



# City of Santa Barbara California

## NOTICE OF A PUBLIC HEARING OF THE HISTORIC LANDMARKS COMMISSION TO PROPERTY OWNERS WITHIN 300 FEET

WEDNESDAY, OCTOBER 19, 2016

1:30 P.M.\* (SEE NOTE BELOW)

DAVID GEBHARD PUBLIC MEETING ROOM, 630 GARDEN STREET

The Historic Landmarks Commission (HLC) will hold a public hearing to review architectural design-related issues or development plan approval findings regarding the subject property below:

Address: **2205 OAK PARK LANE**  
Application Number: **MST2016-00391**  
Assessor's Parcel Number: **025-160-012** Zone: **C-M**  
Owner: **WILLIAM FISCHER**  
Project Description: **Proposal for a new residential development using the Average Unit Density Incentive Program (AUD). The project will include the demolition of 321 square feet, and 1,014 square feet of first- and second-floor additions to an existing 930 square foot one-story dwelling unit at the front of the parcel. The project also includes a new, two-story, 538 square foot dwelling at the rear of the parcel. Also proposed is to demolish an existing 307 square foot storage building (former garage) in the rear. There will be two uncovered parking spaces provided, of which one will be located in the remaining front yard and the other is legal nonconforming to an interior setback. The average unit size will be 1,080 square feet and the proposed density will be 19 dwelling units per acre on a 4,635 square foot parcel with a General Plan Land Use designation of Medium High Density Residential 15-27 dwelling units per acre. Total development on site will be 2,161 square feet. This house is on the City's List of Potential Historic Resources. This project will address violations in Zoning Information Report ZIR2015-00245.**

You are invited to attend the hearing and address your comments to the HLC. The HLC is a Commission appointed by the City Council to review projects located within the El Pueblo Viejo district or involving City historic resources. Due to time constraints, individual comments are typically limited to two minutes. Written comments are also welcome; mail to HLC Secretary, P.O. Box 1990, Santa Barbara, CA 93102-1990 or email to [HLCSecretary@SantaBarbaraCA.gov](mailto:HLCSecretary@SantaBarbaraCA.gov). Please note that the HLC may not have time to consider written comments received after 10 a.m. on the day of the meeting.

**ADDITIONAL INFORMATION:** This hearing is for design review only. If the project requires approval by the Planning Commission or the Staff Hearing Officer, you will receive a notice for that public hearing. The scope of this project may be modified under further review. If you have any questions or wish to review the plans, contact David Eng, HLC Planning Technician, at (805) 564-5470, extension 5541 or email [DEng@SantaBarbaraCA.gov](mailto:DEng@SantaBarbaraCA.gov). To be informed of future hearings, you may:

1. Submit a request in writing to become an "Interested Party" for notification by mail or e-mail when the project is scheduled on an agenda. Agendas are posted and mailed/e-mailed to interested parties 72 hours before the meeting.
2. Join the City's [SantaBarbaraCA.gov/MySB](http://SantaBarbaraCA.gov/MySB) to subscribe to e-mail notification whenever HLC agendas are posted. This is a general subscription to all HLC agendas.

You may also contact City Planning staff at (805) 564-5578 for questions on case status or visit the Planning & Zoning counter at 630 Garden Street to review the most current plans proposed and other project documents. Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday (see [SantaBarbaraCA.gov/Calendar](http://SantaBarbaraCA.gov/Calendar) for closure dates).

Meeting agendas, minutes, and videos are posted online at [SantaBarbaraCA.gov/HLC](http://SantaBarbaraCA.gov/HLC). This meeting will be broadcast live on City TV-Channel 18 and online at [SantaBarbaraCA.gov/CityTV](http://SantaBarbaraCA.gov/CityTV).

Decisions of the HLC may be appealed to the City Council. For further information on appeals, contact Planning Division staff or the City Clerk's Office. Appeals must be in writing and must be filed with the City Clerk at City Hall within 10 calendar days of the meeting at which the Commission took action or rendered its decision.

**AMERICANS WITH DISABILITIES ACT:** If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, contact the HLC Secretary at (805) 564-5470, extension 4572. 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.

\* **NOTE:** On Friday, October 14, 2016, an Agenda with all items to be heard on Wednesday, October 19, 2016 will be available at 630 Garden Street and online at [SantaBarbaraCA.gov/HLC](http://SantaBarbaraCA.gov/HLC). Approximate review times are set for each item; however, the schedule is subject to change. It is recommended that you contact the HLC Planning Technician to confirm the scheduled review time for a particular item.