



City of Santa Barbara

Planning Division

SINGLE FAMILY DESIGN BOARD CONSENT MINUTES

Monday, March 2, 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
JAIME PIERCE
DENISE WOOLERY
PAUL ZINK, *Interim*

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

Representatives present: **Lisa James and Brian Miller**

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

FINAL REVIEW

A. 2011 EDGEWATER WAY

E-3/SD-3 Zone

Assessor's Parcel Number: 045-100-067
Application Number: MST2014-00462
Owner: Victoria Chin
Architect: Lori Kari

(Proposal to relocate the existing garage opening to face the street frontage. The garage alterations include a new garage door, driveway, and the removal of existing landscaping in the front yard. The project also proposes the replacement of doors and windows in existing and new openings on the east, west, and south elevations, the addition of a door and window in crawl space locations, the infill of a crawl space for a craft room and half bath addition, and the interior remodel of the existing kitchen and bath. A new pool and 15 cubic yards of associated grading, and a new five foot high wall and gates at the front of the house are also proposed. The proposed total of 1,490 square feet of development on a 19,320 square foot lot in Hillside Design District and the Appealable Jurisdiction of the Coastal Zone is 32% of the guideline floor-to-lot area ratio (FAR). This project includes Staff Hearing Officer review for requested zoning modifications for alterations in the front setback and an over-height wall within 10 feet of a front lot line.)

(Final Approval is requested. Project must comply with Staff Hearing Officer Resolution No. 004-15.)

Final Approval as Submitted.**NEW ITEM****B. 31 EL CIELITO RD****A-1 Zone**

Assessor's Parcel Number: 019-360-007
Application Number: MST2015-00083
Owner: Jeffrey S. Miller

(Proposal to permit an "as-built" automatic driveway gate and 185 linear feet of "as-built" six-foot tall wood fencing at El Cielito Road, and an "as-built" driveway gate at Stanwood Drive. An administrative zoning exception is requested for the wood fence to exceed three and one-half feet tall within 10 feet of a front lot line.)

(Action may be taken if sufficient information is provided. Applicant is requesting an exception to the fence and screen height standards per SBMC 28.87.170. Determination required for consistency with neighborhood character.)

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.