



City of Santa Barbara

HISTORIC LANDMARKS COMMISSION

CONSENT AGENDA

JUNE 9, 2021

11:00 A.M.

This Meeting Will Be Conducted Electronically As
Described Below

COMMISSION MEMBERS:

Anthony Grumbine, *Chair*
Steve Hausz, *Vice Chair*
Dennis Doordan
Michael Drury
Wendy Edmunds
Ed Lenvik
Bill Mahan
Justin Manuel
Robert Ooley

ADVISORY MEMBER: Dr. Michael Glassow

CITY COUNCIL LIAISON: Kristen Sneddon

PLANNING COMMISSION LIAISON: Sheila Lodge

STAFF:

Tava Ostrenger, Assistant City Attorney
Irma Unzueta, Design Review Supervisor
Nicole Hernandez, Architectural Historian
Ted Hamilton, Assistant Planner
Mary Ternovskaya, Commission Secretary

IN ORDER TO PROMOTE SOCIAL DISTANCING AND PRIORITIZE THE PUBLIC'S HEALTH AND WELL-BEING, THE GOVERNOR OF THE STATE OF CALIFORNIA ISSUED EXECUTIVE ORDER N-29-20, WHICH ALLOWS LOCAL LEGISLATIVE BODIES TO HOLD MEETINGS VIA TELECONFERENCES WHILE STILL MEETING THE STATE'S OPEN AND TRANSPARENT MEETING REQUIREMENTS. COMMISSIONERS MAY PARTICIPATE ELECTRONICALLY. AS A PUBLIC HEALTH AND SAFETY PRECAUTION, THE DAVID GEBHARD PUBLIC MEETING ROOM WILL NOT BE OPEN TO THE GENERAL PUBLIC. THE CITY OF SANTA BARBARA STRONGLY ENCOURAGES AND WELCOMES PUBLIC PARTICIPATION DURING THIS TIME. PUBLIC PARTICIPATION IS AVAILABLE THROUGH THE FOLLOWING OPTIONS:

ELECTRONIC PARTICIPATION: Join Meeting Electronically at:

<https://attendee.gotowebinar.com/register/7735168070938837516>

You will be connected to audio using your computer's microphone and speakers (VoIP). A headset is recommended. You can also select the option to use your telephone, but you must use the Go To Webinar software to interact with the meeting. Select "Use Telephone" after joining the webinar and call in using the numbers below:

+1 (562) 247-8422

PIN: 339-504-229

Webinar ID: 892-702-995

Oral comments during a meeting may be made by electronic participation only.

WRITTEN PUBLIC COMMENT: Public comments may be submitted via email to HLCSecretary@SantaBarbaraCA.gov before the beginning of the Meeting. All public comments submitted via email will be provided to the Board and will become part of the public record. You may also submit written correspondence via US Postal Service (USPS); addressed to HLC Secretary, PO Box 1990, Santa Barbara, CA 93102-1990. However, please be advised, correspondence sent via USPS may not be received in time to process prior to the meeting and email submissions are highly encouraged. **Please note that the HLC may not have time to review written comments received after 4:30 p.m. the Tuesday before the meeting.**

All public comment that is submitted before 4:30 p.m. the Tuesday before the meeting will be published on the City's website at SantaBarbaraCA.gov/HLC. Comments provided via USPS or e-mail will be converted to a PDF before being posted on the City's website. **Note: comments will be published online the way they are received and without redaction of personal identifying information; including but not limited to phone**

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

number, home address, and email address. Only submit information that you wish to make available publicly.

PUBLIC COMMENT ON AGENDIZED ITEMS: Members of the public wishing to speak on a matter on the agenda must “raise their hand” in the GoToWebinar platform by selecting the virtual hand icon during the presentation of that item. The “raise hand” icon is generally located on most devices in the upper right hand corner of the screen. When persons are called on to speak, their microphone will be activated and they will be notified to begin speaking. Each speaker will be given a total of 2 minutes to address the Commission. Pooling of time is not permitted during meetings conducted electronically.

If you want to be listed as an interested party on an item you have the following options available to submit a request: 1. Submit an e-mail request to HLCSecretary@SantaBarbaraCA.gov, 2. Call the HLC Secretary at (805) 564-5470, ext. 4572, or 3. Submit a written request via US Postal Service (USPS); addressed to HLC Secretary, PO Box 1990, Santa Barbara, CA 93102-1990. **You will need to provide your Name, Email Address, Mailing Address, and the project number (PLN) you want to be added to.**

AGENDAS, MINUTES, REPORTS, & PUBLIC RECORD WRITINGS: Documents relating to agenda items are available for review online at SantaBarbaraCA.gov/HLC. If you have any questions about the posted documents, contact Ted Hamilton, Assistant Planner at 805 897 2687 or email THamilton@SantaBarbaraCA.gov. You may contact City Planning staff at (805) 564-5470 for general questions about the status of a case.

