



# COUNTY OF SANTA BARBARA

## **SOUTH BOARD OF ARCHITECTURAL REVIEW APPROVED MINUTES Meeting of July 20, 2007**

Santa Barbara County  
Planning Commission Hearing Room  
Engineering Building, Room 17  
123 East Anapamu Street  
Santa Barbara, CA 93101  
(805) 568-2000

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	
Pamela Ferguson-Ettinger	
Martha Gray	
Laurie Romano	
Anita Hodosy	SBAR Secretary
Allen Bell	Planner III
Anne Almy	Supervising Planner

**COMMITTEE MEMBERS ABSENT:** Valerie Froscher

**REPORTERS:** None in attendance

**NUMBER OF INTERESTED PERSONS:** Approximately 15±

### **ADMINISTRATIVE AGENDA:**

**I. PUBLIC COMMENT:** None.

**II. AGENDA STATUS REPORT:** No changes were made to the agenda.

**III. MINUTES:** Gray moved, seconded by Romano, and carried by a vote of 5 to 0 (Froscher, Ferguson absent) to approve the minutes of July 6, 2007, as revised.

**IV. CONSENT AGENDA:** (Time Certain 8:45 a.m.)

<b>C-1. 06BAR-00000-00158</b>	<b>Swanson Retaining Wall</b>	<b>Santa Barbara</b>
06LUP-00000-00611 (Dan Gullett, Planner)		<b>Jurisdiction: Ridgeline - Rural</b>

Request of David Swanson, owner, to consider Case No. 06BAR-00000-00158 for **final approval on consent of tieback and grade beam retaining wall of approximately 25 feet in height and 100 square feet in length and landscape plan.** The following structures currently exist on the parcel: a residence of approximately 1,808 square feet, studio of approximately 256 square feet and garage of approximately 306 square feet. The proposed project will require approximately 200 cubic yards of cut and fill. The property is a 3.18 acre parcel zoned RR-5 and shown as Assessor's Parcel Number 153-100-018, located at **5597 W. Camino Cielo** in the Santa Barbara area, Second Supervisorial District. (Continued from 10/06/06, 5/11/07, 5/25/07 & 6/22/07 & 7/06/07)

**ACTION:** Romano moved, seconded by C. Roberts, and carried by a vote of 5 to 0 (Froscher, Ferguson-Ettinger absent) to continue 06BAR-00000-00158 to the SBAR meeting of August 10, 2007.

**C-2. 06BAR-00000-00128 Paudler New Residence Summerland**  
**06CDP-00000-00048 (Nicole Mashore, Planner) Jurisdiction: Ridgeline - Applicable**

Request of Kit Haus, architect for the owner, Gary Paudler, to consider Case No. 06BAR-00000-00128 for **final approval on consent of new residence of approximately 620 square feet and driveway improvements**. The following structures currently exist on the parcel: a barn of approximately 1,500 square feet. The proposed project will require approximately 35 cubic yards of cut and fill. The property is a approximate 9.12 acre parcel zoned RR-5 and shown as Assessor's Parcel Number 005-080-022, located at **202 Olive Street** in the Summerland area, First Supervisorial District. (Continued from 7/14/06 & 5/25/07 & 7/06/07)

**ACTION: Romano moved, seconded by C. Roberts, and carried by a vote of 5 to 0 (Froscher, Ferguson-Ettinger absent) to grant final approval on consent of 06BAR-00000-00128.**

**C-3. 06BAR-00000-00253 Nathan New Residence Addition, Cabana and New Pool/Retaining Wall Summerland**  
**06CDH-00000-00114 (J. Ritterbeck, Planner) Ridgeline: Rural**

Request of Michael Avakian and Pat Elton, agents for the owners, John and Diane Nathan, to consider Case No. 06BAR-00000-00253 for **final approval on consent of a new pool/retaining wall, an as-built cabana of approximately 228 square feet, and a new detached two car garage of approximately 400 square feet**. The following structures currently exist on the parcel: a residence of approximately 1,728 square feet, a barn of approximately 2,540 square feet and an existing structure of approximately 914 square feet to be used as a farm employee dwelling. The proposed project will require less than 50 cubic yard of cut and no fill. The property is a 4.95 acre parcel zoned AG-I-10 and shown as Assessor's Parcel Number 005-030-036, located at **395 Greenwell Avenue** in the Summerland area, First Supervisorial District. (Continued from 9/5/03 & 9/19/03 under BAR number 03AR-00000-00232, & 11/17/06 & 2/09/07 & 5/25/07 & 7/06/07)

