



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 and
Development
Department No.: 053
For Agenda Of: July 1, 2014
Placement: Set hearing on 7/1/14
for 7/8/14
Estimated Tme: 10 min on 7/8/14
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Glenn Russell, Ph.D. Director, Planning and Development
(805) 568-2085
Contact Info: Alice McCurdy, Deputy Director, Development Review
(805) 568-2518
SUBJECT: Kasztelan Single Family Dwelling Appeal (Case Nos. 12LUP-00000-00387 and
12BAR-00000-00128), First Supervisorial District

County Counsel Concurrence

As to form: Yes

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions:

On July 1, 2014, set a hearing for July 8, 2014, to consider Case No. 14APL-00000-00011, the Kasztelan Appeal of the Montecito Planning Commission's April 16, 2014 denial of the Kasztelan Single Family Dwelling project.

On July 8, 2014, staff recommends that your Board take the following actions:

1. Uphold the appeal, Case No. 14APL-00000-00011;
2. Make the required findings for approval of Design Review Case No. 12BAR-00000-00128 and Land Use Permit No. 12LUP-00000-00387, as revised subsequent to the Montecito Planning Commission's action through successful negotiations between the applicant and interested party;
3. Determine the project is exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15301 Notice of Exemption; and,
4. Approve, *de novo*, Design Review Case No. 12BAR-00000-00128 and Land Use Permit No. 12LUP-00000-00387, as revised in successful negotiations between the applicant and interested party.

Alternatively, refer back to staff if your Board takes other than the recommended action for appropriate findings and, if necessary, conditions of approval.

Summary Text:

The analysis related to this agenda item will be docketed with a separate Board Agenda Letter for the July 8, 2014 hearing.

Special Instructions:

Planning and Development shall publish a legal notice at least 10 days prior to the hearing on July 8, 2014. The notice shall appear in the Santa Barbara News-Press. Planning and Development shall fulfill noticing requirements. A minute order of the hearing shall be returned to Planning and Development, attention David Villalobos.

Authored by:

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