

TO

CITY PLANNING DEPARTMENT Zoning Division San Diego, California

Resolution No. 9101 - 9300

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WHEREAS, Zone Variance Application No. <u>14368</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (densies): the following:

Permission is hereby granted to M. J. Hayes, owner, and Ray Schoepp, lessee, to maintain and operate a re-upholstery and drapery shop in temporary quarters (garage) for a period of <u>four</u> months, on Lot 5, Block 4, Cleveland Heights, at 38332 Front Street, Zone R-4.

A variance to the provisions of Ordinance No. 12988 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-17

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55 FORM 1323

Zoning Administrator

Application Received $\frac{8-4-75}{-8}$ B	y Van Hise City Planning Department
Investigation Made 8-11-55 B	y <u>Landt Mergen &amp; South</u> City Planning Department
Considered by Board of Adjustment	2 Decision _ appr
Copy of Resolution sent to City Clerk _ 2-2	-2 Building Inspector
Planning Commission 7-24 Petitioner	7-22 Health Dept.

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• Vallance to the protections of reliance of 12700 to, and is lead, ended also to the particulars stated above, insolar as they relate to the prover a condication. WHEREAS, Zone Variance Application No. <u>14365</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (defines) the following:

Permission is herebya granted to Cicero T. Melton to construct a 5-foot high concrete block wall with red cap on top, along the property line on Linda Vista Road, on Lot 15, Block 67, Linda Vista No. 3, at 1842 Burton Street, Zone R-1; on condition that no structures be placed in the setback area.

A variance to the provisions of Municipal Code 101.0604 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

283

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55

Zoning Administrator

FORM 1323

Application Received _ S-4- 57 By Van Hese City Planning Department
Investigation Made 8-17-15 By By By By Margen & South City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk 8-19 Building Inspector 8-22-00-
Planning Commission 8-22 Petitioner 7-19 Health Dept.

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somission is hereby a granted to Gizero I. Belton to construct a 5-foot high equations block wall with red cap on top, along the property line on Light Yista Yead, on not blo, flock (7, Linda Vista No. 3, at 1842 Europh Street, Sone E-1; on confiction Clic by structures be placed in the actual area.

A variance to the provisions of Hunicipal Bode 101.0604 he, and is hereby granted as a to the particulars stated above, descent as they relate to the property described of the stated above.

WHEREAS, Zone Variance Application No. 14371 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (stories) the following:

Permission is hereby granted to Frank B. McElwee to construct a duplex on the rear of the south 100 feet of Lots 13 and 14, Block 72, Ocean Beach, making a total of four units on the property, said duplex to observe the required 10-foot rear yard opposite Niagara Ave., and to be served by a 4-foot access court to the street, at 5068-70 Niagara Ave., Zone C.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

220

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55

Zoning Administrator Res. No. 9103

FORM 1323

Application Received _ 8 - 4 - 57 By By By CityPlanning Department
Investigation Made <u>8-17-55</u> By <u>Raudt Margen &amp; South</u> City Planning Department
Considered by Board of Adjustment $-\frac{7-17}{2}$ Decision $-\frac{7}{2}$
Copy of Resolution sent to City Clerk $\frac{7-22}{7}$ Building Inspector $\frac{7-24-47}{7}$
Planning Commission 8-24 Petitioner 8-22 Health Dept.

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Farmission is hereby granted to Frank D. Mollwee to construct a deplex on the rear of the south 100 feet of Lots 13 and 14, Block 72, Geen Feed, making a total of four whits on the property, said duplex to observe the required 10-foot rear yard opposite Magara Ave., and to be served by a 4-foot access court to the street, at 5068-70 Magara Ave., Zone 3.

a variance to the provisions of humicipal Gode Luk. 9001 he, and is hereby granted as to the particulars stated alove, insefar as they relate to the property described above.

WHEREAS, Zone Variance Application No. <u>14066</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Earl S. and Marilyn S. Grinnell to construct a second residence on a parcel of land not of record at time of zoning but split out prior to Lecember 5, 1954, at 5154 Catoetin Drive, being a portion of Lot 29, La Mesa Colony, which legal description is on file in the Planning Office, Zone R-1.

(The applicants agreed, by Agreement No. 726, filed in the City Clerk's Office May 10, 1951, that this parcel will be held in one ownership.)

A variance to the provisions of Ordinance No. 13558 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

3-118

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9104

Dated August 17, 19 55

FORM 1323

Application Received <u>8-5-JT</u> By <u>Van Afric</u> City Planning Departm	
Investigation Made <u>8-17-55</u> By <u>Landt margan</u> + o City Planning Departm	Coutt ent
Considered by Board of Adjustment Decision	
Copy of Resolution sent to City Clerk $\frac{7-\gamma\gamma}{2}$ Building Inspector $\frac{7-\gamma\gamma}{2}$	24-12
Planning Commission $\underline{7 - 24}$ Petitioner $\underline{7 - 22}$ Health Dept	

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WHEREAS, Zone Variance Application No. <u>14286</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decrees) the following:

Permission is hereby granted to Loyd A. and June Carson to sell fruit juices in existing residence at 5241 Santa Margarita Street, being a portion of Block 12, Los Altaras No. 4, which legal description is on file in the Planning Office, Zone R-4; subject to the following conditions:

- 1. That one sign, 6 in. by 18 in., be permitted in the window;
- 2. That there be no advertising of address except for telephone number;
- 3. That this permit to be for a period ending June 30, 1956.

A variance to the provisions of Ordinance No. 2761 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505. Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

3-176

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55

FORM 1323

Zoning Administrator Res. No. 9105

Application Received _ \$ - 5 - 5-5-		City i faining Departmente
Investigation Made 7-17-55	By .	Lault Maryen & South City Planning Department
Considered by Board of Adjustment8-	17	_ Decision _ conse app
Copy of Resolution sent to City Clerk $\frac{7-22}{3}$ Building Inspector $\frac{7-24-57}{3}$		
Planning Commission Petitione:	r	<u> 8-22</u> Health Dept

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WHEREAS, Zone Variance Application No. <u>14352</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depice) the following:

Permission is hereby granted to William S. Miller, Sr., and Alice M. Miller to make interior and exterior alterations to an existing three-story building having stores on the first floor and apartments above, having a zero side yard and being 96 percent covered; and to convert four apartments on the second floor to commercial use; on Lots 1, 2 and 3, Block 1, Hartley's North Park Addition, at 3049 University Ave., Zone C.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

2-62

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55

FORM 1323

Zoning Administrator Res. No. 9106

Application Received _ 8-5-57 By	
Investigation Made <u><i>S</i>-17-17</u> By <u>G</u>	City Planning Department
Considered by Board of Adjustment 8-17	Decision
Copy of Resolution sent to City Clerk $\underline{8-19}$ Bu	ilding Inspector <u><u><u>x</u>-22-v</u></u>
Planning Commission $\underline{\mathcal{I}}_{\mathcal{I}}$ Petitioner $\underline{\mathcal{I}}_{\mathcal{I}}$	19 Health Dept

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Resolution is herely granted to dillian 8. Miller, br., and Alice h. Miller to the Differenter and exterior alterations to an existing three-story building flaving stores Drivers first flaer and apartments alove, noving a nero shie yard and being 90 percent covered; and to convert four apartments on the second floor to conserval uso; of Aparts 1, 2 and 3, Block 1, Hartie; Barth Jark Midicion, at 3000 University Ave., Store C.

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A variance to the provisions of Hunicipal Code 101.0603 he, and is hereby granted as to the particulars stated abovy, insolve as they relate to the property described shove.

14320 WHEREAS, Zone Variance Application No. \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are no special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would not deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, greats (denies) the following:

Permission is hereby DENIED to Gladys Williams to enclose a roofed area having a 14-inch side yard, on Lot 29, Block D, Point Loma Heights, at 3822 Centraloma Drive, Zone R-1.

Application for a variance to the provisions of Municipal Code 101.0601 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

217

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ 19 \_\_\_\_ 19 \_\_\_\_

Zoning Administrator Res. No. 9107

FORM 1323

Application Received _ 8 - 8 - 13 - By By City Planning Department	
Investigation Made 8-17-55 By Landt, Mergen - South City Planning Department	
Considered by Board of Adjustment <u>8-17</u> Decision <u>Seried</u>	
Copy of Resolution sent to City Clerk $\frac{Z-1}{E}$ Building Inspector $\frac{Z-12-12}{E}$	
Planning CommissionPetitionerHealth Dept	

offetssion is hereby DENTED to Clady's Williams to enclose a roofed area having a Affen side yard, on het 29, Misek D, Feine Loma Feights, at 3822 Centralena 1990; Sone R-1.

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opure tion for a variance to the provisions of Municipal Cale 101.0601 be, and is hereby BERIND as to the particulars stated above, insolar as they relate to the reporty described above.

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WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Mrs. Sarah La Putz to construct an addition to residence, consisting of two bedrooms and living room, which residence is attached to a store building having a zero side yard, the addition to observe a 3-foot side yard, on Lot 3, Block 180, University Heights, at 1209 Lincoln Avenue, Zone R-2; subject to the following conditions:

- 1. That the roof of the proposed addition does not extend beyond the required side yard;
- 2. That the present store facilities are not enlarged.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

2-67

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17 19 55

FORM 1323

Zoning Administrator

Res. No. 9108

V

Application Received 7-8-17 By Van Here City Planning Department
Investigation Made <u>8-17-17</u> By <u>Lands Surgers Fouth</u> City Planning Department
Considered by Board of Adjustment 8 - 17 Decision Conditapp
Copy of Resolution sent to City Clerk $\frac{8-22}{2}$ Building Inspector $\frac{7-24}{7}$
Planning Commission $\frac{8-24}{7}$ Petitioner $\frac{8-24}{7}$ Health Dept.

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Permission is horeby granted to Mrs. Marah in Futur to construct an addition to residence, consisting of the betrooms and Living room, which residence is attached bas store building having a zero side yard, the addition to observe a 3-fout side gard, on fet 3, Block 180, University Meights, at 1200 Lincola Avenue, Soie 8-2; subject to the following condicients:

Chat the root of the proposed addition does not extend beyond the required side yord:

" That the present store facilities are not anlarged.

i variance to the provisions of Aunicipal Code 101.0602 he, and is herely franted as to the particulars stated above, fusedar as they relate to the property described drive.

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WHEREAS, Zone Variance Application No. <u>**14361**</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>102</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Margaret Campbell Estate, owner, Bank of America, trustee, and Lillie L. Wallace, operator, to maintain and operate an existing baby-sitter service agency, with a maximum of one employee, from 8:00 a.m. to 7:00 p.m., at 3681 Ray Street, on Lots 4 and 5, Block H, McFadden & Buxton's North Park, Zone R-4; subject to the following conditions:

- 1. That there be no signs;
- 2. That there be no advertising of address except for telephone number;
- 3. That this permit to expire June 30, 1957.

A variance to the provisions of Ordinance No. 12820 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-62

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ August 17 , 19 \_\_\_\_\_ 55

FORM 1323

Zoning Administrator Res. No. 9109

 Application Received
 8-9-55
 By
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 Investigation Made
 8-17-55
 By
 Result Merge Month

 Considered by Board of Adjustment
 8-17
 Decision
 Amell 4/2

 Copy of Resolution sent to City Clerk
 8-22
 Building Inspector
 8-24

 Planning Commission
 8-24
 Petitioner
 8-22
 Health Dept.

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and. Ant there he no signs: prove That there be no advertising of address except for telephone number; 3. 'Ant this permit to expire june 30, 1957.

i veriance to the provisions of indinance to. 12020 be, and is broker ranted as to the purchainers stated above, insolar as they relate to the property described above. WHEREAS, Zone Variance Application No. <u>14318</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grouxs (denies) the following:

Permission is hereby DENIED to Kesling Free Enterprises to construct an office building with a 3-foot setback where a 15-foot setback is required, on Lots 13, 14 and 15, Block 16, Center Addition to La Jolla Park, on the east side of Girard Avenue between Pearl and Genter Streets, Zone R-C.

Application for a variance to the provisions of Municipal Code Section 101.0602 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

	BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA
Dated August 17 19 55	ByDESouth
ORM 1323	$6 - 34\sqrt{-2000}$ Zoning Administrator Res. No. 9110

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Application Received _ 8-10-VJ By _ Drail City Planning Department
Investigation Made 8-17-VIII By Randt mergen + Sou City Planning Department
Considered by Board of Adjustment 8-17 Decision Denical
Copy of Resolution sent to City Clerk $\frac{8-18}{8}$ Building Inspector $\frac{8-22-\sqrt{7}}{8}$
Planning Commission $\sqrt{2-\gamma^2}$ Petitioner $\sqrt{2-17}$ Health Dept.

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rites a 3-foot settack where a 15-foot subback is required, on Lots 13, 14 and 15, 1100\* 18, Senter Addictor to is Jolla Park, on the cast side of Girard Avenue between Fearl A Fenter Streets, Sone R-G. ①思想 Fill cation for a variance to the provisions strumssing Gode Section 101.0602 be.

Partission is hereby Phylin to Realing Free Enterbylaes to construct an office building

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· · · · · an affect the second WHEREAS, Zone Variance Application No. <u>14246</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Henry L. and Sylvia Wilson and Agnes Synek to install a kitchen in an existing guest house for use by Mrs. Synek, on the southerly 66 ft. of the North half of the North half of the Southeast Quarter, except 10 ft. street opening, and except street, of Lot 29, Rancho Mission of Horton's Purchase, at 1036 Euclid Ave., Zone R-1; majk subject to the following condition:

That an agreement be signed and recorded to the effect that said kitchen will be removed when no longer needed by Mrs. Synek, or if the property is sold.

A variance to the provisions of Ordinance No. 35 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

3-157

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17 , 19 55

FORM 1323

Zoning Administrator Res. No. 9111

Application Received <u>8-10-17</u> By <u>V. Berghts</u> gity Planning Department Investigation Made <u>8-12-17</u> By <u>Raudh Menger & Boutt</u> City Planning Department Considered by Board of Adjustment <u>8-12</u> Decision <u>Conclump</u> Copy of Resolution sent to City Clerk <u>8-23</u> Building Inspector <u>8-24-05</u> Planning Commission <u>8-24</u> Petitioner <u>8-23</u> Health Dept. \_\_\_\_\_

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WHEREAS, Zone Variance Application No. \_\_\_\_\_14378 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to David Fischbein to construct an additional apartment above a store building with zero side yard, using the central hall now being used as access to the street by the other apartments, on Lots 23 and 24, Block 27, H. M. Higgins Addition, at 1031 - 25th Street, Zone C; on condition that the proposed addition conforms with all Building Department requirements.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above. with the state of the second state of the seco

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-29

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17 55 19\_\_\_\_

Zoning Administrator Res. No. 9112

FORM 1323

Application Received 8-9-15 By a. Troclar City Planning Department
Investigation Made <u>8-12-15</u> By <u>Loudt Thergen &amp; South</u> City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $\frac{g-18}{2}$ Building Inspector $\frac{g-22-v}{2}$
Planning Commission 8-22 Petitioner 8-18 Health Dept.

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ermission is hereby granted to havid Fischbein to construct an additional aparent hove a store building with zero side pard, using the contral hall new being used an obsis to the street by the other apartments, on Lots 23 and 24, Mlack 27, 6. N. Sprins Addition, at 1031 - 20th Street, Eene G; on condition that the proposed ufforden conforms with all building beparenents.

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Vertance to the provisions of Municipal Code 101.0001 be, and is hereby granted where the property described where the property described where

WHEREAS, Zone Variance Application No. <u>letter 0-9-55</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

That Resolution No. 7789, dated September 30, 1953, which extended Resolution No. 7155, dated February 4, 1953, which extended Resolution No. 6888, dated Ectober 15, 1952, be amended to read as follows:

Permission is hereby granted to Clairemont Baptist Church (formerly granted to Emmanuel Baptist Church) to operate church and educational buildings on Lots 15 thru 20, Block 84, Morena, at the northwest corner of Ingulf and Galveston, Zone R-1, on condition that the parking area, providing off-street parking at a ratio of one car for each ten persons, <u>be paved by September 1, 1956.</u>

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17 , 19 55

FORM 1323

Zoning Administrator Res. No. 9113

Application Received By By	Mul City Planning Department
Investigation Made <u>9-12-15</u> By By	Lauth Mergen + South City Planning Department
Considered by Board of Adjustment77	
Copy of Resolution sent to City Clerk 7 - 22	Building Inspector
Planning Commission Petitioner	T- 22 Health Dept

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# 14382

WHEREAS, Zone Variance Application No.\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decrices) the following:

Permission is hereby granted to White Sands Building Corporation, Inc., to operate three ready-to-wear shops, one gift, one barber, and one beauty shop and drug store, in an existing hotel, the entrances to the read-to-wear, gift, and barber shops being off the parking lot, and entrances to drug store and beauty shop off the hotel lobby; on a portion of Block 1, La Jolla Park, which legal description is on file in the Planning Office, subject to the following conditions:

- That a suitable wall or screen, with planting, be constructed to the north/and 1. attached to the existing porte-cochere, to screen the four shops opening off the parking lot:
- That the plans for said planting and screening be filed in the Planning Office 2. and approved by the Zoning Administrator.

A variance to the provisions of Ordinance No. 13294 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

6-348

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_August 17\_, 19\_\_55\_ FORM 1323

Zoning Administrator Res. No. 9114

Application Received By By City Planning Department
Investigation Made 8-17-07 By Sundt Mergen & South City Planging Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $8-19$ Building Inspector $8-22-15$
Planning Commission <u>8-22</u> Petitioner <u>8-19</u> Health Dept.

