

CITY OF CARPINTERIA
ARCHITECTURAL REVIEW BOARD

Richard E. Johnson, Chair
Scott Ellinwood, Vice-Chair
Dylan Chappell
Rachelle Gahan
Jim Reginato



City Council Chambers
5775 Carpinteria Avenue
Carpinteria, CA 93013
Time: 5:30 p.m.
Agenda Posted: 10/20/16

OCTOBER 27, 2016

AGENDA

Notice is hereby given that the City of Carpinteria's Architectural Review Board will hold a regular public meeting at 5:30 p.m. on Thursday, October 27, 2016 in the Council Chambers at City Hall in Carpinteria, California.

- A. CALL TO ORDER**
- B. ROLL CALL**
- C. PUBLIC COMMENT**

This is a time for public comments on matters not otherwise on the agenda but within the subject matter jurisdiction of the Architectural Review Board. Comments shall be limited to 15 minutes, divided among those persons desiring to speak, but no person shall speak longer than five minutes. Persons wishing to speak on a specific item will be recognized at the time the agenda item is considered.

The City is not responsible for the content of statements made during the public comment period, or the factual accuracy of any such statements.

D. PROJECT REVIEW

If you have questions regarding any project listed below, please contact the Community Development Department at (805) 755-4410.

Review Procedure

- a. Disclosure of ex parte communications
- b. Staff presentation
- c. Applicant presentation
- d. Public comment
- e. Review by ARB
- f. Recommendation by ARB

- 1) [Applicant: Jeremy Rogers, Montana Avenue Capital Partners, LLC](#)
[Planner: Steve Goggia](#)
[Project Number: 16-1843-CON](#)
[Project Location: 6380 Via Real](#)
[Zoning: Industrial Research Park \(M-RP\)](#)

Hearing on the request of Jeremy Rogers, agent for Montana Avenue Capital Partners, LLC to consider Project 16-1843-CON for conceptual review of a request to redesign the Lagunitas office park building previously approved by the City Council in September 2008. The proposed redesign would replace the approved 84,550 square foot office building with six separate, smaller office buildings ranging in size from 8,000 square feet to 28,500 square feet (72,500 sq. ft. total) arranged in a campus setting. A 5,000 square foot retail component (market/deli) is also proposed, bringing the project total to 77,500 square feet, a reduction of 7,050 square feet from the approved project. Project parking has been reduced from 340 spaces to 321 spaces. The 8.63-acre site is zoned Industrial Research Park (M-RP) and shown as APN 001-190-097 located at 6380 Via Real.

E. OTHER BUSINESS

F. CONSENT CALENDAR

[Action Minutes of the Architectural Review Board meeting held October 13, 2016.](#)

G. MATTERS REFERRED BY THE PLANNING COMMISSION/CITY COUNCIL

H. MATTERS PRESENTED BY STAFF

I. MATTERS PRESENTED BY BOARDMEMBERS

J. ATTENDANCE OF BOARDMEMBERS FOR THE NEXT MEETING

K. ADJOURNMENT

NEXT REGULAR ARB MEETING NOVEMBER 17, 2016

NOTES: For those projects that do not require Planning Commission approval, recommendations for preliminary approval by the Architectural Review Board will be forwarded to the Community Development Director for a decision. Those Community Development Director decisions that are appealable pursuant to CMC §14.12.020(2) may be appealed to the Planning Commission. Appeals must be filed with the City Clerk within 10 calendar days of the Director's action.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Lorena Esparza in the Community Development Department by email at lorenae@ci.carpinteria.ca.us or by phone at (805) 755-4410. Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. 28 `CFR 35.102-35.104 ADA Title II