

**La Jolla Shores Planned District Advisory Board
La Jolla Recreation Center
615 Prospect Street, La Jolla CA 92037**

Please provide the following information on this form for calendaring your project on an upcoming La Jolla Shores Planned District Advisory Board meeting.

For Action Items

- Project PTS number from Development Services and project name (only submitted projects can be heard as action items): PTS: 560839/ Hicks Residence
- Address and APN(s): 8405 Paseo Del Ocaso, La Jolla, CA 92037; APN: 346-082-01-00
- Project contact name, phone, e-mail: Nick Wilson, 858-459-9291, nwilson@islandarch.com
- Project description: New two story sfr of 4,680 sf and
- In addition, provide the following:
 - o lot size: 6,060 sf; 0.14 ac
 - o existing structure square footage and FAR (if applicable): Demo 1,771 sf, 0.29 FAR
 - o proposed square footage and FAR: Proposed 4,680 sf, 0.77 FAR
 - o existing and proposed setbacks on all sides: FYSB: (E) 21', (P) 15'; SSYSB: (E1) 8", (P1) 8"; ISYSB: (E) 5'-5", (P) 7'; RYSB: (E) 5', (P) 6'
 - o height if greater than 1-story (above finish floor): 29'- 0"

For Information Items

- Project name (Unsubmitted projects can be informational items if the development team is seeking comments and direction from the Trustees on the concept): _____
- Address and APN(s): _____
- Project contact name, phone, e-mail: _____
- Project description: _____
- In addition to the project description, please provide the following:
 - o lot size: _____
 - o existing structure square footage and FAR (if applicable): _____
 - o proposed square footage and FAR: _____
 - o existing and proposed setbacks on all sides: _____
 - o height if greater than 1-story (above ground): _____
- Project aspect(s) that the applicant team is seeking Trustee direction on. (community character, aesthetics, design features, etc.): _____

Exhibits and other materials to provide:

Exhibits and other project-related presentation materials (e.g. site plan, elevations, exhibits showing addition/remodel areas, etc.) although not required, are extremely helpful in informing the Advisory Board's review and understanding of a project. The following exhibits and materials are recommended and if provided by the applicant, will be attached to the agenda and posted to the City's website for view by the public:

- All exhibits should be sized to 8 ½" X 11" format
- Exhibits, which can contain the following:
 - A. A site plan showing the street, the property line on all sides, the setbacks on all sides, and the setbacks from the property lines to the neighboring building;

(CONTINUED ON THE NEXT PAGE)



