

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
AUGUST 14, 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: ***PALM PROPERTIES - PROJECT NO. 271456**
City Council District: 3; Plan Area: Uptown

STAFF: Michelle Sokolowski

Site Development Permit to demolish existing structures (except the historical structure located at 2900 6th Avenue) and construct a new, 145-unit, multi-family residential building (approximately 200,358 square feet) and a new, 66-unit extended stay hotel (approximately 58,846 square feet), with retail and commercial space (approximately 8,965 square feet) in two, approximately 150-foot-high towers above subterranean parking, with deviations from the development regulations including the street wall height. The historical structure located at 2900 6th Avenue (HRB Site No. 938 - George and Alice Hazzard House) is proposed to remain in place. The 1.337-acre site is the full block bounded by Quince Street, 5th Avenue, Palm Street and 6th Avenue, in the CV-1 and MR-400 Zones of the Mid-City Communities Planned District, the Airport Approach Overlay Zone, the FAA Part 77 Notification Area, the Transit Area Overlay Zone, and the Residential Tandem Parking Overlay Zone, within the

HEARING OFFICER DOCKET OF AUGUST 14, 2013

Uptown Community Plan area. Mitigated Negative Declaration No. 301356.
Report No. HO-13-068

RECOMMENDATION:

Approve