



City of Santa Barbara Planning Division

SINGLE FAMILY DESIGN BOARD CONSENT CALENDAR MINUTES

Monday, July 25, 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) - PRESENT
BERNI BERNSTEIN
BRIAN MILLER (Consent Calendar Representative) - PRESENT
JIM ZIMMERMAN
FRED SWEENEY

CITY COUNCIL LIAISON: DALE FRANCISCO

PLANNING COMMISSION LIAISON: MICHAEL JORDAN

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

Website: 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. 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. 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, July 21, 2011, the 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.

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. 1512 PORTESUELLO AVE

E-1 Zone

Assessor's Parcel Number: 049-262-005
Application Number: MST2011-00272
Owner: Mehran and Nahid Mobrem
Applicant: Eric Swenumson

(Proposal to construct a 654 square foot deck addition to the existing 600 square foot deck for an existing two-story single-family residence in the Hillside Design District. The project includes 70 linear feet of retaining wall which varies from one-foot to 7.5 feet in height.)

(Project was granted Project Design Approval on July 5, 2011. Final Approval is requested.)

Final Approval as submitted.

PROJECT DESIGN AND FINAL REVIEW

B. 1826 E LAS TUNAS RD

A-1 Zone

Assessor's Parcel Number: 019-082-011
Application Number: MST2011-00187
Owner: Marilyn Makepeace, Revocable Trust
Architect: Thompson Naylor Architects

(Proposal for an interior remodel and minor exterior alterations to an existing one-story 3,333 square foot single-family residence, including a two-car garage, located on a 20,037 square foot lot in the Hillside Design District. Exterior alterations include a new French door on the north elevation, new windows on the east and south elevations, and three new skylights. Staff Hearing Officer approval is requested for a zoning modification to allow alterations within the required interior setback.)

(Project requires compliance with Staff Hearing Officer Resolution No. 024-11. Project Design and Final Approval is requested.)

Project Design Approval and Final Approval with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code with conditions:

- 1) Include light fixture details and specifications on plans.
- 2) Confirm compliance with Outdoor Lighting and Streetlight Design Guidelines.

PROJECT DESIGN REVIEW**C. 628 FOXEN DR****E-3/SD-2 Zone**

Assessor's Parcel Number: 053-022-004
 Application Number: MST2011-00160
 Owner: Michael R. Allison
 Designer: Joaquin Ornelas

(Proposal to construct a new 419 square foot one-story addition to an existing 1,383 square foot single-family residence with an attached 434 square foot two-car garage. The proposal includes a restoration landscape plan to remove invasive plants and replace with native plants along stream bank. The proposed 2,236 square foot, one-story, single-family residence, located on a 10,750 square foot lot in the Hillside Design District, is 60% of the guideline floor-to-lot area ratio.)

(Item was last reviewed on July 5, 2011. Project Design Approval is requested.)

Project Design Approval with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code and continued one week to Consent with the following comments:

- 1) Provide final details and a color board.
- 2) Revise plans as noted.

NEW ITEM**D. 1811 LA CORONILLA DR****E-1 Zone**

Assessor's Parcel Number: 035-073-005
 Application Number: MST2011-00299
 Owner: Travis Logue
 Architect: Blackbird Architects, Inc.

(Proposal for a new 103 square foot roof deck and exterior stairwell to an existing 2,432 square foot one-story single-family residence located on a 8,695 square foot lot in the Hillside Design District. The existing residence is 73% of the maximum guideline floor-to-lot area ratio.)

(Action may be taken if sufficient information is provided.)

Project Design Approval and Final Approval as submitted with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code.

NEW ITEM**E. 2140 MISSION RIDGE RD****A-1 Zone**

Assessor's Parcel Number: 019-071-003
 Application Number: MST2011-00295
 Owner: Disraeli Living Trust
 Applicant: Wyllis Heaton

(Proposal to construct a new 200 square foot shade arbor in the rear yard of a site currently developed with a two-story single-family residence. No other changes are proposed at this time to the existing residence.)

(Action may be taken if sufficient information is provided.)

Project Design Approval and Final Approval as submitted with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code.

Items on Consent Calendar were reviewed by **Brian Miller** and **Denise Woolery**.