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WHEREAS, Zone Variance Application No. 14384 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San While Souls emp. Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to maintain the existing gate post sign with 3-foot setback, 4 ft. by 4 ft., by 8 ft., 6 in. high; on a portion of Block 1, which legal description is on file in the Planning Office, in La Jolla Park, at 7450 Olivetas, Zone R-4.

A variance to the provisions of Municipal Code 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

6-348

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 17, 19 55

Zoning Administrator Nes. No.

FORM 1323

Application Received By City Planning Department
Investigation Made 8-17-55 By Loudt Mergen & South City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $\frac{8-19}{9}$ Building Inspector $\frac{8-2+2}{7}$
Planning Commission Petitioner Health Dept

Fermission is hereby granted to maintain the existing gate pest sign with 3-foot sorback, 4 ft. by 4 ft., by 6 ft., 6 in. high; on a pertion of Block I, mich feral description is on file in the Flanning Office, in La Jolla Fark, at 1450 Glivetas, hone R-4.

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A variance to the provisions of humicipal Gode 101.0603 be, and is hereby granted as to the particulars stated above, inseinr as they rolate to the property do-

WHEREAS, Zone Variance Application No. 14231 \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (dences on the following:

Permission is hereby granted to Archie and Jean Avakian to maintain and use Lot 2, Block 14, La Jolla Hermosa, adjacent to 5771 La Jolla Blvd., Zone R-1, for off-street parking in conjunction with adjoining business, subject to the conditions specified on the attached sheet.

A variance to the provisions of Ordinance No. 242 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

> > Zoning Administrator

Res. No. 9116

19 55 August 31 Dated .

FORM 1323

Application Received July 12, 55 By Mil City Planning Department
Investigation Made 8-31-55 By Loudt mayor of the City Planning Department
Considered by Board of Adjustment 8-31 Publicision _ Conceptor
Copy of Resolution sent to City Clerk $\frac{9-1}{9}$ Building Inspector $\frac{9-8-90}{9}$
Planning Commission Petitioner Health Dept

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## ARCHIE and JEAN AVAKIAN

## Application No. 14231

## CONDITIONS

- 1. That the south 60 feet of said lot be paved and marked, with bumper guards installed;
- 2. That the north 15 feet of said lot and the 4-foot, 8-inch area between the sidewalk and property line be landscaped, with shrubbery and trees as shown on plans submitted; with a sprinkling system to be installed and the landscaping to be maintained in good condition; the type of shrubs to be approved by the landscape architect of the City Planning Department;
- 3. That a 5-foot wall be constructed along the north property line to the setback line, continuing with a 3-foot wall along the front property line to the south side of the property, except for the driveway;
- 4. That all lighting be directed onto the parking lot and away from any residential property;
- 5. That a chain be provided to close off the parking lot from La Jolla Blvd., at closing time; the parking lot to be open between the hours of 9:00 A.M. thru 9:00 P.M. only:
- 6. That said parking lot be only for the use of patrons of the adjacent retail business, and no fee charged for parking;
- 7. That the entrance to the parking lot be approved by the City Traffic Engineer;
- 8. That the parking lot be kept clean at all times, with no storage other than the parked cars;
- 9. That a 5-foot high concrete block wall be erected along the east property line, adjacent to the alley.

Res. No. 9116 Aug. 31, 1955 WHEREAS, Zone Variance Application No. <u>14362</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies): the following:

Permission is hereby granted to George A. and Edith D. Shooter to construct a duplex, making a total of three living units on Lots 7 and 8, Block 15, Ocean Beach Park, at 4578 Muir Ave., Zone R-2, in accordance with plans submitted and on file in the Planning Department, and subject to the following conditions.

- 1. That a minimum of two paved off-street parking spaces be provided southeast of the existing single family residence, on subject property;
- 2. That a service porch be installed at the door of the proposed duplex facing Muir Ave. and that the porch be provided with a concrete block parapet wall 30-inches in height above floor level, and that steps descend parallel with Muir Ave. toward the southeast;
- 3. That no storage of garbage cans or trash containers be visible from either Muir Ave. or Froude St.

A variance to the provisions of Ordinance No. 12793 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

-227

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

FORM 1323

Dated August 31

19\_55

Zoning Administrator

Res. No. 9117
Application Received <u>3-3-55</u> By <u>V. Beights</u> City Planning Department
Investigation Made <u>8-31-55</u> By <u>Levelt mayor &amp; Mac</u> City Planning Department
Considered by Board of Adjustment Decision Could app
Copy of Resolution sent to City Clerk Building Inspector
Planning Commission Petitioner Health Dept

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WHEREAS, Zone Variance Application No. <u>14329</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to John D. and Evelyn V. Flynn to convert the existing main building on Lots 43 and 44, Block 11, Roseville Heights, at 3304 Talbot Street, Zone R-1, into a duplex, on condition that the two living units be confined within the present limits of said existing main building; one family now occupying a non-conforming basement unit to be permitted to occupy an illegal living unit at rear of subject property for a maximum of sixty (60) days; but permission is hereby DENIED to convert said illegal living unit at the rear of subject property into a legal living unit.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

1-208

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

Zoning Administrator

Res. No. 9118

FORM 1323

Application Received 8-3-55 By .	F. M & Connell City Planning Department
Investigation Made <u>8 - 31 - 15</u> By _	Loude margen & Mac
Considered by Board of Adjustment	
Copy of Resolution sent to City Clerk $\frac{9-2}{2}$	Building Inspector 9-8-13
Planning Commission <u>9-2</u> Petitioner	7-2 Health Dept.

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WHEREAS, Zone Variance Application No. <u>14326</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (Dences) the following:

Permission is hereby granted to Whitney Enterprises, owner, and Kettenburg Boat Works, lessee, to use the front portion of commercial building on Lots 13 and 14, Block 26, Roseville, at southwest corner of Shafter and Carleton Sts., Zone R-4, for Kettenburg Boat Works Engineering Office, with rear portion of said building to continue to be used as plumbing office, subject to the following condition:

That this permit expire June 30, 1956.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505. Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

215

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated <u>August 31</u>, 1955 FORM 1323 Zoning Administrator Res. No. 9119

Application Received H	By City Planning Department
	orth - termine
Investigation Made $\frac{8-31-15}{1-15}$	y Landt mergen & mac
	City Planning Department
Considered by Board of Adjustment	1 Decision _ conce appr
Copy of Resolution sent to City Clerk	Building Inspector 8 -03
Planning Commission $\underline{9-8}$ Petitioner _	9-6_ Health Dept.

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WHEREAS, Zone Variance Application No. <u>14428</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Alice E. Kenyon, owner, and Michael De Stout, lessee, to use the Northeasterly 50 feet of Lots 11 and 12, Block 26, Roseville, at the northeasterly corner of Byron and Shafter Streets, Zone R-4, or the property owned by Whitney Enterprises adjacent to subject property, for open storage in connection with plumbing business on said adjacent property, <u>BUT</u> has granted permission to use this property for storage purposes on condition that all storage of materials be under cover, and has further granted permission to use subject property for parking purposes, with off-street parking to be provided for all vehicles and equipment on wheels.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above, but application for a variance to permit <u>open</u> storage on subject property is hereby DENIED.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

- 215

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

FORM 1323

Zoning Administrator

Res. No. 9120

Application Received $\frac{8-23-17}{By}$ By	City Planning Department
Investigation Made $\boxed{\overline{S-31-s}}$ By	Laudt Mergen , Mac City Planning Department
Considered by Board of Adjustment $\boxed{7-31}$	_ Decision _ partial deniel
Copy of Resolution sent to City Clerk $9-6$	Building Inspector $\frac{7-8-1}{7}$
Planning Commission Petitioner	<u>9-6</u> Health Dept

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WHEREAS, Zone Variance Application No. <u>14429</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Alice E. Kenyon, owner, and Michael De Stout, lessee, to enclose the Northeasterly 50 feet of Lots 11 and 12, Block 26, Roseville, at northeasterly corner of Byron and Shafter Streets, Zone R-4, with a solid board fence, 7 feet in height, on condition that all portions of said fence in excess of 7 feet in height be removed.

A variance to the provisions of Municipal Code Sec. 101.0624 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

1-210

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated <u>August 31</u>, 19 <u>55</u>

Zoning Administrator

Res. No. 9121

Application Received 8-23-13 By By City Planning Department
Investigation Made 8-31-55 By Kaudt Margan & Mac City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk Building Inspector 9 - 8 -va
Planning Commission 9-1 Petitioner 9-6 Health Dept.

Petrilation is hereby granted to Alive L. Margon, omer, and Michaell Be Stort, "Resourt to enclose the Berthuasterly 50 feet of Bets-11 and 12, Moek 26, "Suculife, at markingsterly corner of Eyron and Dialter Birests, None B-4, Mich a "solid board fence, 7 feet in Baight, on condition that all performs of said fence , it ences of 7 feet in Beight be removed.

"A variance to the provisions of Francismi Code Sec. 101.002, be, and is lereby "granted as to the particulars stated above, insolar as they relate to the property described above. WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
  - 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
  - 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
  - 4. That the granting of the Variance will \_\_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denres) the following:

Permission is hereby granted to Herbert and Florence M. Underhill to add a twobedroom addition to an existing residence, the addition to be constructed above the garage which has a 7-foot setback on 38th Street where 15 feet is required, on Lots 5 and 6, Block 66, City Heights, at 3775 - 38th Street, Zone R-4.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

# BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated_	Dated August	31	. 19 _	55
FORM 13:	2 3			

Zoning Administrator

Res. No. 9122

Application Received _ 8 - 18 - 55 By Van Area City Planning Department
Investigation Made _ 7 - 31 - 105 By _ Leadt Sneighn + Mac City Planning Department
Considered by Board of Adjustment B-31 Decision
Copy of Resolution sent to City Clerk $\frac{9-1}{2}$ Building Inspector $\frac{9-8-17}{2}$
Planning Commission <u>1-8</u> Petitioner <u>5-1</u> Health Dept.

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Permission is hereby granted to Herbart and Morence M. Underhill to add a tworedicom addition to an emisting residence, the addition to he constructed above the garage which has a 7-foot contact on 380h Street where 13 feet is required, pon hous 5 and 6, Block 66, Gity Heighns, at 3775 - 36th Street, House 1-1.

A variange to the provisions of Maniairal Gode 101.0602 be, and is hereby granted as to the particulars stated above, inseinr as they relate to the property described above.

WHEREAS, Zone Variance Application No. 14322 \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Eugene C. and Ruth C. Pitzer to erect a garage addition to an existing residence, the garage to have a zero side yard where 3 feet is required, on Lot 19, Block 26, Lexington Park, at 2530 Violet Street, Zone R-2: subject to the following conditions:

- 1. That all Building Department requirements be complied with:
- That the architecture of the proposed building be approved by the Zoning 2. Administrator.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

-88

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9123

Dated August 31 19 55

FORM 1323

Application Received _ 8-10 - 15 By By City Planning Department
City Planning Department
Investigation Made <u>S-31-VJ</u> By <u>Readt</u> mayor & <u>kree</u> City Planning Department
City Planning Department
Considered by Board of Adjustment 8-31 Decision Gull offer
Copy of Resolution sent to City Clerk $\frac{6-7}{9}$ Building Inspector $\frac{6-8}{100}$
Planning Commission <u>9-8</u> Petitioner <u>9-7</u> Health Dept.

Termission is hereby manted to state to and Muth C. Pitaer to erect a garage addition to an existing residence, the garage to have a zero side part where 3 feet as required, on not high Mach 26, Lesington Tark, at 2139 Vielet Street, No e 1.-5; Whiteo to the following conditions:

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T: " at all mulding "opartment requirements he complied with;

2. That the architesture of the proposed building to approved by the Louing

A variance to the provisions of Hunisipal Gode 101.0001 be, and is Hereby Franted at to the particulars stated above, insofar as they relate to the property described alove. WHEREAS, Zone Variance Application No. <u>14390</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not**\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (property) the following:

Permission is hereby granted to Kelley F. Scott to construct a 17-foot by 30-foot addition to an existing residence, said addition to connect residence and garage and workshop, the garage observing a 3-foot side yard and 1-foot rear yard, the proposed addition to observe all yard requirements, on Lot 97, Talmadge Park Manor Unit NO: 2, on the east side of 51st Street, between Adams Ave: and Collier, Zone R-1; subject to the following condition:

That the rear 12-foot portion of existing garage building be converted from the present den to a storage room and that an agreement be signed and made of record to the effect that said portion of garage will not be used as living quarters. Agreemeterm&Ent #854

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

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By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ August 31, 19 \_\_\_\_\_ 55

FORM 1323

Zoning Administrator Res. No. 9124

Application Received 8-11-57 By J. Milen City Planning Department
Investigation Made <u>8-31-VIS</u> By <u>Saudi Marger &amp; Mar</u> City Planning Department
Considered by Board of Adjustment Decision Considered by Board of Adjustment R = 31 Decision
Copy of Resolution sent to City Clerk 2-6 Building Inspector 2-8-15
Planning Commission <u><u>5-8</u> Petitioner <u><u>5-6</u> Health Dept</u></u>

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Permission is levely granted to heller F. Scott to construct a Li-Loot of divisor addition to an existing residence, said addition to connect residence and marge and vericing, the garage observing a 3-loot side part and L-Corb rate part, the proposed addition to observe all part requirements, on Lot 97, Talandje Part Manor into No. 2, on the cast side of Sist Nerget, between Adams Ave, and Sollier, More A-2; subject to the following condicient:

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are That the rear L2-foot perbion of existing garage building be converted from the present den to a storage room and that an arreament be signed and made of record to the effect that said pertion of garage will not be used as Living quarters.

A variance to the provisions of immisipal Code 101.0601 be, and is herely franted as to the particulars stated above, insolar as the rolate to the property described above. WHEREAS, Zone Variance Application No. <u>14338</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decise) the following:

Permission is hereby granted to Janet M. and Thomas W. Baldauf to construct a single family residence with a 10-foot setback on Valemont Street where 15 feet is required, on the northerly half of Lots 20 thru 22, Block 1, Roseville Heights, on the southeast corner of Valemont and Bangor Streets, Zone R-1.

A variance to the provisions of Municipal Code 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

-288

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated _	August	31	19_	55
FORM 132	A.S. 1917 2018			

Zoning Administrator Res. No. 9125

Application Received 7-15-55 By	Irotty
Investigation Made $-\frac{5-31-\sqrt{3}}{-8}$ By	Loudh mergen + mac
	City Planning Department
Considered by Board of Adjustment $\frac{8-31}{2}$	_ Decision
Copy of Resolution sent to City Clerk	Building Inspector <u>5-8-55</u>
Planning Commission <u>9-8</u> Petitioner	<u>9-1</u> Health Dept.

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Formission is hereby granted to janet H. and Themas W. Haldauf to construct a single family residence with a 10-foot sethack on Valencet Street where 15 feet is required, on the moreherly half of Lons 20 thru 22, ficele 1, Reseville Heights, on the southeast corner of Valencet and impor Streets, lone R-1.

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A variance to the provisions of Hundelpal Gade 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property doscribed above.

WHEREAS, Zone Variance Application No. \_\_\_\_\_14387 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_\_adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants the following:

Permission is hereby granted to Samuel A. and Nora B. Johnstone, Jr., to construct a garage, to be a maximum of 13-1/2 ft. by 24 ft. in size, attached to the existing residence, and to observe zero side and rear yards, on portion of Lots 47 and 48, Block 108, University Heights, which legal description is on file in the Planning Office, at the southwest corner of Utah and Meade. Zone R-4; subject to the following conditions:

- That the proposed construction conforms with the architecture of 1. the existing residence;
- That the front of the proposed garage to be not closer than 6 feet 2. from the front line of the existing residence.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

2-76

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31 1955

Zoning Administrator Res. No. 9126

FORM 1323

Application Received By By Becality Planning Department
Investigation Made 8-31-55 By Scult Margan margane Margane City Planning Department
Considered by Board of Adjustment Decision _ Coudloppe
Copy of Resolution sent to City Clerk 9-6 Building Inspector 9-8-55
Planning Commission Petitioner Health Dept

Jon

For ission is herein granted to Samel A. and form 3. Johnstone, Jr., to construct a garage, to be a maximum of 13-1/2 ft. by Mi ft. in size, attached to the establing realdence, and to observe sere side and rear yards, on portion of Lots MY and Mi, Block 103, Oniversity Weights, which legal description is on file in the Figurian Office, at the southmest corner of Util, and heads, Sone 6-4; and for the following conditions:

- Lint the proposed construction conforms with the available true of .
  the excitting residence;
- 2. Thut the front of the proposed garage to be not closer than (sizes

A variance to the provisions of lumicipal voie Sec. 101.0001 be, and is rensign stratted as to the particulars stated above, insolar as they relate to the property described atove. WHEREAS, Zone Variance Application No. <u>14375</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to H. A. Hemphill to construct a commercial building to extend approximately 4 feet into the C-P zone, on a portion of Lot 53, Ex-Mission Lands, per logal description on file in the Planning Office, at 5045 Churchward Street, Zones C and C-P; on condition that the proposed building will not extend out beyond the existing building adjacent to the east.

