



# City of Santa Barbara

## STATE STREET ADVISORY COMMITTEE MINUTES MARCH 18, 2024

4:00 P.M.

Faulkner Gallery, Santa Barbara Public Library,  
40 East Anapamu Street, Santa Barbara, CA 93101  
[SantaBarbaraCA.gov](http://SantaBarbaraCA.gov)

### COMMITTEE MEMBERS:

Dave Davis, Chair  
Ken Saxon, Vice Chair  
John Baucke  
Dianne Black  
Roxana Bonderson  
Roger Durling  
Nadra Ehrman  
Robin Elander  
Ed Lenvik  
Peter Lewis  
Kristen Miller  
Susanne Tejada  
Meagan Harmon, Councilmember  
Mike Jordan, Councilmember  
Kristen Sneddon, Councilmember  
Michael Becker (alternate)  
Marge Cafarelli (alternate)

### STAFF:

Elias Isaacson, Community Development Director  
Tava Ostrenger, Assistant City Attorney  
Tess Harris, State Street Master Planner  
Timmy Bolton, Project Planner  
Greta Walters, Administrative Assistant

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### CALL TO ORDER

Chair Davis called the meeting to order at 4:00 p.m.

### I. ATTENDANCE

Members present: Chair Davis, Vice Chair Saxon, Committee Members Baucke, Black, Blackerby, Durling, Ehrman, Elander, Lenvik, Lewis, Miller, Tejada (arrived 4:02), Harmon (arrived 4:06), Jordan (arrived 4:05), Sneddon, Becker (alternate)

Members absent: Cafarelli

Staff present: Timmy Bolton, Sarah Clark, Jessica Grant, Daniel Gullett, Tess Harris, Elias Isaacson, Tava Ostrenger, Randy Rowse (attended only as an observer), Greta Walters

### II. PRELIMINARY MATTERS

A. Opening Remarks

B. Staff Announcements:

Ms. Harris announced the following:

1. Welcome to new SSAC member John Baucke, who is serving as the Planning Commission representative.
2. Thank you to Roxana Bonderson, the outgoing Planning Commission representative, for her work on the State Street Advisory Committee (SSAC).
3. Council meetings include monthly updates on interim operations on State Street that are currently underway, including topics such as the bike lane configuration and Granada drop-off.
4. On March 5, City Council approved a project agreement between Alliance Bernstein and the City allowing for Paseo Nuevo mall redevelopment.

C. Agenda Review:

Ms. Harris announced the following:

1. General update on the Create State Master Plan Process and Timelines  
Recommendation: That SSAC receive staff's update on the State Street Master Plan and project timelines.
2. Feedback to Staff on the Guiding Principles and Core Strategies  
Recommendation: That SSAC provide feedback to staff on the four guiding principles and core strategies.
3. Feedback on Small SSAC Working Groups  
Recommendation: That SSAC present their feedback on the overall process of the SSAC's small working groups, and discuss whether small groups might be used again.
4. Recap of District Concept and District Naming  
Recommendation: That staff present a recap of the proposal for the three districts and a discussion about naming them.
5. Updates to Sketches and Graphic Elements  
Recommendation: That local architects lead a discussion about architectural sketches and graphic elements of the State Street Master Plan.

D. Review, consideration, and approval of the State Street Advisory Committee minutes:

Motion: Approve the minutes of the State Street Advisory Committee meeting of **October 23, 2023**, with the amendment that Councilmember Sneddon is included as present among the committee member attendees.

Action: Sneddon / Ehrman, 14/0/1. (None opposed. Baucke abstained.) Motion carried.

E. Comments from members of the public pertaining to items not on this agenda:

Ms. Harris read into the record the names of individuals who submitted written public comment.

Public comment opened at 4:12 p.m., and the following individuals spoke:

1. Tristen Miller
2. Dennis Allen
3. Karl Hutterer
4. Steve Windhager
5. Philip Henius
6. Marilyn Loperfido

7. Michael Gianino
8. Lorien Davy
9. Aron Ashland
10. Anna Marie Gott
11. Lily Heidger

Public comment closed at 4:35 p.m.

### **III. AGENDA ITEMS**

#### **A. Update on Create State Master Plan Process, Timeline, and Graphic Elements**

Actual time: 4:35 p.m.

Ms. Harris shared the SSAC's vision statement about what the State Street master plan should encompass and provided an update on the work done on the master plan by staff and the SSAC. Matt Shawaker of MIG Inc. was available virtually to answer questions.

Ms. Harris presented a timeline of the State Street master plan process, including target dates for the draft plan release and final plan adoption, and described the SSAC's recent small-group work focusing on economic vitality; housing; placemaking; and mobility, utilities, and function. Mr. Bolton reviewed the four guiding principles that frame the community's vision for State Street and discussed strategies for implementing these principles in the plan. Ms. Harris invited the SSAC and members of the public to consider and make recommendations for naming the three districts/zones of the Master Plan, and to share their feedback on the general direction and design style of the plan.

Ms. Harris acknowledged the work of architects Anthony Grumbine, Qing Xue, Alexis Stypa, Fred Sweeney, Justin Manuel, Marc Appleton, John Margolis, and Thomas Sekula, who collaborated to create sketches of the master plan that reflect Santa Barbara style. Mr. Grumbine presented a summary of the group's work. Mr. Sweeney and Mr. Manuel highlighted potential elements and landscape strategies for the districts. Mr. Appleton discussed the characteristics of Santa Barbara's paseo network and areas that could work well as future paseos. Mr. Margolis discussed challenges and opportunities of paseos and plazas in individual blocks. Mr. Grumbine made closing remarks.

Public comment opened at 5:41 p.m., and the following individuals spoke:

1. Sharon Rich
2. Nicholas Storr
3. Sullivan Israel
4. Marilyn Loperfido
5. Jorge Baez
6. Julie Young
7. Ellen Bildsten
8. Karen Lockett
9. Lorien Davy
10. Lee Heller
11. Alex Gravenor

12. Anna Marie Gott

Public comment closed at 6:05 p.m.

**SSAC Discussion:** The committee members provided feedback on the following:

- Guiding principles and core strategies
- Small SSAC working groups
- District naming ideas
- Architectural drawings/design development
  - Do the drawings evoke the Santa Barbara character?
  - What additional ideas would you want to see in sketch form for the draft Master Plan?

**IV. ADJOURNMENT**

Chair Davis adjourned the meeting at 7:24 p.m.

DRAFT