



# City of Santa Barbara

## SINGLE FAMILY DESIGN BOARD CONSENT MINUTES JUNE 15, 2020

11:00 A.M.

This Meeting Was Conducted Electronically  
[SantaBarbaraCA.gov](http://SantaBarbaraCA.gov)

### BOARD MEMBERS:

Brian Miller, *Chair*  
Lisa James, *Vice Chair*  
Jan Ferrell  
Joseph Moticha  
Robert Richards  
Fred Sweeney  
Jonathan H. Ziegler

### CITY COUNCIL LIAISON:

Meagan Harmon

### PLANNING COMMISSION LIAISON:

Gabriel Escobedo

### STAFF:

Irma Unzueta, Design Review Supervisor  
Ted Hamilton, Planning Technician  
Mary Ternovskaya, Commission Secretary

---

## ATTENDANCE

Members present: Moticha and Richards

Staff present: Ellen Kokinda, Administrative Analyst; Timmy Bolton, Associate Planner; Matthew Ozyilmaz, Planning Technician; Hamilton; and Ternovskaya

## PROJECT DESIGN APPROVAL

- A. [3354 CLIFF DR](#)  
Assessor's Parcel Number: 047-081-003  
Zone: A-1/SD-3  
Application Number: PLN2020-00010  
Owner: Ann Collins-Burgard  
Applicant: Mark Morando

(Proposal for an interior remodel and 1,773 square feet of additions to an existing 2,370 square foot single-unit residence with a detached 744 square-foot three-car garage. Project includes converting 452 square feet of non-habitable space to habitable space. The proposed total of 4,887 square feet of development on a 70,184 square-foot lot in the Non-Appealable Jurisdiction of the Coastal Zone is 92% of the guideline maximum floor-to-lot area ratio (FAR).)

**Project Design Approval is requested. Project requires Neighborhood Preservation findings. Project was last reviewed on May 4, 2020.**

**Project Design Approval with comment 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 APPROVAL****B. 736 CALIFORNIA ST**

Assessor's Parcel Number: 029-041-001  
Zone: R-2  
Application Number: PLN2019-00615  
Owner: Jorg & Jennifer Heinemann, Trustees  
Applicant: Arelhy Arroyo

(Proposal for a new 738 square-foot deck approximately 20 feet in height with an approximate 10-foot tall pergola, which results in approximate overall height of 30 feet. The proposed deck would be accessed from the second floor of an existing residence and integrated with an existing deck. The area beneath the deck would not be enclosed and landscaping is proposed. The proposed pergola would occupy approximately half of the new deck area. Project site is located in the Hillside Design District with an average slope of 44%.)

**Final Approval is requested. Project requires substantial conformance to the plans that received Project Design Approval on May 26, 2020. Project requires Neighborhood Preservation, Hillside Design, and Sloped Lot findings. Project was last reviewed May 26, 2020.**

**Final Approval with comments:**

1. The Neighborhood Preservation Ordinance criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code.
2. The Hillside Design and Sloped Lot criteria have been met as stated in Subsection 22.69.050 of the City of Santa Barbara Municipal Code.