A variance to the provisions of 5031 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_

3-177

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

FORM 1323

Zoning Administrator Res. No. 9127

Application Received <u>F-16-55</u> By	City Planning Department
Investigation Made 8-31-55 By	Loude Meyer & Mee
Considered by Board of Adjustment $8-31$	_ Decision _ Could appr
Copy of Resolution sent to City Clerk	Building Busiledingr Inspector - 15
Planning Commission Petitioner	デーン Health Dept

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1.65.41

WHEREAS, Zone Variance Application No. <u>14396</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will <u>not</u>adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depress) the following:

Permission is hereby granted to David B. and Williamine S. Coleman to construct a residence with a 15-foot setback where 21 feet, 6 inches is required, on Rosecrans, on Lot 5, Block 205, Roseville, on the northwesterly corner of Rosecrans and Yonge Streets, Zone R-1.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

## BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31 19 55

FORM 1323

Zoning Administrator Res. No. 9128

Application Received By .	V. Beights
	City Planning Department
Investigation Made $\frac{\beta - 31 - 57}{By}$ By _	Landt mergen a mac
	City Planning Department
0-21	Construction of the second second second second
Considered by Board of Adjustment $\frac{8-31}{2}$	_ Decision _ ppr
Copy of Resolution sent to City Clerk $-\frac{4-1}{2}$	Building Inspector 9-4-43
Planning Commission 9-8 Petitioner 9	

Normission is herein tranted to Bavid B. and Williamine & Coleman to construct a residence with a 19-foot sochade where Si feet, 6 thenes is required, on Mesedens, on Lot 5, Wlock 208, Meseville, on the northwesterly corner of Lesecrats and Yange Streets, Zone R-1.

ro" don 105

A pariants to the provisions of Municipal Gode 202.0602 he, and is hereby granted as no the particulars stated above, insolar as they relate to the property departiculed above.

9129

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### 14442

WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to David E. and Williamine S. Coleman to construct a residence with a 15-foot setback where 21 feet, 6 inches is required, on Rosecrans, on Lot 6, Block 205, Roseville, on the northwesterly corner of Rosecrans and Yonge Streets, Zone R-1.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

CITY C	OF SAN DIEGO,	CALIFORNIA	A
By O. E.S	land, by 7.	Am.C.	mul
1-225	Zoning Administra	tor Res. No.	9129

BOARD OF ZONING ADJUSTMENT

Dated \_\_\_\_\_\_ August 31\_\_\_\_\_ 19\_\_\_\_ 55

FORM 1323

Application Received $\frac{7 - 1(-1)}{By}$	V- Becchts Caty Planning Department
Investigation Made 7-31-10- By	Londy Margen & Mac City Planning allement
Considered by Board of Adjustment $3 - 31$	Decision _ appr
Copy of Resolution sent to City Clerk $$ E	Building Inspector <u>9-8-55</u>
Planning Commission Petitioner	

Remainsion is herein tranted to favid 1. and Milliamine 4. Colonan to constitution a residence with a lo-doot sublack where 21 feet, a inches is required, on losetrains, or Lot (, Block 205, Nessville, on the forthwesterly carner of Losecrans and longe Streets, Sone M-M.

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201

A variance to the provisions of huricinal date \$51.0002 be, and is bereby pronoul as to the particulars stated above, insolar as they relate to the property day gothed above.

1 Martin Martin Martin

WHEREAS, Zone Variance Application No. \_\_\_\_\_14423 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for 1. which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code. grants (denies) the following:

Permission is hereby granted to Charles and Louise Salik to construct a single family residence with 20-foot rear yard where 25 feet is required, and to permit a 4-foot overhang in the setback area where 3 feet is permitted, on Lots 23 and 24, Rodefer Hills View Point Division, on the northwest corner of Bandini and Guy Streets, Zone R-1.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

2-9

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated _	August	31,	19 _	55
FORM 132	3			

Zoning Administrator Res. No. 9130

Application Received _ 8 - 2 2 - 05 By .	Van Hice
	City Planning Department
Investigation Made 7-31-15 By_	Laudt merren + Shac
	City Planning Department
Considered by Board of Adjustment $7-3/$	
Copy of Resolution sent to City Clerk	Building Inspector
Planning Commission <u><u><u>5</u>-8</u> Petitioner</u>	9-1_ Health Dept.

formitsion is nereby granted to Charles and Wonkre Salik to construct a single faulty realdence with 20-foot roar ward where 25 feet is required, and the permit a (-loot overhand in the setback area where 3 feet is permitted, on Lets 23 and 54, hodeler mills View Yount Division, on the northwart corner of Faudini and 10. Streats, Kone R-1.

503

A variance to the provisions of Huddelpal Godo 101.0001 ba, and is norshy (rained th to the particulars stated above, insolar as they relate to the property descelled above.

- martine

WHEREAS, Zone Variance Application No. <u>14380</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denores) the following:

Permission is hereby granted to Italo Vattuone to construct an addition to an existing residence, the addition to be used commercially and to observe a zero side yard where 3 feet is required, on Lot 4, Block 39, Middletown, at 1745 Kettner Blvd., Zone M-1.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

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BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

FORM 1323

Zoning Administrator Res. No. 9131

Application Received 8-16-55 By V. TScifits City Planning Department
Investigation Made By By By Kouch manyou & Mac City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $\frac{9-1}{2}$ Building Inspector $\frac{9-8-3}{2}$
Planning Commission Pettitioner Health Dept.

Permission is hereby manted to Itale Varmone to construct an addition to an existing realisance, the addition to be used connercially and to observe a zero side mark where 3 feet is required, on Let 4, Flock 35, Middletown, at 1945, herebor fird., Zone H-1.

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301

A variance to the provisions of hundelnal Gade 101.0001 (a, and is hereby granted as to the particulars stated alove, inselar as they relate to the property doscribed above. WHEREAS, Zone Variance Application No. <u>14379</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ Motadversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to I. M. and Ethel Westbrook to maintain an existing patic which has been enclosed and now being utilized as rumpus room; the building observing a 4-foot rear yard where 20 feet is required, on Lot 15, Block 18, Valencia Park No. 2, at 502 Los Angeles Place, Zone E-1; subject to the following conditions:

- 1. That no plumbing be installed in said building;
- 2. That an agreement be signed and made of record to the effect that said building will not be used for sleeping quarters or rental purposes. Agreement #853

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA By D. C. Sauch by J.M. M. Counce Zoning Administrator Res. No. 9132

Dated August 31, 19 55

Application Received B-16-17 By By By Be and the partment
Investigation Made <u>S-31-VIT</u> By <u>Loudt Mergen &amp; Mac</u> City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $9-6$ Building Inspector $9-8-5$
Planning Commission <u>9-8</u> Petitioner <u>9-6</u> Health Dept

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For Lesion is bereby granted to 1. J. and Honel Westkrook to maintain an emisting patio which has been enclosed and now being utilized as runges room; the building observing a A-loob rear furd where 20 feet is renkred, on Lot 15, Bloch 16, Valencia Park to. 2, at 502 los Angeles Place, Sone A-1; subject to the following conditions:

the second second with the story of the story of the second of the second of the second second second second se

- 1. That no plausing be installed in said building;
- That an agreement be signed and made of remore to the effect blac sold building will not be used for sleeping quarters or remtal purposes.

A variance to the provisions of Hunicipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, institut as they wildto to the property described above.

WHEREAS, Zone Variance Application No. 14414 \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- That the aforesaid circumstances or conditions are such that the strict application of the pro-2. visions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code. grants (denies) the following:

Permission is hereby granted to James B. and Ceraldine Daugherty to maintain an existing porch with 14-foot, 4-inch setback on 36th Street where a 165-foot setback is required, on Lots 19 and 20 and the north 20 feet of Myrtle Ave. closed, Block 89. City Heights, at 3504 - 36th Street, Zone R-2.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

85

By\_\_\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No.

Dated	igust 31	_; 19_	55
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FORMM 1323

R

Application Received 8-18-55 By Van Hese City Planning Department
Investigation Made 8-31-55 By Loudt Merger & Mac City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $\frac{9-1}{9}$ Building Inspector $\frac{9-8-73}{9}$
Planning Commission Petitioner Health Dept
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THENE HAN IN TT HESOLVED, By the Board of Seaton of testimized at the second of the second second
age. Coll (athin, in confermity with the anthonics fortage in the the second of the control of the collowing:
Paralasion is horeby rearded to jamas D. and Ceraldine Daurherby to ministrian
estation perch with 1 -foot, 4-inch sechast on 30th Stream where a 16 -foot sociach as required, on Lots 10 and 20 and the mobil 20 feet of Nurths Ave. closed, most
as required, on nors 19 and 20 and the morph in root or suprise ave. closed, mode
A variance to the provisions of Manielpal Code 101.0002 be, and is herely manted as to the property de-
sound above.

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ELLE . 0 .25H.

### 14132

WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to R. B. Wilson to construct a porch and balcony addition to an existing residence, said addition to observe a 10-foot rear yard where 20 feet is required, on Lot 8 and portion of Lot 10, Block 10, Braemar Extension, at 1061 E. Briarfield Drive, Zone R-1.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

4-306

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

	August 31		55
Dated		_, 19	

FORM 1323

Zoning Administrator Res. No. 9134

Application Received _ 8-17-55 By U. Beights City Planning Department
Investigation Made <u>8-30-55</u> By <u>Kaudt Mergla' Moe</u> City Planning Department
City Planding Department
Considered by Board of Adjustment 8-31 Decision Appr.
Copy of Resolution sent to City Clerk $9-2$ Building Inspector $9-8-55$
Planning Commission Petitioner Health Dept

formination is hereby marter to . . . Wilson to construct a percerant balloon, addition to an emisting residence, said addition to orserve a 10-2000 resp tart where 20 feet is required, on for 8 and percien of her 10, Mook 10, Present Estension, at 1061 K. Briarfield Brive, Sone (-1).

" variance to the provisions of Ennicipal Code 101.000 to, and is hereby rented is to the particulars stated above, insolar as they relate to the property described tore.

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WHEREAS, Zone Variance Application No. \_\_\_\_\_\_14422 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Harry Phelps and Henry L. Wheeler, owners, and Leo Gunn and H. Willard Nelson, lessees, to continue operation of dental laboratory in Room 2316, Park View Professional Building, and to have a name plate on the directory board inside the building; on the east 10 feet of the south half of Lots D and I, the east 10 feet of Lots E and F, and all of Lots G and H, Bhock 261, Horton's Addition, located on the northwest corner of Sixth and Juniper, Zones R-4 and C; on condition that said operation be for the use of dentists in the Park View Professional Building only.

A variance to the provisions of Ordinance No. 12987 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_

2-20

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

August 31 19 55 Dated \_

FORM 1323

Zoning Administrator

Res. N., 9135
Application Received 8-19-55 By J. Nichon City Planning Department
Investigation Made By By By City Planning Department
Considered by Board of Adjustment 8-31 Decision and erf
Copy of Resolution sent to City Clerk $\frac{9-2}{9-2}$ Building Inspector $\frac{9-8-8-73}{9-8-73}$
Planning Commission <u>9-P</u> Petitioner <u>9-&gt;</u> Health Dept

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WHEREAS, Zone Variance Application No. 14341 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- \_ special circumstances or conditions applying to the land or buildings for 1. That there are\_\_\_\_ which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to J. Karn, Mary G. Rhoades, Annie E. MacGracken. Frank J. Thornton, Mary Ellis Swain, Helen M. Ryder, and William M. Oleson, owners, and the Automobile Club of Southern California, purchaser, to construct an office building on Lots 1 thru 4, and Lots 9 thru 12, Block 16, Bayview Homestead, on the south side of Date Street between 8th and 9th Streets, Zone R-4; on condition that the plot plan, showing parking and appropriate landscaping, be filed and approved by the Board of Zoning Adjustment.

A variance to the provisions of Ordinance No. 12987 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-26

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated	August 31	19	
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FORM 1323

Zoning Administrator Res. No. 9136

Application Received 8-22-55 By	City i faining bepar encite
Investigation Made <u>8-31-55</u> By	Kandt Mergen City Planning Department
Considered by Board of Adjustment $\frac{8-31}{2}$	_ Decision _ Coule appr
Copy of Resolution sent to City Clerk $\frac{9-2}{2}$	Building Inspector $9 - 8 - 5 - 5 - 5 - 5 - 5 - 5 - 5 - 5 - 5$
Planning Commission _ 7 - 8 Petitioner	9-2 Health Dept

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WHEREAS, Zone Variance Application No. <u>14415</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will <u>not</u> adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denses) the following:

Permission is hereby granted to Clyde J. and Agnes E. Bowman, owners, and John E. and Beryl K. Breshears, purchasers, to construct two units on a parcel of land not of record at time of zoning but split out prior to December 5, 1954, being the west half of Lot 9, Elock 12, Encanto Heights, on the south side of Broadway, between 60th and 63rd Streets, Zone R-2; as shown on plot plan on file in the Planning Office.

A variance to the provisions of Ordinance No. 116 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

3-154

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_ August 31, 19\_\_\_\_5

Zoning Administrator

Res. No. 9137

Application Received 8-19-55 By Drotter City Planning Department
Investigation Made <u>8-31-15</u> By <u>Loudt Margar</u> Ma City Planing Deplet pointment
Conssidered by Board of Adjustment 8-31 Decision
Copy of Resolution sent to City Clerk <u>9-2</u> Building Inspector <u>9-8-vo</u>
Planning Commission <u>9-8</u> Petitioner <u>9-2</u> Health Dept.

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WHEREAS, Zone Variance Application No. <u>14302</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denotes) the following:

Permission is hereby granted to J. F. Smillie, owner, and Humphrey Inc., lessee, to make interior alterations to the existing building and use for manufacturing of electro-mechanical controls instruments, with a maximum of 35 employees and a total of 15 h.p./motors, on Lots 1, 2 and 3, Block 7, New Roseville, at 2805 Canon Street, Zone C; subject to the following condition:

That this permit be for a period of two years from the date of this resolution.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

207

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ August 31 \_\_\_\_\_ 19 \_\_\_\_ 55

Zoning Administrator Res. No. 9138

Application Received 8-19-55 By _	V. Beagles City Planning Department
Investigation Made 8-31-55 By _	Lealt Merger & her City Planning Department
Considered by Board of Adjustment 8-31	_ Decision _ conce app
Copy of Resolution sent to City Clerk $9-6$	Building Inspector $\overline{9-8-y_7}$
Planning Commission $9-8$ Petitioner $9$	F-6 Health Dept.

 WHEREAS, Zone Variance Application No. <u>14420</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denoes) the following:

- Permission is hereby granted to the Smith-Hanna Clinic to construct a clinic building on Lots 12 thru 17, Block 210, University Heights, Lot 12 being in the R-4 zone and the remaining lots in the C zone; the proposed building to have a zero side yard where 3 feet is required, and having 85% coverage where 50% is permitted, in the R-4 zone; on the east side of Iowa Street between University and Lincoln Avenues; subject to the following conditions:
- 1. That paved off-street parking spaces be provided as shown on plot plan on file in the Planning Office;
- 2. That additional parking be provided on Lots 20 and 21, Block 210, University Heights, and these two lots to be reserved for the parking of patients of the Smith-Hanna Clinic only; these lots to be paved within one year of the date of this resolution.

A variance to the provisions of the Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

- 77

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated	August 31	19	55
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FORM 1323

Zoning Administrator Res. No. 9139

Application Received 7-2-55 By J. Kickon City Planning Department
City Planning Department
Investigation Made 8-31-05- By Laust margan & Auc City Planning Department
City Planning Department
Considered by Board of Adjustment <u>I-31</u> Decision <u>condered</u>
Copy of Resolution sent to City Clerk <u>7-7</u> Building Inspector <u>9-8</u> VT
Planning Commission 9- Petitioner 47 Health Dept.

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remission is hereby grantes to the smith-lansa Glimic to construct a climic building of Lots 13 shendly, Mach 210, onlypesity Heights, Lot 13 being in the K-4 zone and the remaining lets in the C zone; the proposed building to have a zero side yard piere 3 feet is regulred, and having 25% coverage where 50% is permitted, in the La zone; on the east side of lowa Streat between University and Lincoln Avenues; subject to the following consistence:

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- That paved of -street parting spaces be provided as shown on plut plan on fits in the Winnmiss Office;
- 4. What additional parking be provided on Lots 20 and 21, Wheek 210, Whiteersity Weights, and these two Lots to Lareserved for the parking of patients of the Whith-Warda CHAnic only; these Lots to be paved within one rear of the tate of this resolution.

A variance to the supvisions of the Hunderral Code 101.0001 he, and is hereby traited as to the particulars stated above, insolar as they relate to the property described upove.

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WHEREAS, Zone Variance Application No. <u>14421</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to the Smith-Hanna Clinic to construct a clinic building on Lots 12 thru 17, Block 210, University Neights, Lot 12 being in the R-4 zone and the remaining lots in the C zone; the proposed building to observe a sero setback where the average of the block is required on the R-4 portion; on the east side of Iowa Street between University and Lincoln Avenues; subject to the following conditions:

- 1. That paved off-street parking spaces be provided as shown on plot plan on file in the Planning Office:
- 2. That additional parking be provided on Lots 20 and 21, Block 210, University Heights, and these two lots to be reserved for the parking of patients of the Smith-Hanna Clinic only; these lots to be paved within one year of the date of this resolution.

A variance to the provisions of Municipal Code 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

FORM 1323

Zoning Administrator Res. No. 9140

Application Received 8-22-55- By Acclose City Planning Department
Investigation Made <u>T-31-55</u> By <u>South Macyon &amp; Mac</u> City Planning Department
Considered by Board of Adjustment _ 8-31 Decision _ conde app
Copy of Resolution sent to City Clerk 7-7 Building Inspector 7-8-53
Planning Commission 5-8 Petitioner 8-7 Health Dept.