**ACTION: Romano moved, seconded by C. Roberts, and carried by a vote of 5 to 0 (Froscher, Ferguson-Ettinger absent) to grant final approval on consent of 06BAR-00000-00253.**

**V. SBAR MEMBERS INFORMATIONAL BRIEFINGS:**

- SBAR reminds BAR staff to try to communicate the feeling of the BARs even if the feeling is positive and so mandates no change to a given design.
- Thanks go to Andy Neumann for spearheading the forward progress of the Lillie Avenue streetscape improvements. Thanks to Andy for garnering community involvement.
- SBAR confirms its interest in investigating the possibility of FAR guidelines for Mission Canyon.

**VI. STAFF UPDATE:**

- Long Range Planning is gearing up efforts to update the Summerland Community Plan design guidelines.

**VII. STANDARD AGENDA:**

**1. 04BAR-00000-00147 St. Athanasius Orthodox Church Goleta**  
**01CUP-00000-00152 (Alex Tuttle, Planner) Ridgeline: Hollister**

Request of Jonathan Leech, Dudek and Associates, agent for the owner, St. Athanasius, to consider Case No. 04BAR-00000-00147 for **preliminary approval of a 4.6 acre church complex consisting of four structures totaling approximately 26,500 square feet; a one story temple of approximately 8,455 square feet, a one story chapel of approximately 750 square**

**feet, a one story fellowship hall of 14,560 square feet and a one story administration building of approximately 2,735 square feet.** No structures currently exist on the parcel. The proposed project is on a level parcel and will require grading. The property is a 21.75 acre parcel zoned AG-I-10 and shown as Assessor's Parcel Number 071-140-072, located at **5441 Hollister Avenue** in the Goleta area, Second District. (Continued from 8/13/04 & 3/11/05)

**Project received further conceptual review only. No action taken. The following comments were made:**

**SBAR COMMENTS:**

- SBAR appreciates the darker earth tones proposed for the exterior walls. Copper roof material shall not be chemically treated to render it "copper green" but rather should be allowed to patina naturally. Recommend against using any commercial looking roof tiles.
- The church and chapel are successful "four sided" buildings; in other words, they are complete and detailed as seen from all four sides. The administration and fellowship buildings should be revised and detailed to achieve the same four sided architectural success.
- The proposed architecture is monumental, appears commercial, and needs to be carefully detailed. Keep detailing simple; eliminate any superfluous decoration. Tile, plaster and window types of an old world feeling are all critical to the success of the project.
- The proposed fellowship building remains qualitatively different than the other proposed structures. This is especially problematic as there are direct public views of both the north and the east elevations of the building from Hollister Avenue. The structure needs to be restudied to reflect the thoughtful geometry and symmetry of the other buildings. Additionally, the elevations need to match the plans.
  - North elevation needs to be softened; consider trellis element. Elevation needs to address Hollister Avenue. Elements appear "residential" in nature and need to be restudied.
  - The service entry presents itself to Hollister Avenue and is directly adjacent to the entry to the church. The service entry should be relocated as far as possible from the parking lot driveway and articulate the east elevation of the building (facing Plaza del Centro); confirm adequacy of the size of the trash/recycling area.
  - 10 foot wide exterior play area is too narrow to function successfully as proposed.
  - Building must be modeled, similar to documentation of other buildings, for SBAR review.
- SBAR appreciates the concept of progressing from Hollister Avenue to the "jewel" of the project, the church. The progression should not rely on signage to direct people to the church, but rather, should rely on landscaping, especially trees, and hardscape (e.g, flatwork), to direct people to the church. The progression of entry for both pedestrians and vehicles must be well thought out. Entry drive to the complex could be overlooked, due to the lack of a sense of entry and absence of signage, leading people to continue down Plaza del Centro.
- Proposed landscape design along Hollister should better reflect the formal attention given to the architecture (as well as to the landscape within the complex) thereby integrating the design of the distinct culture throughout the project.
- Connect the northerly overflow parking with the walk of faith.
- Applicant to return with continuous elevational drawings, showing the entire complex, including fences and walls, as seen from the east (Plaza del Centro), the west (parking lot area) and the north (Hollister Avenue).
- Return with lighting plan. Lighting should be minimal and should be shielded.
- Address mechanical equipment in next iteration.

