



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT AGENDA

**Monday, June 20, 2011**

**David Gebhard Public Meeting Room: 630 Garden Street**

**11:00 A.M.**

**BOARD MEMBERS:**

GLEN DEISLER, CHAIR  
DENISE WOOLERY, VICE-CHAIR (Consent Calendar Representative)  
BERNI BERNSTEIN  
ERIN CARROLL (Consent Calendar Representative)  
BRIAN MILLER (Consent Calendar Representative)  
JIM ZIMMERMAN (Consent Calendar Representative)  
PAUL ZINK

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** MICHAEL JORDAN

**STAFF:** JAIME LIMÓN, Design Review Supervisor  
MICHELLE BEDARD, Planning Technician  
KATHLEEN GOO, Commission Secretary

**Website: [www.SantaBarbaraCa.gov](http://www.SantaBarbaraCa.gov)**

### **PLEASE BE ADVISED**

Consent Items are reviewed in the David Gebhard Public Meeting Room at 630 Garden Street in a sequential manner as listed on the Consent Calendar Agenda. For example item "A" listed on the Consent Calendar will be heard first and item "Z" heard last. Applicants are advised to approximate when their item is to be heard and should arrive 15 minutes prior to the item being announced. If applicants are not in attendance when the item is announced for hearing the item, the item will be moved to the end of the calendar agenda.

The applicant's presence is suggested so that the applicant can answer questions and discuss potential conditions of approval, thereby avoiding project continuances. If an applicant cancels or postpones an item without providing advance notice, the item will be postponed indefinitely and will not be placed on the following Single Family Design Board (SFDB) agenda.

Actions on the Consent Calendar agenda are reported to the Full Board at the next regular meeting. The Full Board has the discretion to ratify or not ratify the Consent actions. The Consent Calendar reviewing member of the SFDB may refer items to the Full Board for review.

Decisions of the SFDB may be appealed to the City Council. For further information on appeals, contact the Planning Division Staff or the City Clerk's office, City Hall, 735 Anacapa St. Appeals must be in writing and must be filed with the City Clerk at City Hall within ten (10) calendar days of the date the action is ratified, (at the next regular Full Board meeting of the SFDB).

**AGENDAS, MINUTES and REPORTS:** Copies of all documents relating to agenda items are available for review at 630 Garden St. and agendas and minutes are posted online at [www.SantaBarbaraCa.gov/sfdb](http://www.SantaBarbaraCa.gov/sfdb). Materials related to an item on this agenda submitted to the SFDB after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden St., during normal business hours. If you have any questions or wish to review the plans, please contact Michelle Bedard at (805) 564-5470 extension 4551, or by email at [mbedard@santabarbaraca.gov](mailto:mbedard@santabarbaraca.gov). Our office hours are 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other Friday. Please check our website under City Calendar to verify closure dates.

**AMERICANS WITH DISABILITIES ACT:** In compliance with the Americans with Disabilities Act, if you need special assistance to gain access to, comment at, or participate in this meeting, please contact the Planning Division at (805) 564-5470. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

**NOTICE:** On Thursday, June 16, 2011, this Agenda was duly posted on the indoor and outdoor bulletin boards at the Community Development Department, 630 Garden Street, and online at [www.SantaBarbaraCa.gov/sfdb](http://www.SantaBarbaraCa.gov/sfdb).

**PUBLIC COMMENT:** Any member of the public may address the Single Family Design Board Consent Representative for up to two minutes on any subject within their jurisdiction that is not scheduled for a public discussion before the Board.

### **FINAL REVIEW**

**A. 2521 CALLE GALICIA E-1 Zone**

Assessor's Parcel Number: 041-422-003  
Application Number: MST2011-00224  
Owner: Roberta Sengelmann-Keshen  
Designer: Eric Swenumson

(Proposal for a new 348 square foot second-story deck with an exterior spiral staircase at the rear of an existing 3,313 square foot two-story single-family residence, including a 421 square foot attached two-car garage. A new spa is proposed on the second floor deck.)

**(Final Approval is requested. Project Design Approval was granted June 6, 2011.)**

### **FINAL REVIEW**

**B. 163 CEDAR LN E-1 Zone**

Assessor's Parcel Number: 015-083-004  
Application Number: MST2011-00243  
Owner: Bertha Claveria Trustee  
Applicant: Sherry & Associates

(Proposal to demolish the existing 110 square foot second-story deck and 293 square foot "as-built" deck addition to be replaced with a new 413 square foot second-story deck and a new 413 square foot loggia at the ground-floor, replace two existing windows on the second story with French doors and add faux balconies, and replace the existing metal roof with a new s-tile roof with double-starter cap. The proposal will address ZIR violations listed ZIR2010-00566. The parcel is currently developed with a 2,368 square foot, two-story, single-family residence on a 15,012 square foot lot in the Hillside Design District, and is 55% of the guideline floor-to-lot-area ratio.)

**(Project Design Approval was granted on June 13, 2011. Final Approval is requested. Project requires compliance with Tier 2 SWMP prior to final approval.)**

**PROJECT DESIGN AND FINAL REVIEW****C. 1423 SHORELINE DR****E-3/SD-3 Zone**

Assessor's Parcel Number: 045-185-005  
Application Number: MST2011-00179  
Owner: Chesluk Family Trust  
Applicant: Macaluso Pools

(Proposal to construct a new pool and spa located on a 12,764 square foot parcel in the Appealable Jurisdiction of the Coastal Zone. A total of 125 cubic yards of excavation is proposed. The parcel is currently developed with an existing two-story single-family residence.)

**(Project Design and Final Approval is requested.)**

**NEW ITEM****D. 508 E MICHELTORENA ST****R-2 Zone**

Assessor's Parcel Number: 029-031-002  
Application Number: MST2011-00235  
Owner: Dan Bocek  
Architect: Paul Zink

(Proposal for a new detached 448 square foot two-car garage and 233 square feet of second-floor storage area on a 5,203 square foot parcel, located in the Lower Riviera Special Design District, and currently developed with an existing 1,521 square foot, two-story, single-family residence. The proposal includes a new 450 square foot raised deck at the rear of the residence, new site landscaping, 600 square feet of new permeable paving, and 40 cubic yards of fill. The total onsite development consists of 2,203 square feet, which is 89% of the guideline floor-to-lot area ratio. The proposal will address violations listed in ZIR2005-00418.)

**(Comments only; project requires Environmental Assessment.)**

**REVIEW AFTER FINAL****E. 1232 CHINO ST****R-2 Zone**

Assessor's Parcel Number: 039-142-022  
Application Number: MST2006-00218  
Owner: Salvador and Maria E. Barragan  
Designer: Darlene Allen

(Proposal for a one-story 1,763 square foot three-bedroom single-family residence including an attached 433 square foot two-car garage to replace an existing 929 square foot single-story residence. The 10,750 square foot lot contains an existing one-story duplex, a three-car garage, and two uncovered parking spaces which will remain.)

**(Review After Final for minor exterior alterations and revisions to the landscape plan.)**