

CITY OF CARPINTERIA
ARCHITECTURAL REVIEW BOARD

Richard E. Johnson, Chair
Scott Ellinwood, Vice-Chair
Dylan Chappell
Rachelle Gahan
Jim Reginato



City Council Chambers
5775 Carpinteria Avenue
Carpinteria, CA 93013
Time: 5:30 p.m.
Agenda Posted: 1/7/16

JANUARY 14, 2016

AGENDA

Notice is hereby given that the City of Carpinteria's Architectural Review Board will hold a regular public meeting at 5:30 p.m. on Thursday, January 14, 2016 in the Council Chambers at City Hall in Carpinteria, California.

- A. CALL TO ORDER**
- B. ROLL CALL**
- C. PUBLIC COMMENT**

This is a time for public comments on matters not otherwise on the agenda but within the subject matter jurisdiction of the Architectural Review Board. Comments shall be limited to 15 minutes, divided among those persons desiring to speak, but no person shall speak longer than five minutes. Persons wishing to speak on a specific item will be recognized at the time the agenda item is considered.

The City is not responsible for the content of statements made during the public comment period, or the factual accuracy of any such statements.

D. PROJECT REVIEW

If you have questions regarding any project listed below, please contact the Community Development Department at (805) 755-4410.

Review Procedure

- a. Disclosure of ex parte communications
- b. Staff presentation
- c. Applicant presentation
- d. Public comment
- e. Review by ARB
- f. Recommendation by ARB

- 1) Applicant: Kevin Moore, agent/architect for Tyler Rameson, Jade Capital LLC
Planner: Nick Bobroff
Project: 15-1793-DPR/CDP
Project Location: 699 Linden Avenue
Zoning: Central Business (CB)

Hearing on the request of Kevin Moore, agent/architect for Tyler Rameson, Jade Capital LLC, to consider Project 15-1793-DPR/CDP for final review of a proposal to remodel the former Tony's Restaurant. Proposed building improvements include various accessibility improvements, exterior façade improvements, construction of a 136 square foot walk-in cooler addition and expansion of the existing rear patio enclosure (including new perimeter fencing and shade trellis). The property is a 9,375 square foot parcel zoned Central Business (CB) with a Visitor-serving Commercial (V) Overlay and shown as APN 003-312-040, addressed as 699 Linden Avenue.

- 2) Applicant: Ed deVicente of DMHA Architects, agent/architect for Habitat for Humanity
Planner: Shanna Farley-Judkins
Project: 15-1798-DP/CDP/TPM
Project Location: 4949 Sawyer Avenue
Zoning: Planned Residential Development (PRD-20)

Hearing on the request of Ed deVicente of DMHA Architects, agent/architect for Habitat for Humanity to consider Project 15-1798-DP/CDP/TPM for preliminary review of construct three residential condominium units within two detached two-story structures. The proposed units' habitable space would be 1,239 square feet, 1,269 square feet and 1,268 square feet, each having three bedrooms. The project would provide three carport spaces and one uncovered parking space. The project includes a front setback and parking modification. The property is a 6,950 square foot parcel zoned Planned Residential Development and shown as APN 003-153-005 addressed as 4949 Sawyer Avenue.

- 3) Applicant: Gil Garcia and Everett Woody
Planner: Nick Bobroff
Project: 15-1800-CUP/CDP
Project Location: 607 Walnut Avenue
Zoning: Planned Residential Development (PRD-20)

Hearing on the request of Gil Garcia and Everett Woody, agent/designer for Jack and Mechelle Sinclair to consider Project 15-1800-CUP/CDP for preliminary review of a request to remodel an existing single family residence and construct a 47 square foot addition. The property is a 4,893 square foot parcel zoned Planned Residential Development (PRD-20) and shown as APN 003-322-007 addressed as 607 Walnut Avenue.

E. OTHER BUSINESS

F. CONSENT CALENDAR

[Action Minutes of the Architectural Review Board meeting held November 12, 2015.](#)

G. MATTERS REFERRED BY THE PLANNING COMMISSION/CITY COUNCIL

H. MATTERS PRESENTED BY STAFF

I. MATTERS PRESENTED BY BOARDMEMBERS

J. ATTENDANCE OF BOARDMEMBERS FOR THE NEXT MEETING

K. ADJOURNMENT

NEXT REGULAR ARB MEETING FEBRUARY 11, 2016

NOTES: For those projects that do not require Planning Commission approval, recommendations for preliminary approval by the Architectural Review Board will be forwarded to the Community Development Director for a decision. Those Community Development Director decisions that are appealable pursuant to CMC §14.12.020(2) may be appealed to the Planning Commission. Appeals must be filed with the City Clerk within 10 calendar days of the Director's action.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Lorena Esparza in the Community Development Department by email at lorenae@ci.carpinteria.ca.us or by phone at (805) 755-4410. Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. 28 `CFR 35.102-35.104 ADA Title II