

**AGENDA FOR THE CITY OF SAN DIEGO  
HEARING OFFICER MEETING  
WEDNESDAY, MAY 25, 2022  
9:00 A.M.  
VIRTUAL HEARING**

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**COVID- 19 PUBLIC SERVICE ANNOUNCEMENT REGARDING  
HEARING OFFICER MEETING ACCESS AND PUBLIC COMMENT:**

Until further notice, Hearing Officer meetings will be conducted pursuant to the provisions of [California Government Code section 54953\(e\), as amended by Assembly Bill 361](#), which suspends certain requirements of the Ralph M. Brown Act during a proclaimed state of emergency when measures to promote social distancing are in effect or the City has determined meeting in person would present imminent risks to the health or safety of attendees.

During the current State of Emergency related to the COVID-19 pandemic and in the interest of public health and safety, the Hearing Officer will be participating in Hearing Officer meetings by teleconference and/or videoconference. There will be no members of the public in attendance at the Hearing Officer meetings.

In lieu of in-person attendance, members of the public may participate and provide comment via telephone, Zoom, using the Hearing Officer [webform](#), or via U.S. Mail of written materials, as follows:

**JOINING THE WEBINAR AND OFFERING PHONE IN TESTIMONY:**

Starting February 10, 2021, the Hearing Officer meetings will be held virtually using the Zoom Webinar platform. Members of the public can offer public comment on agenda items or during Non-Agenda Public Comment by accessing the meeting online using a desktop computer, laptop, tablet, or Smartphone, or by calling into the meeting using a Smartphone, cellular phone, or landline phone.

**THE LINK TO JOIN THE WEBINAR BY COMPUTER, TABLET OR SMARTPHONE IS:**

<https://sandiego.zoomgov.com/s/1609013394>

**TO JOIN BY USING IPHONE ONE-TAP:**

US: 1-669-254-5252 or 1-646-828-7666 or 1-669-216-1590 or 1-646-828-7666

**TO JOIN BY TELEPHONE:**

Dial 1-669-254-5252 or (Toll Free) 1-833-568-8864

When prompted, input **Webinar ID: 160 901 3394**

## HEARING OFFICER DOCKET OF MAY 25, 2022

### **HOW TO SPEAK TO A PARTICULAR ITEM OR DURING NON-AGENDA PUBLIC COMMENT:**

When the Hearing Officer introduces the item you would like to comment on (or indicates it is time for Non-Agenda Public Comment), 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 raised 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

### **Providing Written Comment Through Webform**

**Comment on Agenda Items, Non-Agenda Public Comment** may be submitted using the [webform](#) indicating the Comment type and item number (if relevant) for which you wish to submit your comment. Comments need to be received the business day prior for it to be distributed to Hearing Officer. All webform comments are limited to 200 words. Comments received after the start of the meeting but before the item is called will be submitted into the written record for the relevant item. Please go to the Hearing Officer website for further instructions.

### **Written Materials**

If you wish to submit written materials for submission into the record or have an attachment to your comment, you may submit via U.S. Mail to 1222 First Avenue, MS501 San Diego, CA 92101. Materials submitted via U.S. Mail will need to be received the business day prior for it to be distributed to the Hearing Officer.

### **Watch the Meeting**

The public may view the meeting at their scheduled time on [YouTube](#) or within 24 to 48 hours of the meeting depending upon technical streaming issues.

Requests For Accessibility Modifications Or Accommodations: As required by the Americans with Disabilities Act (ADA), requests for agenda information to be made available in alternative formats, and any requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for alternatives to observing meetings and offering public comment as noted above, may be made by contacting Support Services at (619) 321-3208 at least two business days prior to the meeting to insure availability or by email to: [hearingofficer@sandiego.gov](mailto:hearingofficer@sandiego.gov). The City is committed to resolving accessibility requests swiftly to maximize accessibility.

Each item presented on this docket is a Process 3 under the Land Development Code Section 112.0501. ***Those items with an asterisk (\*) will include consideration of the appropriate environmental document.*** For additional information please see **California Environmental Quality Act (CEQA) Notices and Documents** at: <https://www.sandiego.gov/ceqa>.

**HEARING OFFICERS ASSIGNED TO TODAY’S HEARING:** Duke Fernandez

### **ANNOUNCEMENTS/PUBLIC COMMENT**

## HEARING OFFICER DOCKET OF MAY 25, 2022

This portion of the agenda provides an opportunity for members of the public to address the Hearing Officer on items of interest within the jurisdiction of the Hearing Officer. Comments relating to items on today's docket are to be taken at the time the item is heard.

In lieu of in-person attendance, members of the public who would like to comment on a Non-Agenda Public Items may submit comments via [webform](#). All comments are limited to 200 words.

Pursuant to the Brown Act, no discussion or action, other than a referral, shall be taken by the Hearing Officer on any issue brought forth under "Announcements/Public Comment."

### **REQUESTS FOR CONTINUANCES OR WITHDRAWALS**

### **ITEMS TO BE PLACED ON CONSENT AGENDA**

#### **DISCUSSION ITEMS:**

ITEM – 1: **ARJ SPIRITS CUP - PROJECT NO. 697944**

City Council District: 7

Plan Area: Mission Valley

Staff: Tyler Sherer

Conditional Use Permit for the sale of off-site alcohol (ABC Type 21 License) in a retail unit of a building currently under construction. The 2.50-acre site is located at 7995 Civita Boulevard, Suite 7, in the CC-3-5 Zone of the Mission Valley Community Plan Area of Council District 7. Exempt from the California Environmental Quality Act (CEQA). Report No. [HO-22-023](#).

**RECOMMENDATION:**

Approve

ITEM – 2: **ONE FOR VANCOUVER - PROJECT NO. 664111**

City Council District: 3

Plan Area: North Park

Staff: Carrie Lindsay

Site Development Permit to construct a 2-story, 2,952 square foot single family residence on a 17,994 square foot vacant lot and a Variance to allow a bridge serving as a driveway to be constructed in the front setback. The 0.41-acre site is located at 2626 Vancouver in the RS-1-1 and RS-1-7 Zones within the North Park Community Plan, Council District 3. CEQA determination of consistency (Section 15183) with the [North Park Community Plan Update EIR](#), SCH No. 2013121076, Project number 380611. Report No. [HO-22-025](#).

**RECOMMENDATION:**

Approve