

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
DECEMBER 18, 2002
COUNCIL CHAMBERS, 12TH 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 5th 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: William Mackey

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: EL DORADO HILLS - COLINA DORADO DRIVE - PROJECT NO. 3672
Tierrasanta Community Plan Area (continued from 11-27-02)**

STAFF: Sandra Teasley

Approval, denial or modification of an application for a Planned Development Permit, to amend Planned Residential Permit No. 82-0308, to convert two existing recreational buildings to four residential units. The site is currently developed with an existing 208-unit residential complex located at **3811-3895 Colina Dorado Drive** within the Tierrasanta Community Plan area.

RECOMMENDATION:

Approval with conditions.

HEARING OFFICER DOCKET OF DECEMBER 18, 2002

ITEM-5: EL DORADO HILLS - PENDIENTE COURT - PROJECT NO. 3970
Tierrasanta Community Plan Area (continued from 11-27-02)

STAFF: Sandra Teasley

Approval, denial or modification of an application for a Planned Development Permit, to amend Planned residential Permit No. 83-0174, to convert two existing recreational buildings to three residential units. A new second story would be added to an existing recreational building. The project includes a deviation to allow a one parking space in the front setback adjacent to Colina Dorado Drive. The property is currently developed with an existing 240-unit residential complex located at **3820-3860 Pendiente Court** within the Tierrasanta Community Plan area.

RECOMMENDATION:

Approval with conditions.

ITEM-6: ST PAULS DAYCARE - PROJECT NO. 3130
Uptown Community Plan Area

STAFF: Jeff Peterson

Approval, denial or modification of an application for Conditional Use Permit to amend Conditional Use Permit No. 96-0555 to extend the allowed use to December 27, 2010, and increase the number of children from 60 to 74 and number of adults from 30 to 70 for an existing adult and child care facility. The project is located **328 Maple Street** in the MR-800B and NP-1 zone of the Mid-City Communities Planned District in the Uptown Community Plan area.

RECOMMENDATION:

Approval.

HEARING OFFICER DOCKET OF DECEMBER 18, 2002

ITEM-7: **STEWART RESIDENCE - PROJECT NO. 3395**
Uptown Community Plan Area

STAFF: Jeff Peterson

Approval, denial or modification of an application for a Variance to reduce the required front yard setback for a 211 square foot garage addition, 6' site wall, and 7'3" pilasters for a single family residence. The project is on a 27,253 square foot site, located at 4428 Valle Vista in the RS-1-7 Zone of the Uptown Community Plan area.

RECOMMENDATION:

Approval.

ITEM-8: **VILLAGIO MAP WAIVER - PROJECT NO. 3753**
Linda Vista Community Plan Area

STAFF: Kathy Henderson

Approval, denial or modification of an application for a Tentative Map Waiver for 26 new condominium units on a 0.898 acre site located at 7645 Family Circle within the Linda Vista Community Plan area.

RECOMMENDATION:

Approval.

HEARING OFFICER DOCKET OF DECEMBER 18, 2002

ITEM-9: **EDGEMONT PLACE MAP WAIVER - PROJECT NO. 4405**
Greater Golden Hill Community Plan Area

STAFF: Linda French

Approval, denial or modification of an application for a Tentative Map Waiver for the conversion of two detached single family dwellings to condominiums at **1034 and 1036 Edgemont Place** in the Greater Golden Hill Community Plan area.

RECOMMENDATION:

Approval.

ITEM-10: *** LEMPERLE RESIDENCE - PROJECT NO. 3255**
La Jolla Community Plan Area

STAFF: Glenn Gargas

Approval, denial or modification of an application for a Coastal Development Permit, Site Development Permit (Sensitive Coastal resources) and Variance to demolish a single story dwelling unit and construct a new, three-story, dwelling unit, to total 2,578 square feet, on a 4,296 square foot property. The Variance to requested to allow a zero (0) setback for a carport to be placed within the required fifteen foot front yard setback. The project site is located at **5672 Dolphin Place**, in the RS-1-7 Zone, Coastal Overlay Zone (appealable), Coastal Height Overlay, Beach Parking Impact Overlay Zone, and Sensitive Coastal Resource Overlay Zone, within the La Jolla Community Plan area. Mitigated Negative Declaration 42-0252.

RECOMMENDATION:

Approval.

HEARING OFFICER DOCKET OF DECEMBER 18, 2002

ITEM-11: **STARR DUPLEX - PROJECT NO. 3075**
Mission Beach Community Plan Area

STAFF: Glenn Gargas

Approval, denial or modification of an application for a Coastal Development Permit for a remodel and addition to an existing, 1,115 square foot, duplex on a 2,400 square foot site, resulting in a new total of 2,052 square feet in gross floor area. The project is located at **826 Jamaica Court**, in the R-S zone of Mission Beach Planned District, Coastal Overlay Zone (appealable), and Coastal Height Limit Overlay Zone, and within the Mission Beach Community Plan area.

RECOMMENDATION:

Approval.