



MINUTES – UNAPPROVED

DESIGN REVIEW BOARD MEETING

Tuesday, June 26, 2018

3:00 P.M.
City Hall – Council Chambers
130 Cremona Drive, Suite B,
Goleta, California

Members of the Design Review Board

Scott Branch (Architect), Chair
Thomas Smith (At-Large Member) Vice Chair
Erin Carroll (Landscape Architect)
Karis Clinton (Landscape Professional)

Jennifer Fullerton (At-Large Member)
Craig Shallanberger (Architect))
Bill Shelor (At-Large Member)
Dennis Whelan (Alternate)

Mary Chang, Secretary
Linda Gregory, Recording Clerk

SIGN SUBCOMMITTEE - < 2:30 p.m. >

Members: Thomas Smith, Erin Carroll, Bill Shelor

CALL TO ORDER AND PLEDGE OF ALLEGIANCE

The meeting of the City of Goleta Design Review Board was called to order by Chair Branch at 3:03 p.m. in the City Hall Council Chambers, 130 Cremona Drive, Suite B, Goleta, California, followed by the Pledge of Allegiance.

ROLL CALL OF DESIGN REVIEW BOARD

Board Members present: Chair Branch, Vice Chair Smith,
Member Fullerton, Alternate Whelan

Board Members absent: Member Carroll, Member Clinton,
Member Shallanberger, Member Shelor

Staff present: Mary Chang, Supervising Senior Planner; Darryl Mimick, Associate Planner; Joe Pearson II, Associate Planner; Chris Noddings, Assistant Planner; and Linda Gregory, Recording Clerk.

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PUBLIC FORUM

No speakers.

A. ADMINISTRATIVE AGENDA

A.1 Review and approve the Design Review Board Minutes for May 22, 2018

5-22-2018 Minutes Unapproved

MOTION: Vice Chair Smith moved, seconded by Member Whelan, to continue Item A.1, to the next Design Review Board meeting on July 10, 2018, for review and approval.

VOTE: Motion carried by the following voice vote: Ayes: Chair Branch, Vice Chair Smith, Member Fullerton, and Member Whelan. Noes: None. Absent: Member Carroll, Member Clinton, Member Shallenberger, and Member Shelor.

A.2 Planning Director Report

Mary Chang, Supervising Senior Planner, reported:

1. On June 5, 2018, the City Council adopted the Accessory Dwelling Unit (ADU) Ordinance.
2. On June 19, 2018, the City Council approved the Cannabis Business License Ordinance. The Ordinance is scheduled for the second reading in July, 2018.
3. A discussion item on the Design Review Process is tentatively scheduled for the second Design Review Board meeting in July, 2018.

A.3 Review of Agenda

Mary Chang, Supervising Senior Planner, reported that all items on today's the agenda will be heard and the next Design Review Board meeting is scheduled for July 10, 2018.

B. SIGN REVIEW

B.1 167 North Fairview (APN 077-170-042) New T-Mobile Wall and Blade Signs Case No. 18-051-DRB

[New T-Mobile Wall and Blade Signs Staff Report](#)

[New T-Mobile Wall and Blade Signs Project Plans](#)

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Vice Chair Smith reported that today he and Member Whelan reviewed Item B.1, New T-Mobile Wall and Blade Signs with Joe Pearson II, Associate Planner, and agent Mark Blackford of Sign Craft, on behalf of Fairview Shopping Center, LLC, property owner; and recommended approval as submitted.

MOTION: Vice Chair Smith moved, seconded by Member Fullerton, to grant Design review approval for Item B.1, New T-Mobile Wall and Blade Signs, 167 North Fairview (APN 077-170-042), Case No. 18-051-DRB, as submitted.

VOTE: Motion carried by the following voice vote: Ayes: Chair Branch, Vice Chair Smith, Member Fullerton, and Member Whelan. Noes: None. Absent: Member Carroll, Member Clinton, Member Shallenberger, and Member Shelor.

B.2 111 South Kellogg Avenue (APN 071-090-049) Villa La Esperanza Overall Sign Plan Case No. 18-041-DRB

[Villa La Esperanza Overall Sign Plan Staff Report Staff Report](#)

[Villa La Esperanza Overall Sign Plan Sign Program Text](#)

[Villa La Esperanza Overall Sign Plan Project Plans](#)

Vice Chair Smith reported that today, he and Member Whelan reviewed Item B.2, Villa La Esperanza Overall Sign Plan, with Joe Pearson II, Associate Planner, and recommended approval. Vice Chair Smith noted that a suggestion was made by Member Whelan that the applicant clean up the existing regulatory signage at the two northern driveway entrances to make it more suitable for the proposed signs.

