

COUNTY OF SANTA BARBARA



BOARD OF ARCHITECTURAL REVIEW APPROVED MINUTES Meeting of March 2, 2007

Jeremy Roberts	Chair	Santa Barbara County
Chris Roberts	Vice Chair	Engineering Building, Room 17
Robin Donaldson		123 East Anapamu Street
Valerie Froscher		Santa Barbara, California 93101
Pamela Ferguson Ettinger		(805) 568-2000
Martha Gray		
Anita Hodosy	BAR Secretary	
Michelle Gibbs	Planner III	

The regular meeting of the Santa Barbara County Board of Architectural Review Committee was called to order by the Chair, Jeremy Roberts, at 9:00 A.M., in the Santa Barbara County Engineering Building, Room 17, 123 East Anapamu Street, Santa Barbara, California.

COMMITTEE MEMBERS PRESENT:

Jeremy Roberts	Chair
Chris Roberts	Vice Chair
Robin Donaldson	
Valerie Froscher	
Pamela Ferguson-Ettinger	
Martha Gray	
Anita Hodosy	BAR Secretary
Michelle Gibbs	Planner III

COMMITTEE MEMBERS ABSENT: Full Board Present.

REPORTERS: None in attendance

NUMBER OF INTERESTED PERSONS: Approximately 15±

ADMINISTRATIVE AGENDA:

I. PUBLIC COMMENTS: None.

II. AGENDA STATUS REPORT: Gray moved, seconded by Froscher and carried by a vote of 6 to 0 to:

- Drop Item # C-1 06BAR-00000-00314 Souza New Driveway and Landscaping from the agenda at the request of the applicant.
- Continue Item #1 Yonally Residence Addition to the meeting of March 30, 2007 at the request of the applicant.
- Continue Item #3 Hollstien New Residence, Garage and Barn to the meeting of March 30, 2007 at the request of Planning and Development and the Applicant.
- Continue Item #16 Siegal New Residence, Detached Garage and Accessory Space to the meeting of March 30, 2007 at the request of the applicant.

III. MINUTES: C. Roberts moved, seconded by Gray and carried by a vote of 6 to 0 to approve the Minutes of February 23, 2007.

IV. CONSENT AGENDA:

C-1. 06BAR-00000-00314 Souza New Driveway and Landscaping Toro Canyon

06LUP-00000-00988 (Nicole Mashore, Planner) **Jurisdiction: Ridgeline -Urban**

Request of Kris Kimpel, architect for the owners, John and Gretchen Souza, to consider Case No. 06BAR-00000-00314 for **final approval on consent for changes to an existing driveway off Picay Lane, new landscaping and removal of one oak tree and four pine trees.** The following structures currently exist on the parcel: a residence of approximately 2,215 square feet and detached garage of approximately 616 square feet with attached guest house of approximately 486 square feet. The proposed project will require approximately 23 cubic yards of cut and approximately 97 cubic yards of fill. The property is a 1 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 155-100-007, located at **722 Ladera Lane** in the Toro Canyon area, First Supervisorial District. (Continued from 1/19/07)

ACTION: Froscher moved, seconded by C. Roberts and carried by a vote of 6 to 0 to drop 06BAR-00000-00314 from the agenda at the request of the applicant.

C-2. 06BAR-00000-00252 Hammer Residence Addition and New Three Car Garage Mission Canyon

06LUP-00000-00949 (Amy Trester, Planner) **Jurisdiction: Mission**

Request of Dale Pekarek, architect for the owners, Steve and Amy Hammer, to consider Case No. 06BAR-00000-00252 for **final approval on consent of a residence addition of approximately 324 square feet, conversion of existing garage to habitable space of approximately 724 square feet and a new three car garage of approximately 693 square feet.** The following structures currently exist on the parcel: a residence of approximately 2,998 square feet and attached garage of approximately 799 square feet. The proposed project will not require grading. The property is a 43,560 square foot parcel zoned 1-E-1 and shown as Assessor's Parcel Number 023-070-035, located at **1324 Los Canoas Lane** in the Mission Canyon area, First Supervisorial District. (Continued from 11/17/06 & 2/02/07)

ACTION: Froscher moved, seconded by C. Robers and carried by a vote of 6 to 0 to continue 06BAR-00000-00252 to the meeting of March 30, 2007 for further final approval on consent.

