



# City of Santa Barbara California

## PUBLIC HEARING OF THE SINGLE FAMILY DESIGN BOARD CONSENT CALENDAR

**Monday, August 22, 2011**  
**11:00 A.M.\* (SEE NOTE BELOW)**  
**630 GARDEN STREET**  
**DAVID GEBHARD PUBLIC MEETING ROOM**

The Single Family Design Board (SFDB) will hold a public hearing to give the public an opportunity to be heard and offer comments early in the review process on architectural design related issues or development plan approval findings regarding the subject property below:

Address: **143 Northridge Rd**  
Application Number: **MST2011-00231**  
Assessor's Parcel Number: **055-120-008** Zone: **A-1**  
Owner: **Andrian Kouznetsov**

Project Description: **Proposal to permit an "as-built" 113 square foot one-story addition and interior remodel to an existing 1,943 square foot, one-story, single-family residence with a 383 square foot detached two-car garage and a 161 square foot detached accessory building. The proposal includes a 23 square foot addition to the existing two-car garage and a 131 square foot addition to the accessory building. The proposal will result in a 2,056 square foot one-story single-family residence, a 406 square foot detached two-car garage, and a 292 square foot accessory building. The proposed total of 2,754 square feet of onsite development, on a 30,492 square foot lot located in the Hillside Design District, is 58% of the maximum guideline floor-to-lot area ratio. The project requires Staff Hearing Officer review for a requested zoning modification for encroachment into the required front setback. The proposal will address violations listed in enforcement case ENF2011-00017.**

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](mailto:SFDBSecretary@SantaBarbaraCA.gov).

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 Michelle Bedard at (805) 564-5470, extension 4551, or by email at [mbedard@santabarbaraca.gov](mailto:mbedard@santabarbaraca.gov). Our office hours are 8:30 a.m. to 4:00 p.m., Monday through Thursday, and every other Friday. Please check our website under City Calendar to verify closure dates. Meeting agendas and minutes are posted online at [www.SantaBarbaraCa.gov/sfdb](http://www.SantaBarbaraCa.gov/sfdb). Documents relating to agenda items are available for review at 630 Garden Street during normal business hours.

Decisions of the SFDB may be appealed to the City Council. For further information on appeals, contact Planning Division Staff or the City Clerk's Office. Appeals must be in writing and must be filed with the City Clerk at City Hall within 10 calendar days of the meeting at which the Board took action or rendered its decision.

**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, extension 3308. 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 SFDB Consent Calendar begins at 11:00 a.m. Monday morning. Agendas with all items to be reviewed at the meeting are available at 630 Garden Street. Items are heard in a sequential manner as listed on the Consent Calendar Agenda. 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.