



**NOTICE OF PUBLIC HEARING OF THE
SINGLE FAMILY DESIGN BOARD CONSENT CALENDAR
TO OWNERS OF PROPERTY WITHIN 300 FEET OR ONE OF
THE 20 CLOSEST LOTS TO A PROJECT**

This notice has been mailed to you because it has been determined that your property is either within 300 feet or one of the 20 closest lots to the project listed below. The Single Family Design Board (SFDB) will hold a public hearing at its Consent Calendar to give the public an opportunity to be heard and offer comments early in the review process on architectural design related issues regarding the subject property below:

1744 PROSPECT AVE

Application Number: MST2007-00653
Assessor Parcel Number: **027-141-028** Zone: **R-2**
Owner: SOTO CHRISTI L

Project Description: **Proposal to construct a 105 square foot first floor addition and new exterior stairway to an existing one-story single-family residence with attached non-conforming two-car garage on the 4,042 square foot lot in the Hillside Design District. The project would result in a total of 1,777 square feet which is 81% of the maximum FAR. Staff Hearing Officer approval of modifications for reduction of open yard and interior yard encroachments are requested.**

Public comments will be allowed during review of the project by the SFDB. The SFDB is a body appointed by the City Council to focus on neighborhood compatibility, aesthetics, and design issues. Comments on private views and privacy issues are only partially within the SFDB's authority. Due to time constraints, individual comments may be limited to two minutes. Written comments are also welcome up to the time of the hearing, and should be addressed to the City Planning Division, P.O. Box 1990, Santa Barbara, CA 93102-1990, or by e-mail to SFDBSecretary@SantaBarbaraCA.gov.

This is the only notification you will receive for this development application. 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 the SFDB Staff at (805) 564-5470 between the hours of 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday.

If you, as an aggrieved party or applicant, disagree with the decision of the Single Family Design Board regarding the outcome of this application, you may appeal the decision to the City Council. The appeal, accompanied by the appropriate filing fee per application, must be filed in the City Clerks Office within ten calendar days of the Single Family Design Board decision.

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.

DATE & LOCATION:

Tuesday, January 22, 2008
11:00 A.M.* (SEE NOTE BELOW)
630 GARDEN STREET
DAVID GEBHARD PUBLIC MEETING ROOM

***NOTE:** The regular Single Family Design Board Consent Calendar meeting begins at 11:00 a.m. Tuesday morning. Agendas with all items to be reviewed at the meeting are available at 630 Garden Street. The items are taken in the order shown on the agenda.