



**La Jolla Community Planning Association
Trustee Meeting **Minutes****

LJCPA
P.O. Box 889, La Jolla CA
92038
<https://lajollacpa.org>
info@lajollacpa.org

July 6th, 2023, 6pm
Bishop’s School
Manchester Board Room
7607 La Jolla Blvd.
[Campus Map](#)

President: Harry Bubbins
1st VP: Diane Kane
2nd VP: Jodi Rudick
Secretary: Suzanne Baracchini
Treasurer: Larry Davidson

Regular monthly meetings: 1st Thursday each month.
For attendance to count, sign-in must be in the member’s name. Refer to projects or issues, not to applicants or opponents. For **action** Items, Chair calls on the public, then Trustees, closes discussion upon consensus, and calls for motions. Trustees vote by acclamation, roll call, or show of hands. **The public is encouraged to participate in Committee/Board meetings before LJCPA discussion:**
PDO – Planned District Ordinance Committee, Chair Deborah Marengo, 2nd Monday, 4:00 pm
DPR – Development Permit Review Committee, Chair Brian Will, 2nd & 3rd Tuesday, 4:00 pm
PRC – La Jolla Shores Permit Review Committee, Chair Andy Fotsch, 3rd Thursday, 4:00 pm
T&T – Traffic & Transportation Board, Chair Brian Earley, 3rd Tuesday 4:00 pm
Join LJCPA, become a member, sign up here: <https://lajollacpa.org/membership-application/>
Follow LJCPA on Instagram https://www.instagram.com/la_jolla_community_planning/

Procedural

1. **Call To Order 6pm (President)**
2. **Roll Call (Secretary)**
LJCPA Trustees [18]:
Present [18] Ahern, Baracchini, Brady, Bubbins, Courtney, Davidson, Fremdling, Hostomska, Kane, Kreideman, Rasmussen, Rudick, Steck, Terry, Weiss, Weissman, Will, Williams
3. **Approve Agenda **Action****
Amendments to agenda: Local Project Review Items 5.9, 5.10 and 5.11 incorrectly numbered, change to 6.1,.6.2 and 6.3
Motion: Approve agenda with amendments - Rudick/Weissman
Passed Unanimously 17-0-1
4. **Approve [June 2023 Minutes](#) **Action****
Motion: to Approve - Baracchini/Steck
Passed Unanimously 17-0-1

Non-Agenda Public Comment

[Items not on the agenda 1 minute or less. No votes or action]

Bob Evans (President, La Jolla Parks & Beaches) - asked LJCPA to support a [LJP&B letter of opposition](#) to the City's plan for year-round closure of Point La Jolla.

Consent Agenda

President Harry Bubbins: The LJCPA Bylaws allow members of the public to pull items off the consent agenda. The bylaws do not state that this can be done by email from another State or Country. Since last month we have implemented a policy that pulling items from the Consent Agenda should be done in person with a reason for pulling, so the applicant can address those concerns.

5. Consolidate, Accept, & Adopt Committee Judgments **Action**

Committee/Board recommendations to which no Trustee objects. Consent items are voted together, without presentation or debate. Upon approval the Committee/Board recommendations become LJCPA's. Anyone present at today's meeting may "pull" Consent items from the agenda for full discussion and vote at a subsequent meeting. When "pulling" an item, please state your name and reason for pulling the project.

5.1. **Concerts by the Sea/Scripps Park**

Request for six (6) parking space closures directly in front of the Scripps Cove venue for each of the Events scheduled for July 16,23,30 and August 6. This is the return of the free concert series by the Kiwanis Club of La Jolla. (Howard Zatkan, Event Chair)

6/20/23 LJT&T Motion:

APPROVE Kiwanis Club, Concerts by the Sea, request for six parking space closures directly in front of Scripps Cove for free concert Events on July 16,23,30 and August 6: (Brady/Rudolph)

PASSES [10-0-0](#)

5.2. **2326 Calle Chiquita** (1086526, Lindsay King)

Process 2 Extension of Time (EOT) for 72 months for utilization of Coastal Development Permit (CDP) 1838738 and Site Development Permit (SDP) 1838739 previously issued under project number PTS-521126. Project in the LJSPD-SF Zone within the Coastal Overlay Zone (Non-Appealable); Coastal Height Limit Overlay Zone; Parking Impact Overlay Zone (Coastal) Council District 1.