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formission is hereby prested to the indifi-forma limit to construct a climit limit with on bots 12 time 17, flock 210, University Heights, Let 12 being in the Hei zone and the remaining late in the C zone; the proposed building to observe a zero setlade there the average of the block is required on the H-: pertion; on the east side of lowa Street between University and Lineche Averales; selfleet to the following continues:

- . The paved off-street parting spaces he provided as shown on plot plan on 1110
  - th the Planning office;
- That additional parting be provided on Lets 20 and 21, Dieck 230, Chiversity Seights, and these two Lots to be reserved for the mirking of patients of the Shith-Sanna Clinic buly; these lots to be payed within one year of the date of whis resolution.

A variance to the provisions of funicital code Lt. 1603 to, and is herely ranted as to the particulars stated above, insolut as they relate to the property described above.

WHEREAS, Zone Variance Application No. <u>14028</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Lloyd G. and Clive E. Curtis to construct a dupler and attached garage with a 15-foot setback where 19 feet is required, on Lot 4, Block 14, La Mesa Townsite, at the south side of Hohawk Street between 71st and 72nd Streets, Zone R-2.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_

3-128

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9141

Dated \_\_\_\_\_\_\_ 19 \_\_\_\_5

Application Received _ 8-22-05 By Van Acce City Planning Department
Investigation Made <u>8-31-05</u> By <u>Readt Margan</u> & Mar City Planning Department
Considered by Board of Adjustment 8-31 Decision
Copy of Resolution sent to City Clerk 9-2 Building Inspector 9-8-57
Planning Commission 9-8 Pertitioner 9-2 Health Dept.

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A variance to the provisions of almodyal Gode LOL, COM2 re, and is hereby graved as to the particulars stated above, insertar as they relate to the property described above.

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### 14314

WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (ACCES) the following:

Permission is hereby granted to Casa de Lopez, owner, and Joseph and Ardath Flynn, lessees, to operate a pottery wheel, souvenir and gift shop, and to serve lunches, soft drinks and hot drinks, candy and cigarettes, on the southwesterly 50 feet of Lot 4, Block 454, Old San Diego, at 3890 Twiggs Street, Zone R-4; subject to the following conditions:

- 1. That all food is prepared off the premises, including the preparation and wrapping of sandwiches, with the exception of hot drinks;
- 2. That this permit to be for a period of one year from the date of this resolution.

A variance to the provisions of Ordinance No. 12990 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

1-253

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9142

Dated August 31 19 55

Application Received _ 5-22-55 By _ heilen City Planning Department
Investigation Made <u>8-31-55</u> By <u>Rough Margan &amp; </u>
Considered by Board of Adjustment 8-31 Decision _ Coule app
Copy of Resolution sent to City Clerk $9-6$ Building Inspector $9-8-77-$
Planning Commission <u>9-8</u> Petitioner <u>9-6</u> Health Dept

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WHEREAS, Zone Variance Application No. <u>14409</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Harold J. and Tena E. Ross to construct <u>one duplex</u> on a parcel of land split out after zoning but prior to December 5, 1954, being the south 75 feet of Lot 12, Block 17, La Mesa Townsite, on the west side of 73rd Street between El Cajon Blvd. and Mohawk Street, Zone R-2.

A variance to the provisions of Ordinance No. 13558 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

3-128

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ August 31 \_\_\_\_\_ 19 \_\_\_\_

Zoning Administrator Res. N., 9143

FORM 1323

Application Received _ 8-22-15 By J. Mailson City Planning Department
Investigation Made 8-31-55 By Loudt margan & Mu City Planning Department
Considered by Board of Adjustment 8-31 Decision Concele off
Copy of Resolution sent to City Clerk $\frac{9-2}{9-2}$ Building Inspector $\frac{9-8-8}{9-2}$
Planning Commission Petitioner Health Dept

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WHEREAS, Zone Variance Application No. 14437 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, graphs (denies) the following:

Permission is hereby DENIED to Sidney and Reuben Jaffe to construct an 18-foot by 20-foot detached garage to observe a 7-foot, 6-inch setback on Adams Ave. where 15 feet is required, on Lot 4, Piedmont Estates, at 5964 Adams Ave., Zone R-1.

Application for a variance to the provisions of Municipal Code 101.0604 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

3-116

### BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31 19 55

FORM 1323

Zoning Administrator

Res. No. 9144

Application Received _ 9-24-55 By Mil
City Halming Department
Investigation Made 7-31-055 By Landt Merger + Mcc. City Planning Department
City Planning Department
Considered by Board of Adjustment _ 8-31 Decision _ Denied
Copy of Resolution sent to City Clerk 4-1 Building Inspector
Planning Commission Petitioner Health Dept

erndesion is hereby SMMLED to Stiney and Bodber (alle to construct an 18-foot 20-foot detailed marage to observe a V-foot, 0-inch sechael en Adams Ave. where t feet is required, on Let 4, Fiedmont Istates, at 5064 Adams Ave., Jone E-L.

Miloscion for a variance to the provisions of Hanicipal Code 101.0004 to, and is Frony Disturb as to the particulars stated above, inseler as they relate to the seperty described above. WHEREAS, Zone Variance Application No. <u>14419</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not**\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depices) the following:

Permission is hereby granted to Howard F. and Helen H. Taylor to construct a single family residence on a parcel of land split out before zoning but without full street frontage, on a portion of Lot 1, Block 161, La Playa, and streets closed adjacent, which legal description is on file in the Planning Office, at the northeasterly corner of Perry and San Fernando Streets, Zone R-1.

A variance to the provisions of Ordinance No. 32 N.S. and Municipal Code 101.0304 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

1-201

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ August 31\_, 19 \_\_\_\_ 55

Zoning Administrator Res. No. 9145

Application Received $5 - 24 - 55$ By	Mail City Planning Department
Investigation Made 7-31-55 By _	City Planning Department
Considered by Board of Adjustment 8-31	_ Decision _ app
Copy of Resolution sent to City Clerk $4-2$	Building Inspector 9-8-V-J-
Planning Commission <u>9-8</u> Petitioner <u>9</u>	-2 Health Dept.

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e minuce to the provisions of primares o. 32 .... and a deight to a lil. Com to, and is never, marces as to the public ture same above, inschar as the relate to the property describe howe. WHEREAS, Zone Variance Application No.letter, 8/10/55 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

That Resolution No. 8877, dated April 27, 1955, be amended to read as follows:

Permission is hereby granted to Barbara Dresler to maintain a real estate office at 1975 Bacon Street, on the southwest 35 feet of Lots 47 and 48, Block 59, Ocean Beach, Zone R-4; subject to the following conditions:

- That one sign be permitted, 18 in. by 4 ft. in size, or a maximum of 6 sq. ft., with the lettering - "Real Estate" and name of applicant; to be attached to face of building, and not to extend above the eaves;
- 2. That this permit to expire June 30, 1956.

A variance to the provisions of Ordinance No. 12793 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

FORM 1323

By\_

Zoning Administrator Res. No. 9146

Application Received _ 8 - 10 - 55 By _ Real City Planning Department
Investigation Made <u>8-31-55</u> By <u>Roudt Margan Ma</u> City Planning Department
Considered by Board of Adjustment $\underline{8-31}$ Decision $\underline{carele}$
Copy of Resolution sent to City Clerk <u>1-7</u> Building Inspector <u>9-8</u>
Planning Commission <u>9-8</u> Petitioner <u>5-7</u> Health Dept

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as Tesal clow- o. 1977, data1 upil 27, 1905, to a calci to weat as fullows:

An ane sign be permitted, in in. or i it. in size, ar a sach an of a square of the second size.
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The size permit to sampling the of, is.

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RATING . CO. . HOLD

WHEREAS, Zone Variance Application No. 14425 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Robert A. and Antoinette L. Cihak to construct a single family residence with 10-foot setback where a 15-foot setback is required. on Let 18 and portion of Lot 17, Talmadge Park Manor Unit No. 1, at the northeast corner of Dick and 51st Streets, Zone R-1; on condition that a Statement of Facts and Intentions for this parcel is filed in the City Planning Office.

A variance to the provisions of Municipal Code 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_\_

-102

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated _	August	31,	19 -	55	
FORM 13	23				

Zoning Administrator Res. No. 9147

Application Received <u>F-23-55</u> By J. Michon City Planning Department
Investigation Made B-31-55 By Land Margen + March
Considered by Board of Adjustment _ 8-31 Decision _ Couse appr
Copy of Resolution sent to City Clerk $\frac{9-2}{2}$ Building Inspector $\frac{9-8-97}{2}$
Planning Commission <u>9-8</u> Petitioner <u>5-7</u> Health Dept.

encission is herely transel to lengre 4. and intednette 1. Ginak to construct a citie in ity residence with 10-foot setise; where a 15-foot setised is required, i for 1. and portion of lot 17, lainad, d fark famir fait No. 1, at the nerdleast orner of field and first threats, for a k-i; or avaid to main that a statement of racts of interactions for this parcels is right in the with raming willes.

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l variance to the provisions of Publicipal Code 201. 202 ho, and is here'y praited a to the particulars stated above, inselar as they relate to the property described above. WHEREAS, Zone Variance Application No. <u>**14376**</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_**not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Hazel C. Lindebrekke to construct a 6-unit, twostory apartment building with an 8-foot access court where 10 feet is required, on Lots 13 and 14, Block 2, H. M. Higgins, at 2445 "A" Street, Zone R-4; subject to the following conditions:

That all foliage be removed along both sides of the existing residence and that these access courts be kept clear and unobstructed at all times.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_

2-29

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated August 31, 19 55

Zoning Administrator Res. No. 9148

Application Received $\frac{8 - 10 - 17}{8}$ By	Grotler City Planning Department
Investigation Made By By	Loudh merger & thee
Considered by Board of Adjustment $8 - 31$	_ Decision _ Could appe
Copy of Resolution sent to City Clerk	Building Inspector
Planning Commission _ 9-8 Petitioner	9-6 Health Dept

### TOCOL

armission is hereby marted to intel 1. Lindebrokke to construct a Genuit, tuptory apartment building with an Gerbot access court where 10 feet is required, on hts 13 and 14, Flock 2, 1. M. Mirgins, at 2005 "1" Street, Zone Ref; subject to "tup allowing conditions:

That all foliants to removed along been sides of the emisting residence and that these access conrts to have clear and unobstructed at all times.

A variance to the provisions of Unnicipal Code 101.0601 be, and is hereby pranted as to the particulars stated above, insolar as they relate to the preperty described above.

E.C.

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WHEREAS, Zone Variance Application No. <u>12074</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to E. C. Copeland to construct six single family units on parcel of land divided after zoning, with no street frontage but with access to street through alley, on South 168.1 ft. of Villa Lot 72, University Heights, at rear of 2935 Copley Ave., Zone R-2, subject to the following conditions:

- That subject property and adjoining property owned by applicant on Copley Ave., being the East 43 ft. of the West 83 ft. of North 140 ft. of Villa Lot 72 of University Heights of the City of San Diego, according to Map #951 filed in the Office of Recorder of San Diego County 6-1-1905, to be combined into one parcel and recorded as such; Agreement # 859 (10-5-55)
- 2. That the proposed construction and off-street parking on subject property be in accordance with plans submitted and on file in the Planning Dept.

A variance to the provisions of Ordinance No. 13594 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 14 \_\_\_\_\_ 19 \_\_\_ 55

Zoning Administrator Res. No. 9149

Application Received 8-16-15	By J. Keilen City Planning Department
Investigation Made 9-14 03	By daucacter Margen + to City Planning Department
Considered by Board of Adjustment	14 Decision _ Consil appr
Copy of Resolution sent to City Clerk 9	-27 Building Inspector 10-5-55
Planning Commission _10-5 Petitioner	<u>9-17</u> Health Dept

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WHEREAS, Zone Variance Application No. <u>14484</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Masato and Dorothy Asakawa to erect a 6-foot high redwood fence on the property line along Linda Vista Road where a 10-foot setback is required, on Lot 16, Block 67, Linda Vista No. 3, at 1834 Burton Street, Zone R-1, BUT -

Permission is hereby granted to Masato and Dorothy Asakawa to erect a 5-foot high concrete block wall with red cap on top, on the property line along Linda Vista Road, on said parcel; on condition that no structures be placed in the setback area.

A variance to the provisions of Municipal Code 101.0604 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

5-283

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_ September 1,4 19 55

FORM 1323

Zoning Administrator

Res. No. 9150

Application Received <u>9-7-55</u> By <u>7. m Connel</u> City Planning Department
Investigation Made <u>G-14-57</u> By <u>Laccoster</u> Mergen & South City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk <u>9-19</u> Building Inspector <u>9-20-17</u>
Planning Commission _ 9-20 Petitioner _ 9-19 Health Dept

<sup>2</sup> Formission is hereby DEMIRD to Magato and Borsthy Assimut to erect a 5-1665 high a redwood fence on the property Line along Linda Vista Moad where a 10-foot sector anis required, on Lot 16, Macht 67, Linda Vista No. 3, at 1834 Durton Darbot, Sone P.R-1, BUT -

esdermission is hereby granted to Hasate and Borothy Asakawa to erect a 5-foot him confermission is hereby granted to Hasate and Borothy Line along Linua Vista Loa , on the propercy Line along Linua Vista Loa , on said parcel; on condition that no structures be placed in the sectacit area.

A variance to the provisions of Hamicigal Code 101.0004 be, and is hereny manted as to the particulars stated above, insofar as they relate to the property describe , showe.

WHEREAS, Zone Variance Application No. 14432 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance willnot adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Chick and Oma J. Kanaly to construct a residence with a 4-foot setback on Poe Street, where a setback of 15 feet is required, on Lot 12 and Northerly 25 feet of Lot 11, Block 132, Roseville, at the southerly corner of Poe and Willow Streets, Zone R-1, BUT -

Permission is hereby granted to construct said residence, subject to the following conditions:

- That a 10-ft. setback from the now existing lot lines be observed on Poe Street; 1.
- That a 4-ft. setback from now existing lot lines be observed on Willow Street: 2.
- That the finished floor of the proposed residence be not more than 3 feet above 3. the sidewalk at the corner of Foe and Willow Streets.

A variance to the provisions of Municipal Code Sec. 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_\_

1-216

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

Zoning Administrator Res. No. 9151

Application Received $-\frac{g}{2} + \frac{g}{2} + $	Van Acce City Planning Department
Investigation Made <u>9-14-v</u> By By	Laucaster merger & South City Planning Department
Considered by Board of Adjustment $9 - 14$	_ Decision _ Conse
Copy of Resolution sent to City Clerk 9-19	Building Inspector <u>9 - 20 - 77</u>
Planning Commission 9-20 Petitioner 9	-19 Health Dept.

Whitesion is hereby DENIED to Chick and Una 4. Hanaly to comstruct a real and mith a (+loot sethad: on Poe Street, where a sethad: of 15 feet is required, on Lot Li ad Northerly 25 feet of Lot 11, Flock 132, Hosoville, at the southerly country of Pot and Millow Streets, Zone R-1, BUT -

Perdaaion is hereby granted to construct and residence, subject to the following

- 1. That's lo-ft. asthadt from the new antating lot lines is observed on Pos derect;
- 3. That a L-Pt. subback from now entating lot lines be abserved on millow starect; 3. That the finituded floor of the proposed residence he not more than 3 leet slove
  - the stdewalk at the counce of Foe and Willow Streets.

l variance to the provisions of Municipal Sode Sco. 101.0503 be, and is marche ranted as to the particulars stated above, insolar as they relate to the projector restled above.

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## communication dated 8-31-55

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (dencies): the following:

That an extension of six months from the expiration date of Resolution No. 8817, dated March 18, 1955, (granted to Clyde F. and Lena J. Holmes), be granted to Ferdinand T. Fletcher to construct and operate an office building for lawyers, on Lots K and L, Block 257, Horton's Addition, on the southwest corner of Third Ave. and Juniper St., Zone R-4, with off-street parking to be provided as shown on plans submitted and on file in the Planning Office.

A variance to the provisions of Ordinance No. 12987 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14 19\_55

Zoning Administrator

Res. No. 9152

Application Received By By City Planning Department
Investigation Made <u>9-14-55</u> By <u>Aucuster</u> Mergen & Source City Planning Department
Considered by Board of Adjustment Decision Decision
Copy of Resolution sent to City Clerk Building Inspector
Planning Commission Petitioner Health Dept

int an extension of si. work s int to e piration who at beech the b. Sil; dated area 1, 15; (drated to 01 de ', and let a block; in first to remain '. Lobaler to construct and operate ' office infight for lawers, on tobe I and i, thede Si', fortor's Mainin, of a action at corner of laired ave. and Juniper of, fore well with off-struct artin to be provided as soon on these solution of the intic.

A visiance to ble provisions of Andinasco to. 12000 be, and to merely faith as to the provision of Andrews as to the parkievings stated alove, inselst as fler relate to the instate described above.

# RESOLUTION NO. \_\_\_\_\_9153

### communidation dated 8-31-55 WHEREAS, Zone/Watachee/Application/Wolld

has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

That an extension of six months from the expiration date of Resolution No. 8858, dated April 13, 1955, (granted to Clyde F. Holmes, owner, and Ferdinand T. Fletcher, purchaser), be granted to Ferdinand T. Fletcher to construct a building to be used as law offices, with a 5-foot setback on Third Avenue, on Lots K and L, Block 257, Horton's Addition, on the southwest corner of Third and Juniper, Zone R-4.

