



COUNTY OF SANTA BARBARA

SOUTH BOARD OF ARCHITECTURAL REVIEW AGENDA

**Meeting Date: August 20, 2010
9:00 A.M.**

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

NOTICE: All revised plan sets will be due to Planning and Development the Monday prior to the scheduled SBAR meeting by noon. The planner's memo providing comments to the SBAR will be posted with the SBAR agenda on the website by noon the Wednesday prior to the SBAR meeting.

Martha Gray	Will Rivera	Chair
Glen Morris	Jeremy Roberts	Vice Chair
Steve Willson	Anita Hodosy-McFaul	SBAR Secretary
Jeff Yardy	Anne Almy	Supervising Planner
Lane Goodkind		

- 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, 123 East Anapamu Street, Santa Barbara, California 93101; Telephone (805) 568-2000.
 - If your case appears on the Consent Agenda, it is recommended, but not required, that you or your representative appear at the Consent Review (8:45 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) 568-2000. 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 COMMENT:** 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 August 13, 2010 will be considered.

IV. CONSENT AGENDA:

C-1. 09BAR-00000-00066

**St. George Residence Addition, Garage Demolition/Rebuild, Carport,
and 2nd Story Unit**

Isla Vista

09CDH-00000-00012 (J. Ritterbeck, Planner)

Jurisdiction: Isla Vista

Request of Eric Swenumson, agent for the owner, Ed St. George, to consider Case No. 09BAR-00000-00066 for **final approval on consent of residence addition of approximately 132 square feet, demolition of existing garage of approximately 400 square feet, proposed garage of approximately 509 square feet, proposed carport of approximately 220 square feet, proposed second story unit of approximately 490 square feet and second story balcony of approximately 210 square feet.** The following structures currently exist on the parcel: residence of approximately 860 square feet and garage of approximately 400 square feet. The proposed project will require approximately 10 cubic yards of cut and no fill. The property is a 5,000 square foot parcel zoned 10-R-1 and shown as Assessor's Parcel Number 075-191-016, located at **6721 Sabado Tarde** in the Isla Vista area, Third Supervisorial District. (Continued from 5/08/09, 05/22/09, 5/21/10, 4/02/10 & 8/13/10)

C-2. 10BAR-00000-00114 Kordes Residence 2nd Floor Addition

Santa Barbara

10LUP-00000-00285 (Kimberley McCarthy, Planner)

Jurisdiction: Goleta

Request of Don Swann, agent for the owner, Bob Kordes to consider Case No. 10BAR-00000-00114 for **final approval on consent of a second floor addition of approximately 672 square feet.** The following structures currently exist on the parcel: a residence of approximately 2,054 square feet, attached garage of approximately 322 square feet, carport of approximately 326 square feet and covered walkway. The proposed project will not require grading. The property is a 8,008 square foot parcel zoned 10-R-1 and shown as Assessor's Parcel Number 069-314-024, located at **5354 Berkeley Road** in the Santa Barbara area, Second Supervisorial District. (Continued from 8/13/10)

C-3. 09BAR-00000-00197 Crocker Residence Additions

Mission Canyon

09LUP-00000-00509 (Nicole Mashore, Planner)

Jurisdiction: Ridgeline – Urban

Request of Joaquin Ornelas, agent for the owners, Dave and Lucille Crocker, to consider Case No. 09BAR-00000-00197 for **final approval on consent of a residence addition of approximately 3,131 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,064 square feet and an accessory structure of approximately 352 square feet. The proposed project will require approximately 267 cubic yards of cut and no fill. The property is a 1.009 acre parcel zoned A-1 and shown as Assessor's Parcel Number 021-010-049, located at **2010 Las Canoas Road** in the Mission Canyon area, First Supervisorial District. (Continued from 1/08/10 & 8/13/10)

V. SBAR MEMBERS INFORMATIONAL BRIEFINGS

VI. STAFF UPDATE

VII. STANDARD AGENDA:

The Representatives of the following items should be in attendance at this SBAR Meeting by 9:30 A. M.

Mission Canyon/Santa Barbara/Hope Ranch Areas

- 1. 10BAR-00000-00119 Jesusita Graf Rebuild Two Story Residence Mission Canyon**
10LUP-00000-00308 (Lisa Martin, Planner) **Jurisdiction: Mission**
Request of Thomas C. McMahan, agent for the owner, Klaus Graf, to consider Case No. 10BAR-00000-00119 for **conceptual review approval of a new two story residence of approximately 2,220 square feet.** The following structure existed on the parcel: original residence of approximately 540 square feet (destroyed by Jesuita Fire.) The proposed project will require approximately 140 cubic yards of cut and approximately 40 cubic yards of fill. The property is a .26 acre parcel zoned 7-R-1 and shown as Assessor's Parcel Number 023-112-015, located at **2626 Montrose Place** in the Mission Canyon area, First Supervisorial District.

