

La Jolla Community Planning Association

PO Box 889, La Jolla CA 92038

<https://lajollacpa.org>

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Minutes Trustee Agenda

7 April 2022, 6pm

President: Diane Kane

Vice President: Greg Jackson

2nd Vice President: Bob Steck

Secretary: Suzanne Baracchini

Treasurer: Larry Davidson

Regular Monthly Meetings: 1st Thursday, LJ Recreation Center, 615 Prospect St
(In accordance with AB361, meetings are being held online during the California public health emergency)

Links for Registration and Materials pages can be found at <https://lajollacpa.org/2022-agendas-minutes/>

Viewing, listening, and speaking at meetings require registration. To have attendance counted toward membership or voting, registration must be in the member's name. Meetings are recorded, and recording is publicly available. **Refer to projects or issues, not to applicants or opponents.** For **action** items, chair calls on public, then Trustees, closes discussion upon consensus, and calls for motions. Trustees vote by roll call or show of hands.

The **public is encouraged to participate** in Committee/Board meetings before LJCPA discussion:

PDO – Planned District Ordinance Committee, Chair Deborah Marengo, 2nd Monday, 4:00 pm

DPR – Development Permit Review Committee, Chair Brian Will, 2nd & 3rd Tuesday, 4:00 pm

PRC – La Jolla Shores Permit Review Committee, Chair Andy Fotsch, 3rd Monday, 4:00 pm

T&T – Traffic & Transportation Board, Chair Brian Earley, 3rd Wednesday, 4:00 pm

Quorum Present: Ahern, Baracchini, Boyden, Brady, Costello, Davidson, Fremdling, Hostomska, Jackson, Kane, Shannon, Steck, Terry, Weiss, Weissman, Will, **Absent:** Rasmussen, Rudick

Call to Order (6:00pm, **ACTION** items)

1.1. Approve Agenda as presented (**ACTION**)

Motion: Approve Agenda as presented, no objections,

Motion Carries.

1.2. Approve Minutes (**ACTION**)

Motion: Approve Minutes as presented (Steck/Jackson)

Vote: Unanimous **Motion Carries.**

2. Non-Agenda Public Comment (information only)

Items *not* on the agenda. 2 minutes or less. No votes or action.

3. New Trustees & Officers

3.1. Swear in New Trustees (LaCava)

Baracchini, Brady, Fremdling, & Terry (Boyden & Costello are continuing)

All New Trustees were sworn in by Councilman LaCava

3.2. Nominate & Elect 2022-23 Officers **ACTION**

President, Vice President, 2nd Vice President, Treasurer, Secretary

If special facilities or access are required (for example, to display presentations), notify the Chair one week prior to meeting. If a Sign Language interpreter, aids for the visually impaired, or Assisted Listening Devices (ALDs) are required, please contact the City's Disability Services Coordinator at 619-321-3208 at least five (5) workdays prior to the meeting date to ensure availability.

President: Costello nominated Diane Kane **Vote:** Unanimous

1st Vice President: Costello nominated Greg Jackson **Vote:** Unanimous

2nd Vice President: Jackson nominated Bob Steck **Vote:** Unanimous

Treasurer: Costello nominated Larry Davidson **Vote:** Unanimous

Secretary: Kane nominated Suzanne Baracchini **Vote:** Unanimous

4. Consent Agenda (consolidated ACTION item)

The Consent Agenda enables LJCPA unanimously to ratify recommendations from joint Committees or Boards that findings **CAN** or **CANNOT** be made. Those recommendations become LJCPA's. The public may comment on consent items, but there is no presentation or debate. Anyone may request a consent item be pulled for full discussion by LJCPA at a subsequent meeting.

4.1. **735 Nautilus** (693284, Podeswik) PULLED

(Process 2) Coastal Development Permit to demolish existing single family residence and construct two new, two-story single family residences with basements that will include junior ADU's within each unit at 735 Nautilus Street. The 0.15-acre site is located in the RM-1-1 Base Zone and Coastal (Non-Appealable) Overlay and Coastal Height Limit Overlay, and Parking Impact Zones within the La Jolla Community Plan and Council District 1.

DPR 3/15: findings **CAN** be made, 3-2-1

4.2. **1141-1171 Coast Blvd** (676701, Benton)

(Process 3) Neighborhood Use Permit and Coastal Development Permit to construct an open air landscape deck on an existing concrete deck above a two-level underground parking garage at the La Jolla Cove Hotel and Suites located at 1141-1171 Coast Boulevard.

