

**CITY OF SAN DIEGO HEARING OFFICER
DOCKET FOR HEARING OFFICER MEETING
AUGUST 24, 2005
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 (ALD's) are required, please contact the Disability Services Coordinator at 619-236-5679 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 OFFICERS ASSIGNED TO TODAY'S HEARING: Bob Didion

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: **ITEMS TO BE PLACED ON CONSENT AGENDA.**

ITEM-4: ***KRUPENS RESIDENCE – PROJECT NO. 6871**
City Council District: 2; Plan Area: Ocean Beach

STAFF: Diane Murbach

Approve, conditionally approve, or deny an application for a Coastal Development Permit, Site Development Permit and Encroachment Agreement, to demolish one of two existing residences and construct an attached 1,952 square foot residence with a 462 square foot garage at **1720 Ocean Front Street** in the RM-2-4 Zone, Coastal Overlay Zone (appealable), Coastal Height Limit Overlay Zone, Sensitive Coastal Overlay Zone, Beach Parking Impact Overlay Zone, Airport Environs Overlay Zone (AEOZ), within the Ocean Beach Community Plan area. Negative Declaration No. 6871. Report No. HO-05-145

RECOMMENDATION:

Approval

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ITEM-5: **SAN JOSE TRIPLEX - PROJECT NO. 55939**
City Council District: 2; Plan Area: Mission Beach

STAFF: Diane Murbach

Approve, conditionally approve, or deny an application for a Coastal Development Permit to demolish five existing residential units and construct three residential units at **832-38 San Jose Place** and **3802-04 Bayside Walk** in Mission Beach Planned District Residential (MBPD-R-N) Zone, Coastal Overlay Zone (appealable), Coastal Height Limit Overlay Zone, Parking Impact and Transit Overlay Zone, within the Mission Beach Community Plan. This project was reviewed in the Sustainable Expedite Program and will provide solar power for sustainable buildings as defined by Council Policy 900-14. Exempt from environmental. Report No. HO-05-146

RECOMMENDATION:

Approve

ITEM-6: **CARDINAL CANYON VARIANCE – PROJECT NO. 65473**
City Council District: 6; Plan Area: Serra Mesa

STAFF: Jeff Robles

Approve, conditionally approve, or deny an application for seven (7) Variances, one for each individual home, to construct exterior stairs within the side yard setback for seven (7) recently constructed single family residences at **2635-2675 Cardinal Road** within the RS-1-7 of the Serra Mesa Community Plan. Exempt from environmental. Report No. HO-05-137

RECOMMENDATION:

Denial

ITEM-7: **612 WESTBOURNE MAP WAIVER - PROJECT NO. 61175**
City Council District: 1; Plan Area: La Jolla

STAFF: Robert Korch

Approve, conditionally approve, or deny an application for a Map Waiver, Waiver of Undergrounding and a Coastal Development Permit to convert three existing residential dwelling units to condominium ownership on a 0.188 acre site located at **612 Westbourne Street** in the RM-1-1 zone, Coastal Overlay Zone (non-appealable area), and Coastal Height Limit all within the boundaries of the La Jolla Community Plan area. Exempt from environmental.
Report No. HO-05-150

RECOMMENDATION:

Approve

ITEM-8: **644 WESTBOURNE MAP WAIVER - PROJECT NO. 68432**
City Council District: 1; Plan Area: La Jolla

STAFF: Robert Korch

Approve, conditionally approve, or deny an application for a Map Waiver, Waiver of Undergrounding and a Coastal Development Permit to convert three existing residential dwelling units to condominium ownership on a 0.188 acre site located at **644 Westbourne Street** in the RM-1-1 zone, Coastal Overlay Zone (non-appealable area), and Coastal Height Limit all within the boundaries of the La Jolla Community Plan area. Exempt from environmental.
Report No. HO-05-148.

RECOMMENDATION:

Approve

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ITEM-9: **G LOFTS WEST MAP WAIVER- PROJECT NO. 35844**
City Council District: 4; Plan Area: Centre City

STAFF: Pete Lynch

Approve, conditionally approve, or deny an application for a Map Waiver to create 142 residential and nine (9) commercial condominium units, in a building presently under construction at **677 7th Street**. Exempt from environmental. Report No. HO-05-157

RECOMMENDATION:

Approve

ITEM-10: **LEGENDS MAP WAIVER - PROJECT NO. 65232**
City Council District: 1; Plan Area: Centre City

STAFF: Pete Lynch

Approve, conditionally approve, or deny an application for a Map Waiver to create 178 residential and eight (8) commercial condominium units, in a building presently under construction at **325 7th Avenue**. Report No. HO-05-158.

RECOMMENDATION:

Approve