

# SANTA BARBARA COUNTY BOARD AGENDA LETTER



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

**Agenda Number:**  
**Prepared on:** 03/24/06  
**Department Name:** Planning & Development  
**Department No.:** 053  
**Agenda Date:** 04/11/06  
**Placement:** Administrative  
**Estimate Time:** 1.5 Hours on May 2,  
2006  
**Continued Item:** NO  
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**TO:** Board of Supervisors

**FROM:** Dianne Meester, Assistant Director  
Planning and Development

**STAFF CONTACT:** Zoraida Abresch (934-6585)  
North County Development Review Division

**SUBJECT:** Set Hearing to consider the Pahler Appeal of Gormley Change of Use

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## Recommendation:

That the Board set a **May 2, 2006** hearing date to consider the Pahler appeal of the Planning Commission's denial of Case Number 05APL-00000-00027 (an appeal of a Land Use Permit for a change of use for a retail commercial building to a tavern/restaurant.). The application involves APN 101-191-002, located at the corner of Bell and Helena streets in the community of Los Alamos, Third Supervisorial District.

## Alignment with Board Strategic Plan:

The recommendation is primarily aligned with actions required by law or by routine business necessity.

## Executive Summary and Discussion:

On March 8, 2006 the Planning Commission denied the Pahler Appeal (05APL-00000-00027) of the Planning and Development Department's decision to approve a Land Use Permit (05LUP-00000-01171) for a change of use, by a vote of 4-1 (Montgomery – no). The land use permit allowed the change of use from a retail commercial building to a tavern/restaurant. A detailed summary of the Planning Commission's action will be provided in the Board letter for the project hearing.

### **Mandates and Service Levels:**

Article III, Section 35-327.3 of the Santa Barbara County Code provides that decisions by the Planning Commission may be appealed to the Board of Supervisors by the applicant or any interested person adversely affected by such decision.

Pursuant to Government Code Sections 65455 and 65096, a notice shall be published in at least one newspaper of general circulation at least 10 days prior to the hearing. Pursuant to Government Code Section 65091, shall be mailed to property owners within 300 feet of the project's property boundaries.

### **Fiscal and Facilities Impacts:**

Costs to process this application are fully reimbursed by the applicant per the department's adopted fee schedule. Permit revenues are budgeted in the Permitting and Compliance Division of the Development Review North Division, on page D-296 of the adopted 2005-06 fiscal year budget. There are no facilities impacts.

### **Special Instructions:**

Clerk of the Board shall complete noticing in the Santa Barbara News-Press and shall complete the mailed noticing for the project at least ten (10) days prior to the May 2nd hearing (mailing labels attached).

Clerk of the Board shall forward a copy of the Minute Order to Planning & Development, Hearing Support Section, Attention: Cintia Mendoza.

Planning and Development will prepare all final action letters and notify all interested parties of the Board of Supervisors final action.

**Concurrence:** n/a

**Prepared by:** Shelly Ingram, Planner