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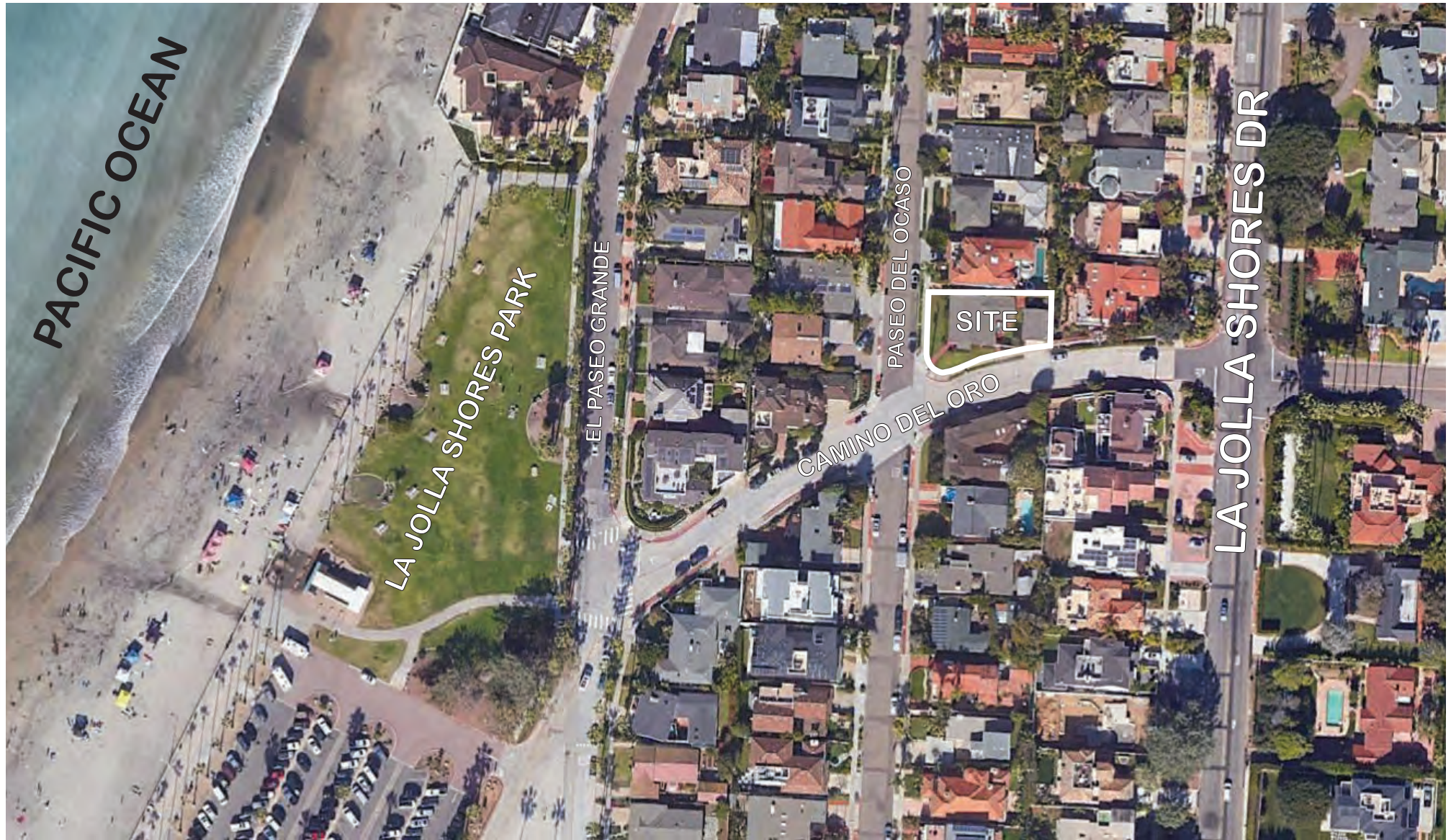
8405 Paseo del Ocaso Residence
Coastal Development Permit Fact Sheet
July 20, 2020

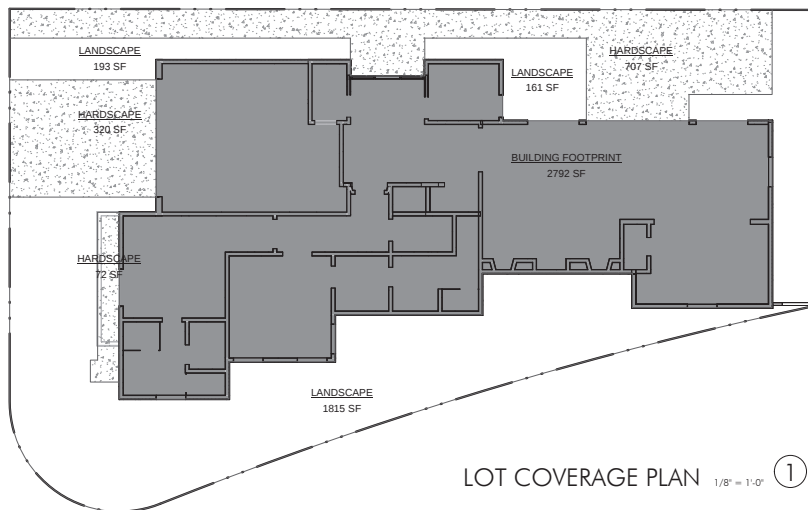
General Info

Plan Check Number	560839
A.P.N.	346-082-01-00
Legal	002061 blk 29 lot 18
Original Const.	1950
Zoning	LJSPD-SF Residential Tandem, City Coastal, Coastal Height Limit, Parking Impact
Lot Size	6,060 s.f.
Max Height	30' zoning / 30'+10' Prop. D / no private deed restriction

