



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT CALENDAR MINUTES

**Monday, June 27, 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  
ERIN CARROLL (Consent Calendar Representative) - PRESENT  
BRIAN MILLER (Consent Calendar Representative)  
JIM ZIMMERMAN (Consent Calendar Representative) - PRESENT  
PAUL ZINK

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** MICHAEL JORDAN

**STAFF:**

JAIME LIMÓN, Design Review Supervisor  
MICHELLE BEDARD, Planning Technician - PRESENT  
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 Wednesday, June 22, 2011, 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](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. 2010 GARDEN ST**

**E-1 Zone**

Assessor's Parcel Number: 025-331-015  
Application Number: MST2010-00216  
Owner: Girod Family Trust  
Architect: Tai Yeh

(Proposal for alterations to an existing 540 square foot accessory structure on a 23,086 square foot lot with an existing two-story residence. Alterations to the existing accessory structure involve a new roof designed to match the style of the existing house, which will result in an increase in height by two feet for a maximum of 14 feet in height, new dual glazed windows and French doors, a new trellis, a new eyebrow roof, and new dual glazed vellux low profile skylights. The project requires Staff Hearing Officer review for a zoning modification for alterations to the roof within the required interior setback.)

**(Review After Final for architectural alterations to the proposed accessory structure.)**

**Approval of Review After Final with the condition to relocate the structure to provide a minimum one-foot clearance between the existing retaining wall and the proposed columns and structure.**

### **PROJECT DESIGN AND FINAL REVIEW**

#### **B. 1423 SHORELINE DR**

**E-3/SD-3 Zone**

Assessor's Parcel Number: 045-185-005  
Application Number: MST2011-00179  
Owner: Chesluk Family Trust  
Applicant: Macaluso Pools

(Proposal to construct a new pool and spa located on a 12,764 square foot parcel in the Appealable Jurisdiction of the Coastal Zone. A total of 125 cubic yards of excavation is proposed. The parcel is currently developed with an existing two-story single-family residence.)

**(Project Design and Final Approval is requested.)**

**Project Design Approval and 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.**

### **FINAL REVIEW**

#### **C. 1409 LA CIMA RD**

**R-1 Zone**

Assessor's Parcel Number: 041-010-025  
Application Number: MST2010-00241  
Owner: Chris Brown  
Architect: On Design Architects

(Proposal for a complete exterior façade remodel, a 710 square foot second story addition; a 264 square foot first story addition; the demolition of the existing 310 square foot, detached, two-car garage; and construction of a new 499 square foot, attached, two-car garage to an existing 1,154 square foot one-story single-family residence resulting in a new 2,627 square foot two-story single-family residence on a 19,558 square foot lot in the Hillside Design District. The proposed total of 2,627 square feet is 60% of the maximum floor-to-lot area ratio guideline.)

**(Project Design Approval was granted November 8, 2010. Final Approval is requested.)**

**Final Approval as submitted.**

Margi Mainquist, neighbor; spoke in favor of the proposed project, and only expressed concern regarding the use of the private road and requested no use of the private road is to occur during construction.

**NEW ITEM****D. 628 FOXEN DR****E-3/SD-2 Zone**

Assessor's Parcel Number: 053-022-004  
Application Number: MST2011-00160  
Owner: Michael Allison  
Designer: Joaquin Ornelas

(Proposal to construct a new 419 square foot one-story addition to an existing 1,383 square foot single-family residence with an attached 434 square foot two-car garage. The proposed 2,236 square foot, one-story, single-family residence, located on a 10,750 square foot lot in the Hillside Design District, is 60% of the guideline floor-to-lot area ratio.)

**(Comments only; project requires a landscape plan and compliance with Tier 3 Stormwater Management Program.)**

**Postponed one week at the Applicant's request.**

**REVIEW AFTER FINAL****E. 1232 CHINO ST****R-2 Zone**

Assessor's Parcel Number: 039-142-022  
Application Number: MST2006-00218  
Owner: Salvador and Maria Barragan  
Designer: Darlene Allen

(Proposal for a one-story 1,763 square foot three-bedroom single-family residence including an attached 433 square foot two-car garage to replace an existing 929 square foot single-story residence. The 10,750 square foot lot contains an existing one-story duplex, a three-car garage, and two uncovered parking spaces which will remain.)

**(Review After Final for minor exterior alterations and revisions to the landscape plan.)**

**Approval of Review After Final with the conditions:**

- 1) Add one minimum 15-gallon Australian Willow or olive tree in approximately the same location as the previously approved tree in the south lawn area of the front yard.
- 2) Use a tree root barrier.

Items on Consent Calendar were reviewed by **Erin Carroll** and **Jim Zimmerman**.