



# City of Santa Barbara

## Planning Division

### SINGLE FAMILY DESIGN BOARD CONSENT AGENDA

**Note: Tuesday meeting date due to the Monday holiday.**

**TUESDAY, January 17, 2012**                      **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  
BRIAN MILLER (Consent Calendar Representative)  
FRED SWEENEY  
JIM ZIMMERMAN

**CITY COUNCIL LIAISON:**     DALE FRANCISCO

**PLANNING COMMISSION LIAISON:**     MICHAEL JORDAN

**STAFF:**             JAIME LIMÓN, Design Review Supervisor  
                         KATHLEEN ALLEN, Planning Technician  
                         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 2685, or by email at [KAllen@SantaBarbaraCa.gov](mailto:KAllen@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, extension 3308. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

**NOTICE:** On Thursday, January 12, 2012, this 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.

### **FINAL REVIEW**

#### **A. 1001 CIMA LINDA LN**

**A-2 Zone**

Assessor's Parcel Number: 015-202-007  
Application Number: MST2011-00453  
Owner: Vanacore Trust  
Applicant: Thomas Morrison & Associates

(Proposal for interior remodel and exterior alterations for an existing 4,274 square foot single-family residence, located on a 29,620 square foot lot in the Hillside Design District. The exterior alterations include replacing the existing vinyl windows with wood windows, addition of a new bay window, roof alterations, construction of a new attached trellis, demolition of the existing "as-built" attached storage shed and the "as-built" detached trellis, and proposed new site landscaping. The total proposed onsite grading will be less than 250 cubic yards. The proposed total of 4,274 square feet is 89% of the maximum floor-to-lot-area ratio (FAR) guideline.)

**(Final Approval is requested. Project Design Approval was granted on January 9, 2012.)**

### **REVIEW AFTER FINAL**

#### **B. 407 CONEJO RD**

**A-1 Zone**

Assessor's Parcel Number: 019-050-009  
Application Number: MST2009-00423  
Owner: Taylor Tatman  
Architect: Chris Dentzel  
Engineer: Kevin Vandervort  
Contractor: Chase Construction

(Proposal to rebuild a house and garage destroyed in the Tea Fire. The project consists of a rebuilding the prior 1,404 square foot two-story single-family residence and 424 square foot attached two-car garage and a new 424 square foot understory addition. The proposed total of 2,040 square feet on the 20,149 square foot lot includes 50% of the understory square footage and is 43% of the maximum floor-to-lot-area ratio (FAR) guideline. Retaining walls were increased in height within the interior and front setbacks and require Staff Hearing Officer approval of modifications.)

**(Review after Final. The single-family residence has been constructed with different materials not according to approved plans and details. Proposal to change: roofing materials and gutters; siding materials and color; all windows and chimney cap. Eliminate wood trellis and stone buttress on the garage; eliminate corrugated steel fencing adjacent to garage; and eliminate false vent. Action may be taken if sufficient information is provided.)**

**NEW ITEM****C. 1530 FRANCESCHI RD****A-2 Zone**

Assessor's Parcel Number: 019-102-040

Application Number: MST2012-00008

Owner: Rasulo Family Trust

Applicant: Scott Branch

Architect: Burnell, Branch &amp; Pester Architect

(Proposal to remove and replace an existing exterior stairway to the lower deck with a new metal stairway and to extend the new metal stairway from the lower deck to the upper deck of an existing 5,142 square foot residence with an attached 639 square foot garage on a 15,332 square foot lot located in the Hillside Design District.)

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