

SAN DIEGO PLANNING COMMISSION

**DOCKET FOR PLANNING COMMISSION MEETING
9:00 A.M., MARCH 1, 2012
CITY ADMINISTRATION BUILDING
COUNCIL CHAMBERS
202 C STREET, 12TH FLOOR**

NOTE: *If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ALD's) are required, please contact the Planning Department at (619) 321-3208 at least five (5) working days prior to the meeting to insure availability.*

Those items with an asterisk () will include consideration of the appropriate environmental document.*

To listen to the "live" broadcast of a Planning Commission meeting, dial 619-533-4001. Note: Rancho Bernardo and Rancho Penasquitos residents dial 619-484-7711 and ask the Citizen's Assistance operator to connect you.

Members of the Public should realize and understand that Planning Commissioners may be unable to thoroughly review and consider materials delivered the day of the hearing.

When it is determined that the Planning Commission will adjourn for lunch, the Planning Commission will adjourn to Conference Room A, located on the 12th floor next to the Council Chambers.

ITEM - 1: ANNOUNCEMENTS/PUBLIC COMMENT - This portion of the agenda provides an opportunity for members of the public to address the Commission on items of interest within the jurisdiction of the Commission. Comments relating to items on today's docket are to be taken at the time the item is heard.

Time allotted to each speaker is determined by the Chair; however, comments are limited to no more than three (3) minutes **total per subject** regardless of the number of those wishing to speak. Submit requests to speak to the Commission Secretary **prior** to the start of the meeting. Pursuant to the Brown Act, no discussion or action, other than a referral, shall be taken by Council on any issue brought forth under "Announcements/Public Comment."

ITEM - 2: REQUESTS FOR ITEMS TO BE CONTINUED AND/OR WITHDRAWN.

ITEM - 3: REQUESTS FOR ITEMS TO BE PLACED ON CONSENT AGENDA.
The Chair may entertain a motion by a Commissioner to approve certain non-controversial agenda items as consent agenda items at the beginning of the meeting. Items approved on consent are in accordance with Staff's recommendation as stated in the Report to Planning Commission.

ITEM – 4: **DIRECTOR’S REPORT.**

ITEM – 5: **COMMISSION COMMENT.**

ITEM – 6: **APPROVAL OF MINUTES FROM NOVEMBER 3, 2011;
NOVEMBER 10, 2011; DECEMBER 8, 2011 AND DECEMBER 15, 2011.**

ITEM – 7: *Appeal of Hearing Officer’s decision of December 14, 2011*

CHAO RESIDENCE – PROJECT NO. 242106

City Council District: 1

Plan Area: La Jolla

Staff: Jeffrey A. Peterson

Chao Residence: Appeal of the December 14, 2011, Hearing Officer’s decision to approve Site Development Permit No. 869384 to demolish an existing single family residence and construct a new two story, 4,593 square foot single family residence on a 0.22-acre site (10,007 square feet). The proposed project will conform to the Council Policy 900-14 criteria by generating 50-percent or more of the projected total energy consumption on site through renewable energy resources (i.e. photovoltaic). The property is located at 8289 La Jolla Scenic North Drive in the SF Zone of the La Jolla Shores Planned District within the La Jolla Community Plan, Coastal Height Limitation Overlay Zone, Airport Influence Area-Review Area 2 for MCAS Miramar and Council District 1. The project site is not located within the Coastal Overlay Zone. Environmental Exemption. Report No. - PC-12-

TODAY’S ACTION IS:

Process 3. Approve or deny the appeal.

DEPARTMENT RECOMMENDATION:

Deny the appeal.

ITEM – 8: *Continued from December 8, 2011 and February 2, 2012*

JACK IN THE BOX – 1110 C STREET – PROJECT NO. 2011-04

City Council District: 2

Plan Area: Downtown

Staff: Lucy Contreras

Jack In the Box (1110 C Street) – Centre City Development Permit/Planned Development Permit No. 2011-04 – East Village Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project. This project includes the construction of a new 2,156 square foot restaurant with drive-thru, including exemptions to the development regulations of the Centre City Planned District Ordinance. Exempt from Environmental. Report No. - PC-11-095.

TODAY’S ACTION IS:

Process 4. Approve or deny the project.

DEPARTMENT RECOMMENDATION:

Deny the project

ITEM – 9: **PATTERSON RESIDENCE – PROJECT NO. 200829**
 City Council District: 6 Plan Area: Clairemont Mesa

Staff: Morris E. Dye

THIS ITEM HAS BEEN WITHDRAWN

The Patterson Residence is a Process 4 Site Development Permit for Deviations to Environmentally Sensitive Lands regulations for previous grading and retaining walls on a 0.43-acre site with an existing single family residence at 4218 Conner Court in the RS-1-7 Zone within the Clairemont Mesa Community Plan, Clairemont Mesa Height Limit. Code Violation. Environmental Exemption. Report No. – PC-12-004

TODAY’S ACTION IS:

Process 4. Approve or deny the project.

DEPARTMENT RECOMMENDATION:

Deny the project.

ITEM – 10: **AT&T MOBILITY UNLIMITED STONES LTE – PROJECT NO. 237308**
 City Council District: 5 Plan Area: University

Staff: Simon Tse

AT&T Mobility Unlimited Stones LTE – A Planned Development Permit (PDP) for a modification to an existing Wireless Communication Facility (WCF) located at 6080 Miramar Road in the IL-2-1 zone within the University Community Planning area. The modification consists of the removal of six existing antennas and the installation of twelve new antennas behind Fiberglass Reinforced Panel (FRP) screening, painted

and textured to match the existing building. The equipment area would expand an additional 153-square feet to a total of 297-square feet. A deviation is being

requested to exceed the 250-square feet equipment limitation per Land Development Code 141.0420(g)(3). Environmental Exemption. Report No. – PC-12-019

TODAY’S ACTION IS:

Process 4. Approve or deny the project.

DEPARTMENT RECOMMENDATION:

Approve the project.