6/15/23 LJSPRC Motion:

Findings **CAN** be made(Haas/Edwards)

PASSES [6-0-1](#)

- 5.3. **8283 Prestwick Drive** (1074569/Yunuen Halva-Martinez)
 (Process 3) Coastal Development Permit and Site Development Permit to demolish existing two story house and construct a new two-story house on the property located at 8283 Prestwick drive within the La Jolla Community Plan. The 0.58-acre site is located in the LJSPD-SF with with overlay zones including Airport Land Use Compatibility Overlay Zone (MCAS Miramar), Airport Influence Area (MCAS Miramar Review Area 2), Coastal Height Limit Overlay Zone, and Coastal Overlay Zone (Non-Appealable Area 2).

6/15/23 LJSPRC Motion: Findings **CAN** be made (Haas/Courtney)
PASSES [6-0-1](#)
- ~~5.4. **5960 Camino De La Costa** (681000, Mark House) **PULLED by Patrick Ahern asked by neighbors (want to remain anonymous) who said they were not notified about the DPR and were not able to attend. They may have issues with the roof line, heights and scale.**~~
 (Process 3) Coastal Development Permit and Site Development Permit for remodel of an existing 6,807 square-foot 2-story single family residence located at 5960 Camino de la Costa includes, new back- and side yard terraces, new pool & spa, balcony, hardscape sitework including new sitewalls. The 0.80-acre site is in the RS-1-5 Base Zone and Coastal Overlay (Appealable) Zone within the La Jolla Community Plan area. Council District 1.

5/9/23 DPR Motion:
 Recommend that the city pending its full review **CAN** approve this project. (Jackson/Rasmussen)
PASSES [6-0-1](#) (chair abstains)
- 5.5. **9860 La Jolla Farms Road "Yuneun Sanchez Project"** (1055647, Segal)
 (Process 3) Coastal Development Permit and Site Development Permit to demolish the existing pool, construct a new guest house under the existing pool deck, and construct a new pool on the southwest side of the property. The 0.80- acre site is located in the RS-1-2 zone, Coastal Overlay (Appealable) Overlay, Steep Hillside, First Public Roadway, and Brush Management zones within the La Jolla Community Plan and Council District 1.

5/16/23 DPR Motion:
 1: Make Final (Leira/Williams) **PASSES** [4-0-0](#) (unanimous vote required)
 2: **Recommend approval** (Leira/Williams) **PASSES** [3-0-1](#) (chair abstains)
- ~~5.6. **625 Wrelton Drive** (696528 Phil Quatrino) **PULLED by Joe Terry deserves more attention from the CPA. Joe stated the Coastal View Corridor should be checked.**~~

(Process 3) Coastal Development Permit to amend CDP No. 91-0400 for remodel and addition to existing two-story residence to become a three-story residence located at 625 Wrelton Drive. Work to include 186-square-foot first floor addition, 2,074-square-foot second floor addition, 115-square-foot penthouse, and decks. The 0.29-acre site is in the RS-1-7 Zone and Coastal Overlay (Appealable) Zone and Coastal Height Limit Overlay Zone within the La Jolla Community Plan area.

6/20/23 DPR Motion: Findings **CAN** be made (Rasmussen/Fremdling PASSES [4-3-1](#) (Chair Abstains)

- 5.7. ~~**Castellana Residence (1062557, Shani Sparks/Jennifer Bolyn)**~~ **PULLED by Leslie Henegar - stated did not get to see the project at DPR and did not receive email with an agenda. Another member of the public named Don (last name unknown) also pulled this item stating he needs more time and mental space to think about the project.**

(Process 2) - Coastal Development Permit (CDP), (Process 3) – Site Development Permit (SDP) To construct a three-story, 10,120-square-foot 6,292 (SF) residence on an existing vacant parcel (APN: 350-541-0600) located at Castellana Road, near Crespo Drive. The 0.27-acre site is in the Residential Single Dwelling Unit (RS-1-5) Base Zone, Coastal (Non-Appealable), Coastal Height Limitation and Geological Hazard Categories (12, 53, 27) Overlay Zones in the La Jolla Community Plan and Local Coastal Plan area.

6/20/23 DPR Motion: Findings **CAN** be made (Fremdling/Williams) PASSES [6-0-2](#) (Costello abstained since absent for earlier discussion, chair abstained.)

