



City of Santa Barbara

Planning Division

ARCHITECTURAL BOARD OF REVIEW CONSENT CALENDAR

Actions on the Consent Calendar agenda are reported to the Full Board at the 3:00 p.m. meeting on the same day. The Full Board has the discretion to ratify or not ratify the Consent actions.

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.

630 Garden Street

1:00 P.M.

Monday, April 16, 2007

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/abr.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Division at (805) 564-5470. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.

CONTINUED ITEM

A. 112 W MICHELTORENA ST

R-O Zone test by dyk

Assessor's Parcel Number: 027-222-011

Application Number: MST2007-00013

Owner: Caron F. Miller

Architect: Doug Beard

(Proposal for a 518 square foot remodel and a 27 square foot addition to the unit at the rear of the property and to demolish and replace the existing 400 square foot garage in the same footprint all on a 5,950 square foot lot developed with three residential units. New stairs and a patio at the rear of the property are included in the proposal.)

(Preliminary Approval is requested.)

(PROJECT REQUIRES NEIGHBORHOOD PRESERVATION ORDINANCE FINDINGS.)

FINAL REVIEW**B. 126 N ALISOS ST**

R-2 Zone test by dyk

Assessor's Parcel Number: 017-093-017

Application Number: MST2006-00666

Owner: Alicia Fernandez,

Designer: Jose Esparza

(Proposal for partial demolition and rebuilding of an existing 1,126 square foot one-story single-family residence. The proposal includes the construction of a 310 square foot second-story, a 137 square foot front porch, an 18 square foot second-story deck, extension of a garden wall adjacent to the driveway, widening the driveway by 3 feet, and demolition of 241 square feet of the existing first-floor space. There are two units on the 5,000 square foot parcel with no proposed alterations to the rear unit.)

CONTINUED ITEM**C. 1941 EUCALYPTUS HILL RD**

A-2 Zone test by dyk

Assessor's Parcel Number: 015-040-028

Application Number: MST2007-00156

Owner: Farzin Fouladi,

Designer: Rosa Andrade

(Proposal to construct a 32 inch high, 81 foot long block wall at the front property line on a 17,890 square foot lot in the Hillside Design District.)

(ACTION MAY BE TAKEN IF SUFFICIENT INFORMATION IS PROVIDED.)

FINAL REVIEW**D. 559 MOUNTAIN DR**

A-1 Zone test by dyk

Assessor's Parcel Number: 021-110-027

Application Number: MST2006-00762

Owner: Evelyn Salm

Architect: Tai Yeh

(Proposal for remodeling and the construction of an addition for a 1,273 square foot one-story residence. The addition consists of a 520 square foot attached two-car garage, a new 580 square foot second-story, and 575 square feet of first-floor additions resulting in a 2,948 square foot two-story single-family residence including garage. The proposal includes the demolition of the existing 412 square foot detached two-car garage and 224 square foot storage area and 100 cubic yards of total grading outside the main building footprint. The project is located on a 1.15 acre lot in the Hillside Design District.)

CONTINUED ITEM**E. 519 DE LA VINA ST** R-3/R-4 Zone test by dyk

Assessor's Parcel Number: 037-161-011

Application Number: MST2006-00668

Owner: Edward L. Fuller

Applicant: Roger Eggers

(Proposal to abate violations per ENF2006-00569 which will include removal of illegal room at rear kitchen doors, removing the rear deck and stairs and constructing a new 75 square foot rear porch and access stairs and the removal of the illegal storage rooms in the side-yard setback. The property is a 8,733 square foot lot developed with a single-family residence in the front and a duplex in the rear.)

(Preliminary Approval is requested.)**NEW ITEM****F. 1133 ALAMEDA PADRE SERRA** E-1 Zone test by dyk

Assessor's Parcel Number: 029-282-006

Application Number: MST2007-00060

Owner: Alphonso V. Sanchez

Architect: Eric Swenumson

(Proposal for 430 square feet of "as-built" additions to an existing 2,097 square foot single-family residence and attached 512 square foot two-car garage on a 12,710 square foot lot in the Hillside Design District. Modifications are requested for the project's encroachment into the front and interior setbacks.)

(COMMENTS ONLY; PROJECT REQUIRES ENVIRONMENTAL ASSESSMENT, NEIGHBORHOOD PRESERVATION ORDINANCE FINDINGS, AND STAFF HEARING OFFICER APPROVAL OF MODIFICATIONS.)**NEW ITEM****G. 2612 MODOC RD** E-3 Zone test by dyk

Assessor's Parcel Number: 049-092-011

Application Number: MST2007-00157

Owner: Aids Housing Santa Barbara

Architect: Steve Hausz

(Proposal to re-seal and re-stripe the existing parking lot, replace doors and awnings, new concrete flatwork, and construct a trellis for an existing congregate residence and triplex on a 22,401 square foot lot.)

(ACTION MAY BE TAKEN IF SUFFICIENT INFORMATION IS PROVIDED.)