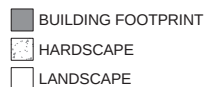
Proposed Project

Lot Coverage	46%	2,792 s.f.
Landscape Ratio	36%	2,169 s.f.
Hardscape Ratio	18%	1,099 s.f.
Gross Site	100%	6,060 s.f.
Garage/Storage	486 s.f.	Non-Habitable
Main Level	2,306 s.f.	Habitable
Gross Floor	4,680 s.f.	
F.A.R	0.77	
Front Yard	15'-0"	
Side Yard North	7'-0"	
Side Yard South	0'-8"	
Rear Yard	6'-0"	
Proposed Driveway	16' wide w/ 2 car garage + 2 off-street	
Existing Driveway	16'-0" wide, 0 parking available	
Garage FF	-2'-9" @ Elev. 22.5'	
Main Level FF	0'-0" @ Elev. 25.25'	
Highest Point	30'-0" @ Elev. 55.25' (pergola)	
Highest Roof	25'-6" @ Elev. 50.75' (at garage)	
Lowest Roof	16'-4" @ Elev. 41.58'	
Existing House Ridge	@ Elev. 38.92'	
Highest Zoning	30'-0" Prop D at Pergola	
	30'-0" Zoning Height at Pergola (out of 30' Allowable)	





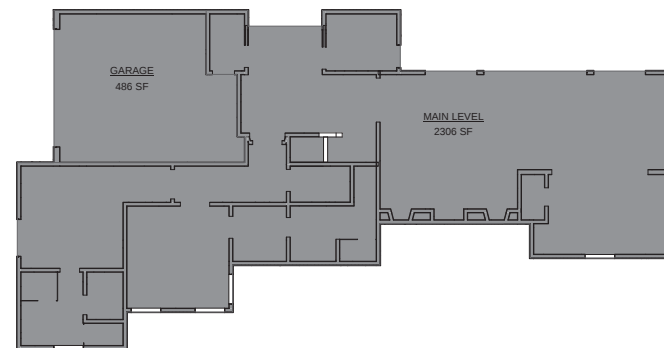
SITE COVERAGE LEGEND



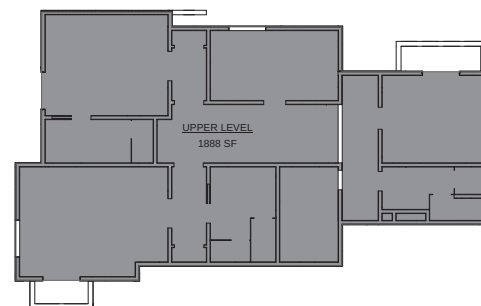
AREA SCHEDULE		
BUILDING FOOTPRINT	2,792 SF	46%
LANDSCAPE/ PVIOUS AREA	2,169 SF	36%
HARDSCAPE	1,099 SF	18%
LOT TOTAL:	6,060 SF	100%

BUILDING AREA CALCULATION	
MAIN LEVEL	2,792 SF
LIVING AREA	2,306 SF
GARAGE AREA	486 SF
JUPPER LEVEL	1,888 SF
LIVING AREA	1,888 SF
SUBTOTAL	4,680 SF
TOTAL BUILDING AREA COUNTED TOWARDS FAR SITE AREA	4,680 SF
	<u>6,060 SF</u>
FAR	.77

FAR 77



AREA LEGEND



AREA LEGEND



CITY STANDARD TITLE BLOCK

Prepared By:		
Name:	Inland Architects	
	Contact: Nick Wilson	Revision 08:
	7626 Herschel Avenue	Revision 07:
	La Jolla, CA 92037	Revision 06:
Phone:	(858) 499-9291	Revision 05:
		Revision 04:
Street Address:	8400 PASSEO DEL OCASO	Revision 03: 04/24/2020
		Revision 02: 09/13/2019
Project Name:	HICKS RESIDENCE	Revision 01: 08/09/2018
		Original Date: 07/19/2017
Sheet Title:	AREA CALCULATIONS	
		Sheet: 5 of 11
		DATE:





COMMUNITY REVIEW
SECOND PRESENTATION

Hicks Residence

8405 Camino Del Oso, La Jolla, CA 92037
DATE: 07/20/2020



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858.459.9291 858.456.0351 www.islandarch.com



Copyright	2017
Author	Island Architects
Client	Hicks Residence
Date	04/24/2020
Project	Hicks Residence
Sheet	01 of 11

