

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
AUGUST 21, 2013
COUNCIL CHAMBERS, 12TH FLOOR
CITY ADMINISTRATION BUILDING
8:30 A.M.**

NOTE: *Land Use Hearings are held at 8:30 A.M. and are appealable to the Planning Commission. Appeal applications may be obtained on the 3rd floor of the Development Services Building, located at 1222 1st Avenue, San Diego, CA 92101.*

*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ALD's) are required, please contact the Disability Services Coordinator at 619-321-3208 at least five (5) working days prior to the meeting to ensure availability. **Those items with an asterisk (*) will include consideration of the appropriate environmental document.***

Each item presented on this docket is a Process 3 under the Land Development Code Section 112.0501.

HEARING OFFICER ASSIGNED TO TODAY'S HEARING: Chris Larson

- ITEM – 1: **PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE HEARING OFFICER NOT PREVIOUSLY HEARD. REQUESTS TO SPEAK SHOULD BE SUBMITTED TO THE HEARING OFFICER RECORDING SECRETARY AT THE TIME OF THE MEETING. NOTE: 3 MINUTE MAXIMUM PER SPEAKER.**
- ITEM – 2: **REQUESTS FOR CONTINUANCES OR WITHDRAWALS**
- ITEM – 3: **ITEMS TO BE PLACED ON CONSENT AGENDA.**
- ITEM – 4: ***CII LOFTS - PROJECT NO. 314734**
City Council District: 3; Plan Area: Greater North Park

STAFF: Michelle Sokolowski

Tentative Parcel Map request to create two residential condominium units (under construction via separate building permits previously issued), including a request to waive the requirement to underground existing overhead utilities. This creation of condominium units from apartments is a mapping action only. The 0.057-acre site is located at 3535 Crestwood Place in the MR-1000 Zone of the Mid-City Communities Planned District, in the Transit Area Overlay zone, within the Greater North Park Community Plan. Previously certified Negative Declaration No. 35874. Report No. HO-13-071

RECOMMENDATION:

Approve

HEARING OFFICER DOCKET OF AUGUST 21, 2013

ITEM – 5: **3RD AVENUE MAP WAIVER - PROJECT NO. 316441**
City Council District: 3; Plan Area: Uptown

STAFF: Michelle Sokolowski

Tentative Map Waiver to convert two existing single-family residences (approximately 1,938 square feet and 982 square feet, respectively) on a 0.155-acre lot to condominium units (each structure is proposed to be one condominium unit, resulting in two condominium units on the property). The site has two addresses, 3600 3rd Avenue and 136 Brooks Avenue, and is located in the MR-800B Zone of the Mid-City Communities Planned District, within the Uptown Community Plan area. The site is a designated historic site (HRB No. 1109). Exempt from Environmental. Report No. HO-13-072

RECOMMENDATION:

Approve

ITEM – 6: ***COHEN RESIDENCE - PROJECT NO. 325192**
City Council District: 1; Plan Area: La Jolla

STAFF: Glenn Gargas

Extension of Time for Coastal Development Permit No. 556216 and Site Development Permit No. 55617 to demolish an existing 1,690 square foot residence and construct a two-story 3,842 square foot single family residence with a 753 square foot garage on a 0.13 acre property. The project site is located at 8130 La Jolla Shores Drive, in the SF (single-family) Zone of the La Jolla Shores Planned District, Coastal Overlay Zone (non-appealable), the Coastal Height Limit, Residential Tandem Parking and the Parking Impact Overlay Zones within the La Jolla Community Plan area. Previously certified Mitigated Negative Declaration No. 155818. Report No. HO-13-073

RECOMMENDATION:

Approve

ITEM – 7: **SCHUETZ MAP WAIVER - PROJECT NO. 295117**
City Council District: 3; Plan Area: Mid-City

STAFF: Patrick Hooper

Map Waiver to convert two existing detached residential dwelling units into condominiums and a Neighborhood Development Permit to expand one of the existing units. The 0.16-acre project site is located at 4704 Winona Avenue in RS-1-7 single family zone. Exempt from Environmental. Report No. HO-13-067

RECOMMENDATION:

Approve