



COUNTY OF SANTA BARBARA

MONTECITO PLANNING COMMISSION AGENDA

Hearing of July 17, 2013
9:00 a.m.

SUE BURROWS, CHAIR
DANIEL EIDELSON, 1st VICE CHAIR
JACK OVERALL, 2nd VICE CHAIR
MICHAEL PHILLIPS
J'AMY BROWN

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

Items will be heard in the order listed on the agenda unless the Montecito Planning Commission changes the order of the agenda or the item is to be continued. Estimated discussion times allocated for each project are shown following the project descriptions. These estimated times are approximate. At 9:00 a.m., during the Agenda Status Report, the Montecito Planning Commission will determine which items will be continued. Applicants/Agents are expected to be present to represent their items when they come up on the agenda. In the absence of representation the Commission will decide whether to continue it to a future date. A fee must be paid for a Montecito Planning Commission hearing continuance requested by the applicant. Please call your planner or accounting at (805) 568-2003 to determine the amount due. Upon receipt of the fee a hearing date will be scheduled. Any questions pertaining to individual projects should be directed to the designated planner.

Written comments are welcome. All letters should be addressed to the Montecito Planning Commission, 123 East Anapamu Street, Santa Barbara, CA 93101. Letters, with nine copies, and computer materials, e.g. PowerPoint presentations, should be filed with the secretary of the Planning Commission no later than 12:00 P.M. on the Friday before the Montecito Planning Commission hearing. The decision to accept late materials will be at the discretion of the Montecito Planning Commission.

The public has the opportunity to comment on any item on today's Administrative, Consent, Conceptual or Standard Agenda. Speaker slips are available by the door and should be filled in and handed to the Secretary before the hearing begins. Please indicate which item you would like to address on the speaker slip and, in your testimony, which portion of the project you will be addressing in your comments. For items on the Standard Agenda, the Planning Commission Chairperson will announce when public testimony can be given. Please be aware that the Commission will consider testimony on both the project and the related environmental document.

Photos, slides, videos, models or other physical items presented as evidence during a hearing shall be retained by the Hearing Support Staff until the expiration of all applicable appeal periods.

If you challenge the projects (09LLA-00000-00003) in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this agenda, or in written correspondence to the Montecito Planning Commission at, or prior to the public hearing, Government Code Section 65009.

All final decisions of the Montecito Planning Commission on private development projects may be appealed to the Board of Supervisors by the applicant or any interested person adversely affected by such decision. Appeals may be filed in writing to the Santa Barbara County Board of Supervisors within ten (10) calendar days of the date of the action by the Montecito Planning Commission. If an appeal is filed there is a \$643 fee for both non-applicants and owner/applicant appeals. For developments which are appealable to the Coastal Commission under Sec. 35-182.4.2, no appeal fee will be charged. Appeals and accompanying fees must be delivered to the Clerk of the Board Office at 105 East Anapamu Street, Room 407, Santa Barbara, CA.

Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the Montecito Planning Commission and that are distributed to a majority of all of the members of the Montecito Planning Commission prior to the a meeting but less than 72 hours prior to that meeting shall be available for public inspection at Santa Barbara County Planning and Development, 123 E. Anapamu Street, Santa Barbara, CA. Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the Montecito Planning Commission and that are distributed to a majority of all of the members of the Montecito Planning Commission during the meeting shall be available for public inspection at the back of the hearing room, at 123 E. Anapamu Street, Santa Barbara, CA.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this hearing, please contact the Hearing Support Staff (805) 568-2000. Notification at least 48 hours prior to the hearing will enable the Hearing Support Staff to make reasonable arrangements.

TV COVERAGE ANNOUNCEMENT: *Montecito Planning Commission Hearings are televised live on County of Santa Barbara Television (CSBTv) Channel 20 at 9:00 A.M. in the South Coast, Lompoc, Santa Ynez Valley, Santa Maria and Orcutt areas. Rebroadcast of Montecito Planning Commission Hearings are on Fridays at 5:00 P.M. on CSBTv Channel 20.*

ADMINISTRATIVE AGENDA:

