NEW ITEM: PROJECT DESIGN APPROVAL AND FINAL APPROVAL

A. **436 STATE ST**
   - Assessor’s Parcel Number: 037-212-001
   - Zone: M-C
   - Application Number: PLN2020-00231
   - Owner: Laxman Perera
   - Architect: Tom Ochsner

(Proposal for exterior safety improvements to an existing commercial building located in El Pueblo Viejo Landmarks District in response to COVID-19. Project includes the removal of existing wrought iron railing at the outdoor dining area of Santa Barbara Craft Ramen, and installation of a new glass frameless safety separation at a maximum 6'-0" in height.)

Project Design Approval and Final Approval are requested.

Project withdrawn at the applicant's request.
(Proposal to demolish the existing 1,965 net square foot, one-story non-residential building and construct a 19,179 square foot, three-story mixed-use building on an 18,568 square foot lot. The project consists of 1,289 square feet of commercial floor area and 23 residential units. The unit mix will include 8 studios, 10 one-bedroom units, and 5 two-bedroom units, with an average unit size of 777 square feet. Parking will be provided with a subterranean parking garage containing 29 parking spaces, storage, and service areas. Of the 27 trees on the property, 9 would be retained and protected, 15 removed, 3 relocated, and 17 new specimen trees and palms added. This is an AUD Priority Housing development with a proposed density of 53 dwelling units per acre. Project is within the Commercial/High Residential Priority Overlay (37-63 du/ac).)

Review After Final is requested to remove a non-historic flag pole. Project was last reviewed and granted Final Approval on September 19, 2018.

Continue the item to the Full Commission Agenda for June 10, 2020, for the Full Commission to weigh in on the removal of the flag pole.