V. BAR MEMBERS INFORMATIONAL BRIEFINGS:

- Chris Roberts met with Andy Newman, community leader tracking the County Roads Division's Lillie Avenue Streetscape Improvements Project. Many neighbors feel that the project is not going well and that the project is not consistent with what the neighbors want. SBAR members discussed concerns that they have had no involvement in the design of Phase II of the project. Andy Newman plans to meet with Salud Carbajal to see if he can influence the Roads Division to involve SBAR. SBAR members also requested that the issue be brought to the attention of Dianne Black to see what P&D can do to ensure that SBAR is involved.
- Jeremy Roberts and Martha Gray attended the public workshop held on the Mission Canyon Design Guidelines. Some of the public was confrontational with SBAR members implying that they had a hidden agenda behind the Design Guidelines. Members of the public and the Mission Canyon Planning Advisory Committee considered that SBAR was representing P&D. SBAR is concerned that the public is going to fight this process.

VI. STAFF UPDATE:

Michelle Gibbs gave a brief overview of the Hourigan Residential Development Project that was heard at the Planning Commission on February 28, 2007. The Planning Commission gave specific direction to the SBAR about a couple of design elements (i.e., retaining the hedge and chain link fencing along Patterson Ave., planting oaks behind the hedge). Commissioner Brown discussed her concerns with the order with which preliminary BAR approval is given; she feels that preliminary approval should occur before the Planning Commission hearing rather than after. It was decided that this issue would be discussed at an upcoming Planning Commission retreat. Commissioner Blough expressed concerns with the BAR process in the event that the final BAR approval were to be appealed. He was concerned that the typical turnaround time to get back to the Planning Commission (e.g., 2 months) would be too great and recommended that an appeal should be fast-tracked somehow if the project had already been approved by the Planning Commission.

VII. STANDARD AGENDA:

Isla Vista/Goleta

- 1. 04BAR-00000-00230 Yonally Residence Additions Goleta**
07LUP-00000-00064 (Deborah Krammer, Planner) **Jurisdiction: Ridgeline - Rural**
Request of Mark Shields, architect for the owners, Matt and Karen Yonally, to consider Case No. 04BAR-00000-00230 for **conceptual review of a residence addition of approximately 1,837 square feet and trellis of approximately 200 square feet.** The following structures currently exist on the parcel: a residence of approximately 2,571 square feet, and attached garage of approximately 675 square feet. The proposed project will require approximately 110 cubic yards of cut and fill. The property is a 14.4 acre parcel zoned AGII-40 & AGII-100 and shown as Assessor's Parcel Numbers 079-110-053 and 079-110-054, located at **590 Ellwood Ridge Road** in the Goleta area, Third Supervisorial District.

ACTION: Gray moved, seconded by Froscher and carried by a vote of 6 to 0 to continue 04BAR-00000-00230 to the meeting of March 30, 2007 at the request of the applicant. See Agenda Status Report.

- 2. 05BAR-00000-00059 Paradise Ivy New Mixed-Use Building Isla Vista**
05DVP-00000-00027 (Dan Gullett, Planner) **Jurisdiction: C-2 Zone**
Request of Karl Kras, architect for the owner, Paradise Ivy New LLC, to consider Case No. 05BAR-00000-00059 for **further conceptual review of a 3+ story mixed-use building of approximately 19,160 net square feet.** The following structures currently exist on the parcel: a commercial structure of approximately 1,972 square feet. The proposed project will not require grading. The property is a 9,000 square foot parcel zoned C-2 and shown as Assessor's Parcel Number 075-112-016, located at **909 Embarcadero Del Mar** in the Isla Vista area, Third Supervisorial District. (Continued from 4/15/05, 5/27/05 & 7/08/05)

Project received further conceptual review only, no action was taken. Applicant to return for further conceptual review. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

Public Comments:

Ken Warfield:

- Serves on the Isla Vista Redevelopment Agency's Project Area Committee (PAC).
- This project is attempting to go ahead of the Isla Vista (IV) Master Plan and will attempt to steal all of the parking anticipated by the Master Plan. This project would jeopardize the ability of the IV Master Plan to receive approval from the Coastal Commission given the Coastal Commission's scathing rejection of the IV Parking Program.
- The most recent design of the project has never been reviewed by the PAC.
- The proposed project would remove three mature trees that are important to the streetscape.

