



City of Santa Barbara
HISTORIC LANDMARKS COMMISSION
CONSENT MINUTES
JANUARY 9, 2019

11:00 A.M.
 David Gebhard Public Meeting Room
 630 Garden Street
SantaBarbaraCA.gov

COMMISSION MEMBERS:

Anthony Grumbine, *Chair*
 Steve Hausz, *Vice Chair*
 Wendy Edmunds
 Steve Hausz
 Ed Lenvik
 Bill Mahan
 Wayne Nemec
 Robert Ooley
 Julio J. Veyna

ADVISORY MEMBER: Dr. Michael Glassow
CITY COUNCIL LIAISON: Jason Dominguez
PLANNING COMMISSION LIAISON: Sheila Lodge

STAFF:

Tava Ostrenger, Assistant City Attorney
 Irma Unzueta, Design Review Supervisor
 Nicole Hernandez, Urban Historian
 Pilar Plummer, Planning Technician
 Heidi Reidel, Commission Secretary

ATTENDANCE

Members present: Mahan and Veyna
 Staff present: Hernandez and Plummer

REVIEW AFTER FINAL

A. 21 E CANON PERDIDO ST C-G Zone

Assessor's Parcel Number: 039-322-038
 Application Number: MST2018-00426
 Owner: El Centro Building LLC
 Architect: Anacapa Architecture
 Engineer: Windward Engineering
 Contractor: Skyline Construction

(The El Centro Building constructed in 1927 and designed by Edwards Plunkett and Howell is on the City's List of Potential Historic Resources as it is eligible for designation as a Structure of Merit. Proposal to replace selected windows and doors, install skylights, and construct exterior accessibility improvements. Project will address violations listed in ENF2018-00341.)

(Review After Final is requested for new exterior stairs and improvements to the entry sidewalk door layouts. Historic Resource findings are required. Project was last reviewed on August 22, 2018.)

Approval of Review After Final with the following finding and condition:

1. As required for Historic Resources in section 22.22.037 of the Municipal Code, the proposed alteration will not substantially and adversely alter the structure's appearance or remove a character-defining feature of the structure, site or natural feature.
2. The new exterior stair shall have knuckles on every other post with final review by staff.

CONTINUED ITEM**B. 536 BRINKERHOFF AVE****C-G Zone**

Assessor's Parcel Number: 037-163-001
Application Number: MST2018-00611
Owner: Robert Kautz

(The Folk Victorian residence constructed in 1904 is a designated Structure of Merit: Huffman Residence. Proposal to install new ornamental fencing along the property lines bordering Brinkerhoff and Cota Streets. A Minor Zoning Exception is required for the fence to be 48 inches tall within the first ten feet of the front lot line.)

(Action may be taken if sufficient information is provided. A Minor Zoning Exception is requested for the fence to be 48 inches tall within the first ten feet of the front lot line. Structure of Merit findings are required. Project was last reviewed on December 12, 2018.)

Continue indefinitely with the comment to return with a photo of the ornamental steel/galvanized fencing proposed or use traditional wood picket or wrought iron fencing with punched through horizontal members rather than welded pickets

CONTINUED ITEM**C. 813 ANACAPA ST****C-G Zone**

Assessor's Parcel Number: 037-052-033
Application Number: MST2018-00612
Owner: SIMA El Paseo LP
Applicant: Bob Cunningham

(This is a City Landmark: El Paseo. Proposal to permit the removal of two mature fern pine trees to be replaced with a new appropriate species.)

(Action may be taken if sufficient information is provided. Landmark findings are required. Project was last reviewed on December 12, 2018.)

Project Design Approval and Final Approval with the following findings as required for Landmarks in section 22.22.080 of the Municipal Code: the exterior alterations are being made primarily for the purposes of restoring the Landmark to its original appearance or in order to substantially aid in the preservation or enhancement of the Landmark.

NEW ITEM**D. 1415 STATE ST****C-G Zone**

Assessor's Parcel Number: 039-071-012
Application Number: MST2018-00652
Owner: Ampersand Capital LLC
Architect: Erin Carroll

(The Magnin Building is on the City's List of Potential Historic Resources as it is eligible for designation as a Structure of Merit. Proposal to address violations listed in ENF2009-00382 by permitting the removal of ten non-native trees and planting ten new species including nine New Zealand Christmas Trees and one African Tulip Tree.)

(Action may be taken if sufficient information is provided. Historic Resource findings are required.)

Project Design Approval and Final Approval with the following finding and condition:

1. As required for Historic Resources in section 22.22.037 of the Municipal Code, the proposed alteration will not substantially and adversely alter the structure's appearance or remove a character-defining feature of the structure, site or natural feature.
2. The corner tree will be a Sycamore instead of an African Tulip.

REVIEW AFTER FINAL**E. 318 LLOYD AVE****R-M Zone**

Assessor's Parcel Number: 029-172-004
Application Number: MST2018-00143
Owner: Alta Vista Foundation
Applicant: Windward Design Services LLC

(Proposal to renovate existing balconies and stairs along the front, rear and loggia of an existing multi-residential building located in El Pueblo Viejo. The project includes installing a new channel drain at the parking lot area, and permitting an existing trash enclosure. A Minor Zoning Exception is required for the trash enclosure to be located in the required interior setback.)

(Review After Final is requested for an Alternative Open Yard Design and Minor Zoning Exception for an "As-Built" trash enclosure. Project was last reviewed on December 12, 2018.)

Approval of Review After Final with conditions:

1. The posts for the trash enclosure shall be vertical instead of horizontal.
2. The Minor Zoning Exception criteria for the trash enclosure, have been met:
 - a. The improvements are sited such that they minimize impacts to abutting properties;
 - b. The project generally complies with applicable privacy, landscaping, noise, and lighting standards in the Single Family Design Board Good Neighbor Guidelines; and
 - c. The improvement will be compatible with the existing development and character of the neighborhood.
3. The Alternative Open Yard Design criteria, have been met:

- a. The alternative open yard design is necessary to provide flexibility in architectural style or site organization, such as the preservation of natural features, enhanced circulation, shared amenities, or the protection/creation of scenic views; and
- b. Approval of the alternative open yard design will meet the purpose of the required open yard.