



# City of Santa Barbara

## Planning Division

### ARCHITECTURAL BOARD OF REVIEW

**REVISED**  
*(to add public comment)*  
**CONSENT MINUTES**

**Monday, September 28, 2015**      **David Gebhard Public Meeting Room: 630 Garden Street:**      **1:00 P.M.**

**BOARD MEMBERS:**      KIRK GRADIN – CHAIR (Consent Agenda Representative)  
                                  SCOTT HOPKINS – VICE-CHAIR  
                                  THIEP CUNG  
                                  COURTNEY JANE MILLER (Consent Agenda Landscape Representative)  
                                  STEPHANIE POOLE (Consent Agenda Representative)  
                                  AMY FITZGERALD TRIPP  
                                  WM. HOWARD WITTAUSCH

**CITY COUNCIL LIAISON:**      DALE FRANCISCO  
**PLANNING COMMISSION LIAISON:**      JOHN CAMPANELLA  
**PLANNING COMMISSION LIAISON (Alternate):**      SHEILA LODGE

**STAFF:**      JAIME LIMÓN, Design Review Supervisor  
                          SUSAN GANTZ, Planning Technician  
                          KATHLEEN GOO, Commission Secretary

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

Representatives present:      Stephanie Poole and Courtney Jane Miller.  
 Staff present:      Susan Gantz.

**ABR - NEW ITEM**

**A.      1150 SAN ROQUE RD**      **A-1 Zone**  
                  Assessor's Parcel Number:      055-171-007  
                  Application Number:      MST2015-00450  
                  Owner:      City of Santa Barbara  
                  Applicant:      Alelia Parenteau

(Proposal to replace all existing exterior light fixtures at the Cater Water Treatment Plant. The existing high-pressure sodium and metal halide fixtures will be replaced with high-efficiency, low-profile LED fixtures that will be motion-sensing and will reduce light output for increased energy and cost efficiency. The quantity and location of the fixtures will remain the same.)

Present:      Alelia Parenteau, Administrative Analyst II.

**Project Design Approval and Final Approval with the condition that the color shall be "silver."**  
 Poole/Miller, 2/0/0. Motion carried.

**ABR - FINAL REVIEW****B. 540 W PUEBLO ST****C-O Zone**

Assessor's Parcel Number: 025-090-046  
Application Number: MST2007-00092  
Applicant: Kenneth Marshall  
Owner: Cancer Center of Santa Barbara  
Architect: Cearnal Andrulaitis, LLP  
Landscape Architect: Martha Degasis

(Previously approved project: The proposal comprised a new comprehensive outpatient cancer treatment facility and rental housing for the Cancer Center of Santa Barbara. The project site includes ten lots located between W. Junipero and W. Pueblo Streets that will be merged into one, 3.38-acre lot. The Breast Cancer Resource Center was operating in a 2,392 square foot residential building at 525 W. Junipero Street, which was converted to a non-residential use as part of the approved project. The adjacent vacant parcel at 529 W. Junipero Street was approved for a new residential duplex. The project has now been revised to convert the Breast Cancer Resource Center building back to residential use as a duplex and construct a new, non-residential, 2,268 square foot, 110-seat auditorium on the vacant lot. A Planning Commission Substantial Conformance Determination is required.)

**(Final Approval of architectural details, lighting, landscape, and hardscape for the Parking Structure and Grading portion of the project. This portion was last reviewed on April 6, 2015.)**

Present: Lisa Liles, Cearnal Andrulaitis; Martha Degasis, Landscape Architect; and Kathleen Kennedy, Associate Planner.

Public Comment: Kathleen and John Denver, with concerns about grading and drainage.

**Final Approval as submitted.**

Poole/Miller, 2/0/0. Motion carried.

**ABR - NEW ITEM****C. 1819 CLIFF DR****C-P/R-2/SD-3 Zone**

Assessor's Parcel Number: 045-013-002  
Application Number: MST2015-00140  
Owner: Ernest J. Panosian, Trustee  
Architect: CDL Associates, Inc.  
Engineer: Craig Anderson  
Business Name: Wells Fargo Bank  
Agent: GBA, Inc.

(Proposal to remove an existing prefabricated ATM, surround, and concrete pad and replace with a new prefabricated Wells Fargo ATM, surround, and a new concrete pad. Also proposed is to restripe an existing parking space to be ADA-accessible. A separate application will be submitted for new ATM signage.)

Present: Spencer Regnary, Applicant.

**Project Design Approval and Final Approval as noted on plan Sheet A1.1.**

Poole/Miller, 2/0/0. Motion carried.

**ABR - PROJECT DESIGN AND FINAL REVIEW****D. 200 BLK S CANADA ST**

Assessor's Parcel Number: ROW-001-508  
Application Number: MST2015-00150  
Applicant: Verizon Wireless  
Architect: Nestor Popowych  
Owner: City of Santa Barbara

**(This is a revised project description:** Proposal for a new small cell wireless installation for Verizon Wireless within the public right-of-way on the northwest side of S. Canada Street and to the northwest of Indio Muerto Street. The proposal includes a new wireless antenna to be mounted on an existing utility pole, increasing the height of the pole from 29'-2" to 32'-2". A new wireless GPS antenna will be mounted on the pole at a height of 11'-0". The associated equipment cabinet will be pole-mounted, with all equipment mounted above 7'-0", and a 3'-0" tall wireless meter pedestal will be installed next to the utility pole. There will be a 94 linear foot long horizontal bore of 3" diameter PVC conduit at 3'-0" below grade from the proposed installation site to an existing underground electrical vault. No trees are proposed to be removed. A Public Works encroachment permit was approved under application PBW2014-01347.)

**(Requires No Visual Impact findings. Project was last reviewed on August 31, 2015.)**

Present: Vivion Crawford, Verizon Wireless.

**Project Design Approval and Final Approval with conditions:**

- 1) As noted on plan Sheet A-2; and direction to move the meter pedestal directly under the pole equipment location against the pole.
- 2) Reproduce the Arborist Report on the plans.
- 3) Regarding Wireless Antennas (SBMC 22.87), the project has been reviewed by the Architectural Board of Review in consideration of the proposed antennas and requirement installation with nearby buildings, appropriate screening, site location, and antenna color and size, and made the finding that there are no adverse visual impacts, based on the requested revised pedestal location and pole location. Miller/Poole, 2/0/0. Motion carried.

**\*\* CONSENT REVIEW ADJOURNED AT 1:45 P.M. \*\***