Craig Geyer:

- Serves on the PAC.
- This project is too early and should be reviewed by the PAC.
- The lack of onsite parking will jeopardize the ability of the IV Master Plan to receive approval from the Coastal Commission.
- The lack of onsite parking will cause additional parking problems in the business district which is in direct conflict with several goals and objectives of the IV Master Plan aimed at freeing up parking in order to attract people to the IV businesses.
- Concerned with the loss of three mature trees.

Jamie Goldstein, Deputy Director of the County's Redevelopment Agency:

- The County's Redevelopment Agency has agreed to provide offsite parking for the proposed development in the new parking structure nearby.

SBAR Comments:

- a. The SBAR only has jurisdiction to review the design of the project, therefore, no comments will be provided on the parking issue. However, please consider studying underground parking.
- b. The new design is a vast improvement and is more in keeping with what the residents will want. Very dignified and intelligent scheme.
- c. Work with the colors and materials, especially at the street level, to make the building more playful and inviting.
- d. Work with variable colors and materials and consider adding planters and benches along the streetscape to make the building more inviting to pedestrians.
- e. Please bring a 3D model of the building and immediately adjacent buildings along Pardall Road at a 1/8-inch scale to the next SBAR meeting.
- f. Project should be reviewed by the PAC.
- g. Please return for further conceptual review.

3. **06BAR-00000-00172** **Hollstien New Residence, Garage and Barn** **Goleta**
06LUP-00000-00813(Jim Heaton, Planner) Jurisdiction: Ridgeline - Rural
Request of Jessica Grant of Penfield & Smith, agent for the owners, Steve and Doreen Hollstien, to consider Case No. 06BAR-00000-00172 for **further preliminary approval of new residence of approximately 4,970 square feet, garage of approximately 845 square feet, barn of approximately 3,670 square feet and grading plan.** No structures currently exist on the parcel. The proposed project will require approximately 2,764 cubic yards of cut and 1,470 cubic yards of fill. The property is a 5 acre parcel zoned RR-5 and shown as Assessor's Parcel Number 069-010-048, located at **1550 Fairview Road** in the Goleta area, Second Supervisorial District. (Continued from 8/11/06 & 1/05/07)

ACTION: Gray moved, seconded by Froscher and carried by a vote of 6 to 0 to continue 06BAR-00000-00172 to the meeting of March 30, 2007 at the request of Planning and Development and the applicant. See Agenda Status Report.

4. **07BAR-00000-00001** **St. George New Residence** **Isla Vista**
07CDP-00000-00001 (J. Ritterbeck, Planner) Jurisdiction: Design Control Overlay
Request of Hollee Brunsky, agent for the owner, Ed St. George, to consider Case No. 07BAR-00000-00001 for **conceptual review of a new residence of approximately 1,988 square feet with an attached garage of approximately 328 square feet and a perimeter fence around the property.** No structures currently exist on the parcel. The proposed project will require approximately 25 cubic yards of cut and fill. The property is a 3,750 square foot parcel zoned SR-M-18 and shown as Assessor's Parcel Number 075-151-027, located on Pasado Road in the Isla Vista area, Third Supervisorial District. (Continued from 2/02/07)

Project received conceptual review only, no action was taken. Applicant to return for preliminary approval. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

- a. Break up side elevations with eaves and better organization of the windows (e.g., owner's offer to add a French door is a good idea). Please bring photos of existing examples of other buildings with the same details.
- b. Continue board and batten on the front elevation rather than shake, unless there is a logical transition between the two materials.
- c. Add a couple of street trees.
- d. Return for preliminary approval.

5. **06BAR-00000-00297** **Duncan Second Story Residence Addition** **Mission Canyon**
06MOD-00000-00014 (Nicole Mashore, Planner) Jurisdiction: Mission
Request of Murray Duncan, architect and owner, to consider Case No. 06BAR-00000-00297 for **preliminary approval of a first floor garage of approximately 424 square feet, second story exercise room and bath of approximately 280 square feet, second story terrace, new pool, pool equipment storage structure and gate.** The proposed project includes a request for a **modification to allow encroachment of 9 feet 9 inches into the front yard setback.** The following structures currently exist on the parcel: a two story residence of approximately 2,391 square feet, two car garage of approximately 512.5 square feet and an accessory structure of

approximately 385 square feet. The proposed project will require approximately 37 cubic yards of cut and no fill. The property is a 9,588 square foot parcel zoned 7-R-1 and shown as Assessor's Parcel Number 023-123-015, located at **1012 Cheltanham Road** in the Mission Canyon area, First Supervisorial District. (Continued from 1/19/07 & 2/09/07)

ACTION: Froscher moved, seconded by Ferguson-Ettinger and carried by a vote of 5 to 0 (Donaldson absent) to grant preliminary approval of 06BAR-00000-00297. Applicant to return for final approval on consent. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

- No additional comments.

