City of Santa Barbara

DE LA GUERRA PLAZA REVITALIZATION ADVISORY COMMITTEE REGULAR MEETING AGENDA

JULY 2, 2021

8:30 A.M. – 11:00 A.M.
This meeting will be conducted electronically as described below.
SantaBarbaraCA.gov

COMMITTEE MEMBERS

City Council	Planning Commission
Kristen Sneddon *Chair*	Lesley Wiscomb *Vice Chair*
Meagan Harmon	Barrett Reed
Historic Landmarks Commission	**Parks and Recreation Commission**
Michael Drury	Beebe Longstreet
Steve Hausz	Roger Perry
Santa Barbara Certified Farmers' Market	**Santa Barbara Trust for Historic Preservation**
Sam Edelman	Anne Petersen, Ph.D.

ALTERNATE MEMBERS:
None

STAFF:
Brad Hess, Principal Project Manager
Sara Iza, Senior Planner
Norma Cervantes, Administrator
Joslyn Fritz, Engineering Technician

CALL TO ORDER

Ms. Sneddon opened the meeting at 8:31 a.m.

I. ROLL CALL

Kristen Sneddon, Lesley Wiscomb, Meagan Harmon, Steve Hausz, Michael Drury, Beebe Longstreet, Roger Perry, and Anne Petersen, Ph.D.

Absent: Barrett Reed and Sam Edelman

II. PRELIMINARY MATTERS

A. Announcements

B. Agenda Review/Changes

III. AGENDA ITEMS

TIME: 8:34 A.M.

A. Present and discuss additional concepts for the Plaza that will focus on surface materials, the arcade design, public restrooms, trash enclosure design and locations, and a draft landscape plan for the front of City Hall. Chair Sneddon gave an opening remark

regarding the format of the meeting and turned it over to Mr. Hess and Mr. McKay to begin the presentation. Below are questions from the Committee.

- **Arcade**
  - Mr. Hausz spoke briefly of his preferences.
  - Ms. Sneddon - asked Mr. Peikert about the columns of the area, touching on the lighter feeling of the different designs. In all 3 cases, stage platform is the same.
  - Mr. Drury – asked about the alignment of the arcade. Is it aligning with City Hall or is it at an angle?
    - Mr. Peikert stated: It's taking into account the existing vegetation, with alignment with the historic wall. It will be aligned with the existing vegetation/topography.
- **Water Feature**
  - Ms. Wiscomb - the closer we get to the Casa, the greater the risk of archeological findings. If we move the water feature to the center are we increasing chances of archeological findings?
    - Yes, from Mr. Hess
- **Restrooms**
  - No questions on this at this moment.
- **Planting**
  - Mr. Drury - those 3 plants parallel with Anacapa, are they trees?
    - Mr. McKay – yes, they are trees.
  - Ms. Sneddon - relocated palm tree, where does it go in the frontage? Where do the boulders go that people can sit on?
    - Mr. McKay - showed images of what it would look like post construction. Boulders would go in the plaza scattered throughout that people can sit on.
- **City Hall Frontage**
  - Mr. Drury - why is there a cluster of 3 flagpoles. Why are they not framing City Hall? Why are they not presented in a more formal manner?
    - Mr. McKay - says the huge tree nearby was pushing the flags farther away from the building already, so the cluster felt like a more prominent feature at the front of the entrance.
  - Ms. Longstreet - is the entrance truly accessible?
    - Mr. Hess answered: We need to provide an accessible entrance which is already on the De La Guerra Street entrance but we do not need to make every side accessible.
- **Trash Management**
  - No questions at this moment.

B. Discussion regarding parking and traffic assessment scope and timing.

IV. PUBLIC COMMENT

Public comment opened at 9:26 a.m., and the following individuals spoke:

Comments from members of the public pertaining to items on the agenda or on any subject within the jurisdiction of the advisory committee. Due to time constraints, each person is limited to two minutes.

