

LA JOLLA SHORES PERMIT REVIEW COMMITTEE MINUTES
LA JOLLA COMMUNITY PLANNING ASSOCIATION

Revision 0

Monday, August 17th, 2020 4:03 PM

La Jolla Recreation Center, 615 Prospect St., La Jolla, CA

VIA ZOOM

1. **Call to Order:** Andy Fotsch, Chair (andy@willandfotsch.com)

a. Committee Members in Attendance: Dan Courtney, Matt Edwards, Janie Emerson, Andy Fotsch, Ted Haas, Myrna Naegle, Angie Preisendorfer,

2. **Motion made to Adopt the Agenda by Myrna Naegle, 2 by Ted Haas**

VOTE 7-0-0

3. **Motion made to Approve July Minutes by Andy Fotsch, 2 Janie Emerson**

VOTE 6-0-1 with Angie Preisendorfer abstaining not at July meeting

4. **Non-Agenda Public Comment:**

None

5. **Non-Agenda Committee Member Comments:**

a. Janie Emerson mentioned the successful outdoor dining in La Jolla Shores on Avenida de la Playa has been extended to January 1, 2021

b. Matt Edwards applicant (? which project) incomplete plans to the committee. Andy Fotsch required ? will forward to Diane Kane. Discussed The City is going to start a digital submittal process, digital library, more organized, and control.

c. **Andy F put on the list to follow up**

d. Matt Edwards wondering if certified surveys can be required of projects that come through our committee to see if the applicant complied with the approve plans. Andy Fotsch commented that a final survey is not required. Will ask Diane Kane to put survey on future notices. Janie Emerson will ask Susan Wiesman to bring the issue to (?) PRC Adhoc Committee.

Enforce "Land Development Code"

Dan Courtney commented, beginning and finish of each project

Andy Fotsch commented, How to enforce?

and will research final certified survey Add to Construction changes to the Adhoc committee

Janie Emerson commented, More accountability of the city dept and applicants

Issue:

Did applicant comply with LJSRPC approved plans

ie required set backs, heights, foot print etc.

Changes made during construction with out approval/ notice of the community

6. **Chair Comments included above**

7. **Project Review: a. 8405 Paseo Del Ocaso – (2nd Review) Hicks Reside**

• Project #: 560839

• Type of Structure: Single-Family Residence

• Applicant's Rep: Nick Wilson (858) 869-2842 nwilson@islandarch.com

• Project Manager: Sammi Ma (619) 236-7390 Sma@sandiego.gov

- **Project Description:** (Process 3) Coastal Development Permit and Site Development Permit to demolish an existing single dwelling and construct a 4,430 sq-ft two story single to tie into an existing garage located at 8405 Paseo De Ocaso. The 0.12-acre site is in the Coastal Overlay Zone (Non-Appealable) in the SF zone(s) of the La Jolla Shores Planned District of the La Jolla Community Plan area. Council District 1.

Peggy Davis is requesting the 8405 Paseo Del Ocaso project be pulled from the agenda as the original notice is 3 years old 8/2017

With 7 new home owners in the area, confusion, City planner name incorrect, needs new mailing.

Andy Fotsch commented noticing requirements are not required from LJSRPC

Myrna Naegle said How is the community to know?

Janie Emerson commented new neighbors don't know the project has changed.

Ted Haas, Why was this not cleared up at the July meeting?

Andy Fotsch said the city need to enforce the mailings to neighbors

Janie Emerson made a motion to pull the project from the agenda 2nd by Matt Edwards

Needs current and accurate mailer and signage

Dan Courtney asked if an item can be pulled from the agenda, citing procedural?

Andy Fotsch or Janie Emerson Robert Rules can change agenda with a 2/3 vote.

Mryna Naegle, PULL

Ted Haas PULL

Larry (?) PULL needs to properly noticed

Motion VOTE 7-0-1

Tony Crisafi wants to go on record 300' radius will not get noticed of this public meeting the only notice they get is on the site of the project. Only people on the CPA email list get noticed. If the neighbors were on the community email list they were noticed July and August confirming the notice was incorrect. (? not sure if I got Tony's quote correct?)