Motion: Preliminary approval granted and findings made for the Modification to the front yard setback. Return for final on consent.

Mission Canyon/Santa Barbara/Hope Ranch Areas

6. **05BAR-00000-00255** **Isovich Demolition/New Residence** **Hope Ranch**
05LUP-00000-01149, (Errin Briggs, Planner) **Jurisdiction: Ridgeline - Urban**
05MOD-00000-00011

Request of Larry R. Clark, architect for the owners, Angel and Lisa Iscovich, to consider Case No. 05BAR-00000-00255 for **revised preliminary/final approval of a new residence of approximately 3,408 square feet and attached garage of approximately 684 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,401 square feet to be demolished. The proposed project will require approximately 31 cubic yards of cut and approximately 96 cubic yards of fill. The property is a 27,091 square foot parcel zoned 1.5-EX-1 and shown as Assessor's Parcel Number 063-043-016, located at **4025 Lago Drive** in the Hope Ranch area, Second Supervisorial District. (Continued from 11/18/05)

ACTION: Froscher moved, seconded by C. Roberts and carried by a vote of 5 to 0 (Donaldson absent) to grant final approval of 05BAR-00000-00255. The following comment was made by the Board of Architectural Review members present for this project:

COMMENT:

- Return to the Hope Ranch Association for their final review and approval.

Motion: Final approval granted subject to final approval by the Hope Ranch Association.

Site Visit

7. **06BAR-00000-00307** **Marquez Residence Additions** **Carpinteria**
06CDH-00000-00055 (Jim Heaton, Planner) **Jurisdiction: Toro Canyon/Coastal**

Request of Jack Shaffer, architect for the owners, Tim and Bernie Marquez, to consider Case No. 06BAR-00000-00307 for **a site visit of a residence addition of approximately 62 square feet entryway and remodel of entry stairs to an existing residence; new spa located on the rear deck; replacement of an entrance gate, columns, and fence; demolition of the rear deck to be replaced by a stone veneer over wood patio; and exterior remodel including replacement of the side "catwalk" deck, garage door, driveway and stone planters, and rail and posts on balconies.** The following structures currently exist on the parcel: a residence and attached garage of approximately 2,871 square feet. The proposed project will not require grading. The property is a 7,405 square foot parcel zoned 8-R-1 and shown as Assessor's Parcel Number 005-420-029, located at **3579 Padaro Lane** in the Carpinteria/Toro Canyon area, First Supervisorial District. (Continued from 2/02/07)

Project received a site visit only, no action was taken. The project to be heard for further conceptual review/preliminary approval later in the today in the meeting.

8. **07BAR-00000-00027** **Cercos Addition and Remodel** **Goleta**
07LUP-00000-0086 (Amy Trester, Planner) **Jurisdiction: Ridgeline - Urban**

Request of Tom Morrison, agent for the owner, Frank Cercos III, to consider Case No. 07BAR-00000-00027 for **conceptual review/preliminary/final approval of an addition of approximately 115 square feet.** The following structures currently exist on the parcel: a

residence of approximately 1,828 square feet and attached garage of approximately 459 square feet. The proposed project will not require grading. The property is a .28 acre parcel zoned 10-R-1 and shown as Assessor's Parcel Number 067-340-022, located at **4991 Old Oak Place** in the Goleta area, Second Supervisorial District.

Project received conceptual review only, no action was taken. Applicant to return for further conceptual review/preliminary/final approval after a drive by site visit at the meeting of March 16, 2007. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

Oscar Briones:

- **Corner of the addition encroaches too closely to my property. The roof at this corner is overwhelming and blocks my views.**

SBAR Comments:

- a. **SBAR members request to make individual site visits to investigate the apparent mass of the roof.**
- b. **Item shall be continued until March 16th. SBAR members will try to conduct site visits on Thursday March 15th.**

Mission Canyon/Santa Barbara/Hope Ranch Areas

9. **07BAR-00000-00024** Maxwell Duplex Santa Barbara
06DVP-00000-00022 (Michelle Gibbs, Planner) **Jurisdiction: DVP**

