



City of Santa Barbara

Planning Division

SINGLE FAMILY DESIGN BOARD **CONSENT AGENDA**

Monday, June 10, 2013

David Gebhard Public Meeting Room: 630 Garden Street

11:00 A.M.

BOARD MEMBERS:

DENISE WOOLERY, *Chair*

FRED SWEENEY, *Vice-Chair*

BERNI BERNSTEIN

BRIAN MILLER (Consent Calendar Architecture Representative)

LISA JAMES (Consent Calendar Landscape Representative)

JAIME PIERCE (Consent Calendar Landscape Representative)

JIM ZIMMERMAN (Consent Calendar Architecture Representative)

CITY COUNCIL LIAISON: DALE FRANCISCO

PLANNING COMMISSION LIAISON: ADDISON THOMPSON

PLANNING COMMISSION LIAISON (ALTERNATE): JOHN CAMPANELLA

STAFF:

JAIME LIMÓN, Design Review Supervisor

MICHELLE BEDARD, Planning Technician

ROSA ROGERS O'REILLY, 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, REPORTS, PLANS & PUBLIC RECORD WRITINGS. Copies of all documents relating to agenda items are available for review at 630 Garden Street, and agendas and minutes are posted online at www.SantaBarbaraCA.gov/SFDB. If you have any questions or wish to review the plans, please contact Michelle Bedard, Single Family Design Board (SFDB) Planning Technician, at (805) 564-5470, extension 4551, or by email at MBedard@SantaBarbaraCA.gov. Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday. Please check our website under *City Calendar* to verify closure dates. **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**

Street, during normal business hours. Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the SFDB and that are distributed to a majority of all of the members of the SFDB during the meeting are available for public inspection by the door at the back of the David Gebhard Public Meeting Room, 630 Garden Street, Santa Barbara, CA.

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, extension 4577. 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 6, 2013, 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.

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.

REVIEW AFTER FINAL

A. 533 CONEJO RD

A-1 Zone

Assessor's Parcel Number: 019-062-003
Application Number: MST2010-00389
Owner: Miguel & Zenaida Munos Mardueno
Engineer: Cayetano Vega
Agent: Art Galindo

(Proposal to construct a new 2,115 square foot, two-story, single-family residence, with an attached 502 square foot two-car garage. The original 1,819 square foot, two-story, single-family house was destroyed in the Tea Fire. The proposed total of 2,517 square feet, located on a 7,046 square foot lot in the Hillside Design District, is 85% of the maximum floor-to-lot area ratio. The project includes Staff Hearing Officer review for requested zoning modifications.)

(Review After Final for alterations to site walls to include the removal of several 'as-built' stone walls to be replaced with new site boulder rock retaining walls and new concrete block retaining walls.)

PROJECT DESIGN AND FINAL REVIEW

B. 209 W CONSTANCE AVE

R-4 Zone

Assessor's Parcel Number: 025-022-003
Application Number: MST2013-00027
Owner: Sally A Grubb
Architect: Fred Sweeney

(Proposal to permit the 'as-built' 5'-6" wall located along the front property line on a 2,832 square foot lot, developed with an existing 891 square foot, one-story single-family residence and a 198 square foot, one-car detached garage. The proposal includes demolishing the 'as-built' 82 square foot laundry room and water-heater enclosure and constructing a new 42 square foot laundry room and a new 10.5 square foot water-heater enclosure. The project includes Staff Hearing Officer review for requested zoning modifications.)

(Project Design & Final Approval requested. Project requires compliance with Staff Hearing Officer Resolution No. 019-13.)

NEW ITEM**C. 1315 MISSION RIDGE RD****E-1 Zone**

Assessor's Parcel Number: 019-210-017
Application Number: MST2013-00209
Owner: Carol Crow Ostroff Trust
Architect: Eric Swenumson

(Proposal to permit 'as-built' alterations and additions to an existing two-story, 2,739 square foot single-family residence, located on a 13,277 square foot lot in the Hillside Design District. The proposal will permit the 'as-built' conversion of an existing, 324 square foot, detached accessory room into a new bedroom and the proposed 41 square foot addition to connect the existing detached accessory space to the main residence. The proposed total of 3,104 square feet is 75% of the required floor-to-lot area ratio. The project includes Staff Hearing Officer review for requested zoning modifications. The project will address violations identified within ENF2013-00398.)

(Comments only; project requires environmental review and Staff Hearing Officer review for requested zoning modifications.)