**2. 06BAR-00000-00140 Cate School Reorganization and Faculty Housing Carpinteria  
06RVP-00000-00013 (Michelle Gibbs, Planner) Jurisdiction: Ridgeline - Rural**

Request of Shubin and Donaldson, architects for Cate School, (Stephanie Diaz, Agent) to consider Case No. 06BAR-00000-00140 for **final approval of Phase 1 of a facility reorganization plan, involving both structures and site features (parking lot, entry improvements, etc.). Phase 1 of the project consists of construction of a new tertiary wastewater treatment system, construction of five new faculty residences, relocation of one existing faculty residence, and landscaping for the new and relocated faculty residences.** The following structures currently exist in the project area: six faculty residences, gym, pottery barn, pool facilities, and a multi-use building. The overall campus includes numerous other structures used for student housing and services, classrooms, maintenance, etc., which are located beyond the proposed project area. The proposed project will require approximately 31,000 cubic yards of cut and fill which will be balanced on site. The project site is a 27.5 acre area within a 122 acre parcel, zoned AG-1 and shown as Assessor's Parcel Number 001-040-008, located at 1960 Cate Mesa Road in the Carpinteria area, First Supervisorial District. (Continued from 09/15/06, 11/17/06, 1/19/07 & 7/06/07)

**ACTION: C. Roberts moved, seconded by Gray, and carried by a vote of 4 to 0 to 1 (Froscher, Ferguson-Ettinger absent; Donaldson abstained) to grant final approval of 06BAR-00000-00140.**

**SBAR COMMENTS:**

- Appreciate detail on fire management.
- Lights are acceptable.
- Planting plan is good and screening from south is adequate.
- SBAR comments have been adequately addressed.

**3. 07BAR-00000-00029 Magid New Residence, Detached Garage, Cabana Santa Barbara  
07LUP-00000-00251 (Sarah Clark, Planner) Jurisdiction: Ridgeline - Urban**

Request of Jan Hochhauser, architect for the owner, Ilya Magid, to consider Case No. 07BAR-00000-00029 for **preliminary/final approval 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. (Continued from 3/02/07, 3/30/07 & 6/08/07)

**ACTION: C. Roberts moved, seconded by Romano, and carried by a vote of 4 to 0 (Froscher, Ferguson-Ettinger, Donaldson absent) to grant preliminary approval of 07BAR-00000-00029. Applicant may return for final.**

**SBAR COMMENTS:**

- Riparian plantings should be brought up to the retaining wall.
- Bollards are acceptable around the drive as long as light is directed downward.
- Eliminate bollard from rear of house or completely baffle so light does not affect riparian area.

## Mission Canyon/Santa Barbara/Hope Ranch Areas

### Gourley/Haslund

4. **07BAR-00000-00143** **Residence Addition and Carport** **Mission Canyon**  
07LUP-00000-00369 (Amy Trester, Planner) **Jurisdiction: Ridgeline- Urban**

Request of Ken Kruger, architect for the owners, Bill Gourley and Melitta Haslund, to consider Case No. 07BAR-00000-00143 for **conceptual review/preliminary approval of residence addition of approximately 492 square feet and carport of approximately 198 square feet and addition to garage of approximately 138 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,546 square feet and garage of approximately 296 square feet. The proposed project will not require grading. The property is a 17,345 square foot parcel zoned 7-R-1 and shown as Assessor's Parcel Number 023-142-008, located at **2880 Exeter Place** in the Mission Canyon area, Second Supervisorial District. (Continued from 6/22/07)

**ACTION: C. Roberts moved, seconded by Gray, and carried by a vote of 4 to 0 (Froscher, Ferguson-Ettinger, Donaldson absent) to grant preliminary approval of 07BAR-00000-00143. Applicant may return for final.**

#### PUBLIC COMMENT:

- **Stacey Wright:** opposes project due to view obstruction and fire danger.

5. **07BAR-00000-00110** **Golizadeh Residence Addition and Remodel** **Santa Barbara**  
07LUP-00000-00317 (Amy Trester, Planner) **Jurisdiction: Goleta**

Request of Hise K, Esparza, agent for the owners, Nelvi and Firouz Golizadeh, to consider Case No. 07BAR-00000-00110 for **further conceptual review of a residence first floor addition of approximately 312 square feet, porch of approximately 180 square feet and second floor addition of approximately 631 square feet with a balcony of approximately 12 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,221 square feet and garage of approximately 377 square feet. The proposed project will not require grading. The property is a 9,025 square foot parcel zoned 7-R-1 and shown as Assessor's Parcel Number 065-062-013, located at **84 Lassen Road** in the Santa Barbara area, Second Supervisorial District. (Continued from 6/8/07)

**Project received further conceptual review only. No action taken. Applicant may return for further conceptual/preliminary review. The following comments were made:**

#### SBAR COMMENTS:

- Design is an improvement over the previous submittal.
- Neighborhood comprises mostly of single story homes. Need to address the south elevation and emphasize the horizontality of the neighborhood: consider wrapping porch on the west elevation around the south elevation; study relationship of windows to first floor roof.
- Return with colors.
- Need letter from planner for further conceptual/preliminary review.

