



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW CONSENT CALENDAR

**630 Garden Street**

**1:00 P.M.**

**Monday, November 03, 2008**

**BOARD MEMBERS:**

MARK WIENKE, Chair  
CHRISTOPHER MANSON-HING, Vice-Chair, (Consent Calendar Representative)  
CLAY AURELL  
JIM BLAKELEY  
CAROL GROSS, (Consent Calendar Representative)  
GARY MOSEL  
DAWN SHERRY, (Consent Calendar Representative)  
PAUL ZINK

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** BRUCE BARTLETT

**STAFF:**

JAIME LIMÓN, Design Review Supervisor  
MICHELLE BEDARD, Planning Technician  
KATHLEEN GOO, Commission Secretary

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

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**PLEASE BE ADVISED**

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street in a sequential manner as listed on the Consent Calendar Agenda. For example item "A" listed on the Consent Calendar will be heard first and item "Z" heard last. 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 for hearing the item, the item will be moved to the end of the calendar agenda.

The applicant's presence is suggested so that the applicant can answer questions and discuss potential conditions of approval, thereby avoiding project continuances. If an applicant cancels or postpones an item without providing advance notice, the item will be postponed indefinitely and will not be placed on the following Architectural Board of Review (ABR) agenda.

Actions on the Consent Calendar agenda are reported to the Full Board at the next regular meeting. The Full Board has the discretion to ratify or not ratify the Consent actions. The Consent Calendar reviewing member of the ABR may refer items to the Full Board for review.

Decisions of the ABR may be appealed to the City Council. For further information on appeals, contact the Planning Division Staff or the City Clerk's office, City Hall, 735 Anacapa St. Appeals must be in writing and must be filed with the City Clerk at City Hall within ten (10) calendar days of the date the action is ratified, (at the next regular Full Board meeting of the ABR).

**AGENDAS, MINUTES and REPORTS:** Copies of all documents relating to agenda items are available for review at 630 Garden St. and agendas and minutes are posted online at [www.SantaBarbaraCa.gov/abr](http://www.SantaBarbaraCa.gov/abr). Materials related to an item on this agenda submitted to the ABR after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden St., during normal business hours. If you have any questions or wish to review the plans, please contact Michelle Bedard, at (805) 564-5470 between the hours of 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other

Friday or by email at [mbedard@santabarbaraca.gov](mailto:mbedard@santabarbaraca.gov). Please check our website under City Calendar to verify closure dates.

**AMERICANS WITH DISABILITIES ACT:** In compliance with the Americans with Disabilities Act, if you need special assistance to gain access to, comment at, or participate in this meeting, please contact the Planning Division at 805-564-5470. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

**POSTING:** That on Wednesday, October 29, 2008 at 4:00 p.m., this Agenda was duly posted on the indoor and outdoor bulletin boards at the Community Development Department, 630 Garden Street, and online at [www.SantaBarbaraCa.gov/abr](http://www.SantaBarbaraCa.gov/abr).

**PUBLIC COMMENT:** Any member of the public may address the Architectural Board of Review Consent Representative for up to two minutes on any subject within their jurisdiction that is not scheduled for a public discussion before the Board on that day.

### **CONTINUED ITEM**

**A. 630 E MONTECITO ST M-1 Zone**

Assessor's Parcel Number: 017-030-010  
Application Number: MST2008-00464  
Owner: Southern California Gas Company  
Applicant: Jamil Hershawe

(Proposal for installation of a Healy Phase II Enhanced Vapor Recovery System, including the clean air separator tank and protective bollards on an existing commercial property.)

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

### **FINAL REVIEW**

**B. 130 S HOPE AVE D-13 C-2/SD-2 Zone**

Assessor's Parcel Number: 051-010-007  
Application Number: MST2008-00388  
Owner: Macerich Company  
Applicant: Conceptual Motion Company  
Architect: Architectural Design Guild  
Business Name: Peek Aren't You Curious

(Proposal for a new storefront entry to an existing tenant space at the La Cumbre Plaza (Building D, Suite 108). No new additional square footage is proposed. The project received approval for an exterior façade remodel under MST2008-00281 on 7/21/08 acknowledging that the windows and entry doors would be reviewed by the individual tenant in a separate case.)

