



# City of Santa Barbara Planning Division

Item E interested parties corrected.

## HISTORIC LANDMARKS COMMISSION REVISED CONSENT AGENDA

**Wednesday, November 5, 2014 David Gebhard Public Meeting Room: 630 Garden Street 11:00 A.M.**

**COMMISSION MEMBERS:**

PHILIP SUDING, *Chair*  
BARRY WINICK, *Vice-Chair*  
MICHAEL DRURY  
WILLIAM LA VOIE  
BILL MAHAN  
FERMINA MURRAY  
JUDY ORÍAS  
CRAIG SHALLANBERGER  
DONALD SHARPE

**ADVISORY MEMBER:**

DR. MICHAEL GLASSOW

**CITY COUNCIL LIAISON:**

DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** SHEILA LODGE

**STAFF:**

JAIME LIMÓN, Design Review Supervisor / Historic Preservation Supervisor  
NICOLE HERNÁNDEZ, Urban Historian  
JOANNA KAUFMAN, Planning Technician  
GABRIELA FELICIANO, Commission Secretary

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

### 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 Agenda. 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 consent agenda.

The applicant's presence is suggested in order to respond to 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 Historic Landmarks Commission (HLC) agenda.

Actions on the Consent Agenda are reported to the Full Commission at the 1:30 P.M. meeting on the same day. The Full Commission has the discretion to ratify or not ratify the Consent actions. The Consent Calendar reviewing member of the HLC may refer items to the Full Board for review.

Decisions of the HLC 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 HLC).

**AMERICANS WITH DISABILITIES ACT:** If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, please contact the HLC Commission Secretary at (805) 564-5470, extension 3310, or by email at [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov). If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

CEQA Guidelines §15183 Exemptions (Projects Consistent with the General Plan). Under this California Environmental Quality Act (CEQA) Guidelines section, projects with new development (new nonresidential square footage or new residential units) qualify for an exemption from further environmental review documents if (1) They are consistent with the General Plan development density evaluated in the 2011 General Plan Program Environmental Impact Report, and (2) any potentially significant project-specific impacts are addressed through existing development standards. Section 15183 exemptions are determined by staff based on a preliminary environmental review process. A decision-maker CEQA finding is required for a Section 15183 exemption. City Council General Plan environmental findings remain applicable for the project.

**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/HLC](http://www.SantaBarbaraCA.gov/HLC). . If you have any questions or wish to review the plans, please contact Joanna Kaufman, Historic Landmarks Commission (HLC) Planning Technician, at (805) 564-5470, extension 4472, or by email at [JKaufman@SantaBarbaraCA.gov](mailto:JKaufman@SantaBarbaraCA.gov). Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday. Please check our website under *City Calendar* to verify closure dates. Materials related to an item on this agenda submitted to the HLC after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden Street, during normal business hours. Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the HLC and that are distributed to a majority of all of the members of the HLC during the meeting are available for public inspection by the door at the back of the David Gebhard Public Meeting Room, 630 Garden Street, Santa Barbara, CA.

**NOTICE:** On Friday, October 31, 2014, this Agenda was posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street, and online at [www.SantaBarbaraCA.gov/HLC](http://www.SantaBarbaraCA.gov/HLC).

**PUBLIC COMMENT:** Any member of the public may address the Historic Landmarks Commission Consent Representatives for up to two minutes on any subject within their jurisdiction that is not scheduled on this agenda for a public discussion. Public comment submitted prior to the scheduled meeting, can be submitted via email to: [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov) or by mail to: City of Santa Barbara, Community Development Dept./Planning Div., P.O. Box 1990, Santa Barbara, CA 93102.

### **CONTINUED ITEM**

**A. 34 W VICTORIA ST C-2 Zone**

Assessor's Parcel Number: 039-131-016  
Application Number: MST2014-00330  
Owner: Victoria Street Partners, LLC  
Architect: Brian Cearnal

(Proposal to provide a new outdoor dining patio area for the Santa Barbara Public Market.)

