

San Diego Hearing Officer Meeting

(7354 Romero Dr – Project No. PRJ-1101825)

PHONE-IN TESTIMONY INFORMATION

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

When prompted, input Webinar ID: **161 191 4200**

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Development Services Department

7354 Romero Drive Project No. PRJ-1101825

Item 3

Hearing Officer

July 22, 2026

Project Scope

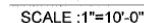
Location:	7354 Romero Drive, La Jolla Community Plan, RS-1-4 zone
Parcel Size:	0.297 acres
Approvals:	Process Three Variance Coastal Development Permit



- 6,667 sf Single Dwelling Unit
- 495 sf Accessory Dwelling Unit at First Floor

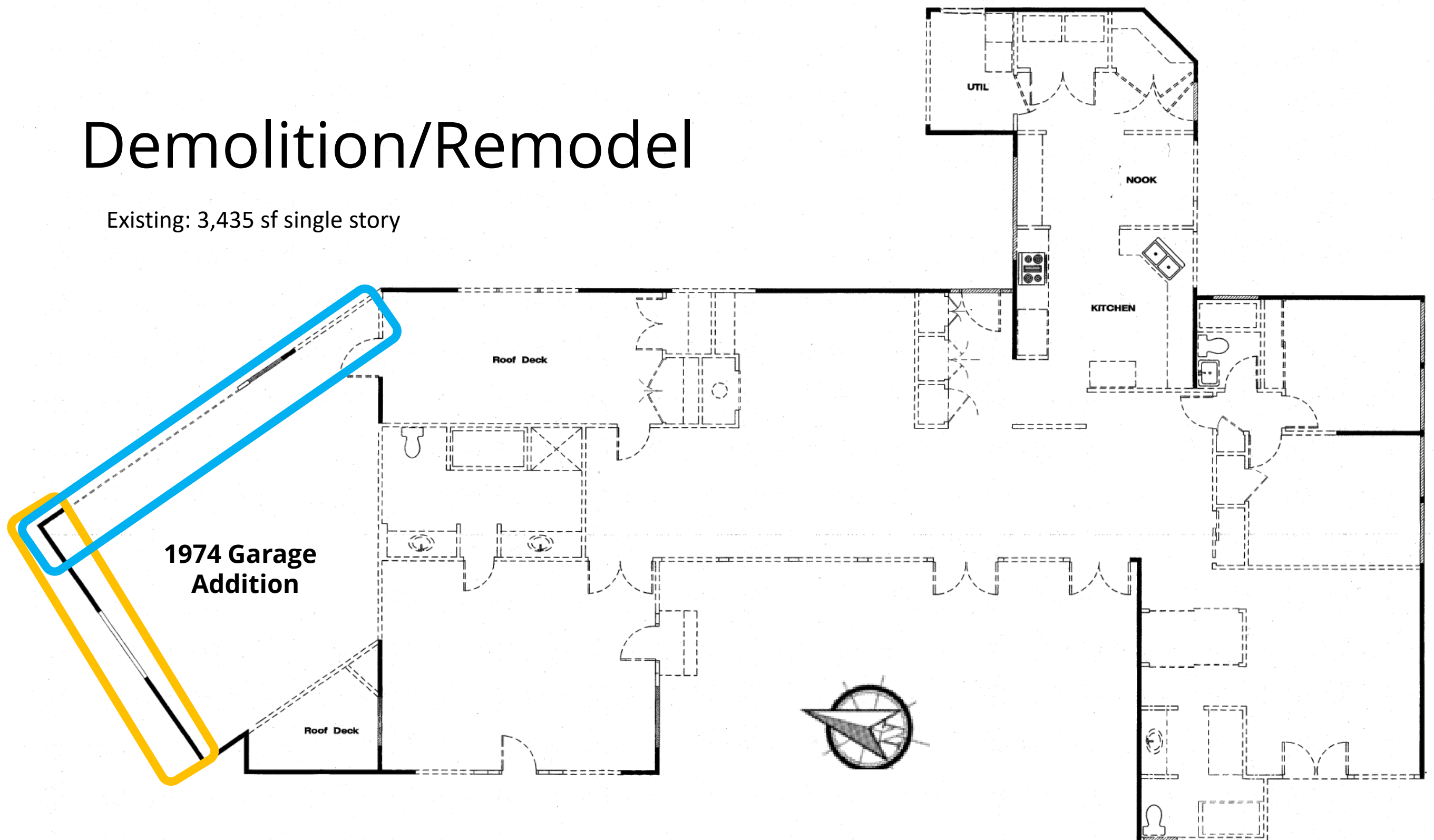
Variance:

13.6 feet requested



Demolition/Remodel

Existing: 3,435 sf single story



Variance - 1974

West Side Setback

3.5 feet granted

3.1 feet measured

Front Setback

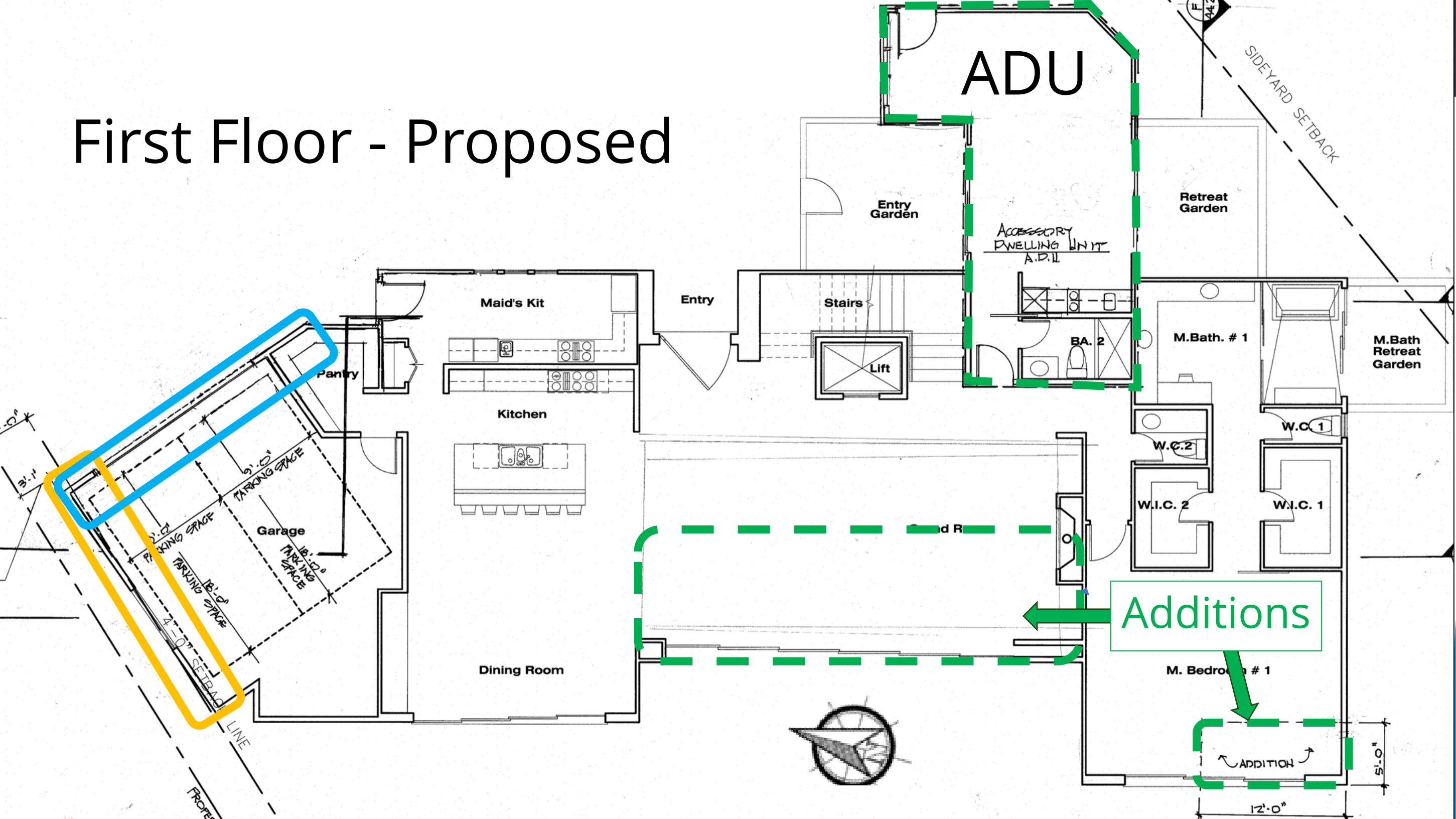
14 feet granted

13.6 feet measured

- Current project requests the same setbacks



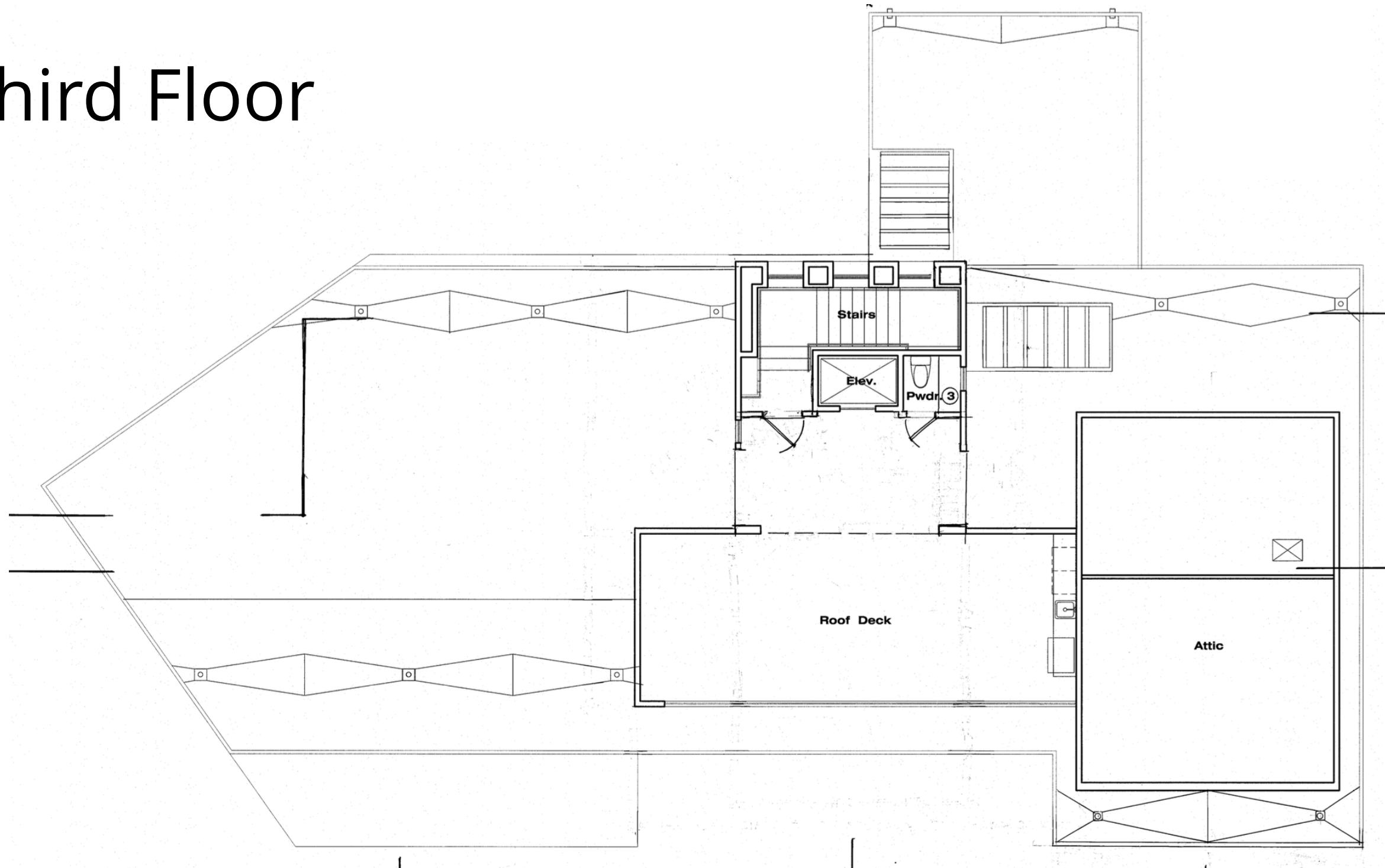
First Floor - Proposed



Second Floor – Proposed



Third Floor





Project Site