**(Preliminary Approval granted 8/25/08. Final Approval is requested.)**

**FINAL REVIEW****C. 130 S HOPE AVE****C-2/SD-2 Zone**

Assessor's Parcel Number: 051-010-007  
Application Number: MST2008-00451  
Owner: Macerich Company  
Applicant: Conceptual Motion Company  
Architect: Benson & Bohl Architects

(Proposal to remodel 273 linear feet of facade alterations at La Cumbre Plaza Building D, Suites D100, D102, and D115. The proposal will not alter the existing tenant spaces.)

**(Preliminary Approval granted 10/27/08. Final Approval is requested.)**

**REFERRED BY FULL BOARD****D. 930 MIRAMONTE DR****A-1 Zone**

Assessor's Parcel Number: 035-023-003  
Application Number: MST2004-00743  
Agent: Trish Allen  
Owner: Visiting Nurse & Hospice Care of Santa Barbara  
Architect: Phillips Metsch Sweeney Moore  
Landscape Architect: Bob Cunningham

(Proposal to construct a new 18-bed hospice facility. The project would consist of an 11,370 square foot addition to an existing 3,760 square foot structure, with a 22 space underground parking garage below the new structure and 5 uncovered spaces on the 5.5 acre parcel. The existing 1,132 square foot Garden Center building would be demolished to make way for necessary site improvements. The project includes 4,910 cubic yards of grading for the new structure and also proposed is the widening of the existing access road for two-way traffic, which will require retaining wall construction and additional grading. Project received Planning Commission approval on 11/15/2007 (Resolution No. 046-07).)

**(Final Approval of phase three is requested.)**

**NEW ITEM****E. 1921 BATH ST****R-4 Zone**

Assessor's Parcel Number: 025-352-009  
Application Number: MST2008-00460  
Owner: Joan Chapin Robertson, Trustee  
Applicant: Kenneth Kruger

(Proposal for a 273 square foot second-story addition to an existing 548 square foot one-story residential unit to result in a two-story 821 square foot unit. The 7,500 square foot parcel is currently developed with two residential units, a one-story 1,524 square foot unit and the existing one-story 548 square foot unit. An existing attached two-car garage will remain. No alterations or additions are proposed for the existing 1,524 square foot unit.)

**(Concept Review.)**

**NEW ITEM****F. 1906 CLIFF DR****C-P/R-2 Zone**

Assessor's Parcel Number: 035-141-008  
Application Number: MST2008-00493  
Owner: McDonald's Corporation  
Architect: Cearnal Andrulaitis  
Owner: Levon Investments/Investec

(Proposal to abate violations of ENF2008-01014 and permit "as-built" roof top equipment, including the replacement of duct work, exhaust ventilator, restroom exhaust fan and platforms for existing roof top mechanical equipment. Proposal includes painting the visible mechanical rooftop equipment.)

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

**NEW ITEM****G. 3987 STATE ST****C-2/SD-2 Zone**

Assessor's Parcel Number: 051-010-021  
Application Number: MST2008-00498  
Owner: Five Points Shopping Center, FW CA  
Landscape Architect: Van Atta Associates

(Proposal to replace existing turf with drought-tolerant landscaping at two locations in front of Fresco's Cafe in the Five Points Center. The proposal will abate ENF2007-00016.)

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

**NEW ITEM****H. 221 HITCHCOCK WAY****R-3/P-D/SP-4/SD-2 Zone**

Assessor's Parcel Number: 051-240-010  
Application Number: MST2008-00482  
Owner: Pacific Oaks Ltd.  
Agent: Craig Minus

(Proposal to remove six (6) existing eucalyptus trees which are too close to the buildings. The proposal will abate violations in ENF2008-00241. The property is currently developed with a 111 unit apartment complex.)

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

**NEW ITEM****I. 1000 BLK W CARRILLO ST 2106 SEG ID**

Assessor's Parcel Number: ROW-002-106  
Application Number: MST2008-00350  
Owner: City of Santa Barbara, Public Works Department  
Applicant: Lisa Arroyo, Project Engineer

(Proposed project on the north side of Carrillo Street to include the installation of new sidewalk installation grading and formwork, sidewalk access ramps, curb and gutter, retaining structures (as needed) and landscaping.)

**(Landscaping Review.)**