



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT AGENDA

**Monday, August 8, 2011**

**David Gebhard Public Meeting Room: 630 Garden Street**

**11:00 A.M.**

**BOARD MEMBERS:**

GLEN DEISLER, CHAIR  
DENISE WOOLERY, VICE-CHAIR (Consent Calendar Representative)  
BERNI BERNSTEIN  
BRIAN MILLER (Consent Calendar Representative)  
JIM ZIMMERMAN (Consent Calendar Representative)

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** MICHAEL JORDAN

**STAFF:** JAIME LIMÓN, Design Review Supervisor  
MICHELLE BEDARD, Planning Technician  
KATHLEEN GOO, Commission Secretary

**Website: [www.SantaBarbaraCa.gov](http://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 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](http://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 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.

**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.

**NOTICE:** On Thursday, August 4, 2011, 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](http://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.

### **REVIEW AFTER FINAL**

**A. 856 WILLOWGLEN RD E-3/SD-2 Zone**

Assessor's Parcel Number: 057-272-001  
Application Number: MST2010-00320  
Owner: Mario and Judith Borgatello Trustee  
Architect: Lenvik & Minor Architects

(Proposal to construct a new 301 square foot second-story addition to an existing one-story 2,572 square foot single-family residence, including an attached 373 square foot two-car garage. The proposed total of 3,040 square feet on an 11,326 square foot parcel is 78% of the maximum floor-to-lot-area ratio.)

**(Review After Final for a proposed new 100 square foot storage shed, and window and material changes on the front elevation.)**

### **FINAL REVIEW**

**B. 42 ALSTON PL A-2 Zone**

Assessor's Parcel Number: 015-161-053  
Application Number: MST2011-00308  
Owner: Anne Emmons Murphy Trust  
Agent: Dale Pekarek

(Proposal to construct a new 348 square foot one-story addition and partial interior remodel to an existing 1,674 square foot single-family residence with an attached 525 square foot two-car garage located on a 1.72-acre lot in the Hillside Design District. The 2,547 square foot residence will be 48% of the maximum guideline floor-to-lot area ratio.)

**(Final Approval is requested. Project Design Approval was granted August 1, 2011.)**

**NEW ITEM****C. 2018 GRAND AVE****R-2 Zone**

Assessor's Parcel Number: 025-346-012  
Application Number: MST2011-00316  
Owner: Roberta K Serbia & John William  
Architect: Loren Solin

(Proposal to replace windows and doors on an existing multi-story, single-family residence located on a 7,950 square foot lot in the Hillside Design District. A new bay window is proposed on the upper floor and four sets of French doors will be removed and replaced with windows and a single door with window. A small circular window and the arched window on the southeast corner will remain unaltered.)

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

**FINAL REVIEW****D. 345 CONEJO RD****A-1 Zone**

Assessor's Parcel Number: 019-050-028  
Application Number: MST2010-00024  
Owner: Heather McBurnie  
Architect: Michael Holliday  
Landscape Architect: Barefoot Designs

(Proposal to rebuild a 1,450 square foot house and 440 square foot garage destroyed in the Tea Fire. Proposed is a two-story 1,850 square foot single-family residence and attached 450 square foot two-car garage. Staff Hearing Officer approval of a modification is requested to construct the garage within the side setback. The project includes a privacy fence and landscaping. The proposed total of 2,300 square feet on the 12,284 square foot lot in the Hillside Design District is 57% of the maximum floor-to-lot area ratio.)

**(Final Approval is requested for the landscape plan. The architecture received Final Approval on January 3, 2011.)**