REVISIONS

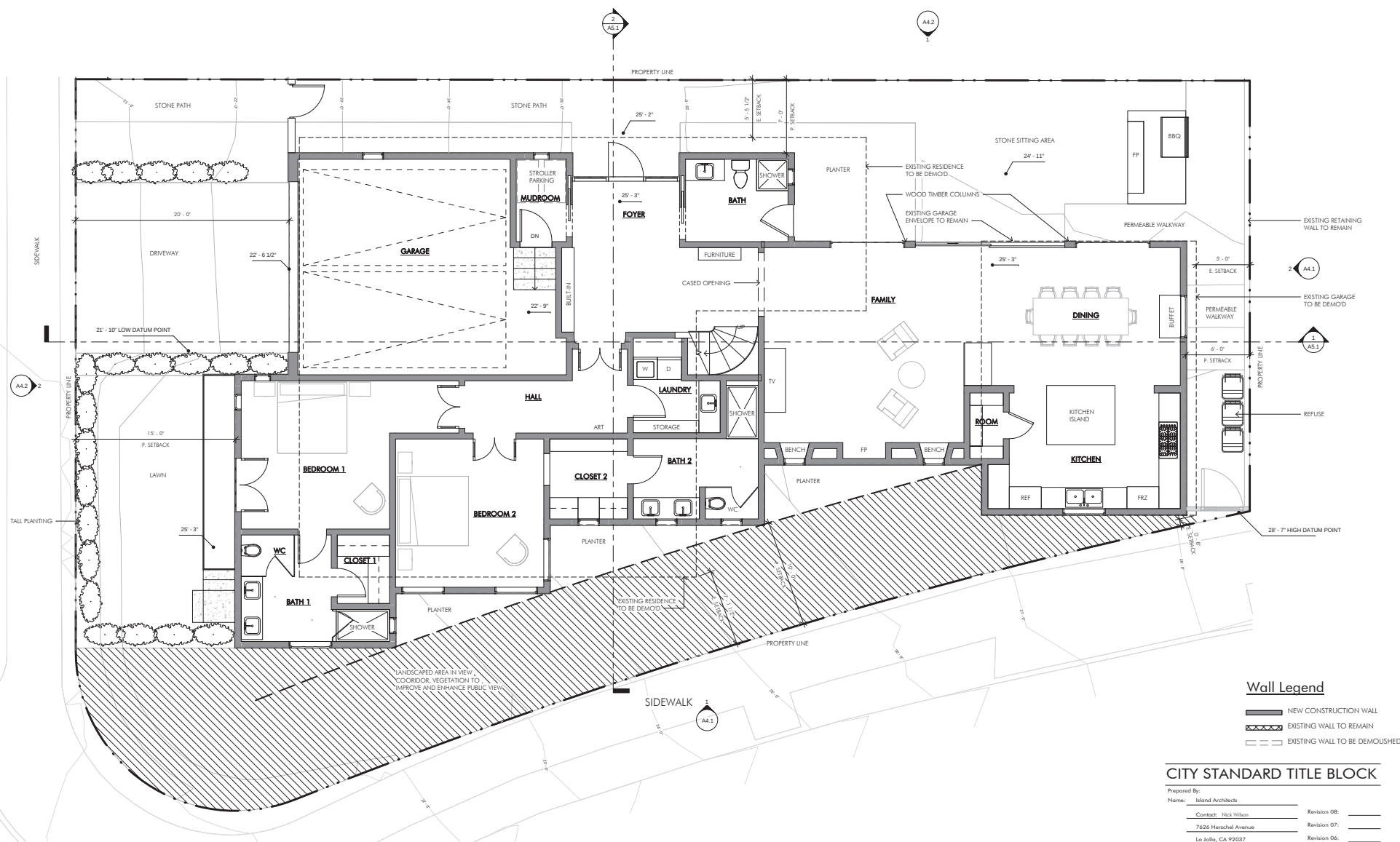
NO.	DESCRIPTION	DATE
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HICKS RESIDENCE

8405 PASEO DEL OCAO

A2.1

MAIN LEVEL PLAN
04.24.2020



MAIN LEVEL PLAN 1/4" = 1'-0"

