

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO  
MINUTES OF REGULAR SCHEDULED MEETING OF  
OCTOBER 28, 2004  
IN CITY COUNCIL CHAMBERS- 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING**

**CHRONOLOGY OF THE MEETING:**

The meeting was called to order by Chairperson Lettieri at 9:05 a.m. Chairperson Lettieri adjourned the meeting at 10:00 a.m.

**ATTENDANCE DURING THE MEETING:**

Chairperson Tony Lettieri-present  
Vice-Chairperson Barry Schultz-not present  
Commissioner Carolyn Chase-present  
Commissioner Kathleen Garcia-present  
Commissioner Gil Ontai-present  
Commissioner Dennis Otsuji-not present  
Commissioner Mark Steele-not present  
Betsy McCullough, Planning Department-not present  
Mary Wright, Planning Department-not present  
Bob Manis, Planning Department-present  
Marcela Escobar-Eck, Development Services-not present  
Gary Halbert, Development Services-present  
Mary Jo Lanzafame, Deputy City Attorney-present  
Linda Lugano, Recorder-present

ITEM-1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:**  
None.

ITEM-2: **REQUESTS FOR CONTINUANCE:**  
Item No. 12, Mission Boulevard Mixed Use Project No. 95122 was withdrawn and will be rescheduled for November 4, 2004.

ITEM-3: **REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:**  
Items No. 8, 9, 10 and 13 were placed on the consent agenda.

ITEM-4: **DIRECTOR'S REPORT:**  
Gary Halbert advised that the Official City Zoning Map has been prepared for an internet application that will allow property owners to look at zoning on parcels by address or parcel number. This will be available in November.

ITEM-5: **COMMISSION COMMENT:**  
None.

ITEM-6: **APPROVAL OF THE MINUTES OF OCTOBER 14, 2004.**

**COMMISSION ACTION:**

MOTION BY GARCIA TO APPROVE THE MINUTES OF October 14, 2001. Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

ITEM-7: **APPEAL OF HEARING OFFICER DECISION FOR THE BLAKE RESIDENCE – PROJECT NO. 12470**

Robert Korch presented Report to the Planning Commission No. PC-04-187 and advised that the appellant, David Schroedl withdrew his appeal on this project and that the applicant submitted alternate plans for the street improvements.

Testimony in favor of the appeal by David Schroedl and Sherri Lightner and spoke to drainage and street improvement issues only.

Testimony opposed to the appeal by Matt Peterson.

Public testimony was closed.

**COMMISSION ACTION:**

MOTION BY CHASE TO DENY THE APPEAL AND APPROVE THE PROJECT WITH THE FOLLOWING MODIFICATIONS: CONDITION 11 TO READ: "...THE APPLICANT SHALL DEDICATE **UP TO 3.5 FEET** OF RIGHT-OF-WAY FOR LOOKOUT DRIVE FOR DRAINAGE IMPROVEMENTS REFERENCED IN CONDITION NO. 15 TO THE SATISFACTION OF THE CITY ENGINEER"; DELETE CONDITION NO. 12 ENTIRELY; AND REVISE CONDITION NO. 15 TO READ, ".....THE CLOSURE OF THE EXISTING DRIVEWAY WITH RESTORATION TO APPLICABLE DRAINAGE FLOW, SATISFACTORY TO THE CITY ENGINEER." Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

ITEM-8: **SAN DIEGO AVENUE TENTATIVE MAP - PROJECT NO. 21541.**

**COMMISSION ACTION:**

CONSENT MOTION BY GARCIA TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-175. Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

ITEM-9: **CABRILLO KNOLLS TENTATIVE MAP – PROJECT NO. 10275**

**COMMISSION ACTION:**

CONSENT MOTION BY GARCIA TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-172. Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

ITEM-10: **MISSION HILLS COMMONS TM - PROJECT NO. 34398**

**COMMISSION ACTION:**

CONSENT MOTION BY GARCIA TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-171. Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

ITEM-11: INITIATION OF AN AMENDMENT TO THE CLAIREMONT MESA COMMUNITY PLAN AND THE PROGRESS GUIDE AND GENERAL PLAN TO REDESIGNATE A 4.5 ACRE SITE FROM MOBILE HOME PARK AND GENERAL COMMERCIAL TO MEDIUM-HIGH RESIDENTIAL (30-45 DU/AC), (MORENA BOULEVARD).

Kevin Guy presented Report to the Planning Commission No. PC-04-142.

Testimony in favor by Ted Shaw and Dave Potter.

No one present to speak in opposition.

Public testimony was closed.

**COMMISSION ACTION:**

MOTION BY CHASE TO APPROVE THE INITIATION. Second by Garcia. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

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

This item was withdrawn and will be renoticed for November 4, 2004.

ITEM-13: **GARDEN TERRACES – PROJECT NO. 6946**

**COMMISSION ACTION:**

CONSENT MOTION BY GARCIA TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-188. Second by Ontai. Passed by a 4-0 vote with Vice-Chairperson Schultz and Commissioners Otsuji and Steele not present.

The Planning Commission meeting was adjourned by Chairperson Lettieri at 10:00 a.m.