

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
JULY 23, 2003
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: Tracy Elliot-Yawn

- 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: *** MISSION VALLEY OFFICE – PROJECT NO. 3625**
Mission Valley Community Plan Area

STAFF: Bill Tripp

Approval, denial or modification of an application for the construction of a two-story, 18,000 square-foot office building with a 9,000 square-foot underground parking garage, on an existing 4.75-acre legal lot, addressed as **444 and 480 Camino Del Rio South**, located south of Interstate Highway 8, east of State Highway 163, west of Mission Center Road and Auto Circle, within the MV-CO Zone (Mission Valley-Commercial Office) of the Mission Valley Planned District, legally described as Lot 3 of Crossroads Re-Sub, Mission Valley, Map No. 8438, and Parcel 2 of Parcel Map No. 7345 within the Mission Valley Community Plan area. Mitigated Negative Declaration 42-0331.

RECOMMENDATION:

Approval.

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ITEM-5: **UNION STREET MAP WAIVER – PROJECT NO. 5625**
Centre City Community Plan Area

STAFF: Diane Murbach

Approval, denial or modification of an application for a Map Waiver to waive the requirements for a tentative and final map, for a 7 unit condominium construction project, on a 0.12-acre site at **1632 Union Street**, in the Mixed Use Residential Emphasis District area “C” of the Centre City Planned District.

RECOMMENDATION:

Approval.

ITEM-6: * **KASSEL RESIDENCE – PROJECT NO. 4968**
La Jolla Community Plan Area

STAFF: Robert Korch

Approval, denial or modification of an application for an application for a Site Development Permit to construct a two-story, single-family residence on a vacant 35,086 square-foot site addressed as **5818 Bucknell Avenue**, located in the RS-1-2 zone within the boundaries of the La Jolla Community Plan. The proposed residence and attached three-car garage will contain 7,020 square-feet of floor area. The Site Development Permit is required as the rear portions of the lot contain steep slopes and biological resources. Mitigated Negative Declaration 42-0790.

RECOMMENDATION:

Approval.

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ITEM-7: * **OTTO PLAZA – PROJEC TNO. 1049**
Southeastern San Diego Community Plan Area

STAFF: Morris Dye

Approval, denial or modification of an application for a Site Development Permit to demolish an existing car wash facility and gas service station and to construct in place two, new one-story, commercial/retail buildings, surface and subterranean parking, and implement associated landscape and hardscape improvements, located at **3570 National Avenue** (a.k.a. existing Otto Plaza Shopping Center) in the Southeastern San Diego Community Plan area. Mitigated Negative Declaration.

RECOMMENDATION:

Approval.

ITEM-8: **MIRA MESA BAPTIST CHURCH – PROJECT NO. 5994**
Scripps Miramar Ranch Community Plan Area

STAFF: Cathy Middlested

Approval, denial or modification of an application for a Conditional Use Permit to allow for a church use in an existing commercial building, located at **9920 Scripps Lake Drive** within the Scripps Miramar Ranch Community Plan area.

RECOMMENDATION:

Approval.

ITEM-9: **LAUREL BAY MAP WAIVER – PROJECT NO. 6026**
Uptown Community Plan Area

STAFF: Linda French

Approval, denial or modification of an application for a Tentative Map Waiver to create 150 condominium units on a 60,000 square-foot site. The property is located at the **2400 block of 5th Avenue** in the CN-1A Zone of the Mid-City Communities Planned District in the Uptown Community Plan area.

RECOMMENDATION:

Approval.