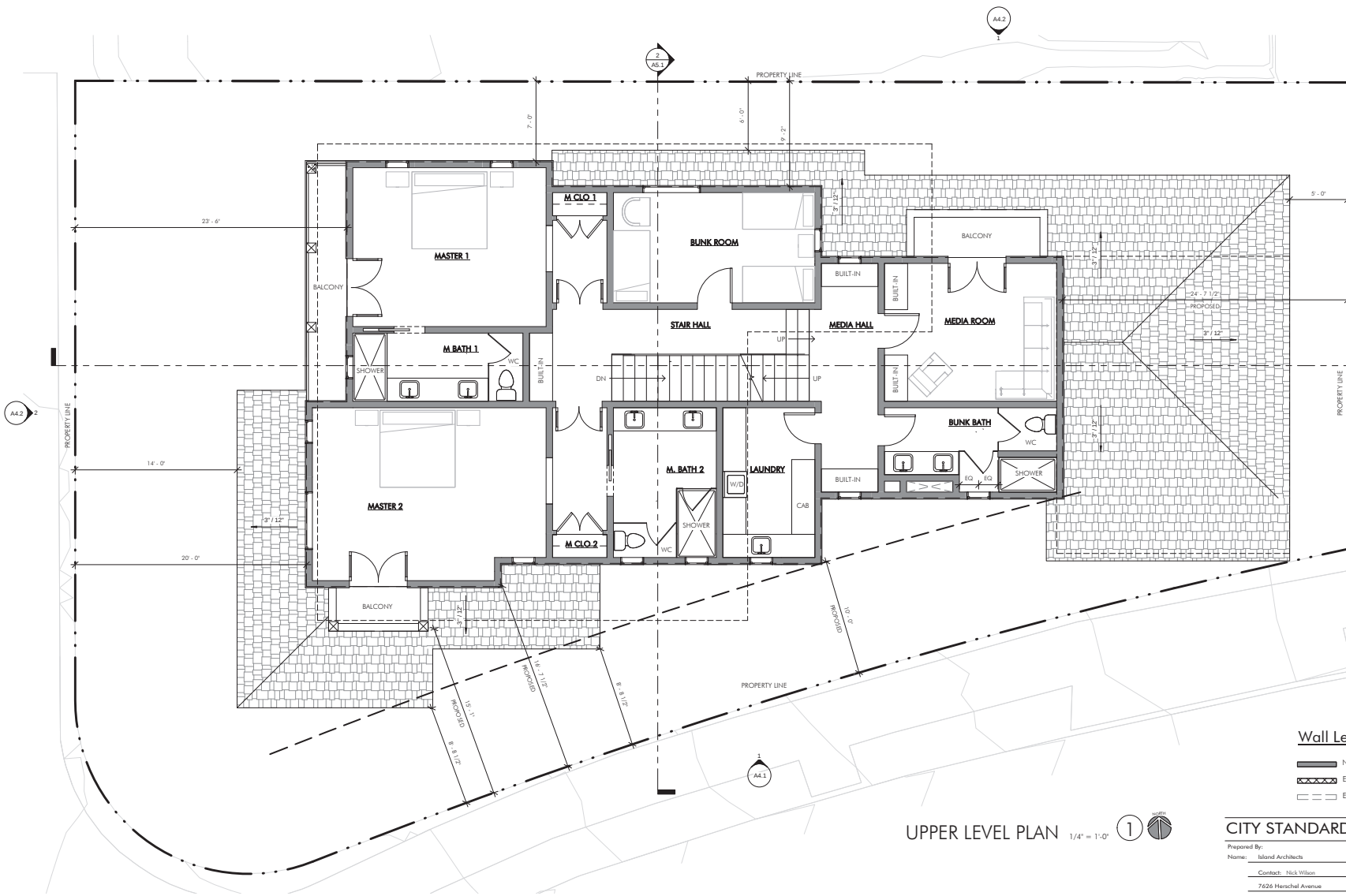


Wall Legend

- NEW CONSTRUCTION WALL
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE DEMOLISHED

