



City of Santa Barbara
HISTORIC LANDMARKS COMMISSION
CONSENT MINUTES
FEBRUARY 3, 2021

11:00 A.M.

This Meeting Was Conducted Electronically
SantaBarbaraCA.gov

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, Urban Historian
Pilar Plummer, Assistant Planner
Heidi Reidel, Planning Technician I

ATTENDANCE

Members present: Mahan, Manuel, and Grumbine (Item A)

Staff present: Hernandez; Timmy Bolton, Associate Planner; Plummer; and Ted Hamilton, Assistant Planner

PROJECT DESIGN APPROVAL AND FINAL APPROVAL

A. 219 W ARRELLAGA ST

Assessor's Parcel Number: 027-221-003

Zone: R-MH

Application Number: PLN2020-00578

Owner: Whitaker, Thomas

Applicant: Chris Cottrell, Native Son Design Studio

(The Folk Victorian style residence, constructed in 1903 is a designed Structure of Merit. Proposal to construct a new 166-square-foot covered entry at the historic residence.)

Project Design Approval and Final Approval are requested. Neighborhood Preservation Ordinance and Structure of Merit Findings are required.

Continue two weeks with comments:

1. Drop the porch roof under the eave for roof clearance.
2. Align the bottom of the porch beam with the top of the door casing.
3. Columns are to be shorter.
4. Bring porch railing top of wall line up with existing moldings on the doorframe.
5. Provide photos of existing similar Queen Anne Free Classic style residences in Santa Barbara, which have similar details for moldings and porch columns; some can be found in the Brinkerhoff Historic District.

REVIEW AFTER FINAL APPROVAL**B. 1816 STATE ST**

Assessor's Parcel Number: 027-032-021
 Zone: C-G
 Application Number: PLN2009-00281
 Owner: Alamar li, LLC
 Applicant: Bryan Murphy, Murphy & Associates Architects
 Organization: Fiesta Inn & Suites

(Proposal for an addition and exterior alterations to an existing three story commercial building. The proposal includes facade alterations, a 210 square foot lobby addition and 92 square foot. entry porch, a tower addition with a 138 square foot storage room, a 270 square foot storage room addition on the 3rd floor of the building, a new 312 square foot deck, two new patio areas totaling 585 square feet, widening the second floor corridor by 164 square feet, removal of exterior stairs, new wall fountain, and alterations to the existing parking lot. Approval of this project will abate violations outlined in ENF2008-01335.)

Review After Final is requested for the installation of decorative accent tiles at four faces of the tiled dome and a simplified cupola atop the dome. Additional changes include: the installation of quarried sandstone surrounds at the arched arcade, new accent tile bands at the archway undersides and columns, replacement of the existing concrete curb at the arcade area with sandstone curbs, and the removal of the planter at the south side of the parking lot. The project was last reviewed December 12, 2018.

Approval of Review After Final with comments:

1. Approval is granted for Alternate A.
2. The Consent Reviewer would prefer to keep the 12-inch planter along the walkway, so long as it is not required to be removed for code requirements.

PROJECT DESIGN APPROVAL AND FINAL APPROVAL**C. 721 CHAPALA ST**

Assessor's Parcel Number: 037-530-035
 Zone: C-G
 Application Number: PLN2020-00642
 Owner: Paseo Chapala Residential/Office Association
 Applicant: John Campanella

(Proposal to remove two Floss Silk (Ceiba speciosa) trees that were determined by an arborist report to be inappropriately large for their current location identified on approved landscape plan.)

Project Design Approval and Final Approval are requested. Findings for Tree Removals are required.

Public Comment:

The following individuals spoke:

1. Erin Carroll

Correspondence from Bob Cunningham and John Campanella was acknowledged.

Deny the removal of the two Floss Silk trees with comments:

1. The trees appear to be healthy and large, therefore pruning is suggested rather than removal.
2. Currently there is no visible damage caused by the trees.
3. They enhance the existing building, and the required findings for removal cannot be made.

FINAL APPROVAL**D. 920 SUMMIT RD**

Assessor's Parcel Number: 015-300-001
 Zone: A-2/SD-3
 Application Number: PLN2020-00472
 Owner: Montecito Country Club, LLC
 Applicant: Steve Welton, SEPPS, INC.

(The Montecito Country Club, constructed in 1916-1918 by Bertram Goodhue, and altered in 1921 by George Washington Smith was designated a Structure of Merit on October 16, 2019 . Proposal for a new 1,110 square foot Golf Simulator Facility that will be located adjacent to the existing tennis courts, tennis building, cart storage building, and clubhouse. The new building consists of two golf simulation hitting bays, and includes all related mechanical, electrical, and associated site work to accommodate the new facility. Development Plan Approval is required for the construction of new non-residential floor area. The project must be found by the Community Development Director to be in Substantial Conformance with the original project approval under PLN2005-00831.)

Final Approval is requested. Projects requires substantial conformance to the plans that received Project Design approval on December 9, 2020, which is when the project was last reviewed.

Final Approval as submitted.

REVIEW AFTER FINAL APPROVAL**E. 2014 GARDEN ST**

Assessor's Parcel Number: 025-331-016
 Zone: RS-15
 Application Number: PLN2018-00103
 Owner: S.B. Restore, LLC
 Applicant: Serena McClintick, Harrison Design

(The Mission Revival style residence, constructed in 1894, Crocker Row House #2, is on the City's Potential Historic Resources List. Proposal for a remodel and site alterations to the single residential unit, including demolition of the existing two-car garage, for a new 745 square foot two-car garage and storage structure. Project involves removal of the sunroom off the second story to be replaced with a first-floor breakfast room, alterations to windows and doors, re-roofing, and improvements to the existing covered porch. Additional site alterations include changing the gravel driveway to permeable

pavers, changes to hardscape and landscape, removal of 10 non-specimen trees, and relocation of two fruit trees. This project will address Building Violation BLD2016-02590 by removal of the existing fountain from the rear yard. The proposed total of 4,154 square feet on a 13,900 square foot lot is 99% of the maximum required floor-to-lot area ratio.)

Review After Final is requested for revisions to the scope of work, including replacing the existing two-story sunroom at the east elevation with a one-story breakfast room at the main level, and minor alterations to the doors and windows at the west elevation.

Approval of Review After Final as submitted.