6. **07BAR-00000-00138** **Furukawa New Two Story Residence** **Hope Ranch**  
07CDP-00000-00042 (J. Ritterbeck, Planner) **Jurisdiction: Ridgeline - Urban**

Request of Ray Ketzal, architect for the owners, Mr. and Mrs. Gary Furukawa, to consider Case No. 07BAR-00000-00138 for **final approval of a new two story residence of approximately 7,181 square feet, garage of approximately 1,764 square feet and guesthouse of approximately 736 square feet.** No structures currently exist on the parcel. The proposed project will require approximately 400 cubic yards of cut and fill. The property is a 4.08 acre

parcel zoned 3.5-EX-1 and shown as Assessor's Parcel Number 063-172-003 located at **4275 Mariposa Drive** in the Hope Ranch area, Second Supervisorial District. (Continued from 6/08/07)

**ACTION:** Romano moved, seconded by Gray, and carried by a vote of 4 to 0 (Froscher, Ferguson-Ettinger, Donaldson absent) to continue 07BAR-00000-00138 to the SBAR meeting of August 10, 2007. Applicant may return for final on consent.

**SBAR COMMENT:**

- Return with landscape, exterior lighting and irrigation plans.

**Toro Canyon/Summerland/Carpinteria Areas**

7. **06BAR-00000-00036 Renker New Residence Carpinteria/Toro Canyon**  
06CDH-00000-00029 (Selena Buoni, Planner) **Jurisdiction: Toro/Coastal**

Request of Jennifer Welch, Penfield & Smith, agent for the owners, Greg and Stacey Renker, to consider Case No. 06BAR-00000-00036 for **final approval of a minor conditional use permit for a proposed 6 foot high perimeter/privacy wall of approximately 290 feet along northerly boundary and proposed 8 foot wall approximately 240 feet along the easterly and westerly boundaries and approval of a modification to install a Southern California Edison transformer (size to be determined by SCE), generator approximately 10.25' in length x 3.75 in width x 4.4 in height) and a switchgear approximately 2 feet in width and 7.6 feet in height within the front and side yard setbacks.** SBAR has previously reviewed the proposed new residence with main floor of approximately 10,138 square feet, upper floor of approximately 2,278 square feet and basement of approximately 2,268 square feet, garage of approximately 1,770 square feet, tennis cabana of approximately 800 square feet and artist studio of approximately 800 square feet. (Additionally there will be a second residential unit of approximately 1,200 square feet not on for BAR review.) The following structures currently exist on the parcel: a residence of approximately 1,875 square feet and shed of approximately 709 square feet. The proposed project will require approximately 4,289 cubic yards of cut and 810 cubic yards of fill and 3,479 cubic yards of export. Four protected Coast Live Oaks and five protective non-native trees are proposed for removal, with replacement of 40 Coast Live Oaks and 15 specimen trees. The property is a 4.57 acre parcel zoned 3-E-1 and shown as Assessor's Parcel Number 005-380-021, located at **3151 Padaro Lane** in the Carpinteria/Toro Canyon area, First Supervisorial District. (Continued from 3/24/06 & 8/25/06 & 5/11/07 & 5/25/07)

**ACTION:** C. Roberts moved, seconded by Ferguson-Ettinger, and carried by a vote of 5 to 0 (Froscher, Donaldson absent) to grant final approval of 06BAR-00000-00036.

**SBAR COMMENTS:**

- Beautiful work
- Cover lamps in lights at barn with perforated metal.

