to two minutes. Written comments are also welcome. Mail to HLC Secretary, P.O. Box 1990, Santa Barbara, CA 93102-1990 or email to [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov). Please note that the HLC may not have time to consider written comments received after 10 a.m. on the day of the meeting.

**AGENDAS, MINUTES, REPORTS, & PUBLIC RECORD WRITINGS:** Documents relating to agenda items are available for review in the Community Development Department at 630 Garden Street, and agendas, minutes, and reports are also posted online at [SantaBarbaraCA.gov/HLC](http://SantaBarbaraCA.gov/HLC). 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 at 630 Garden Street during normal business hours. Letters received and reports that are a public record and relate to an agenda item are also available for public inspection at the meeting.

**PLANS & ADDITIONAL INFORMATION:** If you have any questions or wish to review the plans, contact Pilar Plummer, HLC Planning Technician, at (805) 564-5470, ext. 2687 or email [PPlummer@SantaBarbaraCA.gov](mailto:PPlummer@SantaBarbaraCA.gov).

You may also contact City Planning staff at (805) 564-5578 for questions on case status or visit the Planning & Zoning counter at 630 Garden Street to review the most current plans proposed and other project documents. Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday (see [SantaBarbaraCA.gov/Calendar](http://SantaBarbaraCA.gov/Calendar) for closure dates).

NOTE: Agenda schedule is subject to change as cancellations occur.

**AMERICANS WITH DISABILITIES ACT:** If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, contact the HLC Secretary at (805) 564-5470, ext. 4572. 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.

**APPEALS:** 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 10 calendar days of the meeting at which the Commission took action or rendered its decision.

**NOTICE:** On Friday, January 5, 2018, this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street and online at [SantaBarbaraCA.gov/HLC](http://SantaBarbaraCA.gov/HLC).

### **PLEASE BE ADVISED**

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.

### **REVIEW AFTER FINAL**

#### **A. 920 SUMMIT RD**

**RS-25 Zone**

Assessor's Parcel Number:	015-211-009
Application Number:	MST2005-00831
Owner:	MCC BB Property, LLC
Agent:	Suzanne Elledge Planning & Permitting
Applicant:	Ty Warner Hotels and Resorts
Architect:	Henry Lenny
Business Name:	Montecito Country Club

(This building is on the City's Potential Historic Resources List. Review After Final for further improvements to the Montecito Country Club. Current proposal includes the construction of three new golf "hitting-bays" underneath a 415 square foot trellis, a new 4,448 square foot courtyard, and a 215 square foot play court to be built immediately adjacent to the west of the northern most parking lot. A new four-column archway and security kiosk for the Summit Road entrance is also proposed to match the architecture of the main clubhouse. A Substantial Conformance Determination is required to be made for this project by the Community Development Director.)

**(Review After Final is requested to remove the central pergola from the project and modify the adjacent planters to accommodate, revise the perimeter enclosure at spa deck, and revise the snack shop exterior elevations for an access door and ordering window. Project was last reviewed on October 4, 2017.)**

**REVIEW AFTER FINAL****B. 2559 PUESTA DEL SOL****RS-15 Zone**

Assessor's Parcel Number: 023-271-003  
Application Number: MST2015-00511  
Owner: Santa Barbara Museum of Natural History  
Applicant: Suzanne Elledge Planning & Permitting  
Engineer: Flowers & Associates

(The Santa Barbara Museum of Natural History is a designated Structure of Merit. Phase 1 of the Master Plan build-out for the Santa Barbara Museum of Natural History. This includes compliance requirements for the demo/remodel of the Western Residence and Puesta del Sol pedestrian and right-of-way improvements, replacement of the Butterfly Garden Exhibit, pedestrian access and ADA improvements, trash & recycle enclosure, new fencing, bioswale & native habitat restoration, landscaping, lighting, mechanical equipment replacement, and interior repairs to existing buildings.)

**(Review After Final is requested for removal of a non-historic sandstone wall and proposes to carry forward the previously approved adjacent landscaping planter and permeable pavers into the footprint where the wall will be removed. Project was last reviewed on August 23, 2017.)**

**FINAL REVIEW****C. 2559 PUESTA DEL SOL****RS-15 Zone**

Assessor's Parcel Number: 023-271-003  
Application Number: MST2016-00441  
Owner: Santa Barbara Museum of Natural History  
Applicant: Suzanne Elledge Planning & Permitting  
Engineer: Flowers & Associates

(The Santa Barbara Museum of Natural History is a designated Structure of Merit. This is a revised project description with the engraved pavers eliminated from the project. Proposal for minor improvements including an engraved cornerstone marker at the Butterfly Garden Exhibit and for the Frank Cartwright recognition plaque to be located on the north arcade adjacent to Cartwright Hall.)

**(Final Approval is requested. Project was last reviewed on December 13, 2017.)**

**CONTINUED ITEM****D. 610 STATE ST****M-C Zone**

Assessor's Parcel Number: 037-132-019  
Application Number: MST2017-00797  
Owner: PDJ Partnership  
Applicant: Joel De La Mora

(Proposal to permit the existing landscaping in the planter bed adjacent to the rear driveway where a Magnolia tree was removed without a permit. The project will address violations in enforcement case ENF20160-01580.)

**(Action may be taken if sufficient information is provided. Item was postponed due to the applicant's absence on December 13, 2017.)**

**FINAL REVIEW****E. 201 W CARRILLO ST****C-G Zone**

Assessor's Parcel Number: 039-312-015  
Application Number: MST2017-00293  
Owner: Drake Properties, Ltd.  
Applicant: Sherry & Associates

(Proposal for site improvements to the existing commercial center including: replacing the existing trash enclosure with a new enclosure, re-striping the parking lot, permitting a wrought iron barrier at 209 W. Carrillo Street, a new storefront at 211 W. Carrillo Street, new awnings, and filling in a window at the west elevation.)

**(Final Approval is requested. Project was last reviewed on October 4, 2017.)**

**CONTINUED ITEM****F. 924 STATE ST****C-G Zone**

Assessor's Parcel Number: 039-322-024  
Application Number: MST2017-00767  
Owner: Michael F. Rizor  
Applicant: Eric Voulgaris

(Proposal to repaint the exterior of an existing commercial building located in El Pueblo Viejo. The project includes repainting the doors and shutters, building exterior, and window trim.)

**(Action may be taken if sufficient information is provided. Project was last reviewed on November 29, 2017.)**

**NEW ITEM****G. 109 HARBOR WAY****HC/SD-3 Zone**

Assessor's Parcel Number: 045-250-004  
Application Number: MST2017-00827  
Owner: City of Santa Barbara  
Applicant: Ron James  
Architect: Omni Design Group

(This structure is a City Landmark: Naval Reserve Armory. Proposal to modify an existing wireless telecommunications facility. The project scope of work consists of removal of three existing antennas and the installation of 6 new antennas concealed inside an existing faux chimney that will be modified 14" wider; installation of new equipment units on lower roof deck consisting of 8 RRUs, 2 diplexers, and 1 OVP; run 2 new hybrid cables (12 coax cables and 3 RET cables); installation of 7 new diplexers inside existing ground equipment shelter; and the removal of 4 existing 2-1/2" coax and run 12 new 7/8" coax cables in existing conduit.)

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