1. Patrick O'Dowd - asked in the chat about why not reconstruct the Abode Adobe?
2. Robin Erlander – commented on the management and maintenance of the space, such as the planters in the plan. Will it be the Ambassadors who patrol the space? She asked about loading & unloading near State Street using bollards, as well as near the City Hall entrance. Public art features, like the one offered, are often more delicate. Can cars drive on them? How can we prevent them from getting damaged during events like fiesta?
3. John Chaffee – He is concerned about the bathrooms. He owns 726 State St., a nearby property, and utilizing the Iron Works space would keep the Storke Placita open. They would need to relocate the tenant. Mr. Chaffee also referenced a potential extension for an AUD should they decide to develop the property in the future. They like the look of the design. They would like to work together with the City.
4. James Main - concerned about access to his business in the Orena building. They do not see adequate parking in the plan for deliveries and clients coming to his business. Project feels ambitious with too much empty space. Without parking in the plaza it will just push the parking out to the neighborhoods.
5. Nancy Caponi - accessible parking in the De La Guerra loop. Not seeing it in the plans, where will it be for those of us who need this access of parking?

V. COMMITTEE COMMENT

Committee comment opened at 9:37 a.m.

Comments from members of the committee pertaining to items on the agenda or on any subject within the jurisdiction of the advisory committee. Mr. Hess, Mr. McKay, and Mr. Peikert addressed all comments made from the Committee.

- **Arcade** – Considered the following: round arches, square arches, or trellis. Committee seems to favor round arches and trellis the most, with a slightly stronger lean toward round arches.
    - Ms. Wiscomb - likes the plants provided in the area. Likes Option 1 or 3. Does like option 2
    - Mr. Hausz - trellis option is not solving the problem of hiding the area behind. Aligning with city hall is not always the way, and there is a reason behind not aligning it.
    - Mr. Drury - the arcade should be smaller, City Hall should be large and bigger than the arcade. He likes option 3 of the trellis
    - Ms. Longstreet - the arches are the most pleasing, as it fits with the look of the plaza.
    - Petersen – trellis preferred, then arches
    - Ms. Harmon - not option 2. Does not like the square shape. Likes the round arches the most.
    - Mr. Perry - like the trellis the most because it seems like a less impacted building than a wall. The pepper tree behind is being preserved. Reminds him of the arbor sitting outside of the City College library.
    - Ms. Sneddon - arches could overrun the look of City Hall, likes the openness of the trellis. Perhaps thinks an enclosure isn't what we need but just a stage instead. Just comments that she may not be on board with an arcade. People are not liking the look of the square arches.
    - Mr. Hess - trellis requires ongoing maintenance. The arches will not require ongoing maintenance. The tent looking thing in the current DLG will need to go on either end of the arcade proposed.
- **Water Feature** – Considered the location of the feature either off-set or centered in the plaza. Committee seems split.
    - Mr. Hausz – prefers it in the center and provided a sketch to the design team with a water feature in the center. If you're approaching from De La Guerra Street you have an elongated

plaza with a feature on the far end. If you approach from the Placita side then your vision is cut off.
    - Ms. Harmon - both look great, side and center. With it in the center, it will become a focal point. She can envision it overpowering the center on a hot day, and likes the center location but also likes both options.
    - Mr. Drury - for sightlines he supports the water feature being in the center of the plaza
    - Ms. Longstreet - happy in any location, however, it balances out better on the side and not centered.
    - Ms. Wiscomb - likes it off centered more because of children running into people. For Archaeological reasons the off center location is preferred,
    - Ms. Petersen - likes it more as an anchor on one end and is worried about the archaeological impacts of it being centered.
    - Mr. Perry – The Plaza is not the place for a children's playground. He doesn't think it will get the type of usage that people think it will. If it does go in it should be on the end having separation from the Casa.
    - Ms. Sneddon - likes the feature centered and understands why it works on the end as an anchor, she supports either location.
- **Restrooms** – Considered the location either in the Placita corridor or main plaza, potentially utilizing the Iron Works space. The Committee leans towards Placita for the location, with a few wanting more information before deciding.
    -
    - Ms. Sneddon - likes it in the Placita. Placita could be activated with small parts.
        - Speed vote: Placita
    - Mr. Drury - agrees with Sneddon.
        - Speed vote: Placita pending further info
    - Mr. Hausz - in support of using the existing building. Building would stay the same, doesn't mind if they face the plaza. Does not like them on the Placita area because it turns into a service corridor. But can work either way if there are the right stores in the Placita.
        - Speed vote: Plaza
    - Ms. Longstreet - it's hard to say it would work in the Placita when we don't know what stores will be in the Placita.
        - Speed vote: Placita
    - Ms. Petersen - with bathrooms in the Placita it might take up too much space and encroach on the space. Is unsure of the design of the bathrooms facing the plaza. Does not like the bathroom signs facing the plaza.
        - Speed vote: Placita
    - Ms. Wiscomb - does not like restrooms facing the plaza. It functions better on the Placita.
        - Speed vote: Placita
    - Ms. Harmon - prefers them on the Placita but is not a hard no for them in the plaza. The design of the bathrooms will make the difference. If it's industrial then avoid it, but if it blends in then people are comfortable with it.
        - Speed vote: Placita pending further info
    - Mr. Perry - Placita all the way.
        - Speed vote: Placita
    - Mr. McKay - explains the industrial look of them is very minor.
- **Planting** – Discussed the support of the proposed trees and locations. The Committee supports the proposed plants.
    - Ms. Wiscomb - likes the proposed planting, the seating will protect the vegetation. Likes the designs behind the arcade for a natural green screen that will soften the effect of the parking lot behind.
    - Mr. Hausz - likes the plants as proposed, likes the seating.
    - Ms. Harmon - likes it as is
    - Mr. Drury - agrees with Hausz - like it as is