8. **07BAR-00000-00067 Laguna Property, LLC Commercial Exterior Changes Summerland**  
07CDP-00000-00026 (Travis Cleveland, Planner) **Jurisdiction: Summerland**

Request of Heney Dong & Associates, agent for the owner, Laguna Property, LLC, to consider Case No. 07BAR-00000-00067 for **further conceptual review of minor exterior changes to an existing historical restaurant and parking lot lighting.** The following structures currently exist on the parcel: a restaurant of approximately 6,935 square feet. The proposed project will not require grading. The property is a .51 acre parcel zoned C-1 and shown as Assessor's Parcel Number 005-173-001, located at **108 Pierpont Avenue** in the Summerland area, First Supervisorial District. (Continued from 4/27/07)

**Project received further conceptual review only. No action taken. The following comments were made:**

**SBAR COMMENTS:**

- Reorganize parking lot to achieve more planting and a safer and more understandable layout. More buffer plantings are needed, especially along the sidewalk edge.
- Please consult with the Building and Safety Division before returning to SBAR regarding the handicap accessibility requirements of the project. The location of handicap parking in the middle of the exit appears unworkable: restudy.
- Clarify heights of parking lot lights.

**PUBLIC COMMENT:**

- **Tom Evans** - spoke to lighting, paving materials and replacement windows.

**9. 06BAR-00000-00177 Kapustay/Ludwig Demolition/New Residence Toro Canyon  
06CDH-00000-00034 (Peter Imhof, Planner) Jurisdiction: Coastal/Toro**

Request of Keith Rivera, B3 Architects, architect for the owners, Rebecca Kapustay and David Ludwig, to consider Case No. 06BAR-00000-00177 for **final approval of a new residence of approximately 7,793 square feet, two attached garages of approximately 1,076 square feet, new hardscaping, landscaping, infinity pool and a spa with associated equipment.** The following structures currently exist on the parcel: a residence of approximately 1,410 square feet and garage of approximately 348 square feet, both structures to be demolished. The proposed project will require approximately 200 cubic yards of cut and approximately 150 cubic yards of fill. The property is a .92 acre parcel zoned 8-R-1 and shown as Assessor's Parcel Number 005-400-033, located at **3315 Padaro Lane** in the Toro Canyon and Carpinteria area, First Supervisorial District. (Continued from 8/11/06, 11/17/06, 1/5/07 & 2/09/07 & 6/22/07)

**ACTION: Chris Roberts moved, seconded by Ferguson-Ettinger, and carried by a vote of 4 to 0 (Froscher, Donaldson absent; Romano recused) to grant final approval of 06BAR-00000-00177.**

**CONDITIONS:**

- Plant the lawn in rear yard with Bermuda grass or another drought-tolerant grass.
- Eliminate the exterior up lighting under the tree in the northeast corner of the front yard (Sheet LP-1).

**SBAR COMMENTS:**

- Excess irrigation in rear yard could accelerate bluff erosion.
- Proposed exterior up lighting for the trees in the front yard would be visible from public view.

**10. 07BAR-00000-00149 Vliet/Grimes New Residence, Garage, Carport Toro Canyon  
07LUP-00000-00390 (Travis Cleveland, Planner) Jurisdiction: Ridgeline- Rural**

Request of Vadim Hsu, architect for the owners, Dennis Van Vliet and Allison Grimes, to consider Case No. 07BAR-00000-00149 for **conceptual review of new residence of approximately 3,295 square feet, garage of approximately 518 square feet, carport of approximately 240 square feet, porch/stair of approximately 250 square feet, balcony of approximately 770 square feet and mechanical area of approximately 282 square feet.** No structures currently exist on the parcel. The proposed project will require approximately 1,200 cubic yards of cut and no fill. The property is a 5 acre parcel zoned RR-20 and shown as Assessor's Parcel Number 155-040-041, located at **838 Toro Canyon Road** in the Tor Canyon area, First Supervisorial District.

**Project received conceptual review only. No action taken. The following comments were made:**

**SBAR COMMENTS:**

- Requested site visit with story poles.
- Grading volume seems appropriate, but SBAR needs to consider the potential effect that grading may have on the site.
- Applicant and SBAR need to consider the potential impact of interior and exterior lights on night sky.
- P&D planner needs to verify that the structure compiles with the applicable height limit.
- SBAR supports the use of contemporary architecture at this site. However, the architecture for the proposed structure needs to be simplified. The ends of the structure do not compliment or reinforce the center portion of the structure. Restudy ends of structure. The east elevation uses a variety of materials. Simplify the materials.
- Agent opted to return to SBAR for further conceptual review before the SBAR site visit.

