

Appeal to Ni Tennis Court

October1, 2019

Why neighbors are appealing

It's Is:

- To challenge systemic retro active permitting
- To challenge major changes from original permit
- To voice neighbor opposition to excessive rural character changes

It's Not

- To challenge original permit
- To question planners' decision

Major Changes from Original Permit

- Moved/imported an estimated 1,100 CY of soil
- Raising his tennis court and platform an additional 2 to 2.5 ft higher
- Raising his 10 feet chain link fence surrounding the tennis court the property by an additional 2 to 2.5 ft as well
- North wall potential exposure (Michele's parent's house) has been lowered from 6 to 4 ft
- South wall hardscape (Wang property) has been extended extra 25 ft
- South side planter (Wang property) added between 1 to 4 ft high
- Two basins were moved from the middle of their property along the West side (McIntyre) fence
- 15.9 feet extension grading slope from driveway towards Wang property

Original Landscape



Unpermitted Changes



First Permit Violations on Oct 2012

- Grading without permit
- Cut and fill greater than 3 ft and more than 50 cy
- Uncompacted fill greater than 3 ft
- Retaining wall greater than 4 ft

- Immediate actions:
 - Apply erosion & sediment control elements to site prior to rain event
 - Submit for and obtain a valid land use permit of grading and drainage permit

First Permit Stop and Correction Notice

// DO NOT REMOVE THIS CARD //

STOP WORK

THIS JOB IS IN VIOLATION OF SANTA BARBARA COUNTY BUILDING/GRADING CODE, SECTION NO. 14.6(G) ORD 4766

Violation of said ordinance is a misdemeanor punishable by a fine or by imprisonment, or by both such fine and imprisonment. Each separate day or any portion thereof on which any violation herein shall be deemed to constitute a separate offense punishable as herein provided.

VIOLATION: GRADING w/out LAND-USE APPROVAL & GRADING APPROVAL MORE THAN 50 CY / CUT FILL Greater Than 3'

This notice was posted at 1230 PM on Mo 10 9 2012
 By Tony Bohnet/Grd Insp. Location 1221 Lomita / 001-190-036
 Call at Building Division Office, 123 E. Anapamu Street, Santa Barbara • Telephone: 568-3114

PLEASE TEAR OFF BOTTOM AND RETURN TO BUILDING DIVISION

Owner's Name: Ni / WAYNE Address: _____
 Location of Violation: 1221 Lomita / Near East PL of entry way
 A.P.N.: 001-190-036 Posted By: T. BOHNETT
(805) 568-3114

SANTA BARBARA 568-3030 BUELLTON 686-5020 SANTA MARIA 934-6230

CORRECTION NOTICE

INSPECTIONS: 568-3118

Name MR. WAYNE NI
 Address 1221 Lomita Ln / 6349 VIA REAL
 Permit No. APN: 001-190-036

I have this day inspected this structure/grading and the following corrections have been noted.

STOP ALL GRADING ACTIVITIES NOT ASSOCIATED w/ A VALID LAND-USE PERMIT and APPROVED GRADING & DRAINAGE PERMIT.

VIOLATION: GRADING w/out PERMITS CUT & FILL > THAN 3' / > THAN 50 cubic YARDS OF MATERIAL / UNCOMPACTED FILL > THAN 3' / Ret WALL > 4'

Immediately Apply erosion & sediment control elements to site prior Rain event
Submit for and obtain a VALID LAND USE Permit & GRADING & DRAINAGE PERMIT

Symbol > means Greater Than

Corrections shall be made within 10 day(s).
 Please call for re-inspection when the above corrections have been made.
Tony Bohnett 568-3114 / 10-9-2012
Grading Insp.
 DO NOT REMOVE THIS CARD

Neighborhood Comments

From: Peter McKee [REDACTED]
Sent: Friday, October 12, 2012 8:04 PM
To: tbohnnet@co.santa-barbara.ca.us <tbohnnet@co.santa-barbara.ca.us>
Cc: Yachen Wang [REDACTED]
Subject: Original grade level of the Ni's property

Hi Tony

Nice to meet you today. Please see attached picture showing how much above the road level the Ni's raised the land in order to have his gate as high as possible.

I have some other pictures that show some more but have to look for them, I archived them.

Before



After unpermitted work



New level, even higher than the first one.



Neighborhood Comments

From: Art [REDACTED]

Sent: Thursday, October 11, 2012 5:05 PM

To: 'Yachen Wang' [REDACTED]

Subject: RE: Neighborhood

Hi Yachen,

Yes, you have our backing if need be on this. Wayne seems to continually defy any rules, good sense, or consideration for his neighbors, and all that grading without permits is yet another example.

Art

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Rotarian - Four-Way Test

1. Is it the truth?
2. Is it fair to all concerned?
3. Will it build goodwill and better friendships?
4. Will it be beneficial to all concerned?