

**SAN DIEGO PLANNING COMMISSION
DOCKET FOR PLANNING COMMISSION MEETING
AUGUST 5, 2004
CITY COUNCIL CHAMBERS, 12th FLOOR
9:00 A.M.**

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) 236-6596 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.

- ITEM-1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD. REQUEST TO SPEAK SHOULD BE SUBMITTED TO THE COMMISSION SECRETARY AT THE TIME OF THE MEETING. NOTE: 3 MINUTE TIME PER SPEAKER.**
- ITEM-2: **REQUESTS FOR CONTINUANCE.**
- 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 the Manager's recommendation as stated in the Report to Planning Commission.
- ITEM-4: **DIRECTOR'S REPORT.**
- ITEM-5: **COMMISSION COMMENT.**
- ITEM-6: **APPROVAL OF MINUTES OF JULY 15, 2004 AND JULY 22, 2004.**

ITEM-7: **TRAILED FROM JULY 22, 2004 FOR FULL COMMISSION: It is anticipated that this will be continued to August 26, 2004.**

Appeal of the Hearing Officer Decision:

***THE ROCK ACADEMY AT NTC – PROJECT NO. 9113**

City Council District: 2; Plan Area: Peninsula

Staff: P. J. Fitzgerald

Appeal of the Hearing Officer decision of May 12, 2004 approving Conditional Use Permit No. 14125 to renovate building No. 94 at the former Naval Training Center (NTC) for K-12 private school and church uses on a 4.12 acre site located at 2320 Truxtun Road, in the CR-1-1 zone and Educational Subarea of the NTC Precise Plan within the Peninsula Community Plan area. Addendum to EIR No. 9113. Report No. PC-04-120.

TODAY'S ACTION IS:

Process 3. Deny the appeal and approve the project or approve the appeal and deny the project.

DEPARTMENT RECOMMENDATION:

Deny the appeal and approve the project.

ITEM-8: *Appeal of Hearing Officer Decision:*

MISSION VALLEY CHRISTIAN FELLOWSHIP CHURCH – PROJECT NO. 25785

City Council District: 5; Plan Area: Mira Mesa

Staff: Cathy Middlested

Appeal of Hearing Officer decision for Conditional Use Permit to allow for church use in an existing 43,521 square foot building on a 2.27 acre site at 9535 Waples Street in the IL-1-2 and Airport Environs Overlay zones, within the Sorrento Mesa sub-area designated as “Industrial Park”, as identified in the Mira Mesa Community Plan. Exempt from Environmental. Report No. PC-04-111.

TODAY'S ACTION IS:

Process 3. Deny the appeal and approve the permit, or approve the appeal and deny the permit.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-9: **36TH STREET TENTATIVE MAP – PROJECT NO. 20424**
 City Council District: 3; Plan Area: City Heights

Staff: Jeff Peterson

Tentative Map for condominium conversion to convert 5 residential units to condominiums on a 0.162 acre site. The property is located at 3783 36th Street in the RM-1-1 zone of the Central Urbanized Planned District within the City Heights Community Planning Area. Exempt from environmental. Report No. PC-04-117.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-10: **COLUMBIA STREET TENTATIVE MAP – PROJECT NO. 19174**
 City Council District: 2; Plan Area: Uptown

Staff: Jeff Peterson

Tentative Map for condominium conversion to convert 10 residential units to condominiums on a 0.268 acre site. The property is located at 3005 Columbia Street in the MR-1500 zone of Mid-City Communities Planned District within the Uptown Community Planning Area, Airport Environs, and Council District 2. Exempt from environmental. Report No. PC-04-116.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-11: ***NOBEL ATHLETIC AREA AND LIBRARY – PROJECT NO. 5825**
 City Council District; 1 Plan Area: University

Staff: Juan Baligad

Site Development Permit to construct a 15,811 square foot library and 9,595 square foot recreation center with a playground and athletic fields on a vacant 30.19 acre site east of Toscana Drive, west of Nobel Drive and south of Judicial Drive. Mitigated Negative Declaration No. 5825. Report No. PC-04-121.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve. .

ITEM-12 ***BOUNDARY SELECTION AND PRELIMINARY PLAN FOR THE GRANTVILLE REDEVELOPMENT PROJECT AREA**
 City Council District: 7; Plan Area: Navajo and Tierrasanta

Staff: Tracy Reed and Maricela Leon

Selection of the preliminary boundaries of the proposed Grantville Redevelopment Project Area; approval of the preliminary plan and authorization of the transmittal of the approved preliminary plan to the Redevelopment Agency. A programmed EIR is being prepared for the adoption of the Grantville Redevelopment Project Area. Report No. PC-04-124.

TODAY'S ACTION IS:

Process 5. Recommend approval or denial to the Redevelopment Agency.

DEPARTMENT RECOMMENDATION:

Recommend approval.

The Planning Commission will recess for lunch to the Closed Session Room to discuss issues raised during their Retreat which was held in May, 2004. The public is invited but lunch will not be provided.