Request of Jack Maxwell, owner, to consider Case No. 07BAR-00000-00024 for **conceptual review/preliminary/final approval to convert a previously approved single family residence (SFD) addition to a duplex. The project is to convert a 3,921 square foot single family dwelling to a 2,893 square foot primary residence and 1,028 square foot attached duplex.** The proposed project will not require grading. The property is a 2.33 acre parcel zoned DR-2 and shown as Assessor's Parcel Number 065-240-020, located at **4865 Vieja Drive** in the Santa Barbara area, First/Second/Third/Fourth/Fifth Supervisorial District.

ACTION: Ferguson-Ettinger moved, seconded by Gray and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant final approval of 07BAR-00000-00024.

COMMENTS:

Public Comments:

Valerie Olson, More Mesa Coalition:

- **Adding another family to the house is not within the spirit of a condition of approval of the Hacienda Vieja Subdivision that required recordation of a covenant to not subdivide the parcel or to construct a second story addition.**

Cynthia Gray:

- **Agrees with Valerie Olson. The owner pledged in every hearing for the Hacienda Vieja Subdivision that his residence would continue to be a *single* family residence. This is a complete reversal of that promise.**

SBAR Comments:

- **Land use concerns of the neighbors are outside of the purview of the SBAR, however, SBAR requests that staff work with the neighbors to ensure that their concerns are heard at the Planning Commission hearing.**

Motion: Final approval granted.

10. **07BAR-00000-00029** Magid New Residence, Detached Garage, Cabana Santa Barbara
(No Assigned Planner) **Jurisdiction: Ridgeline - Urban**

Request of Jan Hochhauser, architect for the owner, Ilya Magid, to consider Case No. 07BAR-00000-00029 for **conceptual review of a new residence of approximately 4,998 square feet, detached garage of approximately 800 square feet and pool cabana of approximately 260 square feet.** No structures currently exist on the parcel. The proposed project will require approximately 994 cubic yards of cut and approximately 922 cubic yards of fill. The property is a 1.0 acre parcel zoned E-1 and shown as Assessor's Parcel Number 059-030-022,

located at **1105 San Antonio Creek Road** in the Santa Barbara area, Second Supervisorial District.

Project received conceptual review only, no action was taken. Applicant to return for further conceptual review and a site visit on March 30, 2007. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

- a. **Site visit requested. Prior to the site visit, please install story poles on the corners of the building as well as the stairwell.**
- b. **Please show another cross section through the pool and cabana.**
- c. **Consider developing a massing model.**
- d. **Bridge element may be too massive.**
- e. **There seems to be a lot of mixing of styles.**
- f. **Substantive comments will be provided after the site visit.**

**11. 02BAR-00000-00368 Hacienda Vieja Residences Santa Barbara
02TPM-00000-00002 (Michelle Gibbs, Planner) Ridgeline: N/A**

Request of Jack Maxwell, owner, to consider Case No. 02BAR-00000-00368 for **further preliminary/final approval of 4 new single family residences. The residences on Lots 1 and 3 would each total 3,200 square feet of habitable space, with an attached 400 square foot two-car garage each, the residence on Lot 2 would total 3,386 square feet habitable space with an attached 480 square foot two-car garage, and the residence on Lot 4 would total 3,190 square feet of habitable space with an attached 470 square foot two-car garage.** The following structure currently exists on the parcel: A single family residence of approximately 2,600 square feet. Parcel 1 is a 1.16 acre parcel and Parcel 2 is a 2.33 acre parcel zoned DR-2 and shown as Assessor's Parcel Numbers 065-240-019 and -020, located at **4865 Vieja Drive** in the Santa Barbara area, Second Supervisorial District. (Continued from 2/21/03, 5/9/03, 6/06/03, 12/08/06 & 2/02/07)

ACTION: Froscher moved, seconded by Ferguson-Ettinger and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant preliminary/final approval of 02BAR-00000-00368.