- 5.8. ~~**5646 Chelsea Street, (1079635, Sam Koob)**~~ **PULLED by Greg Wadsworth who is representing neighbors. Would like more detail on this STVR more complete drawings, landscaping plan and encroachment into right of way. Primary concern is the staging plan and timeline.**

(Process 3) Coastal Development Permit, Proposed work for the demolition of an existing two-story single-family residence and the construction of a new two-story single-family residence with an attached garage, basement, and roof deck along with an attached ADU at 5646 Chelsea Avenue. [SDMC] 126.0702

6/20/23 DPR Motion: Findings **CAN** be made (Shannon/Fremdling) PASSES [4-3-1](#) (chair declined to create tie and so abstained)

Motion:

Approve consent agenda with items - 5.4, 5.6, 5.7 & 5.8 PULLED - Will/Baracchini Passed Unanimously 17-0-1

Comments from Elected Officials, Agencies & Other Entities

- Council 1 (LaCava): Steve Hadley, 619-236-6611, srhadley@sandiego.gov
Report - Thanked Diane Kane and others for gathering community input on CIP Items for the budget request due in September. Will provide a digital map of parking in the beach Impact area. Introduced Emily Lynch who will take over gradually from Steve when he leaves office in mid September.
- Cole Reed (Sen. Toni Atkins)
Report - Provided a broad overview of the State Budget, district allocations have been announced. \$1M (?), \$2M (Scripps Oceanography, Coastal Monitoring Program), \$5.6M (City of SD, Fleet Science Center), \$1.3M (San Dieguito River Park Trail and Gateway Project), \$1M (SD Zoo, Pathology & Diagnostic Program).
- SD Mayor's Office (Gloria): Emily Piatanesi, 619-964-6637, epiatanesi@sandiego.gov
Absent
- County 3 (Lawson-Remer): Celsey Taylor, 858-289-9195, Celsey.Taylor@sdcounty.ca.gov
[Report](#)
- Assembly 77 (Boerner): Mariah Kallhoff, 760-434-7605, Mariah.Kallhoff@asm.ca.gov
Absent
- Senate 38 (Blakespear): Aurora Livingston 760-642-0809, aurora.livingston@sen.ca.gov
Absent
- SD Airport Authority: Ivonne Velazquez, 619-400-2453, ivelazqu@san.org
Absent
- SD Planning: Marlon Pangilinan, 619-235-5293, mpangilinan@sandiego.gov
Absent
- UCSD Planning: Anu Delouri, 858-610-0376, adelouri@ucsd.edu
Report - Spoke about the many accolades bestowed on UCSD. Continued commitment to house as many students as possible on campus, currently 65% on campus housing. Breaking ground on 2400 student beds in addition to two projects already under construction 2000 beds. One more transfer student housing project of 1300 beds. Anticipates approximately 5700 beds by 2026.

Local Project Reviews (**Action** as noted)

- 5.9. **La Jolla Coastal Historic District (McArthur)**
Consider signing "Community Letter of Support" for the nomination of the La Jolla Park Coastal Historic District to the National Register of Historic Places. The district encompasses public parkland between the Children's Pool and Coast Walk, as well as three private properties that are already designated. The State Historical Resources Commission will vote on the nomination at their August 4, 2023 meeting.
[View Pending Nomination](#)
[View Community Letter of Support](#)
LJPDO Motion 3/13:
Approved 7-0-0
Motion to approve letter of support - Weiss/Brady
Passed Unanimously 17-0-1

- 5.10. **8305 Calle Del Cielo “Calle Del Cielo Residence” (682249, Fotsch)**
PULLED from June 1 LJCPA Consent Agenda by Hiliary Lowe representing client/neighbors at 8315 Calle Del Cielo to ensure that changes discussed at LJSPRC have been reflected in the final plans.

(Process 3) Site Development and Coastal Development Permit to demolish an existing 3,731 sf single-family residence and attached garage and construct a new 9,091sf single-family residence, garages, and pool at 8305 Calle Del Cielo. The 0.67-acre site is in the LJSPD-SF Zone and the Coastal (Non-App) Overlay, Coastal Height Limit Overlay, and Coastal (Non-Appealable) Overlay Zones in the La Jolla Community Planning Area and Council District 1.

LJSPRC Motion 5/18:

Findings **CAN** be made [7-0-0](#)

Motion to approve - Ahern/Baracchini

Passed Unanimously 17-0-1

- 5.11. **6110 Camino De La Costa “Casa Amigos” (1066101)**

(Process 3) Coastal Development Permit and Site Development Permit to demolish an existing 2-story residence and construct a new 3-story 10,567-square-foot residence with decks located at 6110 Camino de la Costa. The 0.37-acre site is in the RS-1-5 Zone and Coastal Overlay (Appealable) Zone in the La Jolla Community Plan area. Council District 1.

