



THE CITY OF SAN DIEGO

NOTICE OF PUBLIC MEETING

This is to inform you that the La Jolla Shores Planned District Advisory Board will be conducting a public meeting to consider recommending approval, conditional approval, or denial of the development project(s) listed below:

DATE OF MEETING: November 18, 2014
TIME OF MEETING: 10:00 AM
LOCATION OF MEETING: 615 Prospect Street, Room 1
La Jolla, California 92037

- 1. CALL TO ORDER
2. APPROVAL OF THE AGENDA
3. APPROVAL OF THE MINUTES
4. PUBLIC COMMENT
5. PROJECT REVIEW

Table with 2 main sections (A and B) and 6 rows each. Columns include Project, Location, Description, Applicant, Project Contact, and City Contact. Section A details a residence at PTS 341980, and Section B details an addition at 391051 Paseo Del Ocaso.

This information will be made available in alternative formats upon request. To request an agenda in alternative format, request a sign language or oral interpreter, or an Assistive Listening Devices (ALD's) for the meeting, call the Community Services Program at 236-6077 at least five working days prior to the meeting to ensure availability.

<b>C.</b>	<b>Project</b>	383197 Kulidjian Residence Remodel and Addition
	<b>Location</b>	8751 Glenwick Lane La Jolla CA 92037 APN 344-113-0200
	<b>Description</b>	Remodel existing 3,043 SF, 4 bedroom, single story residence. New home to have 4 bedrooms, 3.5 baths, laundry and new deck over existing 2 car garage for a total of 3,647 SF
	<b>Applicant</b>	Anna Kulidjian
	<b>Project Contact</b>	Colin Hernstad 619-921-0114
	<b>City Contact</b>	Reviewer: Philip Lizzi 619-446-5199

The meeting of the La Jolla Shores Advisory Board is to hear presentations and public testimony on development projects and provide recommendations to the City's decision maker. The final project decision is made by Staff, Hearing Officer, Planning Commission, or City Council to approve, approve with conditions or deny the projects listed above. If you wish to be notified of this public hearing you must submit a request in writing to the Project Manager at the following address: City of San Diego, Development Services Department, 1222 First Avenue, MS 501, San Diego, CA 92101. Date notice prepared: November 5, 2014

Karen Bucey  
 Planning Department  
 1222 First Avenue, MS 413  
 San Diego CA 92101  
 619-533-6404  
[www.sandiego.gov/planning](http://www.sandiego.gov/planning)

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**La Jolla Shores Planned District Advisory Board  
Meeting Minutes  
October 21, 2014  
615 Prospect Street, Room 1  
La Jolla, California 92037**

**Call to Order 10:00 am**

**1. Approval of the Agenda**

Motion: Approve agenda as presented. 5/0/0

**2. Approval of the Minutes**

Motion: Approve Minutes of September 16, 2014 as presented. 4/0/1

**3. Information Items**

A. Elcrarosa Trust Residence 8545 El Paseo Grande, San Diego CA 92093  
Description: Remodel of an existing 4,290 SF, 3-story residence and garage, to include a 264 SF residential addition, a 144 SF residential removal, and a 124 SF garage removal for a net reduction in floor area of 4 square feet. Total proposed floor area is 4,286 SF on a 7,849 SF lot. The project also includes 1,636 SF of uncovered deck. The project retains 71% of the existing exterior walls.

Project Contact: Jack Wagenaar (619) 291-4604

Discussion: The project will revise the exterior appearance of the residence by:

- removal of the chimney
- extension of the roof overhang
- add second story glass doors
- extend decks with new steel cable style guard rail system
- repainted wood siding facade will be a brighter earth tone color.
- Additionally, a new pool will be added to the rear yard and the garage reduced to a single car garage.

Motion: No action as an information item.

**4. Action Items**

B. **PTS 355787, McClelland Coastal Development Permit**, 8352 La Jolla Shores Drive, La Jolla, CA 92037

Description: Coastal Development Permit and Site Development Permit to demolish an existing residence and construct a 4,060 square foot, two-story, single family residence on a 5,500 square foot property.

Project Contact: Richard Gombes (858) 663-2045 [rgombes@san.rr.com](mailto:rgombes@san.rr.com)

Discussion:

- The community has experienced a radical increase in the size of buildings
- The Project Contact illustrated the building bulk and scale against other nearby residences by superimposing the proposed structure outline against the existing structures.
- The proposed Floor Area Ratio (FAR) is 0.89
- The La Jolla Community plan and the La Jolla Shores Planned District should include a maximum FAR consistent with typical citywide single family of 0.6 FAR.
- The trustees differed on the proposed color pallet and if a single color or a body color and accent colors made the structure look larger. Trustees asked that the Project Contact consider utilizing an off white shade as a body color in place of pure white.
- Several trustees liked the project and the design and felt it fit within the neighborhood character.

Motion: Approve as consistent with the LJSPD. 4/1/0

C. **PTS 374040-Stylli Remodel**, 2452 Paseo Dorado, La Jolla, CA 92037

Description: Coastal Development Permit and Site Development Permit to add a 4,863 square foot addition to an existing 4,900 square foot residence to include basement garage and second story to an existing single family residence located on a 20,329 square foot property.

Project Contact: Claude-Anthony Marengo (619) 417-1111

Discussion:

- The trustees discussed the deed restriction on the height over a portion of the property. The deed restriction assured ocean view access to adjoining property.
- The residence would be somewhat hidden from view by the topographically higher Calle Del Cielo road and new fencing along the property line.
- The trustees reviewed and commented on two exterior finish color board concepts. One is light in tone with a somewhat sunny yellow body and accent colors; the alternative is a modern charcoal grey with cool tone accents.

Motion: Approve as consistent with the LJSPD 5/0/0

D. **PTS 386452 Rosen Residence**, 8477 El Paseo Grande, La Jolla, CA 92037

Description: The site is an existing 2,714 square foot, 2-story residence on a 5,532 SF lot. The project is a 430 SF garage addition, reduction of first floor living space by 73 SF, and a 950 SF addition to the second story with deck.

Project Contact: Claude-Anthony Marengo (619) 417-1111

Discussion:

- The Rosen Residence was previously reviewed by the Board on April 15, 2014. The concept had been supported as a minor project and consistent with the LJSPD. The project has subsequently been submitted to DSD and assigned a project tracking system number.

Motion: Approve as minor project and consistent with the LJSPD 5/0/0