A variance to the provisions of Municipal Code Sec. 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

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	CITY	OF	SAN	N DIE	GO	CALI	FORNI	Α
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By_			d	CA	ta	ert	K	

Zoning Administrator

Res. No. 9153

DatedSeptember 14, 19 55
Application Received _ 8 - 31 - 55	By Mail City Planning Department
Investigation Made <u>9-14-55</u>	By Laucester, Mergen + South City Planning Department
Considered by Board of Adjustment	14 Decision Eft. appr.
Copy of Resolution sent to City Clerk	-15 Building Inspector <u>9-20-55</u>
Planning Commission 9-20 Petitioner	9-15 Health Dept.

10/20/0/20/20

That an eldension of six souths from the suffration date of ussaintion to. 8850, dated spuil 13, 1995, (granted to Sirds F. Holmes, owner, and Fordinand F. Fletcher, purchaser), he granted to Ferdinand T. Fletcher to construct a building to he used as has offices, with a 5-foot setimate on Fider tvence, on Lots E and E. Shock 257, Horten's Addition, on the southwest construct of Third and Jundger, Sone B-M.

A variance to the provisions of humisipal Code Sec. 101.0602 he, and is hereby granted as to the particulars stated above, insolar as they relate to the property described above.

The state of the second se

## communication dated 9-6-55

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not \_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies): the following:

That an extension to Resolution No. 7811, dated September 30, 1953 be granted to Thomas A. and Evelyn R. Gilmore to maintain an existing commercial chicken raising business, a maximum of 3000 chickens, the major portion of business being retail, both eggs and chickens; no dressing of chickens; on the west half of the Southwest Quarter (except street) of Lot 30, of Horton's Purchase in Ex-Mission Lands, on Guymon Street (mailing address 4926 Market St.), Zone R-1; subject to the following conditions:

1. That all requirements of the Health Department to be complied with;

2. That this permit to be for a period expiring September 30, 1957.

A variance to the provisions of Ordinance No. 35 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 1955

Zoning Administrator Res. No. 9154

FORM 1323

Application Received <u>9-6-55</u> By <u>Kail</u> City Planning Department
Investigation Made <u>9-14-15</u> By <u>Aaucaster</u> Margent fouth City Planning Department
Considered by Board of Adjustment <u>9-14</u> Decision <u>considered</u>
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9-20-17
Planning Commission Petitioner Health Dept

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WHEREAS, Zone Variance Application No. <u>14426</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Edgar A. and Adda Mae Goebel to maintain an existing living unit with a 4-foot rear yard (the fifth living unit constructed of the six now existing) at 2040 Cypress Street, on Lots 28 thru 32, except the East 8 feet, Block 258, University Heights, Zones R-2 and R-4, and -

Agreement No. 291, filed in the Office of the City Clerk on May 15, 1944, is hereby <u>extended</u> for a period of five (5) years from the date of this resolution; but permission is hereby DENIED to rescind said agreement.

A variance to the provisions of Ordinance No. 12889 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above. agreement # 857

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-65

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 1955

Zoning Administrator Res. No. 9155

Application Received _ S-23-VT By Ulen There City Planning Department
Investigation Made <u>1-14-15</u> By <u>Lancester Merger o Lout</u> City Planning Department
Considered by Board of Adjustment Decision Concil
Copy of Resolution sent to City ClerkBuilding Inspector
Planning Commission Petitioner Health Dept

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WHEREAS, Zone Variance Application No. <u>14324</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, stants (denies) the following:

Permission is hereby DENIED to John and Cleo J. Zweck to construct a residence and attached garage, the garage to have a zero side yard where 5 feet is required, on Lots 9, 10, 11 and 12, Block 196, Roseville, and Yonge Street closed adjacent, on the south side of Willow Street between Xenophon and Zola Streets, Zone R-1.

Application for a variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

By\_

Application Received B- 25-55 By A. Irotter City Planning Department
Investigation Made <u>9-14-55</u> By <u>fancaster</u> <u>Mergen</u> d
Considered by Board of Adjustment <u>9-14-55</u> Decision <u>Deniel</u>
Copy of Resolution sent to City Clerk $\frac{9/16}{55}$ Building Inspector 9-20-55
Planning Commission 2-20-JT Petitioner 9/16/JJ Health Dept.

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WHEREAS, Zone Variance Application No. \_\_\_\_\_\_ \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to L. H. Fish to remodel an existing residence having a 3-foot side yard where 5 feet is required, on Lot 2 and 2 ft. of Lot 3, Mission Hills No. 2, at 4486 Hortensia St., Zone R-1.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Filed in Office of Gity Clerk

SEP 15 1955

RIGHT OF APPEAL TO CITY COUNCIL expires 10 DAYS after the above date

Any Zone Variance granted by the City shall be null and void, and shall be rewoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time.expires. (See Maniscipal Code Section 101.0505, Faulure to Utulize Conduitional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2 -10

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

Zoning Administrator

Application Received By By By By City Planning Department
Investigation Made <u>9-14-VJ</u> By <u>Laucester</u> , mergen o South City Planning Department
Considered by Board of Adjustment $-9-14$ Decision $-4$
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9-20-55
Planning Commission <u>9-20</u> Petitioner <u>9-15</u> Health Dept.

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Percia variance to the provisions of turicipal Code Sec. 201.0008 to, and (s estbolicroby granted as to the particulars stated above, freedar as the relate to the property described above.

12 55

WHEREAS, Zone Variance Application No. 14455 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code. grants (denies) the following:

Permission is hereby DENIED to A. B. Davis to construct a residence with 2-foot setback on Oliphant Street where a 5-foot setback is required, on Lot 12, Block 122, Roseville. at the southerly corner of Oliphant and Evergreen Streets, Zone R-1, BUT -

Permission is hereby GRANTED to construct a residence on said parcel with a 4-foot setback on Oliphant Street.

A variance to the provisions of Municipal Code 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

216

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

September 1419 55 Dated

FORM 1323

Zoning Administrator

Application Received <u>8-25-55</u> By <u>Van Africe</u> City Planning Department
Investigation Made <u>9-14-15</u> By <u>Laucester Mergen + S</u> City Planning Department
Considered by Board of Adjustment <u>9-14</u> Decision <u>Condeapper</u>
Copy of Resolution sent to City Clerk $9-15$ Building Inspector $9-20-55$
Planning Commission 9-20 Petitioner 9-25 Health Dept.

envireston is hereby NEN123 to A. D. Davis to construct a residence with 2-foot sethnon a Oliphant Street where a 5-doot setback is required, on Lot 12, Mock 122, Reseville, t the soltherly corner of Oliphant and Everyroon Streets, Sone A-1, BTT .

werdsedon is hereby (RANTER) to construct a residence on said parcel with a defent

valuance to the provisions of Hanicipal Godo 101.0003 he, and is hereby granted as a the particulars stated above, insofur as they relate to the property described alove.

WHEREAS, Zone Variance Application No. <u>14394</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (chercices) the following:

Permission is hereby granted to Kenneth N. Rader and Irvin J. Kahn, owners, and Finis O. Clampitt, lessee, to operate a beer bar in connection with an existing restaurant, on a portion of Lot C, Loma Alta Unit No. 2, which legal description is on file in the Planning Office, at 4120 W. Pt. Loma Blvd., Zone R-C; with signs only as permitted in the R-C zone; this permit to expire June 30, 1956.

A variance to the provisions of Ordinance No. 213 N.S. and No. 6229 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

1-228

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

DatedSeptember 14, 19 55

Zoning Administrator Res. No. 9159

Application Received <u>S-39-55</u> By <u>Stack</u> City Planning Department
Investigation Made <u>G-14-55</u> By <u>Laucaster Merger &amp; South</u> City Planning Department
Considered by Board of Adjustment Decision Decision
Copy of Resolution sent to City Clerk <u>G-16</u> Building Inspector <u>G-10</u>
Planning Commission Petitioner Health Dept

WHEREAS, Zone Variance Application No. <u>14435</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (dences); the following:

Permission is hereby granted to T. D. and Irene A. Warzecha to construct a 20-foot by 20-foot detached garage with 27-foot setback where 35 feet is required, on Lot 21, Block O, Riviera Villas, on the south side of Osprey between Barcelona and Calaveras, Zone R-1.

A variance to the provisions of Municipal Code Sec. 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

1-210

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

Zoning Administrator Res. No. 9160

FORM 1323

Application Received _ 8-30-57 By Van Hise City Planning Department
Investigation Made <u>4-14-55</u> By <u>Lancaster</u> , <u>Margen &amp; South</u> City Planning Department
Considered by Board of Adjustment <u>6-14</u> Decision <u>App</u>
Copy of Resolution sent to City Clerk Building Inspector
Planning Commission Petitioner Health Dept

Normission is hereby prented to T. D. and Frome A. Harsbols to construct a 20-foot by 20-foot detached mrage with N7-foot schadt where 35 foot is required, on Let 21, Micar 6, Rivders Willss, on the south side of Capacy between Marcelona and Otlevores, Sone H-1.

A Wariance to the provisions of Namisipal Dode Dec. 101.0502 be, and is hereby granted as to the particulars stated above, insomar as they relate to the property described above.

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WHEREAS, Zone Variance Application No. 14399 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are no special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would not deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is not \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENTED to Lorraine Brotherton and Junietta Pallett, owners, and Paul Kleinsorge and Frank Moenig, purchasers, to operate a retail nursery with lath houses and buildings as shown on plans submitted, on a portion of Pueblo Lot 1202, which description is on file in the Planning Office, Zone R-2.

Application for a variance to the provisions of Ordinance No. 3907 be. and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9161

Dated September 14, 19 55

Application Received _ 8-30 - 55 By _ O. Beights
Investigation Made By City Planning Department City Planning Department By City Planning Department
Considered by Board of Adjustment <u>9-14-55</u> Decision <u>Devid</u>
Copy of Resolution sent to City Clerk <u>9-15-55</u> Building Inspector <u>9-20-55</u>
Planning Commission 202 S Petitioner 9-15-55 Health Dept.

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Nolication for a variance to the provisions of proint to . If the to the berein at 100 is to the particulars distoit a ore, insolar is the status the property is surface above. WHEREAS, Zone Variance Application No. <u>14434</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, presents (denies) the following:

Permission is hereby DENIED to Jerome C. and Loretta Kraus to construct an 8-unit apartment building to observe a 19-foot, 6-inch setback where 23 feet is required, on the west side of Kansas Street between Lincoln and Polk Avenues, Lots 31 and 32, Block 166, University Heights, Zone R-4.

Application for a variance to the provisions of Municipal Code Sec. 101.0602 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_

2-77

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

DatedSeptember 14, 1955

FORM 1323

Zoning Administrator Res. No. 9162

Application Received <u>8-31-15</u> By <u>Acilian</u> City Planning Department
Investigation Made <u>4-14-15</u> By <u>Laucasters</u> Merger + Some City Planning Department
Considered by Board of Adjustment 4-14 Decision Decision
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9-20-15
Planning Commission <u>9-20</u> Petitioner <u>9-10</u> Health Dept.

Permission is hereby DENIED to derore 0. and Loretta Frans to construct an e-mult apartment brillaing to observe a 19-10cb, o-indu setuade where 25 feet is required, on the west side of samsga Street between Mincule and Polk Avernos, Lots 21 and 32, Blook 166, Fritzerstty Weights, More File.

Application for a variance to the provisions of haristpai tode Ner. 101.0000 he, and is hereby UNHISH as to the particulars stated store, instater as they relate to the property described at ove. the stand

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WHEREAS, Zone Variance Application No. <u>14476</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to G. Antonicelli to convert an existing residence into a pottery and garden tools display room, to be used in conjunction with the existing nursery, on Lots 4, 5 and 6, Block 9, and the east 30 feet of Palmetto Way closed adjacent, North Florence Heights, at 1525 Ft. Stockton Drive, Zone R-4.

A variance to the provisions of Ordinance No. 12990 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

2-11

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

DatedSeptember 14, 19 55

FORM 1323

Zoning Administrator

Res. No. 9163

Application ReceivedB-31-55 B	City Flaiming Department
Investigation Made $4 - 14 - \sqrt{3}$ B	by <u>Lancaster Merger &amp; South</u> City Planning Department
Considered by Board of Adjustment $9-1$	4 Decision Appl
Copy of Resolution sent to City Clerk 9-1	
Planning Commission Petitioner	<u>9-16</u> Health Dept

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a suit tras to the provisions of watersheade to. 12990 to, and is tore . the provident and a states and an and a share to the property wearent the WHEREAS, Zone Variance Application No. <u>14312</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (deregoe) the following:

Permission is hereby granted to Fred B. and Ruth M. Young to construct a single family residence and two detached garages, making two units on Lots 1, 2 and 3, except the west 60 feet, Block 14, City Heights, on the south side of Redwood Street between Nile and Vancouver, Zone R-2.

A variance to the provisions of Ordinance No. 12820 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-60

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_, 19\_55

FORM 1323

Zoning Administrator Res. No. 9164

Application Received By By Van Meie City Planning Department
Investigation Made <u>9-14-15</u> By <u>Mangen Laucaster &amp; Jour</u>
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk $\frac{9-27}{9-27}$ Building Inspector $\frac{10-5-\sqrt{7}}{2}$
Planning Commission 10-5 Petitioner 9-27 Health Dept.

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WHEREAS, Zone Variance Application No. <u>14580</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denses) the following:

Permission is hereby granted to Fred B. and Ruth M. Young to construct a garage to observe a zero side and zero rear yard where a 4 ft. side yard and 15 ft. rear yard are required, on Lots 1, 2 and 3, except the west 60 ft., Block 14, City Heights, on the south side of Redwood St. between Nile and Vancouver, Zone R-2.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

60

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 14 , 19 \_\_\_\_\_ 55

FORM 1323

Zoning Administrator Res. No. 9165

Application Received _ 9-21-55 By J. M. Mackson City Planning Department
Application Received By City Planning Department
Investigation Made 9-14-55 By Laucester Mergen & South City Planning Department
Considered by Board of Adjustment _ G - 1d Decision _ appr
Copy of Resolution sent to City Clerk 9-27 Building Inspector 10-5-55
Planning Commission 10-5 Petitioner 9-27 Health Dept. 70-5

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rentance to the provisions of humicipal boils 101.0601 be, and is harder ganted a to the particulars stated above, inspire as they relate to the property desorthed shows.

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WHEREAS, Zone Variance Application No. <u>14456</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not \_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denties) the following:

Permission is hereby granted to J. V. Tiernan to operate a confectionery retail business in the existing store building on the east half of Lots 22 and 23, Block D, University Heights, on the north side of Adams Avenue between Hamilton and Arizona Streets, Zone R-4.

A variance to the provisions of Ordinance No. 2714 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2.74

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

DatedSeptember 1/4, 19 55

Zoning Administrator Res. No. 91.66

Application Received By J.M. Michan City Planning Department
Investigation Made <u>9-14-15</u> By <u>Aucaste</u> City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9-20-55
Planning Commission _ 9-20 Petitioner _ 9-15 Health Dept

Ten ission is hereby printed to d. V. Lieman to operate , contention of retail business in the esisting store build for the anti- of isla 22 and 23. Block 0. University foigts, on the north side of the store between Harilton and Arizons Streets, fore from

A variance to the provisions of traingnes of Will, ... be, and to erige granted as to the particilars stated above insolar as the roleas to the property associed above.

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WHEREAS, Zone Variance Application No. 14427 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to L. W. Klingenmeier to construct a residence with a 10-foot setback on Ogden Street where the average setback of the block is 14 feet, on the east 40 feet of Lot 5 and all of Lot 6, Block 5, Berkeley Heights, at 5328 Ogden Street, Zone R-4; on condition that the final plans, showing elevation, be approved by the Board of Zoning Adjustment, and that an enclosed area be provided for storage of garbage and trash cans.

A variance to the provisions of Municipal Code No. 101.0602 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 1955\_\_\_\_

By\_

Application Received _ 7-2-55 By By City Planning Department
Investigation Made <u>9-14-JJ</u> By <u>City Planning Department</u>
Considered by Board of Adjustment 9-14-55 Decision Condi, app
Copy of Resolution sent to City Clerk 9/16/57 Building Inspector
Planning Commission 9-20-JJ Petitioner 9/16/1J Health Dept

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ರಾಜಿಯಾಲಿದ್ದಾರೆ. ಬಿಡ್ಡಾಂಗ್ಯನ್ನು ಬಿಡಿಯಿಂದ ನಂತು ಮುಂದಿದ್ದು ನಿನ್ನದಿಂದ ನಂತು ಮಾಲಕ್ಷೆ ಆದೇವಿಯಿಂದ ನಂತು ಮೇಲೆ ಆದೇವರಿಗೂ ದಿನ್ನಿಗಿದ್ದು ಎಂಬಿ ಇದು ಬಿಡಿನಾಥನಿ ಗಿರ್ದಾರಿ ಕ್ರಿಕ್ಷಿಯಿಂದಲ್ಲಿ ಆದಾರಿಗಿದ್ದಾರೆ. ಇಗಳ ಬಿಡಿಯಾ ಮತ್ತು ಆಗ್ ಸೇರ್ಕ್ಯಾಂಗ್ ಕಿರ್ದಾರವಾಗಿರು ಇಕರೂ ಕಿನ್ನಿಗಳನ್ನು ಬ್ರಾಗ್ ಮುದ್ರಿ ಎನ್ನಾರಿಗೆ ಸ್ವಾಮಿಕಿಂದ್ ಬ್ರಾಗಿಸ್ ಆಗ್ರೆಗೆ ಬಿಡಿಯಾ ಮತ್ತು ಕ್ರೀರ್ಕ್ ಸಿನ್ ಕ್ರಿಗೆ ಕ್ರೀರ್ಗ್ ಕ್ರಿಕ್ಟ್ ಕ್ರಿಗೆ ಸಿದ್ದಾರೆ ಬಿಡಿಗೆ ಸ್ವಾಮಿಕಿಂದ್ರಾ ಗಿರ್ದೇಶ್ ಆಗ್ರೆಗೆ ಬಿಡಿಯಾ ಮತ್ತು ಆಗ್ರೆ WHEREAS, Zone Variance Application No. 14359 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would not deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, propos (denies) the following:

Permission is hereby DENTED to Mathew and Linda R. Barthel to construct a duplex, making three units on a portion of Lot 37, El Paso Tract, which legal description is on file in the Planning Office, at 3609 Curlew Street, Zone R-2.