Toro Canyon/Summerland/Carpinteria Areas

- 2. 10BAR-00000-00109 Anberg/Burroughs New Residence and Garage Carpinteria**
(No Assigned Planner) **Jurisdiction: Toro Canyon**
Request of Cearnal Andrulaitis, LLP, architect for the owners, Dan Anberg and Lisa Burroughs, to consider Case No. 10BAR-00000-00109 for **conceptual review of a new residence of approximately 4,183 square feet and attached garage of approximately 1,654 square feet.** No structures currently exist on the parcel. The proposed project will require approximately 481 cubic yards of cut and approximately 41 cubic yards of fill. The property is a 1.13 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 005-290-033, located at **1949 Paquita Way** in the Carpinteria area, First Supervisorial District.
- 3. 07BAR-00000-00149 Van Vliet/Grimes New Residence, Garage, Carport Toro Canyon**
07LUP-00000-00390 (Errin Briggs, 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 **further 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 Toro Canyon area, First Supervisorial District. (Continued from 7/20/07 & 10/17/08)

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: J. Ritterbeck, Planner

DATE: August 20, 2010

RE: **09BAR-00000-00066, St. George Duplex,
P&D Case: 09CDH-00000-00012
6721 Sabado Tarde, Isla Vista, APN 075-191-016**

Preliminary review indicates that the project complies with the all zoning requirements for the SR-M-18 and the MRD-25 zone districts and is compatible with the requirements of the Coastal Zoning Ordinance and the policies of the County Comprehensive Plan, including the Isla Vista Master Plan.

Fences, walls, gateposts/gates are included as part of the overall architectural review of the project.

This project may proceed for:

FINAL APPROVAL by your board.

PROJECT DESCRIPTION:

The project is for a Coastal Development Permit (w/Hearing) to allow the demolition of the existing unpermitted 400 sf garage and existing 860 sf SFD. The project is also for the construction of a new 1,460 sf duplex (992 sf lower unit, 468 sf upper unit), a new 398 sf attached garage and a new 224 sf covered balcony off the upper unit of the duplex. Grading would be less than 50 cubic yards and no trees would be removed as a part of this project. The parcel would continue to be served by the Goleta Water District, the Goleta-West Sanitary District, and the Santa Barbara County Fire Department. Access would continue to be provided off of Sabado Tarde Road. The property is a 0.11-acre parcel currently zoned SR-M-18 and was rezoned to MRD-25 in the Isla Vista Master Plan. The parcel is shown as Assessor's Parcel Number 075-191-016, located at 6721 Sabado Tarde Road in the Isla Vista / Goleta Area, 3rd Supervisorial District.

Any revisions to the project plans and any additional information regarding this project should be directed to my attention for further review of project consistency. An amendment to this notice will then be returned to your Board. Additional conditions may be applied to the project at the Land Use Permit phase if additional information indicates a need to condition the project to achieve consistency with policies.

Final approval of the Coastal Development Permit is subject to review by the Zoning Administrator, or the Planning Director if a waived hearing is requested.

Cc: Case File (to Planner)
Anita Hodosy, P&D

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: Kimberley McCarthy

DATE: August 20, 2010

RE: 10BAR-00000-00114/10LUP-00000-00285

Preliminary review indicates that the project complies with the all requirements of the 069-314-024 zone and is compatible with the requirements of the Land Use Development Code and the policies of the Comprehensive Plan, subject to certain conditions.

- Fences, walls, gateposts and gates are to be included as part of the overall architectural review of the project.

This project may proceed for:

- CONCEPTUAL/PRELIMINARY**
- PRELIMINARY/FINAL**
- FINAL ON CONSENT**
- REVISED FINAL**

APPROVAL by your board.

PLEASE SPECIFICALLY COMMENT ON:

PROJECT DESCRIPTION:

The proposed project is for an addition of approximately 672 square feet (net) to the existing one-story dwelling. The addition will create a second story master bedroom suite with a second story deck. The maximum height of structure will become 21 feet. The project will not require any grading or the removal of any native vegetation or trees. Water and sanitary services will continue to be provided by the Goleta Water and Sanitary districts. Access to the site will continue to be taken off Berkeley Road.

Any revisions to the project plans and any additional information regarding this project should be directed to my attention for further review of project consistency. An amendment to this notice will then be returned to your Board. Additional conditions may be applied to the project at the Land Use Permit phase if additional information indicates a need to condition the project to achieve consistency with policies. **Final approval of the Land Use Permit is subject to my review.**

c: 10IUP-00000-00285, Case File
Anita Hodosy, P&D

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: Nicole Mashore, Planner

DATE: August 20, 2010

RE: Crocker Residence Additions, Case No. 09BAR-00000-00197,
09LUP-00000-00509, 2010 Las Canoas Road, APN: 021-010-049

Preliminary review indicates that the project complies with the all requirements of the AG-I-10 zone and is compatible with the requirements of the Land Use Development Code and the policies of the Comprehensive Plan, subject to certain conditions.

This project may proceed for:

- | | |
|-------------------------------------|-------------------|
| <input type="checkbox"/> | PRELIMINARY |
| <input type="checkbox"/> | PRELIMINARY/FINAL |
| <input checked="" type="checkbox"/> | FINAL |
| <input type="checkbox"/> | REVISED FINAL |

APPROVAL by your board.

PROJECT DESCRIPTION:

The proposed project is for construction of a residence addition of approximately 3,131 square feet. The following structures currently exist on the parcel: a residence of approximately 1,064 square feet and an accessory structure of approximately 352 square feet. The proposed project will require approximately 267 cubic yards of cut and no fill. The property is a 1.009 acre parcel zoned A-1 and shown as Assessor's Parcel Number 021-010-049, located at 2010 Las Canoas Road in the Mission Canyon area, First Supervisorial District.

Any revisions to the project plans and any additional information regarding this project should be directed to my attention for further review of project consistency. An amendment to this notice

will then be returned to your Board. Additional conditions may be applied to the project at the Land Use Permit phase if additional information indicates a need to condition the project to achieve consistency with policies. **Final approval of the Land Use Permit is subject to my review.**

c: Case File (to Planner)
Anita Hodosy, P&D