- I. **HEARING CALLED TO ORDER:** *by Chair, Sue Burrows.*
- II. **PLEDGE OF ALLEGIANCE**
- III. **TV COVERAGE ANNOUNCEMENT:** *by David Villalobos.*
- IV. **ROLL CALL:** *by David Villalobos.*
- V. **AGENDA STATUS REPORT:** *The Montecito Planning Commission Secretary will report on the status of the items on today's agenda.*
- VI. **PROJECTION REPORT:** *The Montecito Planning Commission Secretary will provide a summary of the Planning Commission's Agenda Projection Report, including upcoming projects, briefings, and workshops.*
- VII. **PUBLIC COMMENT:** *Public Comment period is set aside to allow public testimony on items **not** on today's agenda. The time allocated to each speaker will be set at the discretion of the Chair. Total time allocated for public comment is 15 minutes. When testifying before the Montecito Planning Commission, personal attacks and other disruptive behavior are not appropriate.*
- VIII. **PLANNING COMMISSIONER'S INFORMATIONAL REPORTS:** *Individual Commissioners may present brief reports on planning issues, such as seminars, meetings and literature that would be of interest to the public and/or Commission, as a whole.*
- IX. **MINUTES:** The Minutes of May 22, 2013 will be considered.
- X. **DIRECTOR'S REPORT AND BOARD OF SUPERVISORS HEARING SUMMARY:** *The Director of Planning and Development will report on items of general interest to the Montecito Planning Commission and members of the public, including items that have been or will be considered by the Santa Barbara County Board of Supervisors.*
- XI. **INTENT TO WAIVE A PUBLIC HEARING:** *The County of Santa Barbara intends to waive the required public hearings for the proposed Coastal Development Permits unless a written request for such hearing is submitted to the Planning and Development Department by 5:00 p.m. on July 30, 2013. All requests for a hearing must be submitted to Santa Barbara County, Planning and Development Department, 123 E. Anapamu Street, Santa Barbara, CA 93101, Attention: David Villalobos or faxed to 805-568-2030. NOTE: Failure by a person to request a public hearing may result in the loss of that person's ability to appeal any action taken by the County of Santa Barbara.*

13CDH-00000-00014

Wilson Roof Change

116 Arroqui Street

Exempt, CEQA Guidelines Sections 15301

Anne Almy, Supervising Planner (805) 568-2053

Errin Briggs, Planner (805) 568-2047

The project is a request for a Coastal Development Permit to allow for the reconstruction of approximately 600 square feet of roof area of an existing residence. The roof change would convert the existing flat roof to a pitched roof. No grading will be required to carry out the project and no trees would be removed. The parcel is currently developed with an approximately 3,300 square foot single-family residence and an 800 square foot detached garage. The property is a 0.51-acre parcel zoned 20-R-1 and shown as AP No. 007-350-016, located at 116 Arroqui Street in the Montecito Community Plan Area, First Supervisorial District.

XII. STANDARD AGENDA:

- | | | | |
|-----------|---|---|---|
| 1. | 09LLA-00000-00003 | Bagdasarian-Bonsignore Lot Line Adjustment | 1260 and 1194 E. Mountain Drive |
| | Exempt, CEQA Guidelines Section 15305(a) | | Anne Almy, Supervising Planner (805) 568-2053 Julie Harris, Planner (805) 568-3518 |

Hearing on the request of Ken Mineau, agent for the owners Ross Bagdasarian and Janice Karman, and Sheila and Michael Bonsignore, to consider Case No. 09LLA-00000-00003 [application filed on April 15, 2009], for approval of a Lot Line Adjustment in compliance with Section 21-90 of County Code Chapter 21 and Section 35.430.110 of the Montecito Land Use and Development Code to adjust lines between two existing lots of 3.00 (Lot 1) and 3.23 (Lot 2) acres (gross) to reconfigure into two lots of 2.92 (Lot 1) and 3.31 (Lot 2) acres (gross), on property located in the 2-E-1 and 3-E-1 zones; and to determine the project is exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15305(a). The application involves AP Nos. 011-050-066 &-067 and 011-020-034, located at 1260 and 1194 East Mountain Drive, respectively, in the Montecito area, First Supervisorial District. (Estimated Time: 45 min.)

**The Montecito Planning Commission Agenda, Marked Agenda and Staff Reports are available on the
Planning and Development Web Site at
www.sbcountyplanning.org**

Dianne M. Black
Secretary to the Montecito Planning Commission