

**SAN DIEGO PLANNING COMMISSION
DOCKET FOR PLANNING COMMISSION MEETING
OCTOBER 28, 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 OCTOBER 14, 2004.**

ITEM-7: *Appeal of Hearing Officer Decision:*

***BLAKE RESIDENCE - PROJECT NO. 12470**

City Council District: 1; Plan Area: La Jolla

Staff: Robert Korch

Appeal of the Hearing Officer’s decision to approve a Coastal Development Permit and Site Development Permit to demolish an existing single family residence and construct a new two-story, 5,789 square foot residence with a 792 square foot, three car attached garage on a 14,220 square foot lot addressed as 7820 Lookout Drive within the SF zone of the La Jolla Shores Planned District and the La Jolla Community Plan area. LDR No. 12470. Report No. PC-04-187.

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: **SAN DIEGO AVENUE TENTATIVE MAP – PROJECT NO. 21541**

City Council District: 2; Plan Area: Mid-City/Uptown

Staff: Patrick Hooper

Tentative Map to convert 10 residential units to condominiums on a 0.229 acre site. The property is located at 1912 San Diego Avenue in the MF-1000 zone of Mid-City Communities Planned District within the Uptown Community Plan. Exempt from environmental. Report No. PC-04-175.

TODAY'S ACTION IS:

Process 4. Approve or deny the permit.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-9: **CABRILLO KNOLLS TENTATIVE MAP – PROJECT NO. 10275**
City Council District: 3; Plan Area: City Heights

Staff: Jeff Peterson

Tentative Map for condominium conversion to convert 50 residential units to condominiums on a 0.689 acre site. The property is located at 4221 34th Street in the RM-1-1 and RM-1-3 zones of Central Urbanized Planned District within the City Heights Community Planning area of the Mid-City communities Plan. Exempt from environmental. Report No. PC-04-172.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-10: **MISSION HILLS COMMONS TM – PROJECT NO. 34398**
City Council District: 2; Plan Area: Uptown

Staff: Firouzeh Tirandazi

Request for a Tentative Map to convert 57 residential units and two existing commercial units to condominiums on a 1.070 acre site. The project site is located at 4021 Falcon Street in the CN-2A and MR-1000 Zones of the Mid-City Communities Planned District with the Uptown Community Plan Area. Exempt from environmental. Report No. PC-04-171.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-11: INITIATION – COMMUNITY PLAN AMENDMENT – CLAIREMONT MESA – MORENA BOULEVARD

City Council District: 6; Plan Area: Clairemont Mesa

Staff: Kevin Guy

Initiation of an amendment to the Clairemont Mesa Community Plan and the Progress Guide and General Plan to redesignate a 4.5 acre site from Mobile Home Park and General Commercial to Medium High Residential (30-45 du/ac). Report No. PC-04-142.

TODAY'S ACTION IS:

Approve or deny the initiation.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-12: *MISSION BOULEVARD MIXED USE – PROJECT NO. 95122

City Council District: 2; Plan Area: Pacific Beach

Staff: Dan Stricker

Planned Development Permit, Coastal Development Permit and Map Waiver to construct 8 residential condominium units and 1,400 square feet of commercial. Mitigated Negative Declaration No. 9522. Report No. PC-04-179.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.

ITEM-13: ***GARDEN TERRACES – PROJECT NO. 6946**
City Council District: 6; Plan Area: Linda Vista

Staff: **Bill Tripp**

Proposed construction of six residential units and garages on a vacant 9,109 square foot site addressed at 5971 Mildred Street in the RM-3-7 zone (Multi-family residential) Campus Parking Impact. Mitigated Negative Declaration No. 6946. Report No. PC-04-188.

TODAY'S ACTION IS:

Process 4. Approve or deny.

DEPARTMENT RECOMMENDATION:

Approve.