



COUNTY OF SANTA BARBARA

NORTH BOARD OF ARCHITECTURAL REVIEW AGENDA

**Betteravia Government Center
511 East Lakeside Parkway
Santa Maria, CA 93455
(805) 568-2000**

**Meeting Date: November 2, 2007
9:00 A.M.**

Craig Lewis Atkinson, Alternate	Kevin J. Small, Vice - Chair
James Nishimori, Alternate	Greg Ravatt
Dominick Roger Barry	Gary Kaiser, Supervising Planner
Jared Hurley, Chair	David Villalobos, NBAR Secretary
James King, Vice-Chair	

- All approvals made by this Board of Architectural Review are based upon the findings required by the provisions of Chapter 35 of the Santa Barbara County Code.
 - If you cannot appear for an agenda item, you must notify Planning and Development by Thursday, 12:00 (noon), one day prior to the meeting date. If you do not contact Planning and Development by this time, you will not be eligible to appear on the subsequent agenda. Two subsequent continuances are allowed.
 - Projects continued to a future meeting will be agendized by Hearing Support staff per the direction of the planner. It is not guaranteed that projects will be placed on the next meeting's agenda. **Applicants must work with their planner to have projects placed on a future agenda.**
 - Requests for change of scheduling should be made to Planning and Development, 624 W. Foster Road, Santa Maria, California 93455; Telephone (805) 934-6250.
 - If your case appears on the County Consent Agenda, please note the following: You must submit your materials for Consent Items to Planning and Development by 4:30 PM, Tuesday, three days PRIOR to the scheduled meeting date. It is recommended, but not required, that you or your representative appear at the Consent Review (8:30 AM) to answer questions if needed, and to observe the announcement regarding your item at 9:00 AM.
 - In compliance with the Americans Disabilities Act, if you need special assistance to participate in this meeting, please contact the Hearing Support Staff (805) 934-6250. Notification at least 48 hours prior to the meeting will enable the Hearing Support Staff to make reasonable arrangements.
 - Board of Architectural Review approvals do not constitute Land Use Clearances.
 - The square footage calculations and the cut and fill cubic yardage listed in this agenda are taken from the Board of Architectural Review application submitted to our department by the project owner/applicant or architect. These figures are only an approximation and are subject to change throughout the review process. Please consult the final set of BAR approved plans for accurate figures.
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ADMINISTRATIVE AGENDA:

- I. PUBLIC COMMENTS:** Public Comment is set aside to allow public testimony on items **not** on today's agenda. Comments will be limited to three minutes per person.
- II. AGENDA STATUS REPORT:**
- III. MINUTES:** The Minutes of October 12, 2007 will be considered.

IV. CONSENT AGENDA:

The Representatives of the following items should be in attendance at this NBAR Meeting by 8:45 A. M.

- C-1. 07BAR-00000-00192 Seruto Single Family Dwelling Addition & Remodel Orcutt**
07LUP-00000-00688 (Joyce Gerber, Planner) **Jurisdiction: OTO**

Request of John Didion, agent for the owner, James Seruto, to consider Case No. 07BAR-00000-00192 for **preliminary/final approval on consent of an addition and remodel to an existing residence of approximately 432 square feet.** The following structures currently exist on the parcel: single family dwelling of approximately 892 square feet, detached garage of approximately 400 square feet, shed of approximately 216 square feet and covered patio of approximately 112 square feet. The proposed project will not require grading. The property is a 8,000 square foot parcel zoned OT-R-14 and shown as Assessor's Parcel Number 105-104-014, located at **410 Union Avenue** in the Orcutt area, Fourth Supervisorial District. (Continued from 8/10/07 and 10/12/07)

V. NBAR MEMBERS INFORMATIONAL BRIEFINGS:

VI. STAFF UPDATE:

VII. STANDARD AGENDA:

The Representatives of the following items should be in attendance at this NBAR Meeting by 9:15 A. M.

- 1. 07BAR-00000-00206 Larwin Company New Model Santa Maria**
05LUP-00001-00144, -174, -134, -138, -167, -169 (Jeanne Bozzano, Planner) **Jurisdiction: Ridgeline/Orcutt - Urban**

Request of Jim Van Derhyden, agent for the owner, Larwin Company, to consider Case No. 07BAR-00000-00206 for **final approval of a new model - Plan Five - to the Mesa Verde Tract on lots 1, 8, 40, 42, 50, and 54. The new model is approximately 2,100 square feet.** No additional grading will be required for the changes. The following permits 05LUP-00001-00144, 05LUP-00001-00174, 05LUP-00001-00134, 05LUP-00001-00138, 05LUP-00001-00167, 05LUP-00001-00169 will be revised with the new model. The property is a 12,701 square foot parcel zoned PRD and shown as Assessor's Parcel Numbers 101-370-001, 101-370-008, 101-370-040, 101-370-042, 101-370-075, and 101-370-078, located at **5601 & 5602 Menemsha Lane, 5703 & 5723 Tuckernuck Lane, 5775 & 5780 Aquinnah Lane** in the Santa Maria area, Fourth Supervisorial District. (Continued from 9/21/07)

- 2. 07BAR-00000-00135 Carrillo New SFD Sisquoc**
07LUP-00000-00696 (Joyce Gerber, Planner) **Jurisdiction: Ridgeline-Rural**

Request of Kelly Bakke, agent for the owner, Alfredo Carrillo, to consider Case No. 07BAR-00000-00135 for **preliminary approval of a new residence of approximately 4,635 square feet, an attached garage of approximately 624 square feet, and a porch of approximately 152 square feet.** There are currently no structures on the parcel. The proposed project will require approximately 1,175 cubic yards of cut and approximately 60 cubic yards of fill. The property is a 10.0 acre parcel zoned U and shown as Assessor's Parcel Number 101-070-048, located at **6851 Long Canyon Road** in the Sisquoc area, Fifth Supervisorial District. (Continued from 6/29/07)

3. **07BAR-00000-00042** **Van Veen Mixed Use Building** **Orcutt**
07LUP-00000-00343 (Dana Carmichael, Planner) **Jurisdiction: Orcutt**
07LUP-00000-00344

Request of Cebulla Associates, agent for the owner, Berto Van Veen, to consider Case No. 07BAR-00000-00042 for **final approval of 2 mixed use buildings of approximately 9,990 square feet and 9,548 square feet.** There are no structures currently on the parcel. The proposed project will not require grading. The property is a 7,000 square foot parcel zoned OT-R-14/GC and shown as Assessor's Parcel Number 105-101-011, located at the corner of **Pacific and Clark Avenue** in the Orcutt area, Fourth Supervisorial District. (Continued from 4/6/07 and 10/12/07)

4. **05BAR-00001-00284** **Capital Pacific Homes** **Orcutt**
06ZCI-00000-00018 (John Zorovich, Planner) **Jurisdiction: Orcutt**

Request of Capital Pacific Homes (CPH), agent/owner, to consider Case No. 05BAR-00001-00284 for **revised final approval of minor exterior, cosmetic changes to the following previously approved house plan types: Coastal Plan 1, Craftsman Plan 1 and 3, and Traditional Plan 2 and 5.** The proposed minor changes relate to siding and stone/brick veneers, removal of decorative gates and pony walls. The property is a 20.0 acre parcel zoned PRD and shown as Assessor's Parcel Number 103-200-026, located at the **terminus of Harps Road** in the Orcutt area, Fourth Supervisorial District. (Continued from 5/05/06, 5/26/06, 6/16/06, 7/07/06, and 7/28/06)