



CITY OF SANTA BARBARA  
COMMUNITY DEVELOPMENT DEPARTMENT  
P. O. BOX 1990  
SANTA BARBARA, CA 93102-1990

**NOTICE OF A PUBLIC HEARING: ARCHITECTURAL BOARD OF REVIEW**

**DATE:** JANUARY 14, 2019

**TIME:** 3:00 P.M.

**LOCATION:** DAVID GEBHARD PUBLIC MEETING ROOM, 630 GARDEN STREET

**PROJECT LOCATION:** 1317 PUNTA GORDA, APN:017-300-017, MST MST2018-00627 **OWNER:** JIM CARR

**FOR MORE INFORMATION CONTACT:** Matthew Ozyilmaz, ABR Planning Technician, (805) 564-5470, ext. 4587

**PROJECT DESCRIPTION:** Proposal for seven new residential duplexes developed under the Average Unit Density Incentive Program (AUD). Project includes demolition of an existing single residential unit, asphalt driveway, and site paving, and the construction of seven, two-story duplexes comprised of 14 two-bedroom units ranging in size from 810 to 992 square feet with an average unit size of 914 square feet. The proposed density for this 23,847 square foot parcel is 25 dwelling units per acre on a site with a General Plan Land Use Designation of Medium-High Density, which allows for 15-27 dwelling units per acre. Additional site improvements include a new parking lot with 14 parking spaces for the residential units, a permeable paver driveway, bicycle parking, common areas, fencing, paths, paved and landscaped area, and trash enclosure.