



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Planning &
Development
Department No.: 053
For Agenda Of: December 7, 2010
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from: N/A
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Glenn Russell, Ph.D., 568-2085
Director
Contact Info: Dianne Black, 568-2086
**SUBJECT: Lorenzen Patio/Deck Removal at 6565 Del Playa Drive, Isla Vista
10EMP-00000-00009**

County Counsel Concurrence

As to form: N/A

Other Concurrence:

As to form: N/A

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions:

That the Board of Supervisors receive and file this report on Emergency Permit 10EMP-00000-00009 (6565 Del Playa Drive, APN 075-213-009, Third Supervisorial District).

Summary Text:

An Emergency Permit was approved (November 10, 2010) for the emergency removal of a hazardous concrete and wood deck that cantilevers over the bluff top. The deck has been found to be hazardous due to significant bluff erosion below the structure. All exposed concrete footings and/or caissons presenting a hazard to the beach area below will also be removed as a part of this permit.

Pursuant to Section 35-171.6.1 of Article II, Coastal Zoning Ordinance, when an Emergency Permit is issued, the Director of Planning and Development is required to provide a written report to the Board of Supervisors regarding the nature of the emergency and the work involved. This notification fulfills the ordinance requirements.

Background:

This property is located at 6565 Del Playa Drive, in Isla Vista. The property is developed with an existing legal non-conforming dwelling, as the structure does not meet the required bluff top setback. The applicant has been working with both Building & Safety Division and Development Review Division, South to find a solution to mitigate the hazardous portion of the structure that overhangs the bluff and beach below. On November 5, 2010, the property owner submitted an application for an Emergency Permit for the removal of the hazardous patio and deck.

Section 35-171.5.3 of Article II, Coastal Zoning Ordinance states:

The issuance of an Emergency Permit shall not constitute an entitlement to the erection of permanent structures. An application for a Coastal Development Permit and any discretionary permit required by this Article shall be made no later than 30 days following the granting of an Emergency Permit; any materials required for a completed application shall be submitted within 90 days after the issuance of the emergency permit, unless this time period is extended by the Planning and Development Department.

This emergency permit is for the demolition and removal of the concrete patio and exposed caissons/footers only. P&D expects the applicant to apply for the Coastal Development Permit to validate the patio removal on or before December 10, 2010. Any future construction associated with a new patio structure may be included in the Coastal Development Permit application as well.

Fiscal and Facilities Impacts:

County costs for preparing the Emergency Permit are reimbursed by the applicant in conformance with the current Board-approved fee resolution. Permit revenues are budgeted in Departmental Revenues of the Development Review South Division on page D-330 of the adopted 2010-2011 fiscal year budget. County costs for the preparation of the Emergency Permit are reimbursed by the applicant in conformance with the current fee resolution. The fixed fee for an emergency permit is \$2,533.00.

Special Instructions:

None

Attachments:

Emergency Permit (10EMP-00000-00009)

Authored by:

J. Ritterbeck, (805) 568-3509

CC:

Linda Lorenzen, 5290 Overpass Road #120, Santa Barbara, CA 93111
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Dianne Black, Director of Development Services, Planning and Development
Alice McCurdy, Supervising Planner, Planning and Development
J. Ritterbeck, Planner II, Planning and Development