



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT AGENDA

**Monday, June 9, 2014**

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

**11:00 A.M.**

**BOARD MEMBERS:**

FRED SWEENEY, *Chair*  
BRIAN MILLER, *Vice-Chair*  
BERNI BERNSTEIN  
LISA JAMES  
JAIME PIERCE  
DENISE WOOLERY  
JIM ZIMMERMAN

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** ADDISON THOMPSON

**PLANNING COMMISSION LIAISON (ALTERNATE):** BRUCE BARTLETT

**STAFF:**

JAIME LIMÓN, Design Review Supervisor  
DAVID ENG, Planning Technician  
AMBER FLEMMINGS, 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).

CEQA Guidelines §15183 Exemptions (Projects Consistent with General Plan). Under this California Environmental Quality Act (CEQA) Guidelines section, projects with new development (new nonresidential square footage or new residential units) qualify for an exemption from further environmental review documents if (1) They are consistent with the General Plan development density evaluated in the 2011 General Plan Program Environmental Impact Report, and (2) any potentially significant project-specific impacts are addressed through existing development standards. Section 15183 exemptions are determined by staff based on a preliminary environmental review process. A decision-maker CEQA finding is required for a Section 15183 exemption. City Council General Plan environmental findings remain applicable for the project.

**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](http://www.SantaBarbaraCA.gov/SFDB). If you have any questions or wish to review the plans, please contact David Eng, Single Family Design Board (SFDB) Planning Technician, at (805) 564-5470, extension 5541, or by email at [DEng@SantaBarbaraCA.gov](mailto:DEng@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 SFDB Commission Secretary at (805) 564-5470, extension 4577, or by email at [SFDBSecretary@SantaBarbaraCA.gov](mailto:SFDBSecretary@SantaBarbaraCA.gov). 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 5, 2014, this Agenda was posted on the outdoor bulletin board 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. Public comment submitted prior to the scheduled meeting, can be submitted via email to: [SFDBSecretary@SantaBarbaraCA.gov](mailto:SFDBSecretary@SantaBarbaraCA.gov) or by mail to: City of Santa Barbara, Community Development Dept./Planning Div., P.O. Box 1990, Santa Barbara, CA 93102.

## NEW ITEM

### A. 2522 CALLE GALICIA

**E-1 Zone**

Assessor's Parcel Number: 041-423-008  
 Application Number: MST2014-00254  
 Owner: Simpson Living Trust  
 Architect: Kathy Hancock

(Proposal to build two new terraced retaining walls, each less than 3.5 feet tall, in the front yard. The total length of the walls is approximately 85 linear feet.)

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

**NEW ITEM****B. 2504 ANACAPA ST****E-1 Zone**

Assessor's Parcel Number: 025-041-007  
Application Number: MST2014-00257  
Owner: Flett-Giordano Living Trust  
Architect: Derrick Eichelberger

(Proposal for a new retaining wall with a maximum height of 30 inches along the front property line, associated grading to create more level garden space, new flagstone paving, new concrete walk to the back yard, new wood deck not to exceed 10 inches tall, new six-foot privacy fence, new landscaping, and a fountain.)

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

**NEW ITEM****C. 1581 SYCAMORE CANYON RD****A-1 Zone**

Assessor's Parcel Number: 019-320-007  
Application Number: MST2014-00272  
Owner: David Regina Kerr  
Architect: Wade Davis Design

(Proposal to replace the existing composition shingle roof with a standing metal seam roof on an existing single-family residence in the Hillside Design District.)

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

**FINAL REVIEW****D. 25 VIA ALICIA****E-1 Zone**

Assessor's Parcel Number: 015-311-006  
Application Number: MST2014-00111  
Architect: Wade Davis Design  
Owner: Yeoman Trust

(Proposal to construct a 131 square foot addition at the lower level, 215 square feet of additions on the upper level (street grade), a new 126 square foot entry deck, a 260 square foot expansion of the rear deck, and a 390 square foot patio cover over the rear deck on a 16,802 square foot lot located in the Hillside Design District. The project includes a minor interior remodel. Portions of the additions and The entry deck encroach into the front yard setback. The proposed 3,063 square foot, two-story residence with attached two-car garage is 70% of the guideline maximum floor-to-lot area ratio (FAR). Staff Hearing Officer review is requested for zoning modifications.)

**(Final Approval requested. Project must comply with Staff Hearing Officer Resolution No. 025-14.)**

**NEW ITEM**

**E. 1117 LAS ALTURAS RD**

**A-1 Zone**

Assessor's Parcel Number: 019-113-022  
Application Number: MST2014-00223  
Owner: Barbara Fasken Trust  
Agent: Jessica Harlin  
Owner: David & Li Doll

(Proposal for a 16' x 68' lap pool with 10-foot high privacy wall and associated landscape in the rear yard of an existing single-family residence in the Hillside Design District.)

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