



COUNTY OF SANTA BARBARA

SOUTH BOARD OF ARCHITECTURAL REVIEW AGENDA

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

Meeting Date: November 6, 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 23, 2009 will be considered.

IV. CONSENT AGENDA:

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

- C-1. 09BAR-00000-00112 Jesusita Fire Teti Residence and Pool Misison Canyon**
09LUP-00000-00313 (Kimberley McCarthy, Planner) **Jurisdiction: Ridgeline -Urban**
Request of Bob Easton, architect for the owners, Nick and Barbara Teti, to consider Case No. 09BAR-00000-00112 for **final approval on consent of rebuild residence with a garage of approximately 6,500 square feet, construction of a new pool and replacement of the existing damage pool.** The original single family dwelling and attached garage were destroyed in the Jesusita Fire. The proposed project will require no cut and approximately 45 cubic yards of fill. The property is a 1.0 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 023-320-019, located at **2809 Holly Road** in the Mission Canyon area, First Supervisorial District.
(Continued from 7/24/09 & 8/28/09)

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-00000-000172 Estero Park Improvements Isla Vista**
09DVP-00000-00031 (Errin Briggs, Planner) **Jurisdiction: Goleta**
Request of Jeff Ferber, RRM Design Group, agent for the owner, Isla Vista Recreation and Parks District, to consider Case No. 09BAR-00000-00172 for **conceptual review of park improvements including relocated basketball courts, a reconfigured soccer field, relocated parking spaces and landscape, hardscape and lighting improvements.** The following structures currently exist on the parcel: 1 maintenance shed of approximately 100 square feet. The proposed project will require approximately 126 cubic yards of cut and approximately 2,012 cubic yards of fill. The property consists of 5.59 total acres zoned REC and PI, shown as Assessor's Parcel Numbers 075-010-013, -014, 075-091-020, -041, -042, located at **6706 Estero Road** in the Isla Vista area, Third Supervisorial District.
- 2. 09BAR-00000-00166 Carter Residence Addition/Remodel Santa Barbara**
09LUP-00000-00442 (Brian Banks, Planner) **Jurisdiction: Goleta**
Request of Susan Sherwin, agent for the owners, Glenn and Illean Carter, to consider Case No. 09BAR-00000-00166 for **conceptual review of a first and second story addition/remodel of approximately 650 square feet.** The following structures currently exist on the parcel: a residence and attached garage of approximately 2,436 square feet. The proposed project will not require grading. The property is a .48 acre parcel zoned 1-E-1 and shown as Assessor's Parcel Number 059-313-003 located at **4717 Sierra Madre Road** in the Santa Barbara area, Second Supervisorial District.

Mission Canyon/Santa Barbara/Hope Ranch Areas

3. **09BAR-00000-00170** **Richards Residence Remodel** **Hope Ranch**
09LUP-00000-000450 (Lisa Martin, Planner) **Jurisdiction: Ridgeline - Urban**

Request of William Wolf, Pacific Arc Inc. Architects, architect for the owners, Edmund and Ann Richards, to consider Case No. 09BAR-00000-00170 for **conceptual review of additions of approximately 738 square feet to the existing single family dwelling and interior and exterior alterations, demolition of existing stable and construction of guesthouse of approximately 309 square feet, addition of basement media room of approximately 447 square feet, new 1-car garage of approximately 236 square feet, new trellis patio cover of approximately 250 square feet, new entry gates, driveway alterations, and grading of approximately 165 cubic yards.** The following structures currently exist on the parcel: a two story residence of approximately 3,296 square feet and stable of 298 square feet. The property is a 1.63 acre parcel zoned 1.5-EX-1 and shown as Assessor's Parcel Number 063-032-018, located at **915 Via Rosita** in the Hope Ranch area, Second Supervisorial District.

4. **09BAR-00000-00104** **Tea Fire Bakewell Residence and Garage** **Santa Barbara**
08TEA-00000-00064 (Noel Langle, Case Manager) **Jurisdiction: Ridgeline -Rural**

Request of Chi-Pang Lai, architect for the owners, Danny and Aline Bakewell Sr., to consider Case No. 09BAR-00000-00104 for **further conceptual review of the construction of a two story residence of approximately 7,540 square feet with attached two car garage of approximately 482 square feet.** The following structures were destroyed in the Tea Fire: a two story residence (approximately 3,416 square feet) with attached two car garage(approximately 538 square feet). The proposed project will require approximately 119 cubic yards of cut and approximately 129 cubic yards of fill. The property is a 15.08 acre parcel zoned 40-E-1 and shown as Assessor's Parcel Number 021-020-006, located at **2702 Gibraltar Road** in the Santa Barbara area, First Supervisorial District. (Continued from 7/24/09)

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: Board of Architectural Review
Attn: Anne Almy

FROM: Kimberley McCarthy, Planner *KMM*

DATE: November 2, 2009

RE: 09BAR-00000-00112/09LUP-00000-00313, Jesusita Fire - Teti SFD & Pool

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:

- PRELIMINARY**
- PRELIMINARY/FINAL**
- FINAL (Consent Agenda)**
- REVISED FINAL**

APPROVAL by your board.

PLEASE SPECIFICALLY COMMENT ON:

PROJECT DESCRIPTION:

The construction of a new single family dwelling replacing the residence destroyed in the Jesusita fire. The proposed dwelling will be approximately 5,298 square feet (net) with an attached three-car garage approximately 902 square feet (net). The proposed two-story residence will have a maximum height of 28 feet. The project includes the repair/replacement of the existing pool and the construction of a new pool immediately southwest of the new dwelling.

The project will require approximately 73 cubic yards of cut and 330 cubic yards of fill to prepare the site. Two fire damaged palm trees will be removed during construction activities. The residence will continue to be served by a private septic system. Water will be provided by the City of Santa Barbara.

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.**

xc: Anita Hodosy, P&D
Bob Easton AIA Architect (via email bob@bobeaston.com)