**11. 07BAR-00000-00136 Bruner Residence Addition, Garage and Guesthouse Toro Canyon Jurisdiction: Toro**  
07CDP-00000-00066 (Amy Trester, Planner)

Request of Susan Sherwin, agent for the owners, Michelle and Jeff Bruner, to consider Case No. 07BAR-00000-00136 for **conceptual review of a second story residence addition of approximately 373 square feet, and detached garage/guesthouse structure of approximately 1,267 square feet.** The following structures currently exist on the parcel: a residence of approximately 5,076 square feet and detached garage of approximately 980 square feet. The proposed project will not require grading. The property is a 6.6 acre parcel zoned RR-5 and shown as Assessor's Parcel Number 005-210-058, located at **285 Toro Canyon Road** in the Toro Canyon area, First Supervisorial District. (Continued from 6/22/07)

**Project received conceptual review only. No action taken. Applicant may return for preliminary/final. The following comments were made:**

**SBAR COMMENTS:**

- SBAR supports design.
- Return with colors.

**12. 07BAR-00000-00154 Amour Exterior Alteration Carpinteria**  
07EXE-00000-00148 (Lisa Martin, Planner) Jurisdiction: Coastal

Request of Tai Yeh, architect for the owner, Tim Armour, to consider Case No. 07BAR-00000-00154 for **conceptual review/preliminary/final approval of addition of wood shingles to an existing batt and board home, no structural alterations.** The following structures currently exist on the parcel: a residence of approximately 2,200 square feet and cottage of approximately 700 square feet. The proposed project will not require grading. The property is a .35 acre parcel zoned 7-R-1 and shown as Assessor's Parcel Number 003-410-020, located at **4301 Avenue Del Mar** in the Carpinteria area, First Supervisorial District.

**ACTION: Ferguson-Ettinger moved, seconded by Romano, and carried by a vote of 5 to 0 (Froscher, Donaldson absent) to grant preliminary/final approval of 07BAR-00000-00154.**

**13. 06BAR-00000-00231 Vedder Farm Employee Dwelling Carpinteria**  
06CUP-00000-00042 (Errin Briggs, Planner) Jurisdiction: Ridgeline - Rural

Request of Eric Swenumson architect and Teri Green, agent for the owners, Phillip Vedder and Dwight S. Vedder, to consider Case No. 06BAR-00000-00231 for **preliminary/final approval of**

**a new agricultural employee dwelling of approximately 1,600 square feet.** The following structures currently exist on the parcel: a residence of approximately 7,600 square feet, three single story agricultural employee dwelling totaling approximately 5,060 square feet and several agricultural accessory structures/shed totaling 36 square feet. The proposed project will require approximately 32 cubic yards of cut and no fill. The property is a 52.29 acre parcel zoned AG-I-10 and shown as Assessor's Parcel Number 155-200-057, located at **2022 Lilington Canyon Road** in the Carpinteria area, First Supervisorial District. (Continued from 9/15/06)

**ACTION: J. Roberts moved, seconded by Ferguson-Ettinger, and carried by a vote of 5 to 0 (Froscher, Donaldson absent) to grant preliminary approval of 06BAR-00000-00231. Applicant may return for final on consent.**

**SBAR COMMENT:**

- Return with colors.

**14. 07BAR-00000-00006 Baumgarten Residence Demolition/Rebuild Toro Canyon**  
07CDP-00000-00024 (Travis Cleveland, Planner) **Jurisdiction: Ridgeline - Rural**

Request of Mark Armstrong, agent for the owner, Patrick Baumgarten, to consider Case No. 07BAR-00000-00006 for **further conceptual review of a residence demolition and rebuild of approximately 3,636 square feet, garage with workshop of approximately 1,349 square feet and deck of approximately 954 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,764 square feet and carport/storage of approximately 600 square feet. The proposed project will require approximately 144 cubic yards of cut and approximately 134 cubic yards of fill. The property is a 1.52 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 005-290-034, located at **1947 Paquita Drive** in the Toro Canyon area, First Supervisorial District. (Continued from 2/09/07 and 6/08/07)

**ACTION: J. Roberts moved, seconded by C. Roberts, and carried by a vote of 4 to 0 (Froscher, Donaldson, and Ferguson-Ettinger absent) to add 07BAR-00000-00006 to the Standard Agenda.**

**Project received further conceptual review only. No action taken. Applicant may return for preliminary/final. The following comments were made:**

**SBAR COMMENTS:**

- Verify height limit (show existing topography under roof plan).
- Return with a landscape plan; show existing trees.

Meeting adjourned at 4:45 P.M.