



City of Santa Barbara California

NOTICE OF A PUBLIC HEARING OF THE PLANNING COMMISSION TO THE PROPERTY OWNERS WITHIN 300 FEET

THURSDAY, JANUARY 22, 2009
1:00 P.M.* (SEE NOTE BELOW)
CITY HALL – 735 ANACAPA STREET
CITY COUNCIL CHAMBERS

APPLICATION OF SUZANNE ELLEDGE PLANNING AND PERMITTING SERVICES, AGENT FOR SAMARKAND RETIREMENT COMMUNITY, 2550 TREASURE DRIVE, APN 051-330-003, E-3/SD-2: ONE-FAMILY RESIDENCE AND UPPER STATE STREET AREA OVERLAY ZONES, GENERAL PLAN DESIGNATION: RESIDENTIAL, FIVE UNITS PER ACRE (MST2008-00469)

This is a Concept Review Hearing. The proposal is a request to allow a LifeCenter facility at the Samarkand Retirement Community. The project consists of the demolition of an existing one-story, 1,665 square foot maintenance building and the construction of a 9,405 square foot (gross), two-story LifeCenter. The LifeCenter would consist of an aerobics/multi-purpose room, computer room, committee office and file storage, TV studio, gallery, NU-2-U (campus market), storage, bathrooms, mechanical room and electrical room on the first floor and a café, juice bar, pantry storage, two offices, fitness area, two wellness suites, storage (for personally operated vehicles and walkers), bathrooms and storage on the second floor. The proposal would result in the reorganization of some of the existing areas and uses onsite.

The discretionary application required for this project would be either an Amendment to an existing Conditional Use Permit or a new Master Plan Conditional Use Permit (SBMC Chapter 28.94).

The purpose of the concept review is to allow the Planning Commission and the public an opportunity to review the proposed project design at a conceptual level and provide the applicant and staff with feedback and direction regarding the proposed land use and design. The opinions of the Planning Commission may change or there may be ordinance or policy changes that could affect the project that would result in requests for project design changes. **No formal action on the development proposal will be taken at the concept review, nor will any determination be made regarding environmental review of the proposed project.**

You are invited to attend this hearing. Written comments are welcome and will be entered into the public record. Written information should be submitted prior to the meeting at the Planning Division Office, 630 Garden St.; by mail attention Planning Commission Secretary, P.O. Box 1990, Santa Barbara, CA 93102-1990; or by email at PCSecretary@SantaBarbaraCa.gov, and received no later than 4:30 P.M. on the Monday before the Planning Commission hearing. Please submit 12 copies of any written materials over 2 pages. Written comments are accepted at and up to the time of the hearing; however, the Planning Commission may not have time to consider materials submitted after the Monday deadline.

The scope of this project may be modified under further review. If you have any questions, wish to review the plans, or wish to be placed on a mailing list for future agendas for this item, please contact Kathleen Kennedy, Associate Planner, at (805) 564-5470 between the hours of 8:00 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday, or by email at kkennedy@SantaBarbaraCa.gov. Please check our website to verify office closure dates.

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 City

Administrator's Office at (805) 564-5305. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

* **NOTE:** The regular Planning Commission meeting begins at 1:00 p.m. Thursday afternoon. On Monday, January 19, 2009, an Agenda with all items to be heard on Thursday, January 22, 2009, will be available at 630 Garden Street. AGENDAS, MINUTES and REPORTS: Copies of all documents relating to agenda items are available for review at 630 Garden St. and posted online at www.SantaBarbaraCa.gov/pc. Please note that online Staff Reports may not include some exhibits. **Agenda items are subject to change.** It is recommended that applicants and interested parties plan to arrive at 1:00 p.m. However, for longer agendas, all parties are encouraged to monitor Channel 18 and when the item prior to the application of interest begins come to the Commission hearing. Continuances will not be granted unless there are exceptional circumstances.

This regular meeting of the Planning Commission begins at 1:00 p.m. on Thursday and can be viewed live on City TV-18, or on your computer via <http://www.santabarbaraca.gov/Government/Video/> and then clicking City TV-18 Live Broadcast. City TV-18 will also rebroadcast this meeting in its entirety on Friday at 6:00 p.m. and again on Sunday at 9:00 a.m. An archived video copy of this meeting will be viewable, on computers with high speed internet access, the following Tuesday at www.santabarbaraca.gov/pc and then clicking Online Meetings.