



COUNTY OF SANTA BARBARA

SOUTH BOARD OF ARCHITECTURAL REVIEW AGENDA

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

**Meeting Date: October 23, 2009
9:00 A.M.**

NOTICE: As of June 2008, 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
Glen Morris
Steve Willson
Jeff Yardy

Will Rivera
Jeremy Roberts
Anita Hodosy-McFaul
Anne Almy

Chair
Vice Chair
SBAR Secretary
Supervising Planner

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- 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 October 9, 2009 will be considered.

IV. CONSENT AGENDA:

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.

Isla Vista/Goleta

1. **09BAR-00000-00161**
Patterson Plus, LLC Wireless Telecommunications Facility **Santa Barbara**
09CUP-00000-00044 (Megan Lowery, Planner) **Jurisdiction: Goleta**
Request of Scott Dunaway, Suresite Consulting, agent for the owner, Patterson Plus LLC, Trudi Carey, to consider Case No. 09BAR-00000-00161 for **conceptual review of a wireless telecommunications facility of approximately 136 square feet atop a self-storage facility.** The following structures currently exist on the parcel: a storage facility and apartment. The proposed project will not require grading. The property is 1.58 and .87 acre parcels zoned C-1 and shown as Assessor's Parcel Numbers 069-160-066 and 069-160-067, located at **5325 Calle Real** in the Santa Barbara area, Second Supervisorial District.

2. **09BAR-00000-00165** **Saleh Garage Conversion** **Santa Barbara**
09LUP-00000-00431 (Kimberley McCarthy, Planner) **Jurisdiction: Goleta**
Request of Gregory Jenkins, architect for the owners, Andrew and Shannon Saleh, to consider Case No. 09BAR-00000-00165 for **conceptual review/preliminary/final approval of a garage conversion of approximately 438 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,386 square feet and attached garage of approximately 438 square feet. The proposed project will not require grading. The property is a 7,300 square foot parcel zoned 7-R-1 and shown as Assessor's Parcel Number 065-141-009, located at **5067 Del Monaco Drive** in the Santa Barbara area, Second Supervisorial District.

Mission Canyon/Santa Barbara/Hope Ranch Areas

3. **09BAR-00000-00160** **Scharin/Mays Residence Addition** **Hope Ranch**
09LUP-00000-00417 (Lisa Martin, Planner) **Jurisdiction: Ridgeline - Urban**
Request of Lee Geisler, agent for the owners, Johan Scharin and Pamela Mays, to consider Case No. 09BAR-00000-00160 for **conceptual review of a residence addition of approximately 1,352 square feet.** The following structure currently exists on the parcel: a two story residence of approximately 2,690 square feet. The proposed project will not require grading. The property is a 1.97 acre parcel zoned 1.5-EX-1 and shown as Assessor's Parcel Number 061-301-038, located at **4161 Veija Drive** in the Hope Ranch area, Second Supervisorial District.

4. **09BAR-00000-00153**
Gowdy New Garage and Remodel Garage Conversion **Santa Barbara**
09LUP-00000-00384 (Kimberley McCarthy, Planner) **Jurisdiction: Goleta**
Request of Eric Swenumson, agent for the owner, Steve Gowdy, to consider Case No. 09BAR-00000-00153 for **final approval of a new garage of approximately 530 square feet and remodel and existing attached garage conversion of approximately 451 square feet.** The following structures currently exist on the parcel: a residence of approximately 1,964 square feet and attached garage of approximately 451. The proposed project will not require grading. The property is a 1.0 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 055-010-004, located at **1165 La Vista Road** in the Santa Barbara area, Second Supervisorial District. (Continued from 10/09/09)

The Representatives of the following items should be in attendance at this SBAR Meeting by 10:30 A. M.

Toro Canyon/Summerland/Carpinteria Areas

5. **09BAR-00000-00157**
Cameron Trust New Residence and Accessory Structure **Area Here**
09CDH-00000-00033 (Errin Briggs, Planner) **Jurisdiction: Summerland**
Request of Steve Welton, Suzanne Elledge Planning and Permitting Service, agent, and Valerie Froscher, architect for the owner, Cameron Trust, to consider Case No. 09BAR-00000-00157 for **conceptual review of a new residence of approximately 2,283 square feet with attached garage of approximately 521 square feet and an accessory structure of approximately 1,157 square feet.** The following structure currently exists on the parcel: a shed of approximately 80 square feet. The proposed project will require approximately 750 cubic yards of cut and approximately 650 cubic yards of fill. The property is a 4.2 acre parcel zoned 3-E-1 and shown as Assessor's Parcel Number 005-260-016, located at **2937 Padaro Lane** in the Summerland area, First Supervisorial District.
6. **09BAR-00000-00094** **Caltrans Highway 101 HOV Lanes** **Carpinteria**
09DVP-0000000014 (June Pujo, Planner) **Jurisdiction: DVP**
Request of Carlos Montez, agent for State of California Department of Transportation (Caltrans), to consider Case No. 09BAR-00000-00094 for **further conceptual review of a project involving the addition of HOV lanes in each direction of US 101 of approximately 2.123 acres (or 92,456 square feet) within Caltrans right-of-way.** No structures currently exist on the parcel. The proposed project will require approximately 7,362 cubic yards of cut and fill. The property is a six mile stretch of highway located with Caltrans ROW; 2.123 acres (92,456 square feet) located at **within Santa Barbara County, zoned Transportation Corridor and located** at US 101 in the Carpinteria area, First Supervisorial District. (Continued from 6/19/08 & 7/10/09)

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: Kimberley McCarthy

DATE: October 13, 2009

RE: 09BAR-00000-00165/09LUP-00000-00431, 5067 Del Monaco Drive, Saleh Garage
Conversion & Trellis

Preliminary review indicates that the project complies with the all requirements of the 7-R-1 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:

- PRELIMINARY
 CONCEPTUAL/PRELIMINARY/FINAL
 FINAL
 REVISED FINAL

APPROVAL by your board.

PLEASE SPECIFICALLY COMMENT ON:

PROJECT DESCRIPTION:

The proposed project is for the validation of the conversion of the attached garage into habitable space, approving a new bedroom, bathroom and laundry room addition to the existing single family dwelling and the demolition of an existing trellis located behind (south) the residence.

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
Anita Hodosy, P&D

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: Kimberley McCarthy, Planner

DATE: October 16, 2009

RE: 09BAR-00000-00153/09LUP-00000-00384 - Gowdy Garage Conversion & New
Detached Garage

Preliminary review indicates that the project complies with the all requirements of the 1-E-1 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:

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

APPROVAL by your board.

PLEASE SPECIFICALLY COMMENT ON:

PROJECT DESCRIPTION:

The proposed project is for the conversion of the existing attached two-car garage to habitable space (master bedroom) and the construction of a new detached two-car garage approximately 530 square feet in size. The maximum height of the garage will be approximately 13 feet; the height of the existing dwelling will remain unchanged. The

project will not require any grading or the removal of any native vegetation or trees. Access to the site will continue to be taken via an existing private easement on the eastern portion of the property.

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, 09LUP-00000-00384
Anita Hodosy, P&D