



# City of Santa Barbara

## Planning Division

### HISTORIC LANDMARKS COMMISSION CONSENT MINUTES

**Wednesday, February 10, 2016**      **David Gebhard Public Meeting Room: 630 Garden Street**      **11:00 A.M.**

**COMMISSION MEMBERS:**  
PHILIP SUDING, *Chair*  
CRAIG SHALLANBERGER, *Vice-Chair*  
MICHAEL DRURY  
ANTHONY GRUMBINE  
WILLIAM LA VOIE  
BILL MAHAN  
FERMINA MURRAY  
JUDY ORÍAS  
JULIO JUAN VEYNA

**ADVISORY MEMBER:** DR. MICHAEL GLASSOW  
**CITY COUNCIL LIAISON:** JASON DOMINGUEZ  
**PLANNING COMMISSION LIAISON:** SHEILA LODGE

**STAFF:** JAIME LIMÓN, Design Review Supervisor / Historic Preservation Supervisor  
NICOLE HERNÁNDEZ, Urban Historian  
JOANNA KAUFMAN, Planning Technician  
JENNIFER SANCHEZ, Commission Secretary

**Website:** [www.SantaBarbaraCa.gov](http://www.SantaBarbaraCa.gov)

### ATTENDANCE:

Representatives present: Bill Mahan  
Staff present: Joanna Kaufman

### REVIEW AFTER FINAL

**A. 209 STATE ST** **HRC-2/SD-3 Zone**

Assessor's Parcel Number: 033-042-012  
Application Number: MST2015-00193  
Owner: City of Santa Barbara  
Owner: Ken Oplinger  
Applicant: Brian D'Amour, Public Works

(On behalf of the Neighborhood Improvement Task Force [NITF], the project proposes to install the brick bench sculpture titled "Crescent Crossing," by Donald Davis, on the west side of the train station in an existing scored concrete sidewalk area. The bench will have brick crescent-shaped surround with a header course border and herringbone field pattern. This project is adjacent to the designated City Landmark: Southern Pacific Railroad Station.)

**(Review After Final for proposed sculpture plaque. Project last reviewed on November 18, 2015.)**

#### **Approval of Review After Final with comments:**

1. Plaque shall be placed on the south side of the sculpture to be centered on the larger element.
2. Plaque shall be cleaned upon installation.

**PROJECT DESIGN AND FINAL REVIEW****B. 508 E MICHELTORENA ST****R-2 Zone**

Assessor's Parcel Number: 029-031-002  
Application Number: MST2015-00431  
Owner: Dan Bocek  
Designer: Brian Miller

(This is a revised project description. Proposal to convert the existing 224 square feet of attic space above a 500 square foot detached garage to habitable space with a half bathroom. An exterior staircase to the new habitable space above the detached garage is proposed to encroach into the required open yard area. Additional exterior alterations to the detached garage include new roof dormers and a skylight. Staff Hearing Officer approval was granted for an open yard modification to reduce the size of the required open yard and two interior setback modifications to allow the "as-built" garage with "as-built" accessory space above and a window to encroach into the required interior setbacks. This project addresses violations associated with enforcement case ENF2015-00355. This property is a contributing historic resource to the Potential Bungalow Haven Historic District.)

**(Project Design and Final Approval are requested. Project must comply with Staff Hearing Officer Resolution No. 002-15. Project last reviewed on September 23, 2015.)**

Public Comment:

1. Joan Marshall, neighbor, expressed a desire for assurance that the retaining wall and drainage will be completed accurately.
2. Terri Minshull, neighbor, expressed concerns with the project.

**Project Design and Final Approval as submitted.**

**NEW ITEM****C. 614 CHAPALA ST****C-M Zone**

Assessor's Parcel Number: 037-131-020  
Application Number: MST2016-00037  
Owner: Max H. Baril  
Architect: Ryan Mills

(Proposal for a 181 square foot non-residential addition to the rear of an existing 170 square foot commercial building. An existing fence and rear trellis and patio will be demolished. The proposed total of development is 351 square feet. No alterations are proposed to the adjacent office building. The allocation of this non-residential addition was originally reviewed under permit MST2013-00397. The adjacent structure is on the City's List of Potential Historic Resources: formerly C & H Chevrolet, currently George Young Chevrolet Building, constructed in 1946.)

**(Action can be taken if sufficient information is provided. Project must comply with Planning Commission Resolution No. 012-14.)**

**Project Design and Final Approval as submitted.**

**NEW ITEM****D. 24 E COTA ST****C-M Zone**

Assessor's Parcel Number: 037-173-051  
Application Number: MST2016-00043  
Owner: Rycama, LLC (CA)  
Applicant: Wayne Labrie

(Proposal for a new high-density polyethylene tensile shade structure to cover the employee patio of an existing commercial building. The patio is only visible from the paseo leading to City Lot #11. This property is on the City's List of Potential Historic Resources: Old Livery Stable & Carriage Factory, Sprague Livery Stable.)

**(Action can be taken if sufficient information is provided.)**

**Continued indefinitely to the Consent calendar with comments:**

1. The shade structure as proposed is too contemporary and not appropriate to El Pueblo Viejo Landmark District.
2. The mast is unacceptable.
3. The material and color are acceptable.
4. The shade structure should be attached to the building and hung in a more traditional manner.