CITY STANDARD TITLE BLOCK

Prepared By:	Island Architects	Revision 08:	
Name:	Contact: Nick Wilson	Revision 07:	
	7624 Harschal Avenue	Revision 06:	
	La Jolla, CA 92037	Revision 05:	
Phone:	(858) 459-9291	Revision 04:	
Street Address:	8405 PASEO DEL OCAO	Revision 03:	04/24/2020
		Revision 02:	09/13/2019
Project Name:	HICKS RESIDENCE	Revision 01:	08/09/2018
		Original Date:	07/19/2017
Sheet Title:	MAIN LEVEL PLAN	Sheet:	6 of 11
		DEFP:	



- Wall Legend**
- NEW CONSTRUCTION WALL
 - EXISTING WALL TO REMAIN
 - EXISTING WALL TO BE DEMOLISHED

UPPER LEVEL PLAN 1/4" = 1'-0"

CITY STANDARD TITLE BLOCK

Prepared By:	Island Architects	Revision 08:	
Contact:	Nick Wilson	Revision 07:	
7626 Harschal Avenue		Revision 06:	
La Jolla, CA 92037		Revision 05:	
Phone: (858) 459-9291		Revision 04:	
Street Address:	8405 PASEO DEL OCASO	Revision 03:	04/24/2020
		Revision 02:	09/13/2019
Project Name:	HICKS RESIDENCE	Revision 01:	08/09/2018
		Original Date:	07/19/2017
Sheet Title:	UPPER LEVEL PLAN	Sheet:	7 of 11
		DEP#:	



Copyright Island Architects	2013
JOB #.	4070
DRAWN BY:	Auditor
RECD. HGL:	Checker
DATE:	ISSUE:
07/19/2017	
08/09/2018	
07/12/2019	
04/24/2020	



WEST ELEVATION
SCALE: 1/8" = 1'-0"

HICKS RESIDENCE

8405 Paseo Del Ocaso
Date: 07/20/2020



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

HICKS RESIDENCE

8405 Paseo Del Ocaso
Date: 07/20/2020



NORTH ELEVATION
SCALE: 1/8" = 1'-0"