Myrna Naegle did not know neighbors have to get on the email list to get notified of meetings

Tony Crisafi you have to on LJCPA email list to get notified

Susanne Weisman was sent out to CPA list 2017 only? Expired? another notice?

b. 8455 El Paseo Grande – (2nd Review) Harper Residence

- Project #: 665412
- Type of Structure: Single-Family Residence
- Applicant's Rep: Leticia Bonnet leticia@designlead.com
- Project Manager: Ian Heacox (619) 533-3429 IHeacox@sandiego.gov
- **Project Description:** (PROCESS 3) Coastal and Site Development Permit for demolition of an existing single dwelling unit and construction of a new single dwelling unit, located at 8455 El Paseo Grande. The 0.142-acre site is in the LJSPD-SF zone, Coastal (Appealable), Coastal Height Limit, Parking Impact and Residential Tandem Parking Overlay Zones within La Jolla Community Plan area, Council District 1.

Applicant Rep stated FAR .80

Lot size 6193 sq ft

1st floor 2640 sq ft

2nd floor 2399 sq ft

total 4967 sq ft

Subterranean garage and basement 3000 sq ft not counted in the FAR

43% lot coverage

Compare FAR of other homes includes including basement sq ft and beach front with mead high lines not included

Public comment

Peggy Davis this area has severe under ground water problems

Andy Fotsch that is out of our purview it is up to city engineers

Angela Figamura in support

Yanya Urvich neighbor Articulation on the north side?? My opinion it is not a set back

Committee comments

Matt Edwards commented pushing the limits with this project

Myrna Naegle surrounding neighborhood FAR average .55

Andy Fotsch commented Allowing bigger homes in an upper tier markets, (**setting precedents**)?

Janie comparing remodels the were not approved by LJSRPC but with over the counter at the city.

This committee has not approved some of these monster homes

Ted arguing FAR too much

Myrna Naegle have you received approval of the neighbors? ie letters of support?

Neighbor directly behind at 8438 Angela Figamura(sp?)

Rep Stated Not pushing the limit, not a monster project

Dan Courtney said, slide show had examples of what has slipped though, need to reign is on these things, this specific project

Andy Fotsch commented, yes it's a larger project, are they (the home owners) are they being sensitive to set backs, etc. This is how you get a project though

Matt existing FAR .59

Janie Emerson commented This Applicant needs to work with the LJSRPC committee, applicant ignored what was requested from the committee at the July meeting.

1. Documents about not counting underground area in total sq footage

2. Blueprints of the floor plan to Matt Edwards and Dan Courtney

3. FAR chart on all neighboring properties

4. Chart of setbacks, and setbacks of the neighboring properties

5. Eave set back measurements

6. 2nd story protrusion on North

7. Show discussion with neighbors

Applicant said " we like what we have done"

Janie Emerson I find that comment insulting to the LJSRPC. Concerns from the July meeting were not addressed. Requirements by the PDO

Myrna Naegle can not approve

Larry concerned about the comments from the committee ignored

Angie Preisendorfer stated the applicant has manipulated the FAR numbers to get what the applicant wants.

Dan Courtney restrain the McMansions, this project to big needs to be scaled down

Janie Emerson commented decide based on the PDO

Ted Haas general comment, Take notice of the real estate to fill up the lot, losing quality. “Where are the yards?”

Motion made by Janie Emerson, 2nd Myrna Neagle.

Findings can not be made for Project #: 665412 (PROCESS 3) Coastal and Site Development Permit for demolition of an existing single dwelling unit and construction of a new single dwelling unit, located at 8455 El Paseo Grande. The 0.142-acre site is in the LJSPD-SF zone, Coastal (Appealable), Coastal Height Limit, Parking Impact and Residential Tandem Parking Overlay Zones within La Jolla Community Plan area, Council District 1.

VOTE 7-0-1

Meeting adjourned 5:23 pm

Adjourn to next PRC meeting Monday, September 21st, 2020 @ 4:00 p.m.

2020 La Jolla Shores Permit Review Committee Meeting Dates

Monday, September 21, 2020

Monday, October 19, 2020

Monday, November 16, 2020

Monday, December 21, 2020