



City of Santa Barbara

Planning Division

SINGLE FAMILY DESIGN BOARD CONSENT MINUTES

Monday, August 11, 2008

David Gebhard Public Meeting Room: 630 Garden Street

11:00 A.M.

BOARD MEMBERS:

WILLIAM MAHAN, CHAIR
PAUL ZINK, VICE-CHAIR (Consent Alternate)
BERNIE BERNSTEIN
ERIN CARROLL (Consent Calendar Representative)
GLEN DEISLER (Consent Calendar Representative)
GARY MOSEL
DENISE WOOLERY (Consent Alternate)

CITY COUNCIL LIAISON: DALE FRANCISCO

PLANNING COMMISSION LIAISON: STELLA LARSON

STAFF:

JAIME LIMÓN, Design Review Supervisor
TONY BOUGHMAN, PLANNING TECHNICIAN
GLORIA SHAFER, Commission Secretary

Website: www.SantaBarbaraCa.gov

PLEASE BE ADVISED

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.

The applicant's presence is suggested so that the applicant can answer questions and discuss potential conditions of approval, thereby avoiding project continuances. If an applicant cancels or postpones an item without providing advance notice, the item will be postponed indefinitely and will not be placed on the following Single Family Design Board (SFDB) agenda.

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. The Consent Calendar reviewing member of the SFDB may refer items to the Full Board for review.

Decisions of the SFDB may be appealed to the City Council. For further information on appeals, contact the Planning Division Staff or the City Clerk's office, City Hall, 735 Anacapa Street. Appeals must be in writing and must be filed with the City Clerk at City Hall within ten (10) calendar days of the date the action is ratified, (at the next regular Full Board meeting of the SFDB).

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. Materials related to an item on this agenda submitted to the SFDB after distribution of the agenda packet are available for public inspection in the Community Development Department located at 630 Garden St., during normal business hours. If you have any questions or wish to review the plans, please contact Tony Boughman, Planning Technician I, at (805) 564-5470 between the hours of 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other Friday, or by email at tboughman@santabarbaraca.gov. Please check our website under City Calendar to verify 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 Planning Division at 805-564-5470. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

POSTING: On Thursday, August 7, 2008, at 4:00 p.m., the Agenda was duly posted on the indoor and outdoor bulletin boards at the Community Development Department, 630 Garden Street, and online at www.SantaBarbaraCa.gov/sfdb.

PUBLIC COMMENT: Any member of the public may address the Single Family Design Board Consent Representative for up to two minutes on any subject within their jurisdiction that is not scheduled for a public discussion before the Board on that day.

FINAL REVIEW

A. 2233 STANWOOD DR

A-1 Zone

Assessor's Parcel Number: 019-360-017
Application Number: MST2006-00260
Owner: Morton and Caroline Sacks
Agent: Permit Planners
Designer: Design Group

(Proposal to remove existing entry walls from two locations along Stanwood Drive and replace with new landscaping at one location and construct new 8'-0" tall entry and gate at other location. Also proposed is to replace existing landscaping with a new 7'-0" tall entry and gate along Orizaba Lane and to construct a new 8'-0" tall sound wall in the front yard along Stanwood Drive.)

Continued indefinitely with the following comments: 1) show species of existing trees within areas of new construction; 2) provide cut sheet for exterior light fixtures; 3) show colors; 4) provide more defined landscaping.

FINAL REVIEW

B. 724 LAS CANOAS PL

A-1 Zone

Assessor's Parcel Number: 021-030-040
Application Number: MST2008-00136
Owner: Dennis L. and Susan J. Chiavelli Trustees
Architect: Roderick Britton

(Proposal for a 578 square foot second-floor addition to an existing 2,985 square foot two-story single-family residence and the construction of a 957 square foot two-story accessory building with first-floor barn and storage loft above. The proposal includes a 59 square foot addition to the existing attached 479 square foot garage, replacement of all exterior doors and windows, and a new 6 foot by 30 foot lap pool. The project is located on a 2.1 acre parcel in the Hillside Design District. Staff Hearing Officer approval of a Modification was granted to allow more than 500 square feet of accessory space. The total proposed square footage of 4,579 is 81% of the maximum guideline FAR.)

Final Approval with the following conditions: 1) any new lighting to comply with the Outdoor Lighting Ordinance. 2) any new landscaping must meet High Fire Code.

NEW ITEM**C. 1407 DOVER ROAD****E-1 Zone**

Assessor's Parcel Number: 019-201-002
Application Number: MST2008-00376
Owner: Gurley John Angus

(Proposal to replace an existing 4 foot tall by approximately 90 foot long retaining wall to be the same color, finish, height, and location as the existing wall. There is an existing 2,000 square foot house, a 400 square foot detached garage and an approximately 1,000 square foot accessory building on the 22,868 square foot lot in the Hillside Design District.)

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

Final Approval as submitted with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code. The project provides consistency with the neighborhood, quality workmanship, and the planters are an enhancement.

NEW ITEM**D. 161 RAMETTO RD****A-2 Zone**

Assessor's Parcel Number: 015-211-020
Application Number: MST2008-00380
Owner: George W. Holbrook
Architect: Kathy Hancock

(Proposal for a 94 square foot addition to the first-floor and a new deck above at the second-floor of an existing 4,298 square foot two-story single-family residence. The proposed total of 4,400 square feet on the 15,600 square foot lot in the Hillside Design District is slightly over 100% of the maximum guideline FAR.)

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

Final Approval with the finding that the Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code, with condition the that the light fixture is to be recessed or to match existing glass with obscure glass.

Items on Consent Calendar were reviewed by Glen Deisler, with the exception of landscaping for Items A, B, and C which were reviewed by Erin Carroll. Consent Calendar ended at 12:10 p.m.