

LA JOLLA DEVELOPMENT PERMIT REVIEW COMMITTEE
LA JOLLA COMMUNITY PLANNING ASSOCIATION
2ND AND 3RD TUESDAYS; 4:00PM

This meeting will be held online. You must register in advance to attend. Instructions and links are at <https://lajollacpa.org/ljcpa-online-meeting-instructions/>

Presentation materials will be made available in advance of the meeting through links on <https://lajollacpa.org/2022-agendas/> Applicants (or opposition) please send all materials to the DPR chair (brianljcpa@gmail.com) no later than **24 hours before the meeting** . This should include the following:

- Your submitted drawings in a single PDF (required)
- Your most recent Assessment Letter and Cycle Issues combined in a single pdf (required)
- Your presentation slides (if to be presented) in a single pdf (optional)

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1. *Public comments are an opportunity to share your opinion with the committee members. Comments should not be directed at the applicant team*
 2. *Plans are available for in-depth review 24 hours before the meeting on the LJCPA website or by contacting the project manager at the city's Development Services Department before the meeting.*
 3. *Public comments will be strictly limited to **2 minutes per person**. Please review the following meeting minutes. It is not necessary to repeat previous comments.*
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COMMITTEE MEMBER ATTENDANCE:

NON-AGENDA PUBLIC COMMENT:

POSSIBLE ACTIONS ITEMS:

ITEM 1: FINAL REVIEW 1/17/2022

Project Name: Sonoka Residence – 6432 El Camino del Teatro
Applicant: Lauren Williams
Project Info: PRJ-1067856

Process 3 Coastal Development Permit and Site Development Permit for the demolition of an existing single-family residence and the construction of a two-story, 7,982 square-foot single family residence located at 6432 El Camino Del Teatro. The 0.43-acre site is in the RS-1-5 Zone within the La Jolla Community Plan area. Council District 1. This development is within the Coastal (Non-Appealable) Overlay Zone

12/20/2022 Applicant Presentation:

- Lots of commendation for design, which greatly improves streetscape and seems highly appropriate to the hillside
- Requests for next time:
 - stormwater retention plan
 - landscape plan (encourage use of hillside-appropriate plants consistent with wild vegetation)
 - more detail in cross-section and other plans on how structure, retaining, and hillside walls will work and look
 - photo montage showing proposed house in context from street, aerially, and if possible from below
 - grading plan (especially details of how much dirt might be added to or removed from site)
 - initial thinking about construction staging and logistics, especially any likely effects on street or neighbors
 - detail on steep slopes requirements and how the house, pool, and other items comply
 - detail on how construction might affect neighbors, and their reaction and comfort with this
 - reconsider pool--depth at least, perhaps having a pool at all given SoCal's water futures.
 - grading plans and existing topo map with building heights and retaining wall heights clearly shown
- Williams to let will know by Thu before whether she wishes to present at 1st DPR in January,

ITEM 2: PRELIMINARY REVIEW 1/17/2022

Project Name: 7056 Vista Del Mar
Applicant: Roger Sammon
Project Info: PRJ-1060098

(Process 3) Coastal Development Permit at an existing two-story single family residence for a proposed remodel, 749 square foot attached accessory dwelling unit, and 333 square foot deck. The 0.13-acre site property is located at 7056 Vista Del Mar Avenue in the RS-1-7 zone and Coastal (Appealable) Overlay and Coastal Height Limitation Overlay Zones within the La Jolla Plan area, Council District 1.

ITEM 3: PRELIMINARY REVIEW 1/17/2022

Project Name: 6825 La Jolla Blvd.
Applicant: Scott Frontis
Project Info: PTS-693412

(PROCESS 2) Easement Vacation to vacate sewer easement and Coastal Development Permit to convert 1-story residence to mixed use retail & office space with Junior Accessory Dwelling Unit and add 2nd floor residence located at 6825 La Jolla Blvd. The 0.13-acre site is in the La Jolla Planned District-4 and Coastal (Non-Appealable) Overlay Zone and Coastal Height Limit Overlay, Parking Impact Overlay Zones, and within the La Jolla Community Plan area and Council District 1.

ITEM 4: PRELIMINARY REVIEW 1/17/2022

Project Name: 625 Wrelton Dr
Applicant: Ashley Prikosovits
Project Info: PTS- 696528

(Process 3) Coastal Development Permit to amend CDP No. 91-0400 for remodel and addition to existing two-story residence to become a three-story residence located at 625 Wrelton Drive. Work to include 186-square-foot first floor addition, 2,074-square-foot second floor addition, 115-square-foot penthouse, and decks. The 0.29-acre site is in the RS-1-7 Zone and Coastal Overlay (Appealable) Zone and Coastal Height Limit Overlay Zone within the La Jolla Community Plan area.