



City of Santa Barbara
HISTORIC LANDMARKS COMMISSION
CONSENT MINUTES
MAY 12, 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, Architectural Historian
Ted Hamilton, Assistant Planner
Mary Ternovskaya, Commission Secretary

ATTENDANCE

Members present: Mahan and Edmunds
Staff present: Hernandez and Hamilton

REVIEW AFTER FINAL APPROVAL

A. [214 E DE LA GUERRA ST](#)
Assessor's Parcel Number: 031-082-002
Zone: C-G
Application Number: PLN2016-00447
Owner: Betty Jo Lauritson Trust
Betty Lauritson, Trustee
Applicant: Laura Benard, The Cearnal Collective

(The Louisa Ygnacio House, constructed in the Italianate style in 1875 is a designated City Landmark. Proposal consists of a 26-unit mixed-use development to be developed on three parcels under the Average Unit-Size Density (AUD) Program. The project proposes to demolish an existing two-story, 2,464 square foot, four-unit apartment complex (226 E. De La Guerra St.), three sheds, and a surface parking lot, and construct a four-story (subterranean parking plus three stories fully above grade), 30,835 square foot mixed-use building that includes 14,004 square feet of residential area and 4,749 square feet of commercial floor area. Forty-four parking spaces will be provided by a partially subterranean parking garage. The residential component comprises 26 AUD rental apartments with an average unit size of 539 square feet. The three parcels have a General Plan Land Use designation of Commercial/High Residential (28-36 dwelling units per acre). The proposed density on the total of .44 acres will be 60 units per acre, as allowed by the AUD Priority Housing Overlay (37-63 dwelling units per acre). The Louisa Ygnacio House and duplex at 214 E. De La Guerra will be preserved and renovated.)

Review After Final is requested to permit an as-built site wall for a monument sign. Project requires substantial conformance to the plans that received Final Approval on December 13, 2017. Project was last reviewed at Consent October 14, 2020.

Public Comment:

The following individuals spoke:

1. Virginia Rehling
2. Niki Valner

Continue two weeks to the Full Commission with comments:

1. The wall is inappropriate for the sign due to its location close to the Ignacio House.
2. The wall does not substantially conform to the plans that received Final Approval.