Increased scope July 8th, 2021: (a) add 10,590 sf of building footprint to the south of the project area, aligned with the existing retaining walls at the east and west; (b) add two levels of parking at the same elevation as the existing adjacent parking decks; (c) rebuild top deck with landscaping and swimming pool, totaling 10,590 sf. At the same elevation of existing pool deck.

DPR 3/15: findings **CAN** be made, 5-0-1

4.3. **6253 Dowling Dr** (695749, Lupton)

(Process 2) Coastal Development Permit to convert existing one story residence into a 4,258 square foot two-story duplex with attached tandem garages, located at 6253 Dowling Drive. The 0.13-acre site is in the RM-1-1 Base Zone and Coastal (Non-Appealable) Overlay Zone, and Coastal Height Limit Overlay Zone within the La Jolla Community Plan area. Council District 1.

DPR 3/15: findings **CAN** be made, 5-0-1

4.4. **760 Van Nuys** (697834, Lupton)

(Process 2) Coastal Development Permit for a new 2-story 1,200 square foot detached ADU with a new attached 2-car garage at 760 Van Nuys Street. The 0.12-acre site is located in the RS-1-7 base zone and the Coastal (non-appealable) Overlay zone, and Coastal Height Limit, Parking Impact Overlay Zones within the La Jolla Community Plan and Council District 1.

DPR 3/15: findings **CAN** be made, 5-0-1

4.5. **La Jolla Christmas Parade and Holiday Festival** (Dagon/Kerr)

Temporary Street Closures and No Parking areas related to the 65th annual event on Sunday Dec 4, 2022.

T&T 3/16: **APPROVED** 9-0-0

~~4.6. **8445 Avenida de las Ondas** (1050498, Morton) PULLED~~

Demolition of existing garage and new ADU

PRC 3/21: findings **CANNOT** be made, insufficient architectural integrity with existing historical home, 5-2-1

4.7. **8458 Cliffridge** (689010, Ghiliamichael)

LA JOLLA: Combination permit for proposed addition and new detached ADU with roof deck at an existing single family residence. Scope to include site retaining walls 3' - 8' H. LJSPD-SF, Brush Mgmt, Geo Haz 51/52.

PRC 3/21: findings **CAN** be made, 6-1-1

~~4.8. **7981 Dorado Ct** (698729, Perlman) PULLED~~

LA JOLLA: (Process 2) Coastal Development Permit to remodel the existing house on the first floor and add a new second story ADU with a roof deck over the existing attached garage located at 7981 Dorado Court. The .48-acre site is zoned LJSPD-SF and is within the Coastal (Non-Appealable) Overlay Zone, Coastal Height Limit and Transit Overlay Zones in the La Jolla Community Plan area and Council District 1.

PRC 3/21: findings **CAN** be made, 7-0-1

4.9. **2350 Calle de la Garza** (696515, Carpenter)

(Process 3) Site Development Permit for a proposed 1,229 square foot 2nd story addition with deck and 75 square foot 1st floor addition to an existing 7,628 square foot single family residence at 2350 Calle de la Garza. The 0.56-acre site is located in the LJSPD-SF Base Zone and the Coastal (Non-Appealable) Overlay Zone and Coastal Height Limitation Overlay Zone within the La Jolla Community Plan area and Council District 1.

PRC 3/21: findings **CAN** be made, 7-0-1

Motion: Boydon/Weiss Approve items 4.2, 4.3, 4.4, 4.5, 4.7, 4.9

Vote: unanimous **Motion carries.**

5. Elected Officials, Agencies & Other Entity Representatives

5.1. Council 1 (LaCava): Steve Hadley, 619-236-6611, srhadley@sandiego.gov

- SD Mayor's Office (Gloria): Matt Griffith, 619-964-7748, griffithm@sandiego.gov

5.2. County 3 (Lawson-Remer): Spencer Katz, 858-289-9205, spencer.katz@sdcounty.ca.gov

5.3. Assembly 78 (Ward): Rachel Granadino, 619-413-0674, rachel.granadino@asm.ca.gov

Not present.

5.4. Senate 39 (Atkins): Cole Reed, 619-645-3133, cole.reed@sen.ca.gov Not Present.

5.5. SD Planning: Marlon Pangilinan, 619-235-5293, mpangilinan@sandiego.gov Not Present

5.6. UCSD Planning: Anu Delouri, 858-610-0376, adelouri@ucsd.edu

6. Local Project Reviews (action items as noted)

These may be *de novo* considerations. Actions by committees are listed for information only. Written comments can be submitted via the Materials & Comments page, link above. In general, applicants for each project have 10-15 minutes to present, an individual representing organized opponents (if there are such) has 10 minutes to respond, and members of the public have 15 minutes for 2-minute comments not already covered in presentations. Trustees then discuss the project for 20 minutes, at which point the President may call for motions and vote.

