



City of Santa Barbara  
Community Development Department  
PO Box 1990  
Santa Barbara, CA 93102-1990

**NOTICE OF A PUBLIC HEARING:** Architectural Board of Review (ABR)

**DATE:** Tuesday, October 4, 2021 **MEETING BEGINS AT:** 3:00 PM

**LOCATION:** This Meeting Will Be Conducted Electronically As Described Below

**PROJECT LOCATION:** 2217 Oak Park Ln, **ZONE:** R-M, **APN:** 025-160-009, **PLN** 2021-00281

**APPLICANT/OWNER:** Steve Nuhn, Cearnal Collective/Ann Canova, Trustee

**PROJECT DESCRIPTION:** Proposal for a new two-unit duplex using the Average Unit-Size Density (AUD) program. Project entails two new 1,120 square foot two story units and a new attached one car garage. The project would result in four residential units ranging in size from 722 to 1,120 square feet with an average unit size of 993 square feet. The proposed density on this 11,539 square foot lot is 15 dwelling units per acre, on a parcel zoned Medium High Density which allows between 15-27 dwelling units per acre. The total parking would be 4 vehicular spaces, three uncovered and one covered and 4 bicycle parking spaces.

# PUBLIC HEARING NOTICE

**IN ORDER TO PROMOTE SOCIAL DISTANCING AND PRIORITIZE THE PUBLIC'S HEALTH AND WELL-BEING, THE GOVERNOR OF THE STATE OF CALIFORNIA ISSUED EXECUTIVE ORDER N-29-20, WHICH ALLOWS LOCAL LEGISLATIVE BODIES TO HOLD MEETINGS VIA TELECONFERENCES WHILE STILL MEETING THE STATE'S OPEN AND TRANSPARENT MEETING REQUIREMENTS. BOARD MEMBERS MAY PARTICIPATE ELECTRONICALLY. AS A PUBLIC HEALTH AND SAFETY PRECAUTION, THE DAVID GEBHARD PUBLIC MEETING ROOM WILL NOT BE OPEN TO THE GENERAL PUBLIC. THE CITY OF SANTA BARBARA STRONGLY ENCOURAGES AND WELCOMES PUBLIC PARTICIPATION DURING THIS TIME. PUBLIC PARTICIPATION IS AVAILABLE THROUGH THE FOLLOWING OPTIONS:**

**TELEVISION COVERAGE:** This meeting will be broadcast live on City TV-Channel 18 and online at [SantaBarbaraCA.gov/CityTV](https://SantaBarbaraCA.gov/CityTV). See [SantaBarbaraCA.gov/CityTVProgramGuide](https://SantaBarbaraCA.gov/CityTVProgramGuide) for a rebroadcast schedule. An archived video of this meeting will be available at [SantaBarbaraCA.gov/ABRVideos](https://SantaBarbaraCA.gov/ABRVideos)

**ELECTRONIC PARTICIPATION:** Join the Meeting Electronically by clicking on the meeting link, which will be found on the meeting agenda. You will be connected to audio using your computer's microphone and speakers (VoIP). A headset is recommended. You can also select the option to use your telephone, but you must use the GoToWebinar software to interact with the meeting. Select "Use Telephone" after joining the webinar and call in using the numbers listed on the agenda that will be posted online.

Oral comments during a meeting may be made by electronic participation only.

**WRITTEN PUBLIC COMMENT:** Public comments may also be submitted via email to [ABRSecretary@SantaBarbaraCA.gov](mailto:ABRSecretary@SantaBarbaraCA.gov) prior to the beginning of the Meeting. All public comments submitted via email will be provided to the Board and will become part of the public record. You may also submit written correspondence via US Postal Service (USPS); addressed to PC Secretary, PO Box 1990, Santa Barbara, CA 93102-1990. However, please be advised, correspondence sent via USPS may not be received in time to process prior to the meeting and email submissions are highly encouraged.

**ADDITIONAL INFORMATION:** The scope of this project may be modified under further review. To be informed of future hearings, you may (1) Submit a request electronically to become an "Interested Party" for notification by email when the project is scheduled on an agenda. Agendas are posted and emailed to interested parties 72 hours before the meeting.(2) Join the City's [SantaBarbaraCA.gov/MySB](https://SantaBarbaraCA.gov/MySB) to subscribe to email notification whenever ABR agendas posted. This is a general subscription to all ABR agendas.You may also contact City Planning staff at (805) 564-5578 for questions on a case. Meeting agendas, minutes, and videos are posted online at [SantaBarbaraCA.gov/ABR](https://SantaBarbaraCA.gov/ABR).

**AMERICANS WITH DISABILITIES ACT:** If you need services or staff assistance to attend or participate in this meeting, contact the ABR Secretary at (805) 564-5470, ext. 3308. If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

**NOTE:** On Thursday, September 30, 2021, an Agenda with all items to be heard on Monday, October 4, 2021 will be posted on the outdoor bulletin board at the Community Development Department, 630 Garden Street and online at [SantaBarbaraCA.gov/ABR](https://SantaBarbaraCA.gov/ABR).

**FOR MORE INFORMATION ON THE PROJECT CONTACT:** Christina McGuire, Assistant Planner, (805) 564-5470, ext. 5399, [CMcGuire@SantaBarbaraCA.gov](mailto:CMcGuire@SantaBarbaraCA.gov)