Application for a variance to the provisions of Ordinance No. 12988 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

2-17

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

DatedSeptember 14, 19 55

Zoning Administrator Res.

Res. No. 9168

Application Received By S. Tasch City Planning Department
Investigation Made <u>G-14-57</u> By <u>Acucaster</u> , <u>Margen</u> + City Planning Department
Considered by Board of Adjustment _ 9-14 Decision _ Kenich
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9- 10 - 47-
Planning Commission 9-10 Petitioner 9-15 Health Dept.

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Arrilicubion for a variance to the provisions of Ordinings of 125 mere, and is loraby in Illy as to the ratificulars stated above, insolar as a wellete to the property described above. WHEREAS, Zone Variance Application No. <u>14467</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will pot\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants x(chercicasc): the following:

Permission is hereby granted to Mary A. Headington to operate a gift and thrift shop in conjunction with an existing beauty shop on the North 30 feet of the south 99.9 feet of the south half of Block 2262, University Heights, at 3809 Richmond Street, Zone R-4; subject to the following conditions:

- 1. That the total aggregate area of signs not to exceed 8 sq. ft. in area, to be placed in window;
- 2. That this permit to run concurrently with Resolution No. 8956, and to expire at the same time, June 30, 1956.

A variance to the provisions of Ordinance No. 12988 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 1955

Zoning Administrator Res. No. 9169

Application Received By By But the City Planning Department
Investigation Made <u>9-14-15</u> By <u>ancaster</u> <u>Merger</u> <u>Superiment</u>
Considered by Board of Adjustment 2-14-55 Decision Condl. appr.
Copy of Resolution sent to City Clerk Building Inspector 9-20-1
Planning Commission 2-20-55 Petitioner 9/16/55 Health Dept.

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WHEREAS, Zone Variance Application No. <u>14472</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depices the following:

Permission is hereby granted to Ralph B. Bennett to construct a 13-foot by 30-foot, 6-inch utility addition to existing residence, the addition to connect the residence and an existing garage which has a 3-footy3inch side yard where 4 feet is required, on Lot 3, Block 8, Braemar Ext., at 919 Pacific Beach Drive, Zone R-1; subject to the following condition:

That an agreement be signed and made of record to the effect that the proposed addition will not be used as a second living unit.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ 19 \_\_\_\_

By \_\_\_\_\_

Application Received _ 9-7-55 By _ 9. a. Jasch City Planning Department
Investigation Made <u>9-14-55</u> By <u>ancaster</u> , <u>Mergen</u> + City Planning Department
Considered by Board of Adjustment 9-14-55 Decision Condil. appr
Copy of Resolution sent to City Clerk Building Inspector 9-20-55
Planning Commission 9-20-55 Petitioner 9-16-55 Health Dept.

undration is hereby granted to Halph 1. Sennett to construct a 13-foot by 30-foot, -inchain utility addition to existing residence, the addition to connect the residence ad an existing garage which has a 3-foot, Sinch side yard where 4 feet is requirely a let 3, Block S, Graemar Ect., at SLP facific Heach Brive, Sane k-1; subject to the bilowing condition:

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That an agreement he signed and made of record to the effect that the proposed addition will not be used as a second living unit.

variance to the provisions of Municipal Gade 101.0601 be, and is hereby granued as

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WHEREAS, Conditional Use Permit Application No. <u>14347</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of facts and the evidence presented has shown:

- That the proposed use at the particular location is \_\_\_\_\_\_ necessary or desirable to provide a service or facility which will contribute to the general well-being of the neighborhood or the community.
- That such use will <u>not</u>, under the circumstances of the particular case, be detrimental to the health, safety or general welfare of persons residing or working in the vicinity, or injurious to property or improvements in the vicinity.
- That the proposed use will \_\_\_\_\_ comply with the regulations and conditions specified in the Code for such use.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decides) the following:

that FINAL APPROVAL is hereby granted to Claude Chandler, owner, and Harry Epsten, lessee, (El Rey Trailer Park) to construct and operate 59 additional trailer units within the bounds of a previously approved trailer park, making a total of 230 units, on Lots 274-335, 338-356 and 360-397, Sunshine Gardens, at 303 No. 47th Street, Zone R-4; subject to the conditions as enumerated on the attached sheet.

A variance to the provisions of Ordinance No. 78 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Conditional Use Permit granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

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BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

Zoning Administrator Res. No. 9171
Application Received _ 7 - 28 - 17-	By	V. Beight
		City Planning Department
Investigation Made <u>9-14-07</u>	By	Laucaster, margen & forth
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Considered by Board of Adjustment	4	_ Decision _ Coull
Copy of Resolution sent to City Clerk 🖉	19	Building Inspector 9 - 20 - 57
Planning Commission _ 9-20 Petitioner	4	-19 Health Dept.

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. mriance to the provisions of ordinance fo. 70 .t. me, and .s fores, in the interest described anove, insolar as they relate to the Property described anove.

El Rey Trailer Park

Chandler & Epsten

### CONDITIONS

- That the complete plans for drainage and leveling of each trailer space, have been submitted and approved as required by the tentative approval on Resolution No. 9086, dated August 3, 1955;
- 2. That Section 101.0641 (b) (1) of Trailer Park Ordinance No. 6092 N.S., with regard to minimum width of trailer units be waived, insofar as;
  - (a) One unit which has 20-foot width at the rear, as shown on plans;
    (b) Twelve units which have 18-foot width at the rear as shown on plans;
- 3. That missing hedge plants be installed by date of completion of addition;
- 4. That the addition be completed in accordance with plans submitted and in compliance with trailer park ordinance and state law;
- 5. That no portion of the 59-unit addition be occupied until that addition is completed and written approval is granted by the City Health Department, Inspection Department, and Planning Department;
- 6. That this permit be for a period ending June 30, 1961.

September 14, 1955

Resolution No. 9171

RESOLUTION NO. 9172

WHEREAS, Zone Variance Application No. <u>**14474**</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depice) the following:

Permission is hereby granted to Homer C. Lovell to construct a single family residence having a 10-foot rear yard where 25 feet is required, on Lot 9 (except the northwesterly 10 feet) and the northwesterly 30 feet of Lot 8, Block 168, Roseville, Zone R-1; on the southwesterly side of Udall Street, approximately 70 feet northwesterly of Locust Street.

A variance to the provisions of Municipal Gode 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_

1-225

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14 19 55

FORM 1323

Zoning Administrator Res. No. 9172

Application Received <u>G-6 vr</u> By <u>V. Beight</u> City Planning Department
Investigation Made <u>9-14-VT</u> By <u>Kaucaster</u> , <u>Magent</u> South City Planning Department
Considered by Board of Adjustment $\frac{9-14}{9-14}$ Decision $\frac{6}{6}$
Copy of Resolution sent to City Clerk $\frac{G-19}{2}$ Building Inspector $\frac{G-20-\sqrt{7}}{2}$
Planning Commission 9-20 Petitioner 9-19 Health Dept.

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i variance to the provisions of Manioipal Code 101.0601 be, and is hereby granted As to the particulars stated above, insolar as they relate to the property described atove. WHEREAS, Zone Variance Application No. <u>14475</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will 20 adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (**decress**) the following:

Permission is hereby granted to Homer C. Lovell to construct a single family residence having a 10-foot rear yard where 25 feet is rquired, on Lot 8 (except the northwesterly 30 feet) and all of Lot 7, Block 168, Roseville, at the westerly corner of Udall and Locusts Streets, Zone R-1.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

225

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 14, 19 55

Zoning Administrator Res. No. 9173

FORM 1323

Application Received G - 6 - VJ By By By City Planning Department
Investigation Made <u>G-14-VJ</u> By <u>Laucaster Merger + Sout</u> City Planning Department
Considered by Board of Adjustment $9 - 14$ Decision $-apple$
Copy of Resolution sent to City Clerk $9-19$ Building Inspector $9-20-17$
Planning Commission _ 9-20 Petitioner _ 9-19 Health Dept

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WHEREAS, **Zonce Vacion Configuration of Control of San Diego**, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the Tgeneral purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood of Otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

That Resolution No. 9126, dated August 31, 1955, be amended to read as follows:

Permission is hereby granted to Samuel A. and Nora B. Johnstone, Jr., to construct a garage, to be a maximum of <u>13 feet. 10 inches by 26 feet in size</u>, attached to the existing residence, and to observe zero side and rear yards, on portion of Lots 47 and 48, Elock 108, University Heights, which legal description is on file in the Planning Office, at the southwest corner of Utah and Meade, Zone R-4; subject to the following conditions:

- 1. That the proposed construction conforms with the architecture of the existing residence;
- 2. That the front of the proposed garage to be not closer than 6 feet from the front line of the existing residence.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

-76

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ September 1,4 19 \_\_\_\_\_ 55

Zoning Administrator Res. No. 9174

FORM 1323

Application Received By By City Planning Department
Investigation Made <u>4-14-15</u> By <u>Lucester</u> , Marger + Joseth City Planning Department
Considered by Board of Adjustment _ 9-14 Decision _ could affer
Copy of Resolution sent to City Clerk 9-15 Building Inspector 9-20
Planning Commission <u>9-20</u> Petitioner <u>9-15</u> Health Dept.

int Resolution to. 9126, dated ingnet 31, 1983, he anadel to read as follows:

ernission is horeby practed to Ranael A. and Fera D. Johnstone, [N., to construct a artic, to be a maximum of 13 feet, 10 indies by 20 feet in size, attached to the detiag residence, and to observe sore side and rear parks, on pertion of Lots 37 a m b, Hoch 100, University Molente, which legal description is on file in the Flannin Sile, at the southwest corner of Teah and reads, Eans 5-4; ambject to the following suffice, at the southwest corner of Teah and reads, Eans 5-4; ambject to the following contributes

- . Must the proposed construction conforms with the architecture of the entropy reside to ;
- . If at the front-of the proposal parage to be not closer than a feet front the first the front the front the of the off.

variance to the provisions of Funicital Code Sec. 101.0603 he, and is merely france of the particular is to the particular stated above, insolar as they relate to the property described of

# RESOLUTION No. 129343

BE IT RESOLVED, by the Council of the City of San Diego, as follows: That the appeal of John C. Fischer, Jr., 928 Gatalina Boulevard, from the decision of the Board of Zoning Adjustment's Resolution No. 9175, application No. 14060, in granting request of Ebbe A. and Emily M. Brelin, owner, and J.M.B. Development Co., lessee, to use portion of property within R-1 Zone in portion Pueblo Lot 183, bounded by Catalina Blvd., Talbot and Canon Streets, for parking in connection with proposed shopping center in R-1 Zone; to construct walkways to building and driveway to parking lot through R-1 portion; to permit entrances and windows of market and future stores to face on R-1 area; to permit eaves to project into R-1 area, be, and it is hereby denied and overruled, and said Board of Zoning Adjustment is hereby sustained.

Approved as to form by: J. F. DU PAUL, City Attorney

By Deputy City Attorney

I HEREBY CERTIFY the above to be a full, true, and correct copy of Resolution No.12031. of the Council of the City of San Diego, as adopted by said Council\_ -Oct. 27.

FRED	W.	SICK

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HELEN M. WILLIG By

Deputy.

WHEREAS, Zone Variance Application No. <u>14060</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Ebbe A. & Emily M. Brelin, owners, & J.M.B. Development Co., lessee, to use that portion of property lying within the R-l some in the portion of Pueblo Lot 183 bounded by Catalina Blvd., Talbot and Canon Streets, for parking in connection with the proposed shopping center in the R-C sone; to construct walkways to building and driveway to parking lot through the R-l portion; to permit entrances and windows of market and future stores to face on the R-l area; to permit the eaves to project into the R-l area; all as shown on plans on file in the Planning Office; subject to the conditions as enumerated on the attached sheet.

A variance to the provisions of Ordinance No. 1054 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-06

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 55

FORM 1323

Zoning Administrator Res. No. 9175

Application Received $5 - 2 - \sqrt{J}$ By $3 - 2 - 2 - 2 - 2 - 2 - 2 - 2 - 2 - 2 - $
Investigation Made <u>9-28-55</u> By <u>Margan Laucenter &amp; Jac</u> <u>0-16 #</u> City Planning Department
Considered by Board of Adjustment 9-28 Decision condit appr
Copy of Resolution sent to City Clerk 10-4 Building Inspector 10-5 - 5
Planning Commission 10-5 Petitioner 10-4 Health Dept.

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## CONDITIONS

## E. A. BRELIN & J.M.B. DEVELOPMENT CO.

- 1. That revised plans of the proposed market, trash enclosures, eff-street loading areas, parking lot, and landscaping, be approved by the Board of Zoning Adjustment and filed in the Flanning Office; that the ratio of building area to usable auto parking, which shall include drivenays and off-street loading areas, shall be not less than 1 to 3; all buildings to be confined to the R-G some except as permitted in Item No. 3 below; that the architecture of all future buildings conform with the proposed market building, and all future plans to be approved by the Board of Zoning Adjustment;
- That access rights along Gauon Street between Talbot Street and Catalina Blvd. be dedicated to the City, including the returns at the corners of Talbet Street and Catalina Blvd.; that curb, sidewalk and paving be installed along Catalina Blvd. and Talbot Street, including returns to Canon Street, according to the requirements of the City Engineer;
- 3. That a 20-foot strip along Talbot Street be granted to the Gity for street widening, including 20-foot radii at the corners of Gatalina Blvd. and Talbot Street, Talbot and Canon Streets, and Canon Street and Catalina Blvd.; and the construction of buildings in the R-G zone be permitted to extend 20 feet into the R-1 zone opposite Talbot Street;
- 4. That an S-foot planting strip be maintained with sprinkling system along Canon Street back of the property line; and a planting strip be maintained along Talbet Street between the sidewalk and wall on public property as approved by the Flanning, Engineering, and Park Departments; the landscaping plans to be approved by the landscape consultant of the Flanning Department; that a 3-foot high concrete wall be constructed along Canon Street S feet back from the front property line, and an approximate 3-foot high concrete retaining wall be constructed on the property line along Talbet Street and Cataling Blvd., excluding driveways and building, with a 3-foot high grapestake fence on top;
- 5. That the parking lot be paved and marked, and the entire area to be kept clean of debris and trash at all times; that the parking lot be illuminated with low, modern light standards, with all lighting to be directed away from the residential area, and approved planting to be maintained in the planter bases around each light standard; the lights to be turned off and chains to be placed across exits and entrances to the parking lot no later than 9:30 p.m.; that the entrances and exits to the parking lot and the traffic pattern to be approved by the Gity Traffic Engineer and the Zoning Administrator:
- 6. That a maximum of 3 sq. ft. in directional signs be permitted at entrances and exits of parking lot; that a sign on pylon be permitted, as shown on architectural drawing on file, the final approval of said sign to be unde by the Board of Zoning Adjustment; that poster type signs or promotional type bounces not to be displayed on the exterior of buildings, in windows, or in the parking lot; and that all other signs on buildings to be erected later to be approved by the Board of Zoning Adjustment;

BRELIN & JMB DEV. CO.

7. That neither the buildings nor the parking lot to be occupied or used until all conditions of the variance are complied with; and that the Building Inspection Department be notified that final inspection to be held until final release by the Zoning Administrator.

September 28, 1955

Res. No. 9175

# RESOLUTION No. 129504

BE IT RESOLVED, by the Council of the City of San Diego, as follows: The appeal of Lee E. Mattei and Ruth S. Mattei, from the decision of the Board of Zoning Adjustment's Resolution No. 9176, application No. 14433, in denying their request to construct a residence with a 14-foot rear yard where 25 feet is required, at the south side of Valemont Street, between Bangor and Akron, on Lots 13, 14, and 15, Block 1, Roseville Heights, and alley closed adjecent to Zone R-1, be, and it is hereby filed.

By Deputy City Attorney

Approved as to form by: J. F. DU PAUL, City Attorney

Deputy.

CITY PLANNING DEPT.

1955

WHEREAS, Zone Variance Application No. <u>14433</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code,

Permission is hereby DENIED to Lee E. and Ruth S. Mattel to construct a residence with a  $1/_1$ -foot rear yard where 25 feet is required, at the south side of Valemont Street, between Bangor and Akron, on Lets 13, 14, and 15, Block 1, Roseville Heights, and alley closed adjacent, Zone R-1.

