



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT MINUTES

**Monday, October 19, 2015**

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

**11:00 A.M.**

**BOARD MEMBERS:**

FRED SWEENEY, *Chair*  
BRIAN MILLER, *Vice-Chair*  
BERNI BERNSTEIN  
LISA JAMES  
JOSEPH MOTICHA  
JAIME PIERCE  
DENISE WOOLERY

**CITY COUNCIL LIAISON:** DALE FRANCISCO

**PLANNING COMMISSION LIAISON:** ADDISON THOMPSON

**PLANNING COMMISSION LIAISON (ALTERNATE):** MIKE JORDAN

**STAFF:** JAIME LIMÓN, Design Review Supervisor  
DAVID ENG, Planning Technician  
AMBER FLEMMINGS, Commission Secretary

**Website: [www.SantaBarbaraCA.gov](http://www.SantaBarbaraCA.gov)**

Representatives present: **Lisa James and Joe Moticha**

Staff present: **David Eng, Planning Tech**

### **FINAL REVIEW**

**A. 928 EL RANCHO RD**

**A-2 Zone**

Assessor's Parcel Number: 015-060-041  
Application Number: MST2015-00482  
Owner: McDermut Family Trust  
Designer: Sophie Calvin

(Proposal for 88 square foot of first floor additions to an existing one-story, 1,896 square foot single-family residence with a 455 square foot attached two-car garage and an attached 283 square foot one-car carport. The project includes a new decking and guardrails, exterior stairs, and electrical work. The proposed total of 2,722 square feet on a 32,386 square foot lot in the Hillside Design District is 57% of the guideline maximum floor-to-lot area ratio (FAR). The project will address violations identified in Zoning Information Report ZIR2000-00559.)

**(Final Approval is requested.)**

**Final Approval as submitted.**

**FINAL REVIEW****B. 1324 PORTESUELLO AVE****E-1 Zone**

Assessor's Parcel Number: 049-252-025  
Application Number: MST2015-00235  
Owner: Clay and Lauren Beccue  
Applicant: Laura Benard  
Architect: Cearnal Andrulaitis, LLP

(This is a revised project description: Proposal for exterior facade alterations to an existing two-story 3,282 square foot, single-family residence in the Hillside Design District. The proposal includes alterations to the existing roof pitch, removing a roof support column, and reducing the roof overhang at the front entry. The project also includes a new trellis at the front entry, and the relocation of the existing corbels above the garage doors. The garage doors will be replaced, existing shutters will be replaced, and a new, partially permeable driveway will be installed. The proposal includes Staff Hearing Officer review for requested zoning modifications for alterations to the dwelling in the required front setback and for a new trellis in the required front and interior setbacks.)

**(Project Design Approval and Final Approval are requested. Project must comply with Staff Hearing Officer Resolution No. 043-15.)**

**Project Design Approval and Final Approval 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.**

**NEW ITEM****C. 112 LOS AGUAJES AVE****R-4/SD-3 Zone**

Assessor's Parcel Number: 033-041-004  
Application Number: MST2015-00495  
Owner: Angela Oneilin  
Designer: Erick Rojas

(Proposal for a new 150 square foot storage shed and patio, both in the rear yard of an existing 1,020 square foot single-family residence in both the appealable and non-appealable jurisdictions of the Coastal Zone. The project includes a new driveway with a relocated driveway gate and two uncovered parking spaces, removal of a 26 square foot unpermitted addition, removal of sheds and structures out of the setbacks, and interior alterations. The project will address violations in Zoning Information Report 2015-00163 and Enforcement Case ENF2015-00223.)

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

**Continued indefinitely to Consent.**

**NEW ITEM****D. 1645 LA VISTA DEL OCEANO DR****E-1 Zone**

Assessor's Parcel Number: 035-180-092  
Application Number: MST2015-00502  
Owner: James W. Keller

(Proposal to permit "as-built" repairs and additions to an existing two-story single-family residence in the Hillside Design District. The "as-built" work includes repair and reconstruction of a storage room, deck, portions of the roof, retaining walls, and patio at the rear of the house. Also includes the closing off of a wall at the side entry and relocation of a door, extension of roof eaves, a new outdoor shower, and kitchen wall alterations.)

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

**Continued one week to Consent.**

**NEW ITEM****E. 1947 EUCALYPTUS HILL RD****A-2 Zone**

Assessor's Parcel Number: 015-040-027  
Application Number: MST2015-00509  
Owner: Ingham Family Trust  
Contractor: Topa Construction

(Proposal to construct a new 160 square foot deck with spa and to replace a window with a door at an existing single-family residence in the Hillside Design District.)

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

**Project Design Approval and Final Approval 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.**