7354 Romero Drive

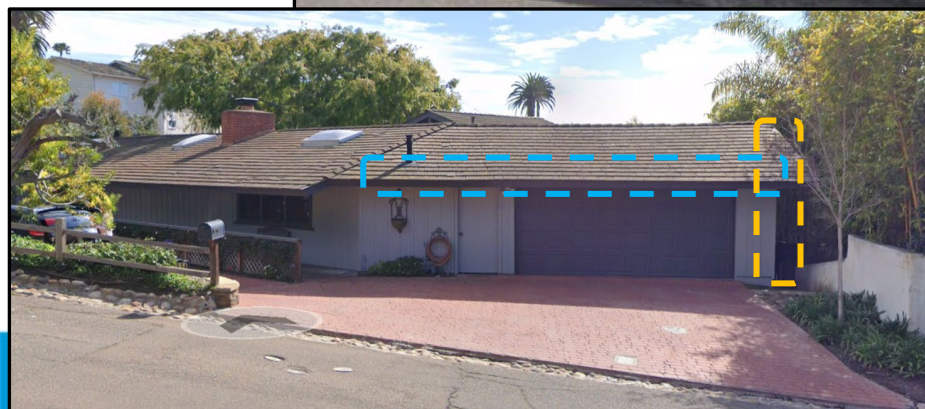


Current Structure

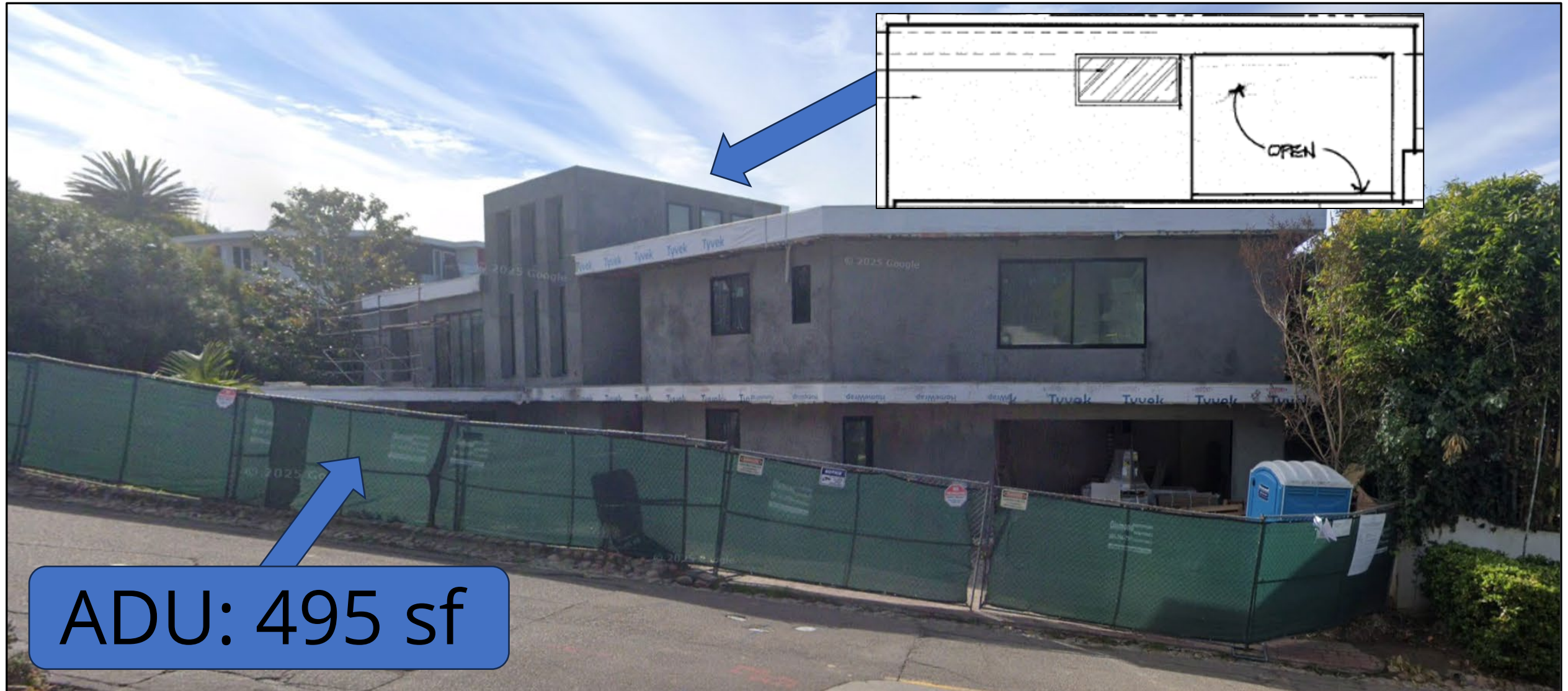
1974 Variance: **14-foot front yard**, **3.5-foot west side**

1975 Construction: **13.6-foot front yard**, **3.1-foot west side**

Current Variance request: **13.6-foot front yard**, **3.1-foot west side**



Current Structure vs. Proposed Project









Project Site
7354 Romero Drive



Environmental Determination

- Within the scope of the previously certified Program Environmental Impact Report (PEIR) No. 92-0199/SCH No. 92071032

Community Planning Group

La Jolla Community Planning Association:

- Project did not seek a recommendation.



Staff Recommendation

APPROVE

Coastal Development Permit No. PMT-3243580
Variance No. PMT-3335393

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