

**SAN DIEGO PLANNING COMMISSION
DOCKET FOR PLANNING COMMISSION MEETING
9:00 A.M., JULY 23, 2015
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.

Any agenda-related materials distributed to the Planning Commission after an agenda is posted for a regular meeting may be inspected upon request in the official project file which is maintained by the City's Project Manager, located at the Development Services Department's offices at 1222 First Avenue, San Diego, 92101

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ITEM – 2: REQUESTS FOR ITEMS TO BE CONTINUED AND/OR WITHDRAWN.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: **APPROVAL OF THE AGENDA.**

ITEM – 5: **DIRECTOR’S REPORT.**

ITEM – 6: **COMMISSION COMMENT.**

ITEM – 7: **APPROVAL OF THE MINUTES FROM:**

- **MAY 28, 2015**
- **JUNE 11, 2015**
- **JUNE 18, 2015**

ITEM – 8: *Appeal of Hearing Officer’s decision on May 20, 2015*

*** CAL COAST ACADEMY – PROJECT NO. 372555**

City Council District: 1

Plan Area: Carmel Valley

Consider an appeal of the Hearing Officer decision to approve an application for a Coastal Development Permit and Site Development Permit to allow the construction of a new single-story school building on the subject property, addition of parking, landscaping, retaining walls and other minor improvements on a site with a designated historical resource, Historic Resources Board Site No. 391-Mount Carmel Ranch. The property is located at 11555 Clews Ranch Road, San Diego, CA in the Carmel Valley Community Planning area in Council District 1. The Clews Land & Livestock, LLC filed an appeal of the Hearing Officer decision of May 20, 2015 approving the proposed project. Report No. PC-15-093

TODAY’S ACTION IS:

Process 3. Approve or deny the appeal

DEPARTMENT RECOMMENDATION:

Deny the appeal.

ITEM – 11: **VERIZON WIRELESS CROWN POINT – PROJECT NO. 410377**
City Council District: 2 Plan Area: Pacific Beach

Staff: Simon Tse

Verizon Wireless Crown Point – A Conditional Use Permit (CUP) (Process 4) to modify an existing Wireless Communication Facility located at 3833 Ingraham Street in the RM-3-7 zone of the Pacific Beach Community Plan. The project will result in nine (9) new antenna completely concealed inside Fiberglass Reinforced Panel (FRP) boxes, designed to match the color and texture of the existing apartment complex. The equipment associated with this project will continue to operate inside the existing building on the second floor, not visible to the public. The project was determined to be consistent with the previously certified Negative Declaration No. 19166. Report No. PC-15-089

TODAY’S ACTION IS:

Process 4. Approve or deny the project.

DEPARTMENT RECOMMENDATION:

Approve the project.

ITEM – 12: **VERIZON WIRELESS MCLAUGHLIN – PROJECT NO. 374509**
City Council District: 7 Plan Area: Navajo

Staff: Simon Tse

Verizon Wireless Navajo LTE – A Planned Development Permit (PDP) and a Site Development Permit (SDP) (Process 4) for a modification to an existing Wireless Communication Facility (WCF) located at 7880 Golfcrest Drive in the CN-1-2 zone of the Navajo Community Plan. The WCF modification consists of re-branching an existing monopine and increasing the overall height to 34-feet to conceal a total of twelve antennas and associated Remote Radio Units (RRUs). The project will continue to maintain separate equipment enclosures for the outdoor equipment cabinets and the emergency standby generator. The PDP is required for the proposed height deviation to exceed the CN-1-2 zone height limit of 30-feet and to remain within the required side yard setback. The project was exempt from the California Environmental Quality Act (CEQA). Report No. PC-15-090

TODAY’S ACTION IS:

Process 4. Approve or deny the project.

DEPARTMENT RECOMMENDATION:

Approve the project.