MOTION: Chair Branch moved, seconded by Member Fullerton, to grant Design review approval of Item B.2, Villa Esperanza Overall Sign Plan, 111 South Kellogg Avenue (APN 071-090-049), Case No. 18-041-DRB, as submitted.

VOTE: Motion carried by the following voice vote: Ayes: Chair Branch, Vice Chair Smith, Member Fullerton, and Member Whelan. Noes: None. Absent: Member Carroll, Member Clinton, Member Shallenberger, and Member Shelor.

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C. DESIGN REVIEW

C.1 5620 Calle Real (APN 069-160-047) Best Western Plus Hotel Elevator and Associated Improvements Case No. 17-088-DRB

[Best Western Plus Hotel Elevator and Associated Improvements Staff Report](#)

[Best Western Plus Hotel Elevator and Associated Improvements DRB Findings](#)

[Best Western Plus Hotel Elevator and Associated Improvements Project Plans](#)

Staff speaker:
Darryl Mimick, Associate Planner

The revised plans were presented by Jonathan Viega, Dark Moon Design and Engineering, and David Welch, on behalf of Bar Investors, property owner.

MOTION: Member Whelan moved, seconded by Vice Chair Smith, to grant Design review approval of Item C.1, Best Western Plus Hotel Elevator and Associated Improvements, 5620 Calle Real (APN 069-160-047), Case No. 17-088-DRB, as submitted; and determine that Case No. 17-088-DRB is in conformance with the Design Review Board Findings with regard to Neighborhood Compatibility, Quality of Architectural Design, Quality of Landscape Design, and Zoning.

VOTE: Motion carried by the following voice vote: Ayes: Chair Branch, Vice Chair Smith, Member Fullerton, and Member Whelan. Noes: None. Absent: Member Carroll, Member Clinton, Member Shelor, and Member Shallenberger

C.2 301 Mentor Drive (APN 071-140-079) New Generators and Screening for Google Case No. 18-048-LUP-DRB

[New Generators and Screening for Google Staff Report](#)

[New Generators and Screening for Google DRB Findings](#)

[New Generators and Screening for Google Revised Project Plans](#)

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[New Generators and Screening for Google Additional Site Photos](#)

[New Generators and Screening for Google- Public Comment](#)

[New Generators and Screening for Google Applicant Response to Public Comment Letter](#)

Site visits and ex-parte conversations: Site visits reported by Members Branch, Fullerton, and Whelan. Member Smith reported no new site visits. No ex-parte conversations reported.

Staff Speaker:
Chris Noddings, Assistant Planner

The revised plans were presented by agent Sieglinde Pukke, project architect, with Shubin Donaldson Architects on behalf of Barings LLC, property owner; Robin Donaldson, AIA, architect; William Bishop, Arcadia Studio, project landscape architect; and Kristin Story, AIA, owner of One Story Architect, project lab architect.

Letters previously submitted: 1) from Cecilia Brown and Fermina Murray, dated June 4, 2018; and 2) from Kristin Story, AIA, One Story Architect, dated June 18, 2018.

Public Speakers:

Cecilia Brown requested a condition of approval to require an arborist on site during the trenching process to ensure there is no harm to the oak trees as some of the proposed trenching is located near a tree. Ms. Brown also requested a species other than the Ironwood Tree that has more foliage, as the replacement for the *Melaleuca* Trees. She expressed appreciation for the changes made by the applicant concerning the oak trees.

Fermina Murray expressed concern about the potential for the equipment to affect the oak trees and vice versa, particularly as the oak trees continue to grow. Ms. Murray agreed with comments by speaker Cecilia Brown and requested that the replacement trees for the *Melaleuca* Trees have more green foliage. She thanked the applicant for responding to the concerns of the community.

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MOTION: Member Whelan moved, seconded by Vice Chair Smith, to grant Design review approval of Item C.2, New Generators and Screening for Google, 301 Mentor Drive (APN 071-140-079), Case No. 18-048-LUP-DRB, with the following conditions; and determine that Case No. 18-048-LUP-DRB is in conformance with the Design Review Board Findings with regard to Neighborhood Compatibility, Quality of Architectural Design, Quality of Landscape Design, and Zoning:

1. An arborist must be on site during the trenching portion of the project.
2. Substitute an alternate tree species for the Ironwood Tree with an appropriate native tree that is compatible with the existing *Quercus agrifolia*.

VOTE: Motion carried by the following voice vote: Ayes: Chair Branch, Vice Chair Smith, Member Fullerton, and Member Whelan. Noes: None. Absent: Member Carroll, Member Clinton, Member Shallenberger, and Member Shelor.

D. ANNOUNCEMENTS

Member Whelan announced that he will not be available to attend Design Review Board meetings from August 24 through September 12, 2018.

E. ADJOURNMENT: 3:32 P.M.