

LA JOLLA DEVELOPMENT PERMIT REVIEW COMMITTEE
LA JOLLA COMMUNITY PLANNING ASSOCIATION

AGENDA FOR TUESDAY, APRIL 08, 2014
LA JOLLA RECREATION CENTER
615 PROSPECT STREET, RM 1
4:00 PM

REVISED

1. NON-AGENDA PUBLIC COMMENT

Issues not on agenda and within LJ DPR jurisdiction. Two minutes maximum per person.

2. ~~FINAL REVIEW (PREVIOUSLY REVIEWED 02/18/2014)~~

Project Name: ~~SCHULTZ RESIDENCE CDP~~
1650 La Jolla Rancho Rd. Permits: ~~CDP~~
Project #: ~~349769~~ DPM: ~~Sandra Teasley, (619) 446-5271~~
Zone: ~~RS 1 1~~ ~~STeasley@sandiego.gov~~
Applicant: ~~Dave Lyon, 858.775.0419~~

Scope of Work:

~~(Process 2) Coastal Development Permit to demolish an existing residence and construct a new residence with garages, pool, and site walls/fencing. The site is at 1650 La Jolla Rancho Road in the RS 1 1 zone of the La Jolla Community Plan area, Coastal Height Limit Overlay Zone, Coastal Overlay Zone (non-appealable), the Coastal Impact Area, and the Parking Impact Overlay Zone.~~

~~APPLICANT PRESENTATION 02/18/2014 (David Lyon & Gary Stone):~~

~~The applicant presented the proposed design. The existing access route, vegetation, and the scale and nature of the neighborhood were discussed. The project will include a street dedication at the north frontage facing Buckingham Drive. The scale of the structure is graduated from a one-story east wing to a two-story north and west wing. The existing fencing and planting will be substantially retained.~~

~~DISCUSSION 02/18/2014:~~

~~A discussion ensued regarding the nature of the building massing and the landscaping. It was noted that some of the design is placed to preserve certain existing trees. The scale, massing and character of the proposed structure were discussed.~~

Please provide for ~~FINAL REVIEW:~~

- a. ~~Provide a section through the adjacent properties, including the scale and massing of the adjacent structures, along a more critical alignment to east/west and to the north/south axes.~~
- b. ~~Provide a copy of the historical review information.~~

3. FINAL REVIEW (PREVIOUSLY REVIEWED 03/18/2014)

Project Name: **HERSCHEL RESIDENCES CDP/MW**
7452 Herschel Ave. Permits: **CDP, MW**
Project #: **343612** DPM: **Glen Gargas, (619) 446-5142**
Zone: **RM-3-7** **ggargas@sandiego.gov**
Applicant: **Daniel Linn, 858-459-8108**

If a Sign Language Interpreter, aids for the visually impaired, or Assisted Listening Devices (ALDs) are required, please contact the City's Disability Services Coordinator at 619-321-3208 at least (5) five work days prior to the meeting date to insure availability.

The agenda and meeting minutes are available online at www.lajollacpa.org.
For additional information please contact Erin from Alcorn & Benton Architects at erin@alcornbenton.com or 858-459-0805.

Scope of Work:

Coastal Development Permit and Tentative Map (originally submitted as a Map Waiver) (Process 3) to demolish an existing residence and construct a two-unit, three-story condominium building on a 3,200 square foot property. The project site is located at 7452 Herschel Ave. in the RM-3-7 Zone, Coastal Overlay (non-appealable), Coastal Height Limitation, Parking Impact, Residential Tandem Parking, and Transit Area Overlay Zones, within the La Jolla Community Plan area.

APPLICANT PRESENTATION 03/18/14: (Daniel Linn and Joe La Cava)

The proposed project was presented, reviewing the site planning, the parking configuration, landscape plan, and building massing with 2 stories over a basement garage. The materials were reviewed: metal roof and stucco. The building height was compared to the neighborhood pattern with an exhibit showing both sides of the street.

DISCUSSION 03/18/14

A discussion of the design focused on various aspects of the landscape plan, the site plan, exterior decks, setbacks, and the materials. The street trees were discussed: Jacaranda, Tipuana Tipu, and Flame Tree.

Please provide for FINAL REVIEW:

- a) Provide a materials sample board with examples of the wood siding, standing seam metal roofing and the stucco.
- b) Provide an elevation study showing the window placement at the three interior elevations of the lot in relation to the neighboring buildings.
- c) Consider alternatives for treatment of the driveway.

4. COURTESY REVIEW

Note: Courtesy Reviews do not receive a vote.

Project Name:	STEEL COTTAGES	Permits: CDP / SDP (To be determined)
	7991 & 7993 Prospect Place	DPM: n/a
Project #:	Not yet submitted	Applicant: Tim Martin, 858-349-3474
Zone:	RS-1-7	

Scope of Work:

Two early 1900's cottages rest on a 50' x 108' 5400 sf lot encumbered by an access easement. Both cottages are presumed to be eligible for historic designation. Property is in escrow, and applicant has prepared concept plans to preserve both cottages but merge them with an addition into a single family residence with two car garage. Applicant desires to present concept plans to gain input from DPR prior to buyer closing escrow. No application has been made to the City of San Diego. Project site is located at 7991 Prospect Place in the RS-1-7 zone in the Coastal, Coastal Height Limit, Parking Impact, Residential Tandem Parking, and Transit Area Overlay Zones and within the La Jolla Community Plan.

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