COMMENTS:

Public Comments:

Valerie Olson, More Mesa Coalition:

- **No further comments on the project. Thanks SBAR for addressing her concerns on the colors and screening of the house.**

SBAR Comments:

- **Colors are good.**

Motion: Final approval granted

**12. 05BAR-00000-00319 Kenny/McMillan New Residence/Garage/Guest House Hope Ranch
05CDP-00000-00154 (J. Ritterbeck, Planner) **Jurisdiction: Ridgeline- Urban****

Request of Mark Sheilds, architect for the owners, Tom Kenny and Susan McMillan, to consider Case No. 05BAR-00000-00319 for **final approval of new residence of approximately 4,900 square feet, garage of approximately 849 square feet and guesthouse of approximately 798 square feet.** No structures currently exist on the parcel. The proposed project will require approximately 897 cubic yards of cut and fill. The property is a 3.58 acre parcel zoned 3.5-E-1 and shown as Assessor's Parcel Number 063-171-019, located at **1500 Roble Drive** in the Hope Ranch area, Second Supervisorial District. (Continued from 2/24/06, 3/31/06 & 5/19/06 & 8/11/06)

ACTION: Ferguson-Ettinger moved, seconded by Froscher and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant final approval of 05BAR-00000-00319. The following comment was made by the Board of Architectural Review members present for this project:

COMMENT:

- Very nice.

Motion: Final approval granted.

Toro Canyon/Summerland/Carpinteria Areas

13. **03BAR-00002-00138** **Wegner Residence** **Summerland**
03CDP-00000-00092 (Michelle Gibbs , Planner) **Jurisdiction: Summerland**
Request of John Bennett, agent for the owner, Elena Wegner, to consider Case No. 03BAR-00002-00138 for **revised final approval of exterior lighting fixtures and chimney top on a new house of approximately 1,500 square feet.** The following structures currently exist on the parcel: a residence with two car garage. The proposed project will not require grading. The property is a 1,890 square foot parcel zoned 7-R-1 and shown as Assessor's Parcel Number 005-152-025 located at **2490 Golden Gate** in the Summerland area, First Supervisorial District.
- ACTION: Gray moved, seconded by Froscher and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to continue 03BAR-00002-00138 for further revised final approval. The following comments were made by the Board of Architectural Review members present for this project:**
- COMMENTS:**
Public Comments:
Bruce French:
- Chimney cap was being plastered all day on Christmas Day.
 - Style of the chimney cap has not been approved.
 - Wants the chimney cap to be smaller in size, it is too bulbous and blocks his ocean views.
- Tom Evans:**
- Light fixtures were not approved and need to be reviewed. The light fixtures are ok, but not as good as the fixtures that were previously approved by the SBAR.
 - The style of the as-built chimney cap does not conform to the required Monterey style of the house; it is more Mediterranean in style. The SBAR just recently reviewed and approved changes to the deck railing, but mandated that the railing be more in keeping with the Monterey style.
- SBAR Comments:**
- a. Chimney cap shall be redone using a simpler style, especially given the community concerns.
 - b. The chimney looks taller than it needs to be – please double check the required height.
 - c. Please return for further review.

14. **04BAR-00000-00337** **Recordon Carport/Trellis** **Summerland**
06LUP-00000-000903 (Jim Heaton, Planner) **Jurisdiction: Ridgeline - Urban**
Request of R. Deming Isaacson, architect for the owner, Marcus Recordon, to consider Case No. 04BAR-00000-003371 for **final approval of a new carport of approximately 253 square feet and free-standing trellis of approximately 108 square feet.** The following structures currently exist on the parcel: a residence with attached garage of approximately 2,200 square feet and pool house of approximately 350 square feet and pool. The proposed project will require approximately 10 cubic yards of cut and fill. The property is a 1.43 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 005-020-040, located at **365 Ortega Ridge Road** in the Summerland area, First Supervisorial District. (Continued from 2/09/07)
- ACTION: Gray moved, seconded by Ferguson-Ettinger and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant final approval of 04BAR-00000-00337. The following comment was made by the Board of Architectural Review members present for this project:**
- COMMENT:**
Public Comments:

Tom Evans:

- **On the plans, please strike out the text in the label stating “plaster to match existing main residence” to match the Summerland Architectural Review Committee’s recommendations.**

SBAR Comments:

- **Excellent job.**

Motion: Final approval granted and revision made to the plans to strike out “plaster to match existing main residence.”