AMERICANS WITH DISABILITIES ACT: If you need 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. In order to promote social distancing and protect the health and wellbeing of the public, the City Clerk will no longer be accepting appeals over the counter at City Hall. For further information and guidelines on how to appeal a decision to City Council, please contact the City Clerk's office at Clerk@SantaBarbaraCA.gov as soon as possible. **Appeals and associated fee must be submitted in writing, and via email to Clerk@SantaBarbaraCA.gov and by first class mail postage prepaid within 10 calendar days of the meeting at which the Commission took action or rendered its decision. Appeals and associated fee post marked after the 10th calendar day will not be accepted.**

NOTE TO INTERESTED PARTIES: Only those persons who participate through public comment either orally or in writing on an item on this Agenda have standing to appeal the decision. Grounds for appeal are limited to those issues raised either orally or in written correspondence delivered to the review body at, or prior to, the public hearing.

STATE POLITICAL REFORM ACT SOLE PROPRIETOR ADVISORY: State law, in certain circumstances, allows an architect, engineer, or a person in a related profession who is a “sole practitioner” to make informational presentation of drawings or submissions of an architectural, engineering, or similar nature to the same Commission on which he or she is seated, if the practitioner does not advocate for the project.

LICENSING ADVISORY: The Business and Professions Code of the State of California and the Municipal Code of the City of Santa Barbara restrict preparation of plans for certain project types to licensed professionals. See HLC Guidelines 2.1.2A and 3.1.2C for specific information.

NOTICE: On Friday, June 4, 2021 this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street and online at SantaBarbaraCA.gov/HLC.

PLEASE BE ADVISED

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.

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.

NOTICE OF LINKED DIGITAL PLANS

Hyperlinks to project plans are provided in the agenda. If the project plan is available, you will see the address in the agenda displayed as a blue underlined text. To view the project plans, simply click on the blue underlined address. ***Architectural and Engineering drawings are made available to facilitate the public dialog only. All such material is subject to the restrictions of U. S. Copyright Law and may not be used for other purposes without obtaining the permission of the copyright holder.***

CONTINUED ITEM: PROJECT DESIGN APPROVAL AND FINAL APPROVAL

- A. [26 E GUTIERREZ ST](#)
- | | |
|---------------------------|---------------|
| Assessor's Parcel Number: | 037-254-004 |
| Zone: | M-C (C-M) |
| Application Number: | PLN2021-00225 |
| Owner: | Ryan Brown |
| Applicant: | Ed DeVicente |

(The building, constructed in 1925 as the Second Baptist Church, is a historic Structure of Merit as an important institution to Santa Barbara's African American/Black community. Proposal to replace 4 front elevation stained glass windows installed in the 1950s to match stained glass on the side elevations that dates to the construction dates of the 1920s stained glass, and to install planter boxes on existing windows in the tower.)

Project Design Approval and Final Approval are requested. Project requires consistency with the Project Compatibility Criteria and Historic Resource Findings. Project was continued two weeks at the May 26, 2021 Consent hearing.

CONTINUED ITEM: PROJECT DESIGN APPROVAL AND FINAL APPROVAL**B. 2227 STATE ST**

Assessor's Parcel Number: 025-191-007
Zone: RS-7.5 (E-3)
Application Number: PLN2017-00486
Owner: James E. Wilson Jr. Living Trust
James Wilson, Trustee
Applicant: Jeff Gorrell, LMA Architects

(The English Vernacular style residence constructed in 1922 is on the City's List of Potential Historic Resources, as it is eligible for designation as a Structure of Merit. Proposal for an approximately 195 square foot first-floor rear addition, and an approximately 193 square foot rear basement addition/remodel, to an existing 2,023 square foot single-unit residence. The project includes adding a new detached 528 (gross) square foot rear carport and 63 square foot rear trellis. The proposed total of 2,852 square feet on an 8,400 square foot lot is 85% of the maximum required floor-to-lot area ratio. Project no longer requires a Modification from the Staff Hearing Officer for the proposed open yard.)

Project Design Approval and Final Approval are requested. Project requires Neighborhood Preservation Ordinance Findings and Historic Resource Findings. Project was last reviewed July 22, 2020.

NEW ITEM: PROJECT DESIGN APPROVAL**C. 15 E ANAPAMU ST**

Assessor's Parcel Number: 039-183-028
Zone: C-G (C-2)
Application Number: PLN2021-00230
Owner: Randy Langel
Applicant: Paul Zink

(Proposal for a renovation of the front elevation to include altering the location of 2nd floor windows, removing and reinstalling the existing clay tile roof, installing an air conditioner condenser to the roof, and replacing the fabric awnings at the front elevation.)

Project Design Approval is requested. Project requires consistency with the Project Compatibility Analysis Criteria.

REVIEW AFTER FINAL APPROVAL

D. [1334 ANACAPA ST](#)
Assessor's Parcel Number: 029-071-001
Zone: O-R (R-O)
Application Number: PLN2020-00445
Owner: Fenton Family Trust
Applicant: Annie Fenton

(The Queen Anne Free Classic style building, constructed in 1910 is eligible for designation as a Structure of Merit and is a contributing historic structure to El Pueblo Viejo Landmark District. Proposal to install a new 5'-0" tall wrought iron privacy fence, new 5'-0" tall wrought iron pedestrian gate at the concrete walkway, and two new 5'-0" tall wrought iron driveway gates.)

Review After Final is requested for changes to the approved fence pillar design. Project requires substantial conformance to the plans granted Final Approval on February 17, 2021, which was when the project was last reviewed.