



City of Santa Barbara

Planning Division

SINGLE FAMILY DESIGN BOARD CONSENT CALENDAR MINUTES

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.

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.

630 Garden Street

11:00 A.M.

Monday, September 10, 2007

AGENDAS, MINUTES and REPORTS: Copies of all documents relating to agenda items are available for review at 630 Garden St. and agendas and minutes are posted online at www.SantaBarbaraCa.gov/sfdb.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Division at (805) 564-5470. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.

NEW ITEM

A. 937 CIMA LINDA LN

A-2 Zone

Assessor's Parcel Number: 015-202-009
Application Number: MST2007-00314
Owner: Montesano Family Trust
Architect: Lenvik & Minor

(Proposal to replace the existing windows and doors, convert the existing three-car garage at the west elevation to habitable space, revise the east wing facade and balcony, revise and replace south terrace and trellis, revise pool terrace and add spa, BBQ etc. Landscaping improvements including, terraced retaining walls, paths, and re-vegetate 2.2 acres on sloped hillside. Existing three car garage at east wing proposed to remain.)

Continued one week for review of the fence and floor plan, with the following comments: 1) Provide a landscape plan; 2) Verify that the floor plan meets zoning requirements; 3) The architecture is acceptable as submitted.

NEW ITEM**B. 32 E JUNIPERO ST****E-1 Zone**

Assessor's Parcel Number: 025-123-006
Application Number: MST2007-00380
Owner: John and Les White
Applicant: Christophe De Rose
Designer: Christophe De Rose

(Proposal for 24 square feet first floor projecting window addition in existing master bathroom. Proposed wood screen in existing arch. Proposed garden wall (7'11" high). Proposed tile roof for existing BBQ and proposed small fountain in interior yard fronting Junipero Street. Addresses the four violations per ZIR2006-00398. The proposal would result in a FAR of 0.26.)

(PROJECT IS ABOVE 85% MAXIMUM FAR OF 3,690 SQUARE FEET.)

Postponed indefinitely.

CONTINUED ITEM**C. 812 LARGURA PL****A-1 Zone**

Assessor's Parcel Number: 029-110-034
Application Number: MST2007-00394
Owner: Elizabeth Vos

(Proposal for revision to approved building permit BLD2006-0273 to: 1) omit demolition of area adjacent to kitchen and obtain as-built approval. 2) replace existing siding to match existing walls. 3) keep the existing first floor deck and obtain as-built approval. Staff Hearing officer approval is requested for a modification for the "as-built" deck encroaching into the interior yard setback.)

Continued two weeks with the following comments: 1) Provide 15 gallon bamboo at 8 foot minimum height; 2) Specify number of bamboo plants; 3) Call out species of bamboo (clumping species, not invasive); 4) Show drip irrigation for the new planting.

CONTINUED ITEM**D. 1433 JESUSITA LN****A-1 Zone**

Assessor's Parcel Number: 055-240-019
Application Number: MST2007-00431
Owner: Connolly Family Trust 12/12/00
Architect: Steve Morando

(Proposal to construct additional retaining walls at the rear of a single-family residence on a 3 acre lot in the Hillside Design District)

Continued indefinitely for submittal of a landscape plan. Staff to verify prior approval.

NEW ITEM**E. 1126 HARBOR HILLS DR E-1 Zone**

Assessor's Parcel Number: 035-313-004
Application Number: MST2007-00445
Owner: William B. Morgan
Contractor: Allied Fence Company

(Proposal for the installation of approximately 450 linear feet of 5' high black vinyl chain-link fence and 32 linear feet of 5' black ornamental iron and one (1) 15' single swing gate.)

Postponed indefinitely.

NEW ITEM**F. 468 CONEJO RD A-1 Zone**

Assessor's Parcel Number: 019-061-017
Application Number: MST2007-00446
Owner: Fawaz Istwani

(Abate violations in ENF2007-00237. Proposal to repair the existing detached two-car garage, interior remodel of the existing single family residence, and exterior alterations including replacement of doors and windows, two new windows, alteration to doors, repaint, alterations to landscaping.)

Continued indefinitely. Applicant to specify on elevation drawings exterior materials and colors; coordinate plans and elevations; garage to match existing.

FINAL REVIEW**G. 1121 QUINIENTOS ST R-2 Zone**

Assessor's Parcel Number: 017-141-012
Application Number: MST2006-00277
Owner: Robles 2000 Revocable Trust
Owner: Ben Robles
Architect: Brian Nelson

(Proposal to construct a 3,458 square foot two-story residence and attached 500 square foot two-car garage on a 11,275 square foot lot. The proposal includes demolition of the existing 951 square foot single-family residence, detached 551 square foot two-car garage, and existing 117 square foot accessory structure. The proposal would result in a FAR of 0.31.)

Postponed indefinitely.

NEW ITEM**H. 614 N VOLUNTARIO ST****R-2 Zone**

Assessor's Parcel Number: 031-190-034

Application Number: MST2007-00412

Owner: Jose Luis Perez

Architect: Jose Esparza

(Proposal to add a 495 square foot second-floor addition to an existing two-story 2,038 square foot single-family residence. The project will result in a 2,533 square foot single-family residence including the 475 square foot two-car garage on the 5,850 square foot lot. The proposal has a FAR of 0.43.)

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

Referred to the Full Board. Applicant to provide current photographs of and from the site.

Items reviewed by Gary Deisler, with the exception of landscaping for Item C, reviewed by Erin Carroll.

Adjourned at 12:30