



City of Santa Barbara California

NOTICE OF A PUBLIC HEARING OF THE HISTORIC LANDMARKS COMMISSION TO PROPERTY OWNERS AND TENANTS WITHIN 300 FEET

WEDNESDAY, JANUARY 10, 2018

1:30 P.M.* (SEE NOTE BELOW)

DAVID GEBHARD PUBLIC MEETING ROOM, 630 GARDEN STREET

The Historic Landmarks Commission (HLC) will hold a public hearing to review architectural design-related issues or development plan approval findings regarding the subject property below:

Address: 1202 DIANA RD
Application Number: MST2017-00217
Assessor's Parcel Number: 031-190-008 Zone: RS-6
Owner: MCGOUGH FAMILY TRUST
Project Description:

The project consists of a proposal to subdivide an existing one (1) acre parcel into four (4) lots in the RS-6, Single Residential Zone and Low Density Residential (Max 5 Dwelling Units/Acre) General Plan designation. The proposed lots vary in size from 9,004 to 15,444 square feet. Proposed lot 4 includes an existing one-story adobe residence. The application includes alterations to the existing adobe residence to include demolition of the "as-built" non-permitted additions, resulting in an 817 square foot residence to remain. The existing adobe residence is deemed eligible to be designated a historic resource by the City Urban Historian. Demolition of the existing detached garage and detached accessory buildings is also proposed. Site improvements for the subdivision include site grading (1,240 cubic yards of cut and 250 cubic yards of fill), removal/relocation of six existing Oak trees, replacement Oak trees, and approximately 8,300 square feet of paving to create a new shared driveway easement connecting the proposed four lots to Cota Street. The existing driveway to Diana Road will remain. The proposal includes development of one new primary dwelling unit on three of the four proposed lots. Proposed lot four (4) includes the 817 square foot residential adobe. The proposal includes two new uncovered parking spaces and a request of the Historic Landmarks Commission (HLC) for an exception to the covered parking requirement. Proposed vacant lots 1, 2, and 3 will be reviewed by the Single Family Design Board (SFDB). The project requires Planning Commission review for a Tentative Subdivision Map (TSM) and includes a request for a Public Street Waiver and Street Frontage Modifications. This application will address all violations identified in enforcement case ENF2017-00868.

Pursuant to Municipal Code Section 22.22.035.(d)(2), the Historic Landmarks Commission is requested to adopt a Resolution of Intention to hold a Public Hearing to consider 1) Listing on the Potential Historic Resources List, or 2) Structure of Merit, or 3) City Landmark designation of the Adobe style house constructed in 1926 located at 1202 Diana Road.

You are invited to attend the hearing and address your comments to the HLC. The HLC is a Commission appointed by the City Council to review projects located within the El Pueblo Viejo district or involving City historic resources. Due to time constraints, individual comments are typically limited to two minutes. Written comments are also welcome. Mail to HLC Secretary, P.O. Box 1990, Santa Barbara, CA 93102-1990 or email to HLCSecretary@SantaBarbaraCA.gov. Please note that the HLC may not have time to consider written comments received after 10 a.m. on the day of the meeting.

ADDITIONAL INFORMATION: This hearing is for design review only. If the project requires approval by the Planning Commission or the Staff Hearing Officer, you will receive a notice for that public hearing. The scope of this project may be modified under further review. If you have any questions or wish to review the plans, contact Pilar Plummer, HLC Planning Technician, at (805) 564-5470, ext. 2687 or email PPlummer@SantaBarbaraCA.gov. To be informed of future hearings, you may:

1. Submit a request in writing to become an "Interested Party" for notification by mail or email when the project is scheduled on an agenda. Agendas are posted and mailed/emailed to interested parties 72 hours before the meeting.
2. Join the City's SantaBarbaraCA.gov/MySB to subscribe to email notification whenever HLC agendas are posted. This is a general subscription to all HLC agendas.

You may also contact City Planning staff at (805) 564-5578 for questions on case status or visit the Planning & Zoning counter at 630 Garden Street to review the most current plans proposed and other project documents. Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday (see SantaBarbaraCA.gov/Calendar for closure dates).

Meeting agendas, minutes, and videos are posted online at SantaBarbaraCA.gov/HLC. This meeting will be broadcast live on City TV-Channel 18 and online at SantaBarbaraCA.gov/CityTV.

Decisions of the HLC may be appealed to the City Council. For further information on appeals, contact Planning Division staff or the City Clerk's Office. Appeals must be in writing and must be filed with the City Clerk at City Hall within 10 calendar days of the meeting at which the Commission took action or rendered its decision.

AMERICANS WITH DISABILITIES ACT: If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, contact the HLC Secretary at (805) 564-5470, ext. 4572. 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 Friday, January 5, 2018, an Agenda with all items to be heard on Wednesday, January 10, 2018 will be available at 630 Garden Street and online at SantaBarbaraCA.gov/HLC. Approximate review times are set for each item; however, the schedule is subject to change. It is recommended that you contact the HLC Planning Technician to confirm the scheduled review time for a particular item.