**(Action can be taken if sufficient information is provided. This project was last reviewed on October 22, 2014.)**

### **NEW ITEM**

**B. 3 ROSEMARY LN E-1 Zone**

Assessor's Parcel Number: 015-093-019  
Application Number: MST2014-00535  
Owner: Kurt G. Harris  
Designer: Jerry Rocci

(Proposal to permit the "as-built" removal of 950 square feet of existing asphalt driveway and a 710 square foot flagstone patio, and install a 2,395 square foot permeable paver driveway. This proposal will address violations identified in Zoning Information Report ZIR2013-00194. The Moody Sisters structure is on the City's List of Potential Historic Resources.)

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

**PROJECT DESIGN AND FINAL REVIEW****C. 917 LAGUNA ST****C-2 Zone**

Assessor's Parcel Number: 029-301-009  
Application Number: MST2013-00497  
Owner: Mosel Properties, Rudolf and Rosemarie Mosel, Trustees  
Designer: Gary Mosel

(Proposal for minor residential additions and alterations to an approximately 5,800 square foot parcel containing two one-story single-family dwellings. The proposal includes construction of two new laundry rooms totaling 102 square feet at the rear of the 689 square foot dwelling unit at 917 Laguna Street. Also proposed to the front unit are exterior alterations including new windows to replace the existing windows, new and replaced doors, reroof, new fencing, a new trash area, rebuilding the existing front porch, replacing the existing ribbon driveway with concrete, three new uncovered parking spaces, repaving the parking area with permeable pavers and new landscaping. No exterior changes are proposed to the rear dwelling unit at 917 1/2 Laguna Street. Staff Hearing Officer review is requested for a zoning modification.)

**(Project Design and Final Approval; project must comply with Staff Hearing Officer Resolution No. 043-14.)**

**CONTINUED ITEM****D. 1716 SANTA BARBARA ST****E-1 Zone**

Assessor's Parcel Number: 027-112-018  
Application Number: MST2014-00249  
Owner: Villard Family Revocable Trust  
Applicant: David Sears

(Proposal to construct a new 7-foot tall, wrought iron, automatic entry driveway gate, two, 8-foot tall, brick columns with light fixtures, 5-foot tall wrought iron fencing, and a 5-foot tall pedestrian gate. The proposal requests the exceptions to both the fence and hedge height limitations to allow the 5-foot tall wrought iron fence and pedestrian gate to be located 6'-6" from the front property line instead of the required 10-foot setback, and to allow hedges to exceed 42-inches in height located within the required 10-foot setback. The proposal may also submit a request for the Public Works exception to allow the proposed pillars and gate to exceed 42-inches in height where adjacent to the driveway. The parcel is located on the City's List of Potential Historic Resources, T.M. Storke House.)

**(Action may be taken if sufficient information is provided. Applicant is requesting an exception to the fence and screen height standards per SBMC 28.87.170. This project was last reviewed on June 4, 2014.)**

**CONTINUED ITEM****E. 00 E CABRILLO BLVD****P-R/SD-3 Zone**

Assessor's Parcel Number: 033-120-ORW  
Application Number: MST2004-00878  
Owner: City of Santa Barbara/Virginia Castagnola-Hunter Trust  
Agent: Applied Earthworks, Inc.  
Applicant: Adam Hendel  
Architect: Appleton & Associates

(This is a revised project. The original Cabrillo Boulevard Bridge project was approved by the Planning Commission and Historic Landmarks Commission. The revised proposal involves the relocation of the beachway component of the bridge. The proposed bridge is to be a stand-alone bridge approximately 59 feet to the south of the originally-approved location. The beachway bridge width dimension would change from 18.5 feet wide to approximately 14 feet wide. The proposed 148 foot long beachway (pedestrian/bicycle) bridge would replace the approved temporary beachway bridge. The relocated beachway bridge would also provide room for the harbor dredge pipeline underneath.)

**(Review After Final for the following revisions: 1. Remove and replant two (2) Kentia palms within the front setback at the northeasterly corner and creekside landscaping alterations. 2. Installation of temporary siding during construction of the Cabrillo Bridge Project. This project was last reviewed on October 22, 2014, under the incorrect application number MST2010-00033.)**