



City of Santa Barbara

Planning Division

SINGLE FAMILY DESIGN BOARD CONSENT AGENDA

Monday, December 15, 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.

APPEALS: 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 St. 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 II, 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 December 11, 2008 at 4:00 p.m., this 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.

CONTINUED ITEM

A. 2521 CALLE GALICIA E-1 Zone

Assessor's Parcel Number: 041-422-003
Application Number: MST2008-00537
Owner: Roberta Sengelmann-Keshen
Designer: Eric Swenumson

(Proposal for a 370 square foot second-story addition and conversion of 227 square feet of garage space to habitable space for an existing 2,302 square foot two-story single-family residence, including attached 626 square foot two-car garage. The proposal will also abate violations in ZIR2008-00072. The proposed total of 3,298 square feet on the 12,429 square foot lot in the Hillside Design District is slightly less than 85% of the maximum FAR.)

REVIEW AFTER FINAL

B. 1133 ALAMEDA PADRE SERRA E-1 Zone

Assessor's Parcel Number: 029-282-006
Application Number: MST2007-00060
Owner: Alphonso Sanchez
Designer: Francisco Cobiani, Home Designs

(Proposal for 430 square feet of "as-built" additions to an existing 2,097 square foot single-family residence and attached 512 square foot two-car garage on a 12,710 square foot lot in the Hillside Design District. Modifications are requested for the project's encroachment into the front and interior setbacks.)

(Review After Final for a new 171 square foot second-story deck at the rear of the house.)

REVIEW AFTER FINAL**C. 724 LAS CANOAS PL****A-1 Zone**

Assessor's Parcel Number: 021-030-040
Application Number: MST2008-00136
Owner: Dennis and Susan 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 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.)

(Review After Final for a new approximately 60 foot long and maximum 3.5 foot tall retaining wall.)

NEW ITEM**D. 309 SAMARKAND DR****E-3/SD-2 Zone**

Assessor's Parcel Number: 051-171-003
Application Number: MST2008-00568
Owner: Jane Leonard Smith Trust
Architect: Roderick Britton

(Proposal to remove second-story wood siding and replace with plaster to match the first-story of the dwelling, and to replace existing windows for an existing two-story single-family residence.)

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

CONTINUED ITEM**E. 1526 KNOLL CIRCLE DR****E-1 Zone**

Assessor's Parcel Number: 015-142-003
Application Number: MST2008-00555
Owner: Russell Boggie Trust
Designer: Arthur Ablingis

(Proposal for a 320 square foot second-story deck, new French doors, a new window, and interior alterations for an existing 3,053 square foot two-story single-family residence on a 21,487 square foot lot.)

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