

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
NOVEMBER 26, 2008  
COUNCIL CHAMBERS, 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING  
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 3<sup>rd</sup> floor of the Development Services Building, located at 1222 1<sup>st</sup> Avenue, 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 619-321-3208 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 OFFICER ASSIGNED TO TODAY'S HEARING: Gary Geiler

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 OR WITHDRAWALS**

ITEM-3: **ITEMS TO BE PLACED ON CONSENT AGENDA.**

ITEM-4: **KETTENBURG RESIDENCE - PROJECT NO. 132928**  
City Council District: 2; Plan Area: Peninsula

**STAFF: Patrick Hooper**

Coastal Development Permit application to demolish an existing single-family residence and construct a new 6,770 square foot single-family residence on a 15,000 square foot site located at 3225 Kellogg Street in the RS-1-4 Zone within the Peninsula Community Plan. Exempt from Environmental.  
Report No. HO-08-184

**RECOMMENDATION:**  
Approve

HEARING OFFICER DOCKET OF NOVEMBER 26, 2008

ITEM-5:       **820 OPAL STREET MAP WAIVER – PROJECT NO. 127158**  
City Council District: 2; Plan Area: Pacific Beach

**STAFF:       Derrick Johnson**

Coastal Development Permit and Map Waiver to waive the requirements for a Tentative Map to allow for the conversion of two existing residential units and to waive the requirements to underground existing utilities. The 0.14-acre project site is located at 820-824 Opal Street in the RM-1-1 Zone, the Coastal Overlay (non-appealable) Zone, the Coastal Height Limit Overlay Zone, the Parking Impact Overlay Zone, and the Transit Area Overlay Zone within the Pacific Beach Community Plan Area. Exempt from Environmental.  
Report No. HO-08-130

**RECOMMENDATION:**

Approve