

San Diego Hearing Officer Meeting

PHONE-IN TESTIMONY PERIOD NOW OPEN FOR (PRJ-1122086 Elm Avenue Map Waiver)

To call in and make your three minutes of public comment on this item:

Telephone - Dial 669-254-5252 or (Toll Free) 833-568-8864.

When prompted, input Webinar ID: **161 310 2034**

How to Speak to a Particular Item or During Non-Agenda Public Comment

When the Hearing Officer introduces the non-agenda or item you would like to comment upon, raise your hand by either tapping the "Raise your Hand" button on your computer, tablet, or Smartphone, or by dialing ***9** on your phone. You will be taken in the order in which you raise your hand. You may only speak once on a particular item.

When the Hearing Officer indicates it is your turn to speak, click the unmute prompt that will appear on your computer, tablet or Smartphone, or dial ***6** on your phone.



Development Services Department

1876 Elm Avenue Project No. 1099198

Item 2

Hearing Officer

November 5, 2025

Project Scope

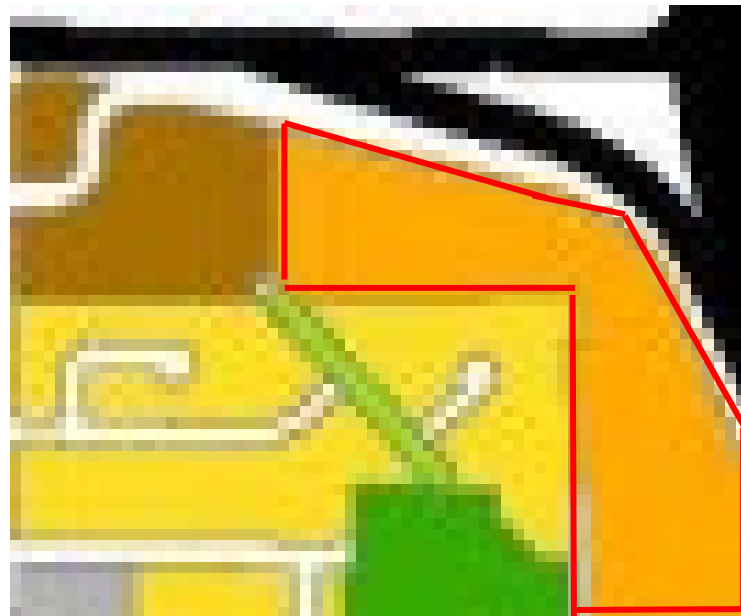
Scope: Map Waiver to convert four existing dwelling units
condominiums

Location: 1876 Elm Avenue
RM-1-1 (Residential-Multiple Unit)
Otay Mesa-Nestor Community Plan Area