15. 06BAR-00000-00307 Marquez Residence Additions Carpinteria

06CDH-00000-00055 (Jim Heaton, Planner) **Jurisdiction: Toro Canyon/Coastal**

Request of Jack Shaffer, architect for the owners, Tim and Bernie Marquez, to consider Case No. 06BAR-00000-00307 for **further conceptual review/preliminary approval of a residence addition of approximately 62 square feet entryway and remodel of entry stairs to an existing residence; new spa located on the rear deck; replacement of an entrance gate, columns, and fence; demolition of the rear deck to be replaced by a stone veneer over wood patio; and exterior remodel including replacement of the side “catwalk” deck, garage door, driveway and stone planters, and rail and posts on balconies.** The following structures currently exist on the parcel: a residence and attached garage of approximately 2,871 square feet. The proposed project will not require grading. The property is a 7,405 square foot parcel zoned 8-R-1 and shown as Assessor’s Parcel Number 005-420-029, located at **3579 Padaro Lane** in the Carpinteria/Toro Canyon area, First Supervisorial District. (Continued from 2/02/07)

ACTION: Froscher moved, seconded by Gray and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant preliminary approval of 06BAR-00000-00307. The following comment was made by the Board of Architectural Review members present for this project:

COMMENT:

- **After making a site visit, SBAR concludes that the applicant is taking a good approach by screening the spa and by sinking the spa down to minimize neighbor views of the spa.**

Motion: Preliminary approval granted. Return for final on consent.

16. 06BAR-00000-00009 Siegal New Residence/Detached Garage/Accessory Space Toro Canyon

06CDH-00000-000001 (Holly Bradbury, Planner) **Jurisdiction: Toro**

Request of Wayne LaBrie, architect for the owner, Robert Siegal, to consider Case No. 06BAR-00000-00009 for **further final approval of a new residence of approximately 3,675 square feet, and detached garage/accessory space of 875 approximately square feet.** The following structures currently exist on the parcel: a residence of approximately 1,450 square feet and garage of approximately 605 square feet. The proposed project will not require grading. The property is a 18,700 square foot parcel zoned 8-R-1 and shown as Assessor’s Parcel Number 005-420-001, located at **3527 Padaro Lane** in the Carpinteria/Toro Canyon area, First Supervisorial District. (Continued from 3/10/06, 5/12/06, 6/23/06, 7/21/06, 10/27/06, 12/08/06, 1/19/07 & 2/09/07)

ACTION: Gray moved, seconded by Froscher and carried by 6 to 0 to continue 06BAR-00000-00009 to meeting of March 30, 2007 at the request of the applicant. See Agenda Status Report.

17. 06BAR-00000-00325 Frampton Residence Additions Toro Canyon

07LUP-00000-00009 (Errin Briggs, Planner) **Jurisdiction: Ridgeline -Rural**

Request of Kevin Frampton, owner, to consider Case No. 06BAR-00000-00325 for **preliminary/final approval of a dining room addition of approximately 274 square feet to a previously approved residence (03BAR-0000-00026) under construction. Project also includes the relocation of the pool, the cabana and the trellis.** The following structures currently exist on the parcel: **existing permitted new residence of approximately 10,155 square feet, cabana of approximately 392 square feet with an adjacent trellis of approximately 625 square feet, an accessory structure of approximately 200 square feet, pool, tennis court, and landscaping.** The proposed project will not require grading. The property is a 12.84 acre parcel

zoned 10-E-1 and shown as Assessor's Parcel Number 155-110-018, located at **3010 Vista Linda** in the Toro Canyon area, First Supervisorial District. (Continued from 2/02/07)

ACTION: Ferguson-Ettinger moved, seconded by Gray and carried by a vote of 4 to 0 (J. Roberts and Donaldson absent) to grant preliminary approval of 06BAR-00000-00325. Applicant to return for final approval on consent at the meeting of March 16, 2007 pending site visit. The following comments were made by the Board of Architectural Review members present for this project:

COMMENTS:

- a. Site visit requested by individual SBAR member.
- b. Concern for lighting of the pool.
- c. **Motion:** Preliminary approval granted. Return for final on consent on March 16th after Chris Roberts conducts a site visit. Chris Roberts shall be the one to review the project on consent.

There being no further business to come before the Board of Architectural Review Committee, Committee Member Valerie Froscher moved, seconded by Martha Gray, and carried by a vote of 4 to 0 (Jeremy Roberts and Robin Donaldson absent) that the meeting was adjourned until 9:00 A.M. on Friday, March 16, 2007 in the Santa Barbara County Engineering Building, Room 17, 123 Anapamu Street, Santa Barbara, California 93101.

Meeting adjourned at 3:30 P.M.