

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
JUNE 1, 2005  
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 619-236-5679 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 OFFICERS ASSIGNED TO TODAY'S HEARING: Bob Didion**

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:     **ITEMS TO BE PLACED ON CONSENT AGENDA.**

ITEM-4     **VERMONT STREET MAP WAIVER – PROJECT NO. 53184**  
City Council District: 3; Plan Area: Uptown

**STAFF:     Paul Godwin**

Approve, conditionally approve, or deny an application for a Map Waiver to convert two (2) existing residential units to condominiums, including a request to waive the requirement to underground existing overhead utilities, on a 0.108-acre site located at **4120 & 4122 Vermont Street**, Between Lincoln Avenue and Hayes Avenue. The site is located within the MR-3000 zone of the Mid-City Communities Planned District, in the Uptown Community Plan area.  
Report No. HO-05-092.

**RECOMMENDATION:**

Approve

HEARING OFFICER DOCKET OF JUNE 1, 2005

ITEM-5:      **NELSON RESIDENCE - PROJECT NO. 52913**  
City Council District: 2; Plan Area: Pacific Beach

**STAFF:        Robert Korch**

Approve, conditionally approve, or deny an application for a Coastal and Neighborhood Development Permit, Map Waiver and Waiver of Undergrounding to construct 717 square-feet of living area additions to an existing duplex, deck additions to all four of the existing units and convert the four residential dwelling units on-site to condominium ownership on a 9,375 square-foot, RM-1-1 zoned lot at **1443 Thomas Avenue** within the boundaries of the Coastal Overlay Zone (non-appealable area), Coastal Height Limit, and the Pacific Beach Community Plan area. Report No. HO-05-098.

**RECOMMENDATION:**

Approve