

MINUTES OF THE MEETING OF THE LA JOLLA COMMUNITY PLANNING ASSOCIATION –
AD HOC COMMITTEE FOR LA JOLLA SHORES PLANNED DISTRICT-LAND DEVELOPMENT
CODE UPDATE 2021

Location: Meeting Held Via Zoom due to Coronavirus Pandemic restrictions.

Meeting was called to order on Thursday, July 30, 2020 at 4:24 pm and roll was called.

Committee Members Present: Diane Kane, Desiree Kellogg, Herbert (Bert) Lazerow, Angeles Leira, Kathleen Neil, Suzanne Weissman and Dan Courtney (who arrived after minutes approval)

Committee Members Absent: Janie Emerson, Phil Merten

Public Present: Delores Donovan and Jim Fitzgerald

Approval of Agenda of July 30, 2020 (eBlast) by unanimous consent of all committee members present (Courtney not yet present).

Approval of Previous Minutes of June 18, 2020 as motioned by Angeles Leira and seconded by Kathleen Neil. Vote to approve: Diane Kane, Desiree Kellogg, Bert Lazerow, Angeles Leira, Kathleen Neil, and Suzanne Weissman (Dan Courtney not yet present). No votes opposed.

The meeting opened with Public Comment. There was no public comment.

Suzanne Weissman presented a report regarding Complete Communities as proposed currently by the City of San Diego and how it could impact La Jolla Shores and La Jolla Shores PDO. She also reported that after attending the 4th LDC Update 2020 Workshop hosted by the City of San Diego, the next step for those LDC updates will be a presentation of the proposed updates made to the Community Planners Committee and then the proposed land development code updates will go to the Planning Commission for their approval. The group discussed this and also recent development projects in La Jolla Shores, specifically which projects were considered Process One, Process Two and Process Three and why. Suzanne circulated a copy of email correspondence she has received from Tim Daley, DPM with San Diego Development Services Department.

Discussion then moved to the possible benefits of proposing an amendment to the land development code that would apply City-wide FAR type regulations to La Jolla Shores. Suzanne offered a draft table illustrating lot area and maximum floor area ratios adjusted upwards to reflect existing FAR in the Shores. This type of approach is widely used in the City. This generated a long discussion of other aspects of any lot area that impact how maximum floor area ratio is perceived, including the difficulty presented by

sloping lots, wide ranges of lot sizes and setback issues and the parts of residential development that are not currently included in calculation of maximum floor area ratio. Suzanne agreed to bring the subject back to the next meeting with additional input.

Suzanne reported on measures to address a need to reduce bulk of structures in certain types of settings, such as stepping back the second floor of a structure. Discussion on this issue revolved around the difficulties presented by determining what measure best ensures good development, including percentage versus specific measured distance stepped-in as a structure adds floors above the first floor. Articulation of the structure will also impact perceived bulk. Diane Kane agreed to send additional wording to Suzanne and this item will be heard again at the next meeting.

Angeles Leira asked that Public Realm be on the next agenda and Kathleen Neil agreed to compare input on Fence/Retaining Walls received from both Suzanne and Phil Merten.

At the next meeting the draft wording for the committee's proposed amendments to the 2021 Land Development Code will be finalized, with limited additional work at September meeting, which will be the final meeting. The committee continues to encourage involvement and participation of the public.

The meeting was adjourned at 5:29 pm. The next meeting date of the committee will be Thursday, August 20, 2020 at 4:00 pm via ZOOM Cloud, hosted (again) by Bert Lazerow.

The undersigned acting secretary of the Committee duly attests that all committee members acknowledge the minutes.

/s/ Kathleen Neil