6.1. **Street Closure Indian Wedding Procession** (Jefferson) **ACTION**

Proposed for Monday, May 30th, the "Baraat" will be part of a cultural (Indian) wedding ceremony, the procession will start at the intersection of Coast Blvd. and Girard Ave. and will end at the main entrance of La Valencia Hotel (on Prospect St). Total event time is estimated at one (1) hour.

T&T 2/16: **APPROVE**, 8-0-0

Presented PPT as seen in the materials section for this meeting.

Stated they received approval from the City of San Diego and have consulted with SDPD. Agreed to no more than an hour of road closures.

Motion: To approve (Costello/Jackson)

Voice Vote: 15-0-1 **Motion carries.**

6.2. **1851 Spindrift** (693529, Duke) **ACTION**

(Process 3) Site Development Permit and Coastal Development Permit to demolish an existing 1,863-sf single family residence with garage and construct a two-story, 2,924-sf single family residence and 500-sf garage with 302-sf ADU above garage at 1851 Spindrift Drive. The 0.10-acre site is in the LJSPD-SF zone and the Coastal (App & Non-App) Overlay zone within the La Jolla Community Plan area, and Council District 1.
PRC 2/22: findings **CAN** be made, 4-1-1

Haley Duke [Island Architects] presented ppt as seen in the materials section of this meeting. **[P. Merten]** stated the north elevation is an unfortunate building mass 20ft high blank wall. **[S. Bondurant]** neighbor of the project stated a large project on a small lot, alley congestion and blind spot needs planning for safety. Appreciates Mr. Mertens comments about setbacks. **[Joe Costello]** thinks FAR is understated, questioning the current set backs. Concurred with Merten that the set backs are not sufficient. Too much house for the lot size. **[R. Weiss]** Concerned if the house is being built to be lived in or to be sold. **[T. Crisafi]** owners will live in the house.

Motion: Accept project as proposed (Boyden)

Voice Vote: Approved 10-5-1 **Motion carries.**

Yea: Ahearn, Baracchini, Boyden, Fremdling, Hostomska, Jackson, Shannon, Steck, Weissman, Will

Nay: Brady, Costello, Davidson, Terry, Weiss

Abstain: Kane

6.3. **2382 Via Capri Ct (647594, Diamond) ACTION**

Combination building permit for a new two story single dwelling unit. LJSPD-SF. Coastal: N-APP-2. Brush Management. Transit Priority Area. Geo Haz 22. Geologic Hazard Category 12. SD Unified. CDP# 1012109 SDP#1314584

PRC 2/22: findings **CAN** be made, 4-1-1

Motion: Findings cannot be made that the project as proposed substantially conforms to the earlier CDP since it is impossible for it to conform since the structure to which it was conforming no longer exists. (Jackson/Boyden).

Voice Vote: 11-4-1 **Motion carries.**

Yea: Ahearn, Baracchini, Boyden, Brady, Davidson, Fremdling, Hostomska, Jackson, Terry, Weiss, Weissman

Nay: Costello, Shannon, Steck, Will

Abstain: Kane

7. City/State/UCSD Project Reviews (action items as noted)

(none)

8. Policy Discussions, Reviews, & Recommendations (action items as noted)

8.1. Adaptive Re-Use Ordinance (Kane) ACTION

Discuss, amend, & approve draft letter to City Council.

Motion: Approve the LJCPA President to take steps to add specificity to the draft letter and send to the City Council. (Jackson/Costello)

Vote: Unanimous Motion carries.

9. Officer Reports (action items as noted)

9.1. President

9.2. Secretary

9.3. Treasurer

Beginning Balance as of Mar 1, 2022	\$ 476.23
Total Income	0.00
Total (Expenses)	0.00
Net Income/(Expenditure)	0.00
Ending Balance of Mar 31, 2022	\$ 476.23

Donations can be made by mailing a check made out to the LJCPA. Email the Treasurer via info@lajollacpa.org for instructions and address.

10. Reports from Standing, Ad Hoc, and Other Committees (information only)

10.1. CPC (Neil)

11. Non-Agenda Trustee Comment (information only)

Opportunity for Trustees to comment on matters not on the agenda, 2 minutes or less.
No votes or action unless properly noticed at least 72 hours in advance.

12. Adjourn to next LJCPA meeting, 9pm

Regular meeting 5 May 2022, 6pm.

Prepared by: Suzanne Baracchini, LJCPA Secretary

Listen to Meeting Discussion & Comments here:

<https://drive.google.com/file/d/1-fsV6mkxhDOHqMLLnrZUhQNlyP3KFBL/view?usp=drivesdk>