

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
DECEMBER 11, 2002  
COUNCIL CHAMBERS, 12<sup>TH</sup> FLOOR, CITY ADMINISTRATION BLDG  
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 5<sup>th</sup> floor of the City Administration Building, located at 202 C Street, San Diego, CA 92101.*

*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ADLs) are required, please contact the Disability Services Coordinator at 236-5679 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: Kenneth Teasley**

**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.**

**ITEM-3: REQUESTS FOR ITEMS TO BE PLACED ON CONSENT AGENDA.**

**ITEM-4: PENINSULA VET CLINIC - PROJECT NO. 3922  
Peninsula Community Plan Area**

**STAFF: Diane Murbach**

Approval, denial or modification of an application for a Conditional Use Permit (CUP) to amend CUP 293-PC, and a Site Development Permit (SDP) for Community Plan Implementation Overlay Zone (Area B), for the project located at 3767 Voltaire Street. The project proposes a 643 square foot addition to the existing 1,989 square foot veterinary clinic on a 7,500 square foot site. The project is in the CC-3-5 Zone, Coastal Height Limit Overlay Zone, Airport Environs Overlay Zone, within the Peninsula Community Plan area.

**RECOMMENDATION:**

Approval.

HEARING OFFICER DOCKET OF DECEMBER 11, 2002

ITEM-5: **KANSAS STREET MAP WAIVER - PROJECT NO. 3889**  
Greater North Park Community Plan Area

**STAFF: Jeff Peterson**

Approval, denial or modification of an application for a Map Waiver (Process 3) to waive the requirements of the Tentative and Final Map processes for converting 7 existing apartment units to condominiums on a 5,881 square foot site, located at **4568 Kansas Street** in the MR-1500 Zone of Mid-City Communities Planned District in the Greater North Park Community Plan area, and Council District 3.

**RECOMMENDATION:**

Approval.

ITEM-6: **TREVI VILLA - PROJECT NO. 4260**  
Uptown Community Plan Area

**STAFF: Jeannette Temple**

Approval, denial or modification of an application for a request to waive the requirements of a Tentative Map, for a condominium conversion of 34 existing residential units. No new construction is proposed. The project is located on a 0.46-acre site, at **3620-3634 Third Avenue** in the MR-800B Zone of the Mid-City Communities Planned District within the Mid-City Communities Plan area. This is a reconsideration hearing on the above project due to noticing errors on the original hearing of October 9, 2002.

**RECOMMENDATION:**

Approval.

HEARING OFFICER DOCKET OF DECEMBER 11, 2002

ITEM-7: **PACIFIC GATEWAY - PROJECT NO. 4271**  
Otay Mesa Community Plan Area

**STAFF:** William Zounes

Approval, denial or modification of an application for a Tentative Parcel Map to consolidate a 2.71 and 2.76 acre parcel under development into one parcel and create 10 industrial condominium units and 1 common area at **6650 and 6680 Gateway Park Drive** within the Otay Mesa Community Plan area.

**RECOMMENDATION:**

Approval.