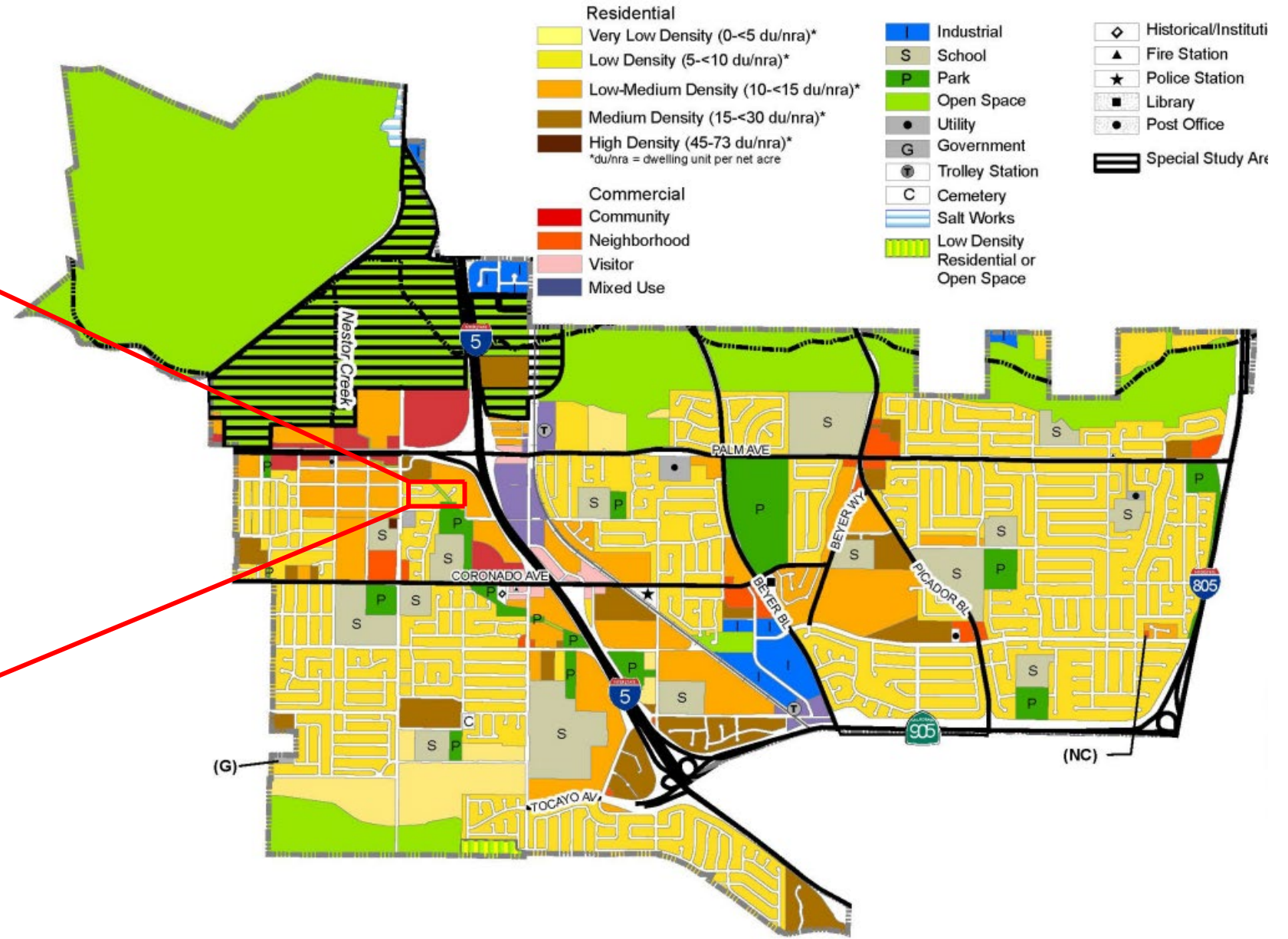
Parcel Size: 0.25 acres

Approvals: Process 3, Map Waiver
CEQA Exemption 15301

Community Plan Location

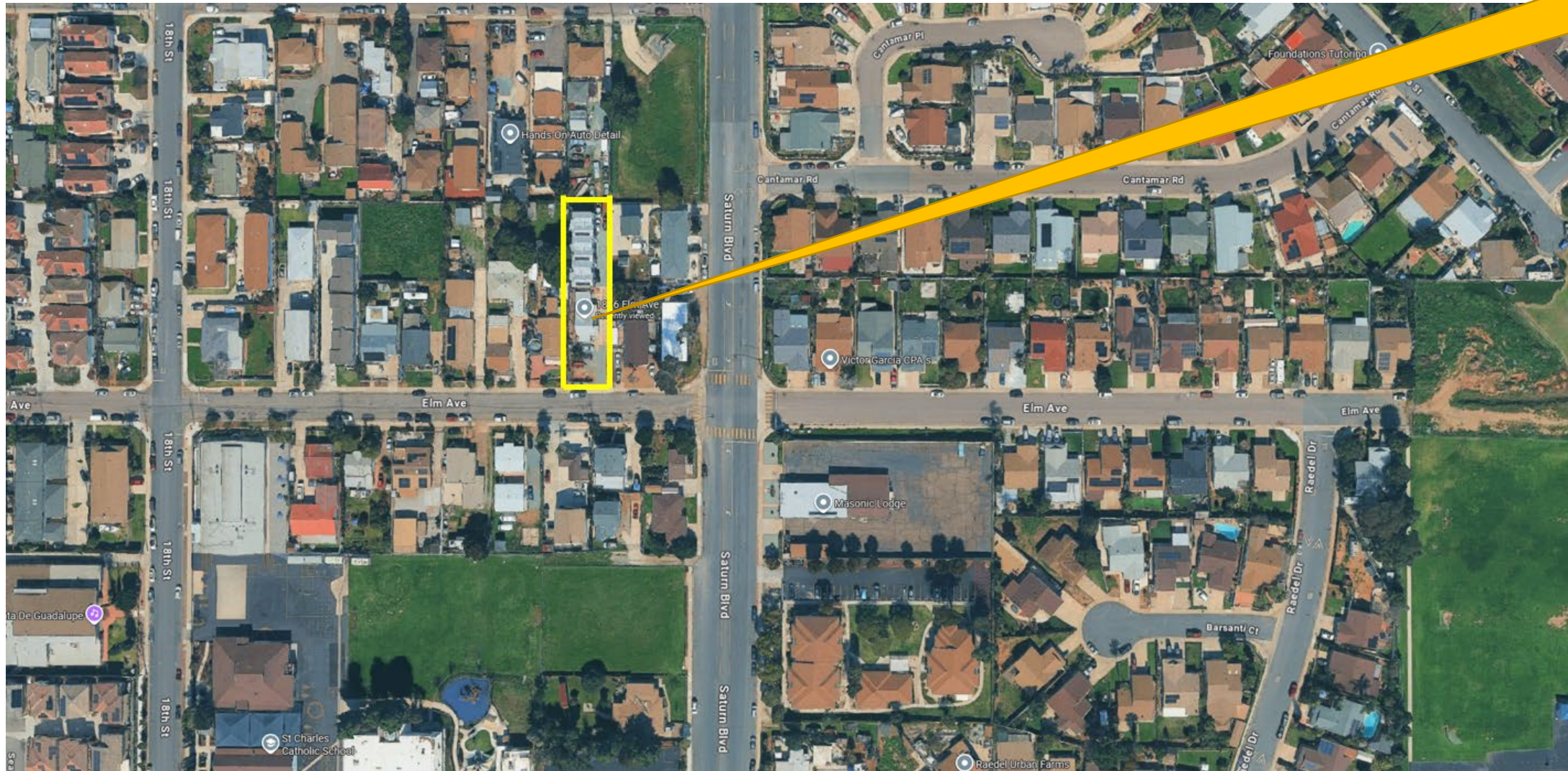


Designation: Low-Medium Density
(10-15)

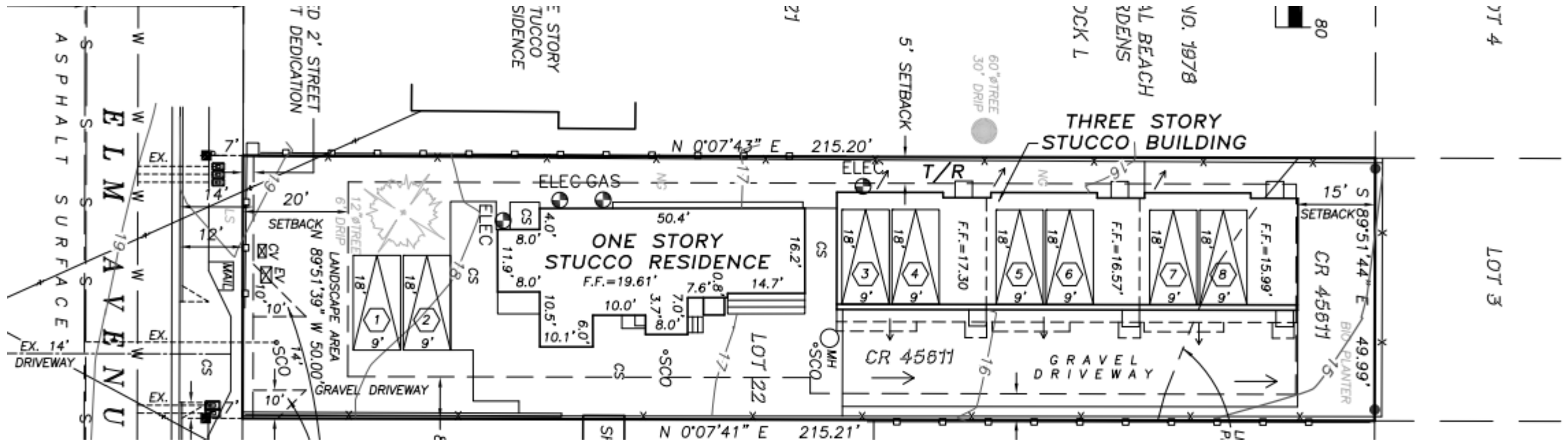


Aerial Photograph

Project Site



Site Plan





Community Planning Group

Date: July 9, 2025

Otay Mesa-Nestor Community Planning
Group

Approved 8-1-0



Staff Recommendation

APPROVE

Map Waiver PMT-3312330

San Diego Hearing Officer Meeting

PHONE-IN TESTIMONY PERIOD NOW OPEN FOR **PRJ-1122086 Elm Avenue Map Waiver**

To call in and make your three minutes of public comment on this item:

Telephone - Dial 669-254-5252 or (Toll Free) 833-568-8864.

When prompted, input Webinar ID: **161 383 1565**

How to Speak to a Particular Item or During Non-Agenda Public Comment

When the Hearing Officer introduces the non-agenda or item you would like to comment upon, raise your hand by either tapping the "Raise your Hand" button on your computer, tablet, or Smartphone, or by dialing ***9** on your phone. You will be taken in the order in which you raise your hand. You may only speak once on a particular item.

When the Hearing Officer indicates it is your turn to speak, click the unmute prompt that will appear on your computer, tablet or Smartphone, or dial ***6** on your phone.

