

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
JULY 9, 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: 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: **KENNEBECK COURT RESIDENCES – PROJECT NO. 6003
Mission Beach Community Plan Area**

STAFF: Glenn Gargas

Approval, denial or modification of an application for a Coastal Development Permit to demolish existing residences and construct two, three-story, detached residential dwelling units to total approximately 4,033 square feet of gross floor area and garages on a 3,910 square foot property. The project site is located at **820 and 822 Kennebeck Court** in the R-S zone of the Mission Beach Planned District, Coastal Overlay zone (appealable), Coastal Height Limitation Overlay Zone, Beach Parking Impact Overlay zone, and within the Mission Beach Community Plan area. Council District 2.

RECOMMENDATION:

Approval.

HEARING OFFICER DOCKET OF JULY 9, 2003

ITEM-5: * **GOAT CANYON – PROJECT NO. 3574**
Tijuana River Valley Community Plan Area

STAFF: Morris Dye

Approval, denial or modification of an application for a Coastal Development Permit to construct two sediment retention basins, a diversion structure, structural concrete, rip rap pads, asphalt and concrete paving, utilities, landscaping and irrigation in **Goat Canyon, south of Monument Road** in the Tijuana River Valley Community Plan area. Consistency with EIR/EIS.

RECOMMENDATION:

Approval.

ITEM-6: * **CLUB RIVER RUN EXPANSION – PROJECT NO. 4733**
Mission Valley Community Plan Area

STAFF: Judy Johnson

Approval, denial or modification of an application for a Site Development Permit to replace 3 tennis courts with a 10,712 square foot, 2 story, 16 unit residential building within 8.79 acres of a 20 acre multi-family development, located at **10015 Rio San Diego Drive**. Mitigated Negative Declaration 42-0679.

RECOMMENDATION:

Approval.