Application for a variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 28, 1955

Zoning Administrator Res. No. 9176

FORM 1323

Application Received _ 8 - 24 - 55 By <u>A. Trotter</u> City Planning Department
Investigation Made <u>4-28-55</u> By <u>Mergen</u> Flouth City Planning Department
Considered by Board of Adjustment _ 9-28 Decision _ Denied
Copy of Resolution sent to City Clerk $10-3$ Building Inspector $10-5-5$
Planning Commission _10 - 5 Petitioner _10 - 3 Health Dept

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WHEREAS, Conditional Use Permit Application No. <u>14436</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of facts and the evidence presented has shown:

- That the proposed use at the particular location is \_\_\_\_\_\_ necessary or desirable to provide a service or facility which will contribute to the general well-being of the neighborhood or the community.
- 2. That such use will \_\_\_\_\_, under the circumstances of the particular case, be detrimental to the health, safety or general welfare of persons residing or working in the vicinity, or injurious to property or improvements in the vicinity.
- That the proposed use will \_\_\_\_\_ comply with the regulations and conditions specified in the Code for such use.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Mid-City Heights, Inc., to construct a building for Post Office on Lot 559 of Clairemont Manor No. 4, at north side of Clairemont Drive, between Merrimac Ave. and Cole St., Zone R-4; subject to the following conditions:

- 1. That an application be made to the Planning Commission to re-zone this area from R-4 to RC-1A;
- 2. That Lot 560, adjoining subject property, be included with and become an integral part of the land leased to the Postal Department, to provide off-street parking and additional space for enlargement of the Post Office.

A variance to the provisions of Ordinance No. 5725 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Conditional Use Permit granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Munic. ipal Code Section 101.0506).

By \_

4-455

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 55

Zoning Administrator Res. No. 9177

FORM 1322

Application Received \_ 8-26-55 By \_ Uan this City Planning Department

Investigation Made 9-28-55 By Margen + South

Considered by Board of Adjustment \_ 9-28 Decision \_ conde app Copy of Resolution sent to City Clerk 9-29 Building Inspector 10-5-57 Planning Commission \_\_\_\_\_ Petitioner \_\_\_\_\_\_ Health Dept.\_

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WHEREAS, Zone Variance Application No. <u>14466</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (desires) the following:

Permission is hereby granted to Mary and Steve Gowlovedh to add to an existing garage, converting this building into a single family residence, making two units on a parcel split out after zoning but prior to December 5, 1954, on the east half of Lot 59, Broadway Acres, at 4236 "C" Street, Zone R-2.

A variance to the provisions of Ordinance No. 35 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-159

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 55

Zoning Administrator Res. No. 9178

FORM 1323

Application Received By J. Michon City Planning Department
Investigation Made <u>9-28-55</u> By <u>Mergen + South</u> City Planning Department
Considered by Board of Adjustment Decision
Copy of Resolution sent to City Clerk 9-30 Building Inspector 10-5-5-
Planning Commission Petitioner F- 30 Health Dept

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WHEREAS, Zone Variance Application No. <u>14490</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not**\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will <u>not</u> adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decies), the following:

Permission is hereby granted to Gloria L. Allen to construct a bedroom and bath addition to an existing residence, the addition to observe a 10-foot setback from E. Briarfield Drive, where a 15-ft. setback is required, at the southeast corner of Pacific Beach Drive and E. Briarfield Drive, Zone R-1, on Lot 4, Block 11, Braemar Extension.

A variance to the provisions of Municipal Code Sec. 101.0603 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_\_

1-306

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 28 19 55

Zoning Administrator

FORM 1323

Application Received <u>9-7-55</u> By <u>Michae</u> City Planning Department
Investigation Made <u>G-28-V5</u> By <u>Mergen &amp; South</u> City Planning Department
Considered by Board of Adjustment _ 4-28 Decision _ Cype
Copy of Resolution sent to City Clerk $\frac{9-30}{50}$ Building Inspector $\frac{10-5}{55}$
Planning Commission 10-5 Petitioner 9-30 Health Dept.

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A variance to the provisions of Municipal Code Sec. 101.0003 be, and is a hereiv granted as to the particulars stated above, insolar as they relate to the property described above.

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WHEREAS, Zone Variance Application No. <u>14122</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (2003) the following:

Permission is hereby granted to Robert L. and Mitylene Yon to construct a 10-foot by 14-foot bedroom addition to existing residence which has 1-foot, 6-inch side yard, where a 3-foot side yard is required, and with eave extending to side lot line, where 2-ft., 6-inches to side lot line from eave is required; the proposed addition to observe the required 3-foot side yard and 2-feet, 6-inches from eave to lot line; on the East Half of Lot 5, Fairhaven Acres, at 4778 Dwight Street, between Euclid Ave. and Lantana Dr., Zone R-4.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 28 19 55

Application Received <u>9-8-55</u> By <u>J. Mickon</u> City Planning Department
Investigation Made <u>9-29-05</u> By <u>Mergen &amp; Aruth</u> City Planning Department
Considered by Board of Adjustment 9-28 Decision Appl
Copy of Resolution sent to City Clerk $9-30$ Building Inspector $10-0-07$
Planning Commission 10-5 Petitioner <u>9-30</u> Health Dept.

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(i) DATE: The II (COUNED, By the thord of Sommar Adjustment of the Carry of Containing in conformity with the minorety vested in or the Manuscipal Ca adjustment for the following:

Permission is hereby granted to Schert L. and Mitvlees Ion to construct a 10-foot by L-foot bedroom addition to existing residence which mas 1-foot, 6-inch Side yard, where a 9-foot side yard is required, and with cave extending to side 1ot line, where 2-ft., 6-inches to side Let Line from eart is required; the prepased addition to observe the required 2-foot side ward and 2-fet, 6-inches from cave to 1ot line; on the East Mall of ict 3, Fairbaren Acros, at 4778 Budget Street, between Budlid Ave. and Lantan From Sene E-1.

A variance to the provisions of invisignt Code Spo. 101.0601 be, and in hereby granted as to the particulars stated above, inverter as they millive to the property described above.

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WHEREAS, Zone Variance Application No. <u>14482</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (MANAS) the following:

Permission is hereby granted to Thomas J. Arnett, owner, and Kesling Free Enterprises, purchaser, to construct a 7-unit apartment building with 70% coverage of the property, where 60% coverage is permitted, on a portion of Lot 13 and all of Lot 12, The Park Subdivision, per legal description on file in the Planning Dept., at westerly corner of Coast Blvd. and Ghard Ave., Zone R-4, subject to the following conditions:

1. That final plans be approved by the Board of Zoning Adjustment;

2. That all yard and setback requirements be complied with.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

to the property described above. chech file with meconnellar D.S before stanty affrord of plans. DS. 10-25=55

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

-349

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

	September	20	22	
Dated _		_, 19		
FORM 132	3			6

Res. No. 9181

Application Received By Van Acce City Planning Department		
Investigation Made 9-28-55 By Mergen + South City Planning Department		
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Considered by Board of Adjustment 9-28 Decision _ Could offer		
Copy of Resolution sent to City Clerk 9-30 Building Inspector 10-5-5-		
Planning Commission Petitioner Health Dept		

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WHEREAS, Zone Variance Application No. 14481 has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are no special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would not deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ not\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, reactes (denies) the following:

Permission is hereby DENIED to Kesling Free Enterprises to construct an office building with a 3-foot setback where a 15-foot setback is required, on Lots 13, 14, and 15, Block 16, Center Addition to La Jolla Park, on the east side of Girard Ave., between Pearl and Genter Streets, Zone R-C.

Application for a variance to the provisions of Municipal Code #101.0409 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

-345

By\_\_\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No.

Dated September 28 19 55

FORM 1323

Application Received _ 9-19-55 By Vien Received _ G-19-55 By City Planning Department
Investigation Made <u>4-28-57</u> By <u>Margle &amp; Couth</u> City Planning Department
Considered by Board of Adjustment _ 9-28 Decision Denicd
Copy of Resolution sent to City Clerk 9-29 Building Inspector 10-5-5
Planning Commission Petitioner Health Dept

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That the posting of the adjustments will ally an investor with the period of unpacts and in cost of the fortunance and will \_\_\_\_\_ be injustions to verify analy as one is a distribution to the the public velices.

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/\* Any whe Variance granted by the Cloy shall be null one rold and the familie far and committeely, all months after the cilentive does, unlars, the use and ar devicemented and their is commenced before call the systems (see the test for a device set and a state is provide for all the test. a we take ).

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AND THINK WATER AF CHING'S

WHEREAS, Zone Variance Application No. 14236 \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are no special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would not deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is not necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Whitney Enterprises to construct a duplex on Lot 2, Block 2, Bay Shore Addition to New Roseville, at the corner of Talbot and Scott Sts., Zone R-1.

Application for a variance to the provisions of Ordinance No. 32 N.S. be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

These are being appealed tobe heard Oct. 20

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

1-207

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated Sept. 28 19 55

Zoning Administrator Res. No. 9183

FORM 1323

Application Received By By	V. 7. Secults City Planning Department
Investigation Made By	
Considered by Board of Adjustment	Decision <u>Benied</u>
Copy of Resolution sent to City Clerk Bu	uilding Inspector $\frac{19 - 5 - 57}{19}$
Planning Commission Petitioner	- 30 Health Dept

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## RESOLUTION No. 129342

BE IT RESOLVED, by the Council of the City of San Diego, as follows:

That the appeal of Property Owners from the decision of the Board of Zoning Adjustment's Resolutions Nos. 9184, 9185, 9186, applications Nos. 14237, 14238, 14239, in granting permission to Whitney Enterprises to construct deplexes on Lots 3, 4, 5, Block 2, Bay Shore Addition to New Roseville, on Talbot Street easterly of Scott Street in Zone R-1, be, and it is hereby sustained, and Board of Zoning Adjustment is hereby overruled and denied.



I HEREBY CERTIFY the above to be a full, true, and correct copy of Resolution No. 129342 of the Council of the City of San Diego, as adopted by said Council \_\_\_\_\_\_\_ Oct. 27, 1955

-	FRED W	S	TCK
			City Clerk
By	HELEN	M.	WILLIG
			Deputy.

WHEREAS, Zone Variance Application No. <u>14237</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will <u>not</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (California) the following:

Permission is hereby granted to Whitney Enterprises to construct a duplex on Lot 3, Block 2, Bay Shore Addition to New Reseville, on Talbot St., easterly of Scott St., Zone R-1.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

207

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated September 28, 1955

FORM 1323

Zoning Administrator Res. No. 9184

Application Received By By Beight Bity Planning Department		
Investigation Made <u>4-28-55</u> By <u>Merger &amp; South</u> City Planning Department		
Considered by Board of Adjustment _ 9-28 Decision _ appr		
Copy of Resolution sent to City Clerk $\frac{9-3}{3}$ Building Inspector $\frac{10-\sqrt{1-\sqrt{1-1}}}{\sqrt{1-1}}$		
Planning Commission Petitioner Health Dept		

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WHEREAS, Zone Variance Application No. 14238 \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and in-3. tent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance willnot adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denices) the following:

Permission is hereby granted to Whitney Enterprises to construct a duplex on Lot 4, Block 2, Bay Shore Addition to New Roseville, on Talbot St., easterly of Scott St., Zone R-1.

A variance to the provisions of Ordinance No. 32 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

> > nistrator

Res. No. 9185

	Dated Sept. 28,	1055	Bv	
1000	Dated,	1 72	, _, _, _	Zoning Admir
	FORM 1323		1-201	

Application Received By By	V. Beights City Planning Department
Investigation Made <u>9-28-55</u> By	0
Considered by Board of Adjustment $9-28$	_ Decision
Copy of Resolution sent to City Clerk	Building Inspector
Planning Commission Petitioner	<u>9-30</u> Health Dept

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WHEREAS, Zone Variance Application No. <u>14239</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will not\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to Whitney Enterprises to construct a duplex on Lot 5, Bay Shore Addition to New Roseville, on Talbot St., easterly of Scott St., Zone R-1.

A variance to the provisions of Ord. # 32 N.S. be, and is hereby granted as to the particulars stated above, insofanas they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

207

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated Sept. 28, 1955

FORM 1323

Zoning Administrator 105, 9186
Application Received By By By City Planning Department
Investigation Made <u>5-28-55</u> By <u>Margine stouth</u> City Planning Department
Considered by Board of Adjustment <u>9-24</u> Decision <u>Mps</u> .
Copy of Resolution sent to City Clerk 4-30 Building Inspector 10-5-55
Planning Commission Petitioner Health Dept

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## RESOLUTION No.

BE IT RESOLVED, by the Council of the City of San Diego, as follows:

The appeal of Robert N. and Dolly Benson from the decision of the Board of Zoning Adjustment denying by its Resolution No. 9187, permission to construct a residence and attached garage having a 5-foot setback on John Street where 10 feet is required, end to observe the required 15-foot setback on El Mac Place, Lot 3, Tingley Estates, on the northeasterly corner of El Mac Place and John Street, in Zone R-1, be, and it is hereby granted, and said Board of Zoning Adjustment decision is hereby overruled.

Approved as to form by: J. F. DuPaul, City Attorney.

	By	
ED Commentances	Deputy City Attorney	
EPH P		
EJER /		
Ell'S F /		
EL BO		
a Jerrana Janarcan &	129817	1
I HEREBY CERTIFY the above the Council of the City of Sar	o be a full, true, and correct copy of Resolution No Diego, as adopted by said CouncilNOV 22 1955	
	FRED W. SICK	
	Pity Clerk Plan	

By\_

Deputy.

of

For information in connection with appeal of Robert N. and Dolly Benson from decision of Board of Zoning Adjustment in denying their request to construct residence and attached garage with 5-foot setback on John Street where 10 feet is required, and observe required 15-foot setback on El Mac Place; Lot 3, Tingley Estates, on northeasterly corner of El Mac Place and John Street in Zone R-1.

Motion made by Councilman Williams, seconded by Councilman Schneider to Grant Appeal and overrule Board of Zoning Adjustment in connection with Zoning Committee Resolution No. 9187, application No. 14480 - Roll Call on the motion was as follows which shows the motion having lost because five votes are required to overrule Board of Zoning Adjustment's decision. YEAS- Burgener, Williams, Schneider, Mayor Dail NAYS- Kerrigan, Curran, Evenson ABSENT- None

## RESOLUTION No. 129502

BE IT RESOLVED, by the Council of the City of San Diego, as follows: The Planning Department are requested to send out notification of a hearing to be conducted by the Council on November 15, 1955. on the appeal of Robert N. Benson and Dolly Benson (which Most at the Council hearing Octover 27, 1955) from the decision of the Board of Zoning Adjustment in denying request to construct a residence and attached garage with 5-foot setback on John Street ADU where 10-foot setback is required, and observe 15-foot setback on El Mac Place - Lot 3 Tingley Estates, at northeasterly corner of El Mac Place and John Street, in Zone R-1.

Approved as to form by: J. F. DU PAUL, City Attorpay

By Deputy City Attorney

I HEREBY CERTIFY the above to be a full, true, and correct copy of Resolution No. 129502 of the Council of the City of San Diego, as adopted by said Council\_\_\_\_\_Nov. 1, 1955

	FRED V		SICK
		C	ity Clerk
By	HELEN	M.	WILLIG
<i>Dy</i> <u> </u>			Deputy.

GILL PLANNING DEPL

Ron 9187

WHEREAS, Zone Variance Application No. <u>14480</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will **not** be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Robert N. and Dolly Benson to construct a residence and attached garage having a 5-foot setback on John Street where 10 feet is required, and to observe the required 15-foot setback on El Mac Place, Lot 3, Tingley Estates, on the northeasterly corner of El Mac Place and John Street, Zone R-1.

Application for a variance to the provisions of Municipal Code 101.0604 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

-205

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

FORM 1323

Dated

Sept. 28

55

19

Zoning Administrator Res. No. 918

Application Received By By Beights City Planning Department
Investigation Made <u>9-28-15</u> By <u>Margan + Jouth</u> City Planning Department
Considered by Board of Adjustment _ 4-28 Decision Derived
Copy of Resolution sent to City Clerk 9-29 Building Inspector
Planning Commission Petitioner <u>9-29</u> Health Dept

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3. That the granting of the adjustment will <u>self</u> be in harmony with the granthic purposed tent of the Cadimunes and will \_\_\_\_\_ be adjuring to also mighborhood or atherests a defito the sublic walture.

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HEARFORE, HE IT RESOLVED. By the Board of Zoning Auforrhout of the City of sho brogh, California, an conformaty with and authority caused in it by the function for sizes (doning) the following:

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THE PERSON OF ZONTRE ADDISCHART

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9188

WHEREAS, Zone Variance Application No. <u>14489</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>be</u> in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will <u>not</u>adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denotes) the following:

Permission is hereby granted to William C. and Marjory J. Black to construct an addition to medical offices, the addition to observe a 7-foot rear yard where 10 ft. is required, on Lots 27, 28 and 29 of El Cerrito Terrace, and Lot 30 of El Cerrito Terrace Unit #2, at the northeast corner of Estelle St. and College Ave., Zone R-4.

A variance to the provisions of Municipal Code Sec. 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ 28 \_\_\_\_ 19 \_\_\_\_ 55

FORM 1323

Zoning Administrator Res. No. 9188

Application Received By By Concept City Planning Department
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Investigation Made <u>9-28-55</u> By <u>Margan</u> & South City Planning Department
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Considered by Board of Adjustment $9-28$ Decision $Appr$
Copy of Resolution sent to City Clerk 9-29 Building Inspector 10-5-5-
Planning Commission Petitioner Health Dept
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WHEREAS, Zone Variance Application No. \_\_14496 \_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code. grants (denies) the following:

Permission is hereby granted to Herbert A. and Eva E. Terry to construct a two-story garage-storage-rumpus room and half-bath, located approximately 60 feet back of the front property line, with zero side yard where 4 feet is required, on Lot 585, Redwood Village No. 5, at 6251 Jeff Street, Zone R-1; subject to the following condition:

That an agreement be signed and made of record, to run with the deed to the land, to the effect that the proposed construction will never be used as living quarters.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated Sept. 28 , 19 55

FORM 1323

Zoning Administrator Res. No. 9189 3-120-

Application Received <u>1-9-55</u> By <u>Van Aice</u> City Planning Department Investigation Made <u>1-28-55</u> By <u>Margan</u> South City Planning Department Considered by Board of Adjustment <u>9-28</u> Decision <u>Conderappen</u>
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Planning Commission Petitioner Health Dept
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Mac an arrestant le signed and mude of record, to run with the deed to the Land, to the effect that the proposed construction will never be used as Living quarters.