12/13/22 DPR Motion:

Postpone this conversation until after HRB (Kane/Fremdling)

PASSES [6-1-1](#)

6/13/23 DPR Motion:

Project is consistent with LJ Community Plan and recommend the city **CAN** make findings for a CDP. (Jackson/Williams)

PASSES [5-1-1](#)

Motion to approve - Baracchini/Kane

Vote:

[Yes] Ahern, Baracchini, Brady, Kane, Kriedeman, Rasmussen, Rudick, Steck, Weiss, Weissman, Will, Williams

[No] Courtney, Davidson, Fremdling, Hostomska, Terry

[Abstain] Bubbins

Passed 12-5-1

City/State/UCSD Project Reviews (**Action** as noted)

Policy Discussion, Reviews & Recommendations (**Action** as noted)

Officer Reports (Action as noted)

Presidents Report: [Harry Bubbins]

Attended Community Planning Group meeting where City presented on how planning groups can comply with new CPG regulations, LJCPA will be working on this in the new future.

- Meeting attendance requirements to run for the LJCPA Board are eliminated.
- Board membership must reflect the makeup of the community and should include homeowners, renters, individuals with and without school age children and individuals from diverse age groups. Community groups must re-file to retain their right to represent the planning area within the city. Meeting community representation and outreach goals are key measures the City will use to determine if a group should represent a planned area and competing groups can file. The City Council will make the final determination and the new rules will take effect on January 1st, 2024.

Trustees will be working on the application process in the near future and have it completed well before the end of the year.

Secretaries Report: [Suzanne Baracchini]

None

Treasurer's Report: [Larry Davidson]

Presented as written below

Beginning Balance, June 1, 2023	\$897.38
Total Income: (June Donations)	60.00
Total Expenses:	(0.00)
Net Income-Expenditure:	60.00
Ending Balance, June 30, 2023:	\$957.38

Reports from Standing, Ad Hoc and other Committees (information only)

Non-Agenda Trustee Comment (information only)

Opportunity for Trustees to comment on matters not on the agenda, 2 minutes or less. No votes or action unless properly noticed at least 72 hours in advance.

Tom Brady - the City will ask the Planning Commission at its next meeting to approve SB10, believing we should oppose.

Joe Terry -The Development Services Department has noted that it needs more information before it can make a recommendation to the Planning Commission on the proposed Adelante Townhomes development. Among other things, that information includes: 1) written findings from the applicant to demonstrate how each building standard for which a waiver is requested would physically preclude the construction of this development and 2) assurance from the San Diego Housing Commission that the development would actually include a for-sale, affordable dwelling unit for a very low income household. In the absence of the former, the development would not qualify for the requested waivers and, in the absence of the latter, the development would not qualify for the requested density bonus, incentives and waivers that the development requires to comply with the La Jolla Planned District and other parts of the SDMC. Unfortunately and unlike the PDO, the DPR and CPA did not think they needed that information before making their recommendations to the City.

Patrick Ahern - Announced a potential solution is coming for public safety issues created by barricades and fencing around failed stormdrain, bluff and sidewalk on Neptune Place, Windansea. A LJP&B working group has been formed to address these issues. More to come....

Ray Weiss - questioned new diversity requirements for community groups and how LJCPA will address this.

Harry Bubbins - the existing LJCPA Board would re-apply and the census data will factor into the City's evaluation.

Dan Courtney - spoke about accessibility and state of La Jolla sidewalks. City has to spend some money, perhaps this is something we can address

Brian Williams - LCPA should do its best to find members of more diverse backgrounds. Possible infrastructure projects - Weeds along medians of Mount La Jolla and Soledad Mountain Road are almost 7 feet high and are primary entrances into La Jolla.

Zuzana Hostomska - I was a part of the LJCPA election committee to identify new trustees, I hate to tell you there wasn't diversity, the interest in the community is very clearly what you see around here, you need knowledge, you need time, you need experience and we struggled tremendously, we tried our best and the result is be very grateful that some old trustees were willing to join again.

Adjourn to next LJCPA meeting

Meeting Adjourned 8pm

Minutes Prepared by Suzanne Baracchini, LJCPA Secretary

Next Regular LJCPA Meeting - August 3rd, 2023, 6pm, The Bishop's School.



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