

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: 2/4/16

FEBRUARY 11, 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, February 11, 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:** Brian Banks and Kent Mixon for Bob and Amanda George
Project Number: 15-1797-ARB
Planner: Shanna Farley-Judkins
Project Location: 1347 Camino Trillado
Zoning: Single Family Residential (7-R-1)

Hearing on the request of Brian Banks for Bob and Amanda George for the final review of a request to consider a remodel and first and second floor additions to an existing single family residence. The total square footage for the residence and attached two-car garage would increase from 1,712 square feet to 2,505 square feet. The maximum height of the residence would increase from 13 feet eight inches to 21 feet six inches. A paved walkway would be removed in front of the home and would be replaced by a new concrete pathway. A covered patio and landscaped area would be added to the front of the home. The property is a 0.43-acre parcel zoned Single Family Residential (7-R-1) and shown as APN 001-241-008 addressed as 1347 Camino Trillado.

- 2) **Applicant:** Bryan Pollard, architect for Jim and Donna Swinford
Project Number: 16-1806-CON
Planner: Nick Bobroff
Project Location: 710 Palm Avenue
Zoning: Planned Residential Development (PRD-20)

Hearing on the request of Bryan Pollard, architect for Jim and Donna Swinford to consider Project 16-1806-CON for conceptual review of a request to redevelop an existing two-unit residential property. Two options are to be considered: Option A would replace all existing structures with a new two-story 2,189 square foot primary single family residence and a detached two-story secondary structure comprised of a 787 square foot three-car garage and a 630 square foot one bedroom apartment above. Option B would replace the existing primary residence and detached garage with a new two-story 2,189 square foot single family residence and an attached three-car 594 square foot garage. Under Option B, the existing rear apartment unit would remain but would be connected to the new structures. The property is a 6,975 square foot parcel zoned Planned Residential Development (PRD-20) and shown as APN 003-325-013 addressed as 710 Palm Avenue.

E. OTHER BUSINESS

F. CONSENT CALENDAR

[Action Minutes of the Architectural Review Board meeting held January 14, 2016.](#)

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 MARCH 17, 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 assistance to participate in this meeting, please contact the Community Development Department by email at lorenae@ci.carpinteria.ca.us or by phone at (805) 755-4410 or the California Relay Service at (866) 735-2929. Notification two business days prior to the meeting will enable the City to make reasonable arrangements for accessibility to this meeting.