

LA JOLLA DEVELOPMENT PERMIT REVIEW COMMITTEE
LA JOLLA COMMUNITY PLANNING ASSOCIATION

- TUESDAY 4 PM -

- Virtual Meeting via Zoom – Link [HERE](#)

- Presentation Materials via Google Drive – Link [HERE](#)

Applicants:

- Please email your submitted plan set and Latest cycle issues and assessment letter to the DPR chair (brian@willandfotsch.com) and copy Dani Sada (dani@willandfotsch.com) before your projects may be placed on the Agenda.
- Presentation materials for the meeting should also include materials presentation and/or color renderings, Aerial photo and neighborhood context exhibits showing the proposed renderings or site plan in context.

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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. 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.

COMMITTEE MEMBER ATTENDANCE:

| <u>La Jolla CPA</u> | | <u>La Jolla Town Council</u> | |
|---------------------|---|------------------------------|---|
| Brian Will (Chair) | n | -Vacant - | |
| Glenn Rasmussen | y | Angeles Leira | n |
| Greg Jackson | y | John Shannon | n |
| John Fremdling | n | Brian Williams | y |
| Kevin Leon | y | AJ Remen | y |

Greg Jackson to chair as Brian Will was not present
Brian Williams voted yes

NON-AGENDA PUBLIC COMMENT:

- No public attendees

POSSIBLE ACTIONS ITEMS

ITEM 1: FINAL REVIEW

Project Name: 6555 El Camino del Teatro
Project Number: PRJ-1137273
Address: 6555 El Camino del Teatro, La Jolla, CA 92037
Applicant's Rep: Sarah Abalos and Roger Sammon

Project Description: Demolition of existing single dwelling unit with garage of 2,749 square feet, and new construction of a two-story single dwelling unit of 4,495 square feet over basement of 759 square feet. New construction will also include an attached 3 car garage of 1,067 square feet and 1 car carport, along with a 639 square foot detached accessory dwelling unit at 6555 El Camino Del Teatro.

Applicant Presentation:

- Applicant for Teatro briefly re-described the project for the two DPR members who hadn't been at the earlier presentation.
- Applicant then presented the requested diagrams, including landscaping and a section going all the way to the street above.
- Section through site to east to analyze potential view blockage from house above
 - o 32' differential between roof and street level. Not blocking any views from the east
- As to the question about roof materials, those have not been chosen, but will be non-reflective.
- As to truck traffic, amount to be removed from site is about 970 cu yds, which translates to about 80 truckloads.
- As to landscaping, plantings on the hill above the new structure will remain, but shrubbery on the construction area will be removed, and new landscaping added after the building is done.
 - o All new landscaping at building footprint
 - o Existing landscape and mature trees to remain up slope
- As to solar panels, those will be on the east end of the roof and on the clerestory, and will add about 30" to the height and so remain under the limit.
 - o Placed on south side and clear story
 - o Height will be 4-6 inches above roof finish
 - o 3'3" below height limit on clear story roof
 - o 6'9" below on low roof deck

Committee Questions:

- Brian Williams asked about run off/ Water flow
 - o Roger Sammon: As to water flow, water will drain into two bioretention areas (100 sqft and 45 sqft) and thence into the street.
- Kevin Leon asked if they plan on grading front slope for ADU?
 - o Roger Sammon: Yes, some part of slope is being regraded

MOTION

- Motion to recommend approval Leon/2nd Williams, passed unanimously so 4-0-1.
- Project does not appear to engage any of the "major" criteria, and so will be on Consent Agenda on January 7th, 2026.