- Ms. Longstreet - likes it as is
- Ms. Petersen - likes it as is
- Mr. Perry - likes it as is
- Ms. Sneddon - likes it as is

- **City Hall Frontage** – Discussed the flag poles, the plants, and the updates. Most people like the flag poles, want the large bush removed (if possible), and do not think the additional three (3) trees in the front are necessary.
  - Mr. Hess - Confirmed with two well-known landscapers who specialize in moving large Palm trees that the relocation should be successful. Flag poles – Provide more civic entrance to front of City Hall and give them more use in the proposed area.
  - Ms. Longstreet - very excited, likes the flag poles, it follows the trends on the streets, likes not moving the trees far. Consider bollard options at Anacapa Street.
  - Mr. Drury - The plan needs a connection to the front stairs from De la Guerra Street. The three trees proposed are a mistake. Open up the elevation view of the building. The small green tree on the plan looks sickly and needs to be replaced. The two story elevation needs to be power washed. If we're doing this to the front of City Hall, it would be nice to have a formal pathway to match the ones that go to the front of City Hall
  - Mr. Hausz - the flag poles are properly located. Shows it is a government building. The 3 new trees might be blocking the sight of the new building/renovation. Parking, there is an unloading zone, there probably should be two. The Palm tree relocation needs to be reviewed by a historian and to determine if there are any historically significant plants.
  - Ms. Wiscomb - asking Leif - before and after the landscape example - are we proposing understory landscaping so we'll have a water-wise garden outside of City Hall? It needs to be safe and have great lighting. Flag poles are appropriate. Getting rid of the hedge is really important if there is no historical significance. Likes the sandstone bollards. Make this a model landscape that is water-wise and replaces grass.
  - Ms. Harmon - really likes what they're doing with it. Loves connecting City Hall to the other buildings nearby.
  - Mr. Perry - long overdue, loves the flagpoles, will make the entrance of City Hall more inviting
  - Ms. Petersen - loves it, the landscape is great, thinks the 3 new trees in the front are unnecessary and the bush should be removed. The proposed look will blend in well.
  - Mr. Hess - accessibility parking, there are no handicapped parking spaces on the Plaza right now so the plan is to use those in the City Hall parking lot.
  - Mr. McKay - seems like we can remove the hedge that everyone dislikes
  - Ms. Sneddon - wants a garden that's a leading example of what the plaza can be with landscaping. Cooling, beautiful, take into account climate, etc. loves the drop off/box location. Likes the flag poles. Check with architectural historian on hedges and plants. Need to look more into accessibility parking. Doesn't seem like one is enough (even if there are zero right now). If cars come into the parking section, how will they turn around or be able to get out easily?

VI. NEXT STEPS

TIME: 10:43 A.M.

A. Review of City Development Review Process

1. Historic Landmarks Commission Concept Hearing August 18, 2021 will be postponed to a future date.

2. Staff to review the parking and traffic study when available with the Advisory Committee.

3. A survey will be sent out with the guidance from the Committee, however, this was not discussed in today's meeting and will be addressed in the near future.

4. The design will continue to be addressed and Staff will inform the Committee as these designs solidify.

VII. ADJOURNMENT

Chair Sneddon adjourned the meeting at 10:48 a.m.

DATE OF NEXT MEETING:

TBD