

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
NOVEMBER 13, 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: 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: DONAX AVENUE TENTATIVE MAP - PROJECT NO. 2404
Otay Mesa-Nestor Community Plan Area**

STAFF: William Zounes

Approval, denial or modification of an application to subdivide an existing .49 acre lot into three parcels and request to waive the requirements for undergrounding existing utilities at 1779 Donax Avenue in the Otay-Mesa Community Planning area.

RECOMMENDATION:

Approval.

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ITEM-5: **FIROUZI MAP WAIVER - PROJECT NO. 4305**
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, Parcel Map, and the requirement to underground existing overhead utilities, for a condominium conversion of four (4) existing residential units. No new construction is proposed. The project is located on a 0.21 acre site, at **3651-3657 Columbia Street** in the MR-1500 Zone of the Mid-City Communities Planned District within the Uptown Community Plan area.

RECOMMENDATION:

Approval.

ITEM-6: **WAYNE MAP WAIVER - PROJECT NO. 4659**
Greater North Park Community Plan Area

STAFF: Jeannette Temple

Approval, denial or modification of an application for a request to waive the requirements of a Tentative Map, and to waive the requirement to underground existing overhead utilities, for a condominium conversion of seven (7) existing residential units. No new construction is proposed. The project is located on a 0.16 acre site, at **3935 32nd Street** in the CL-1 Zone of the Mid-City Communities Planned District within the Greater North Park Community Plan area.

RECOMMENDATION:

Approval.

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ITEM-7: **SELLERS MAP WAIVER - PROJECT NO. 4257**
Pacific Beach Community Plan Area

STAFF: Robert Korch

Approval, denial or modification of an application for a Tentative Map Waiver, Waiver of Undergrounding and a Coastal Development Permit to convert 3 existing apartments to condominiums in one 2-story structure located at **1712 Grand Avenue** within the Pacific Beach Community Plan area.

RECOMMENDATION:

Approval with conditions.

ITEM-8: **LOUIE'S MARKET - PROJECT NO. 4489**
Eastern Community Plan Area

STAFF: Linda French

Approval, denial or modification of an application for an existing market to upgrade their beer and wine license to a general liquor license for off-site consumption at **5409 Redwood Street** within the Eastern Community Plan area.

RECOMMENDATION:

Approval.

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ITEM-9: * **CANYONSIDE PARK RECLAIMED WATER - PROJECT NO. 3685**
Rancho Penasquitos Community Plan Area

STAFF: Farah Mahzari

Approval, denial or modification of an application for a Site Development Permit for the Canyonside Park Reclaimed Water Pump Station, part of the North City Water Reclamation System Project, currently in the environmental review process. The proposed project is a part of a larger system that would expand the existing recycled water distribution system supplied by the North City Water Reclamation Facility along Black Mountain road to the developing Black Mountain Ranch community and the Olivenhain Water District. The proposed pump station would be located just inside the entrance of the Canyonside Community Park located at **12350 Black Mountain Road**. The pump station would be constructed below ground, with only the venting system extending above ground level. This venting system would be incorporated into an artist designed trellis walkway that has been developed in coordination with the community park planning group to match the existing recreation center architecture within the Rancho Penasquitos Community Plan area. Environment for North City Water Reclamation System LDR 41-0629.

RECOMMENDATION:

Approval.