A variance to the provisions of mulcipal Jode 101.0001 he, and is hereby pranted as to the particulars stated above, insolar as they relate to the property described as a vove.

RESOLUTION No. 129769

BE IT RESOLVED, by the Council of the City of San Diego, as follows:

That the appeal of Dr. John T. Westwood, owner, from the decision of the Board of Zoning Adjustment in denying by its Resolution Nos. 9190 & 9191 the request of Dr. John T, Westwood, owner, and H. H. Peterson Construction Co. lessee, to operate a contractor's office and storage yard on the southerly 105 feet of Lot 5. E. W. Morse Subdivision, on the west side of Sixth Street Extension, Zone R-1A; and to erect a 6-foot high chain link fence with extension arms inside, in the front setback area, be, and it is hereby denied and overruled and said Board of Loning Adjustment's decision is hereby sustained.

Approved as to form by: J. F. DU PAUL, City Attorney

By Deputy City Attorney

129769

I HEREBY CERTIFY the above to be a full, true, and correct copy of Resolution No. of the Council of the City of San Diego, as adopted by said Council\_

FRED W. SICK

Second and			City Clerk
	EDNA	B.	ROBINSON
By			

Deputy.

WHEREAS, Zone Variance Application No. <u>14349</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious</u> to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, reserves (denies) the following:

Permission is hereby DENIED to Dr. John T. Westwood, owner, and H. H. Peterson Construction Co., lessee, to operate a contractor's office and storage yard on the southerly 105 ft. of Lot 5, E. W. Morse Subdivision, on the west side of Sixth Street Extension, approximately 700 feet south of Friars Road, Zone R-1A.

Application for a variance to the provisions of Ordinance No. 1947 N.S. be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By \_\_\_\_

5-258

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 55

Zoning Administrator Res. No. 9190

FORM 1323

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Application Received <u>4-13-555</u> By <u>Jan His</u> City Planning Department Investigation Made <u>4-28-555</u> By <u>Muyer fact</u> City Planning Department Considered by Board of Adjustment <u>9-28</u> Decision <u>Device</u> Copy of Resolution sent to City Clerk <u>9-29</u> Building Inspector <u>10-5-555</u> Planning Commission <u>10-15</u> Petitioner <u>9-29</u> Health Dept.

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WHEREAS, Zone Variance Application No. <u>14350</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>**not**</u> be in harmony with the general purposes and intent of the Ordinance and will <u>be injurious to the neighborhood or otherwise detrimental</u> to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, granter (denies) the following:

Permission is hereby DENIED to Dr. John T. Westwood, owner, and H. H. Peterson Construction Co., lessee, to erect a 6-foot high chain link fence with extension arms inside, in the front setback area, on the southerly 105 feet of Lot 5, E. W. Morse Subd., in connection with a proposed contractor's office and storage yard; on the west side of Sixth Street Extension, approximately 700 feet south of Friars Road, Zone R-1A.

A variance to the provisions of Municipal Code 101.06023 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

5-258

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ 19 \_\_\_ 55

FORM 1323

Zoning Administrator Res. No. 9191

Application Received By Jan Here City Planning Department	
Investigation Made <u>4-28-55</u> By <u>Mergen &amp; South</u> City Planning Department	in the second se
Considered by Board of Adjustment _ 9-28 Decision _ Denied	1
Copy of Resolution sent to City Clerk 9-29 Building Inspector 10-5-0	2
Planning Commission Petitioner Health Dept	

exclusion is hereby DEVIED to Dr. John T. Westwood, owner, and N. H. Feterson mattraction Co., Lesses, to erect a 6-foot high chain link fence with entersion and inside, in the front setback area, on the southerly 105 feet of bot 5, B. H. mass 50bd., in connection with a proposed contractor's office and storare party in the west side of Sixth Street Extension, appreximately 700 feet south of Friary and, More N-LA.

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WHEREAS, Zone Variance Application No. \_\_\_\_\_ \_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- 1. That there are \_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and in-3. tent of the Ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (decices) the following:

Permission is hereby granted to Pete Vugo to construct a single family residence on a portion of Lots 1 and 2, and all of Lot 3, Block 2, Bird Rock Addition, at 354 Forward Street, Zone R-1, making two living units on this combined parcel, subject to the following condition:

That an agreement be signed and made of record to the effect that this combined parcel will be held in one ownership and no portion will ever be sold separately.

A variance to the provisions of Ordinance No. 13294 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

Dated

ORM 1323

	BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA	
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	1 -326 Zoning Administrator Ness Nes 9193	9

Application Received <u>9-14-15</u> By	J. Naelson
	City Planning Department
Investigation Made <u>9-28-55</u> By _	Mergen + Jouch City Planning Department
Considered by Board of Adjustment	
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Planning Commission Petitioner	0-3 Health Dept.

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WHEREAS, Zone Variance Application No. <u>14488</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (dented) the following:

Permission is hereby granted to David and Beatrice Arden to construct an office addition to an existing residence and attached gtorage building, the residence portion having a 7-foot rear yard, the storage building having a zero side yard, on the west half of the south half of Lot 4, Block 1, Orangewood, on the east side of Fairmount Ave. between Meade and El Cajon Blvd., Zone C; subject to the following condition:

That 3 feet be removed from the storage shed constructed up to the north property line, thereby making the shed conform with the 3-foot side yard requirement.

A variance to the provisions of Municipal Code 101.0601 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By.

-94

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Res. No. 9193

Dated Sept. 28

FORM 1323

Zoning Administrator

Application Received _ 4 - 124 - 13 By U. Beight City Planning Department
Investigation Made <u>5-28-V3</u> By <u>Margan &amp; South</u> City Planning Department
Considered by Board of Adjustment <u>9-28</u> Decision <u>concleapp</u>
Copy of Resolution sent to City Clerk $10-3$ Building Inspector $10-5-55$
Planning Commission 10-5 Petitioner 10-3 Health Dept.

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That 3 fast be removed from the storage shed constructed up to the north property these these in additional terms.

A variance to the provisions of Municipal Code 201.0601 he, and is hereby franted in to the particulars stated above, insolar as they relate to the property deports deports glove.

WHEREAS, Conditional Use Permit Application No. <u>14494</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of facts and the evidence presented has shown:

- That the proposed use at the particular location is \_\_\_\_\_\_ necessary or desirable to provide a service or facility which will contribute to the general well-being of the neighborhood or the community.
- 2. That such use will \_\_\_\_\_, under the circumstances of the particular case, be detrimental to the health, safety or general welfare of persons residing or working in the vicinity, or injurious to property or improvements in the vicinity.
- That the proposed use will \_\_\_\_\_ comply with the regulations and conditions specified in the Code for such use.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies), the following:

Permission is hereby granted to The Roman Catholic Bishop of San Diego to construct a 21-foot by 64-foot building for casting concrete crypts and storage purposes, to be used in connection with the existing cemetery, on the Northeast Quarter of Lot 26, Rancho Mission of Horton's Purchase, at 4470 Hilltop Drive, Zone R-2.

A variance to the provisions of Ordinance No. 35 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Conditional Use Permit granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By -

3-158

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_, 19\_55\_

Zoning Administrator Res. No. 9194

FORM 1322

Application Received <u>9-14-55</u> By <u>U. Buight</u> CityPlanning Department Investigation Made <u>9-28-55</u> By <u>Margen Shared</u> CityPlanning Department Considered by Board of Adjustment <u>9-28</u> Decision <u>Mpr.</u> Copy of Resolution sent to City Clerk <u>9-30</u> Building Inspector <u>10-5-55</u> Planning Commission <u>10-5</u> Petitioner <u>9-30</u> Health Dept.

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WHEREAS, Zone Variance Application No. <u>14417</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Margaret J. Meth to operate an engraving business, a maximum of twenty hours per week, with no signs, at 3738 - 46th Street, Lots 33 and 34, Block 8, Mountain View, Zone R-2.

Application for a variance to the provisions of Ordinance No. 13057 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By.

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 \_\_\_\_

Zoning Administrator Res. No. 9195

Application Received By By Beight City Planning Department
Investigation Made <u>9-28-55</u> By <u>Marguer</u> South City Planning Department
Considered by Board of Adjustment <u>9-28</u> Decision <u>Service</u>
Copy of Resolution sent to City Clerk 9-29 Building Inspector
Planning Commission Petitioner 9-29 Health Dept

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WHEREAS, Zone Variance Application No. \_\_\_\_\_ has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will \_\_\_\_\_ adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denice) the following:

Permission is hereby granted to Fred Philibosian, owner, and Joseph S. Harb, manager, to replace an existing rug cleaning building with a new 40-foot by 53-foot building, at 3492 Adams Ave., Lots 14 and 15, Block 25, Normal Heights, Zone C.

A variance to the provisions of Ordinance No. 12989 be, and is hereby granted as to the particulars stated above, insofar as they relate to theproperty described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

2-80

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Zoning Administrator

Res. No. 9196

Dated \_\_\_\_\_\_ Sept. 28, 19 \_\_\_\_\_

FORM 1323

Application Received By Beights City Planning Department
Investigation Made <u>9-28-55</u> By <u>Mergen + bauch</u> City Planning Department
Considered by Board of Adjustment _ 9-28 Decision _ Appr
Copy of Resolution sent to City Clerk $\frac{9-30}{9}$ Building Inspector $\frac{10-5-5}{5}$
Planning Commission Petitioner Health Dept

WHEREAS, Conditional Use Permit Application No. <u>14529</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of facts and the evidence presented has shown:

- That the proposed use at the particular location is \_\_\_\_\_\_ necessary or desirable to provide a service or facility which will contribute to the general well-being of the neighborhood or the community.
- That such use will \_\_\_\_\_, under the circumstances of the particular case, be detrimental to the health, safety or general welfare of persons residing or working in the vicinity, or injurious to property or improvements in the vicinity.
- That the proposed use will \_\_\_\_\_ comply with the regulations and conditions specified in the Code for such use.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby granted to The City of San Diego to erect and operate a drive-in theater, with snack bar, serving food and non-alcoholic beverages, accommodating a minimum of 750 cars, on portions of Blocks B, C, D and E, Mission Bay Park Tract, lying easterly of Rose Creek and westerly of Bond Road, with Grand Ave. on the north, and Pacific Beach Drive closed adjacent, Xone R-4; subject to the following conditions:

- 1. That the landscaping plans be approved by the landscape consultant of the Planning Department, and filed in the Planning Office;
- 2. That the entrances and exits to the property be approved by the City Traffic Engineer;
- 3. That the final plans be approved by the Planning Commission.

A variance to the provisions of Ordinance No. 100 N.S. and 119 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Conditional Use Permit granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

4-310

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_\_, 19\_5

FORM 1322

Zoning Administrator

Res. No. 9197

Application Received \_\_\_\_\_\_ By \_\_\_\_ By \_\_\_\_\_ Council

Investigation Made <u>9-28-53</u> By <u>Mergla + Aouth</u> City Planning Department

Considered by Board of Adjustment  $\underline{9-11}$  Decision <u>Could app</u> Copy of Resolution sent to City Clerk  $\underline{9-30}$  Building Inspector  $\underline{10-5}$   $\overline{55}$ Planning Commission  $\underline{15-5}$  Petitioner  $\underline{9-30}$  Health Dept.

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WHEREAS, Zone Variance Application No. <u>14514</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are <u>no</u> special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would <u>not</u> deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is <u>not</u> necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will <u>not</u> be in harmony with the general purposes and intent of the Ordinance and will <u>me</u> be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denies) the following:

Permission is hereby DENIED to Townsend and Katharine H. Gromwell to construct a single family residence and attached garage, and fence, to observe a 5-foot and 10-foot setback where the required setback varies from 5 feet to 15 feet, on Inyaha Lane, Lot 2, Scripps Estates Associates Subd., Zone R-L.

Application for a variance to the provisions of Municipal Code 101.0604 be, and is hereby DENIED as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_

6-35-8

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 \_\_\_\_

FORM 1323

Zoning Administrator Res. No. 9198

Application Received By By City Planning Department
Investigation Made <u>9-28-57</u> By <u>Mergen &amp; South</u> City Planning Department
Considered by Board of Adjustment $\frac{g-\gamma F}{2}$ Decision $\frac{Sexical}{2}$
Copy of Resolution sent to City Clerk 9-29 Building Inspector 10-1-17
Planning Commission 10-5 Petitioner 9-29 Health Dept.

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vala lane, .or 2, Scripps Astates Associates Wald., Sone R-1.

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WHEREAS, Zone Variance Application No. <u>14518</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will \_\_\_\_\_ be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (denses) the following:

Permission is hereby granted to the Grown Investment Company, Henry B. Gramer, president, to use a portion of Lot 11, Block 47, Linda Vista Unit No. 1, Zone R-4, (which legal description is on file in the Planning Office) as a turn-around area in connection with commercial buildings located on adjoining Lot 12, in the C zone, at 6900 Linda Vista Road; subject to the following condition:

That a Record of Survey Map or a final Subdivision Map is filed in the City Planning Office, as required by the Planning Commission.

A variance to the provisions of Ordinance No. 13457 be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

By\_\_\_

400

BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_\_ Sept. 28 \_\_\_\_\_ 19 \_\_\_\_ 38

FORM 1323

Zoning Administrator

Application Received \_ 9-16-55 By \_\_\_\_\_\_ By \_\_\_\_\_\_ Bench Scitter Planning Department

Investigation Made <u>9-28-v7</u> By <u>Margan</u> Fourth

Considered by Board of Adjustment _ 9-28 Decision _ Couche appr
Copy of Resolution sent to City Clerk $\frac{10-3}{3}$ Building Inspector $\frac{10-5-5-5}{5}$
Planning Commission 10-5 Petitioner 10-3 Health Dept.

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WHEREAS, Zone Variance Application No. <u>14430</u> has been considered by the Board of Zoning Adjustment of the City of San Diego, California, and the attached Finding of Facts and the evidence presented has shown:

- That there are \_\_\_\_\_\_ special circumstances or conditions applying to the land or buildings for which the adjustment is sought, which circumstances or conditions are peculiar to such land or buildings and do not apply generally to the land or buildings in the neighborhood. Such conditions shall not have resulted from any act of the applicant subsequent to the adoption of the Zoning Ordinance.
- 2. That the aforesaid circumstances or conditions are such that the strict application of the provisions of the Ordinance would \_\_\_\_\_\_ deprive the applicant of the reasonable use of the land or buildings, that the granting of the adjustment is \_\_\_\_\_\_ necessary for the reasonable use of the land or building and that the adjustment as granted by the City is the minimum adjustment that will accomplish this purpose.
- 3. That the granting of the adjustment will \_\_\_\_\_ be in harmony with the general purposes and intent of the Ordinance and will **not** be injurious to the neighborhood or otherwise detrimental to the public welfare.
- 4. That the granting of the Variance will not adversely affect the Master Plan of the City.

THEREFORE, BE IT RESOLVED, By the Board of Zoning Adjustment of the City of San Diego, California, in conformity with the authority vested in it by the Municipal Code, grants (depice) the following:

Permission is hereby granted to Percy Bilton, Inc., to construct professional offices, including architectural, real estate, insurance, escrow, mortgage loans, engineer, attorney, decorating (consultant), and construction, on a portion of Pueblo Lot 222, which description is on file in the Planning Office, at the northeasterly corner of Evergreen & Rosecrans, Zone R-1; subject to the following conditions:

- 1. That the architecture of the building conform with plans on file in Planning Office;
- 2. That landscaping plans be approved by the landscape consultant of the Planning Office and filed; the landscaping to be maintained with a sprinklin system;
- 3. That paved off-street parking be provided as shown on plans on file in the Planning Office, and ingress and egress to be approved by the City Traffic Engineer.

A variance to the provisions of Ordinance No. 31 N.S. be, and is hereby granted as to the particulars stated above, insofar as they relate to the property described above.

Any Zone Variance granted by the City shall be null and void, and shall be revoked automatically, six months after its effective date, unless the use and/or construction permitted is commenced before said time expires. (See Municipal Code Section 101.0505, Failure to Utilize Conditional Use Permit or Variance).

The permission granted by this Resolution shall become effective and final on the eleventh day after it is filed in the office of the City Clerk, unless a written appeal is filed within ten days after such filing in the office of the City Clerk. (See Municipal Code Section 101.0506).

> BOARD OF ZONING ADJUSTMENT CITY OF SAN DIEGO, CALIFORNIA

Dated \_\_\_\_\_

FORM 132

Sept. 28

55

247-1

19

Zoning Administrator Res. No. 9200

Application Received By	y
Investigation Made <u>9-28-55</u> B	y <u>Mergen + South</u> City Planning Department
Considered by Board of Adjustment $9 - 28$	Decision could appr.
Copy of Resolution sent to City Clerk 10-3	Building Inspector
Planning Commission Petitioner	10-3 Health Dept.

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