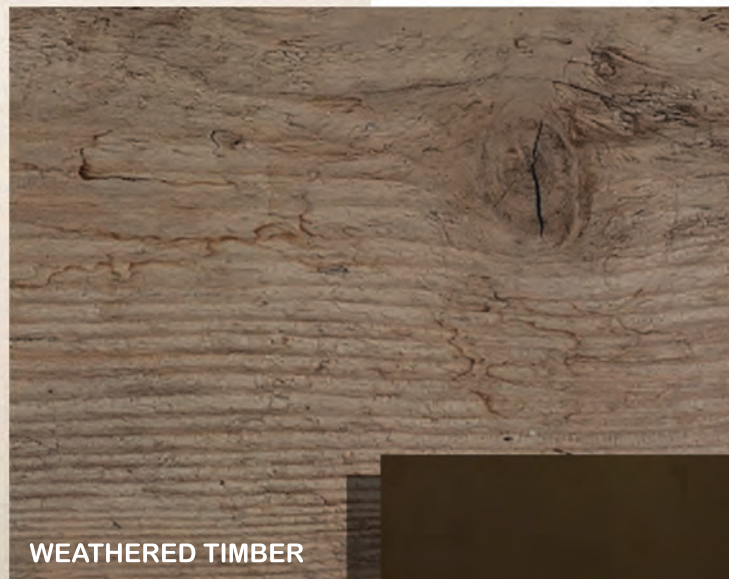
HICKS RESIDENCE

8405 Paseo Del Ocaso
Date: 07/20/2020

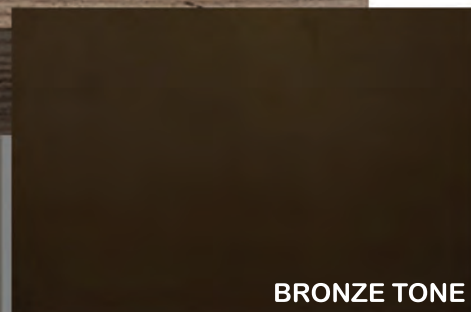
MATERIAL BOARD



FLAT CLAY TILE ROOF



WEATHERED TIMBER



BRONZE TONE



OFF WHITE SANTA BARBARA STUCCO



COMMUNITY REVIEW
SECOND PRESENTATION

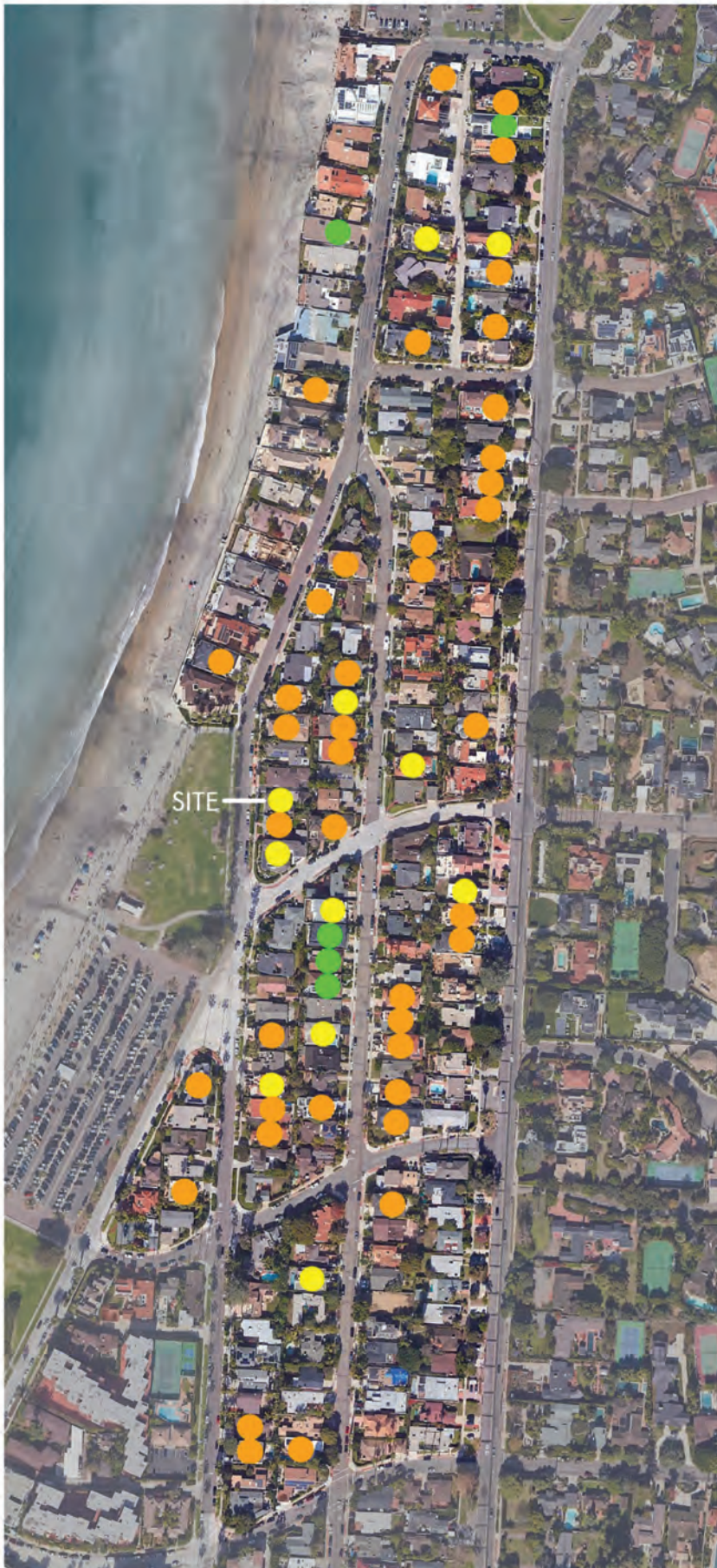
Hicks Residence

8405 Camino Del Oso, La Jolla, CA 92037
DATE: 07/20/2020

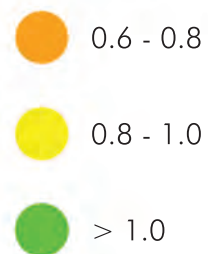


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858.459.9291 858.456.0351 www.islandarch.com



FAR LEGEND



ALL DATA RECORDED FROM
SCOUTRED WEBSITE ON 7/14/2020

220 SF ADDED TO THE WEBSITES
LIVABLE SQUARE FOOTAGES FOR
EACH PERCEIVED ENCLOSED
CAR SPACE





EL PASEO GRANDE 8400



























































8477

SILVERADO



























