

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO  
MINUTES OF REGULAR SCHEDULED MEETING OF  
JANUARY 10, 2008  
IN CITY COUNCIL CHAMBERS - 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING**

**CHRONOLOGY OF THE MEETING:**

Chairperson Schultz called the meeting to order at 9:09 a.m. Chairperson Schultz adjourned the meeting at 10:36 a.m.

**ATTENDANCE DURING THE MEETING:**

Chairperson Barry Schultz - present  
Vice-Chairperson Kathleen Garcia - present  
Commissioner Robert Griswold - present  
Commissioner Gil Ontai -present  
Commissioner Dennis Otsuji - present  
Commissioner Eric Naslund - present  
Commissioner Mike Smiley – present

Staff

Andrea Dixon, City Attorney - present  
Cecilia Gallardo Planning Department – present  
Mike Westlake, Development Services Department - present  
Sabrina Curtin, Recorder - present  
Elisa Contreras, Recorder-present

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ITEM 1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:**

None

ITEM 2: **REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:**

ITEM 3: **REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:**

Item 7, 9, 11

ITEM 4: **DIRECTOR'S REPORT:**

None

ITEM -5: **COMMISSION COMMENT:**

All commented on the Chargers and the Playoffs.

ITEM -6: **APPROVAL OF THE MINUTES FOR NOVEMBER 15, 2007, DECEMBER 6, 2007 AND DECEMBER 13, 2007:**

Minutes were not included in the packages, item was continued.

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ITEM-7: *Continued from December 13, 2007:*  
**4631 KANSAS TENTATIVE MAP – PROJECT NO. 83546**  
City Council District: 3 Plan Area: Greater North Park Community Plan

Staff: Derrick Johnson

**COMMISSION ACTION**

CONSENT MOTION BY COMMISSIONER OTSUJI TO APPROVE TENTATIVE MAP NO. 262993; AND APPROVE WAIVER TO THE REQUIREMENT TO UNDERGROUND EXISTING OVERHEAD UTILITIES AS PRESENTED IN REPORT NO. PC-07-172 . Second by Commissioner Garcia Passed by a vote of 6-1-0 with Commissioner Griswold voting nay unable to make finding #2; Strict adherence to the requirements of Section 144.0507 would result in a project that would result in the demolition of *structures* or loss of the architectural character of *structures* that contribute to the community character. PC-07-172 Resolution No. 4356-PC

ITEM-8: *Continued from December 13, 2007:*  
**3684 42<sup>nd</sup> STREET TENTATIVE MAP – PROJECT NO. 95616**  
City Council District: 2 Plan Area: City Heights

Staff: Derrick Johnson

**COMMISSION ACTION**

MOTION BY COMMISSIONER OTSUJI TO APPROVE TENTATIVE MAP NO. 309721; AND INCLUDING THE REQUEST TO WAIVE THE REQUIREMENT TO UNDERGROUND THE EXISTING OVERHEAD UTILITES AS PRESENTED IN REPORT NO. PC-07-173. Second by Commissioner Smiley. Passed by a vote of 5-2-0 with Commissioner's Griswold and Naslund voting nay.

WITH THE ADDITIONAL CONDITON BY COMMISSIONER NASLUND; PRIOR TO THE RECORDATION OF THE FINAL MAP, THE SUBDIVIDER SHALL COMPLETE ALL ITEMS, LISTED ON PAGES 1 AND 2 OF THE BUILDING CONDITIONS REPORT, TO THE SATISFACTION OF THE CITY ENGINEER.

Resolution No. 4357-PC

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ITEM-9: *Continued from December 6, and December 13, 2007:*  
**4354 52<sup>ND</sup> STREET TENTATIVE MAP - PROJECT NO. 89438**  
City Council District: 3 Plan Area: City Heights Neighborhood of the  
Mid-City Communities Plan area.

Staff: Michelle Sokolowski

**COMMISSION ACTION**

MOTION BY COMMISSIONER BY OTSUJI TO APPROVE TENTATIVE MAP NO. 286074; AND APPROVE A WAIVER OF THE REQUIREMENTS TO UNDERGROUND THE EXISTING OVERHEAD UTILITES AS PRESENTED IN REPORT NO. PC-07-171 Second by Commissioner Ontai. Passed by a vote of 6-1-0 with Commissioner Griswold voting nay unable to make finding #2; Stict adherence to the requirements of Section 144.0507 would result in a project that would result in the demolition of *structures* or loss of the architectural character of *structures* that contribute to the community character. Resolution No. 4358-PC

WITH THE ADDITIONAL CONDITIONS; PROVIDED ONE AFFORDABLE UNIT BELOW 100 AMI OR BELOW AND FULL IN-LIEU FEES. INCORPORATING PAGE FOUR OF THE REHAB PACKAGES INTO THE BUILDING CONDITIONS REPORT AS EXHIBIT A, AND INCORPORATING THE PROPOSED ELEVATION PROVIDED BY THE APPLICANT.

ITEM-10: **4639 35<sup>th</sup> STREET TENTATIVE MAP – PROJECT NO. 86036**  
City Council District: 3; Plan Area: Normal Heights Neighborhood of the  
Mid-City Communities Plan Area

Staff: Derrick Johnson

**COMMISSION ACTION**

CONSENT MOTION BY COMMISSIONER OTSUJI TO APPROVE TENTATIVE MAP NO.277324; AND APPROVE WAIVER OF THE REQUIREMENTS TO UNDERGROUND THE EXISTING

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OVERHEAD UTILITIES AS PRESENTED IN REPORT NO. PC-08-010. Second by Commissioner Garcia Passed by a vote of 6-1-0 with Commissioner Griswold voting nay unable to make finding #2; Strict adherence to the requirements of Section 144.0507 would result in a project that would result in the demolition of *structures* or loss of the architectural character of *structures* that contribute to the community character. Resolution No. 4359-PC

ITEM-11: **4070 IOWA TENTATIVE MAP - PROJECT NO. 115824**  
City Council District: 8 Plan Area: Greater North Park

Staff: Derrick Johnson

**COMMISSION ACTION**

CONSENT MOTION BY COMMISSIONER OTSUJI TO APPROVE TENTATIVE MAP NO. 390852; INCLUDING THE REQUEST TO WAIVE THE REQUIREMENT TO UNDERGROUND EXISTING OVERHEAD UTILITIES. Second by Commissioner Garcia. Passed by a vote of 6-1-0 with Commissioner Griswold voting nay unable to make finding #2; Strict adherence to the requirements of Section 144.0507 would result in a project that would result in the demolition of *structures* or loss of the architectural character of *structures* that contribute to the community character. Resolution No. 4360-PC

ITEM-12: **GENERAL PLAN LAND DEVELOPMENT CODE AMENDMENTS PROJECT NO. 104495**  
City Council District: All Plan Area: Citywide

Staff: Anna McPherson

**COMMISSION ACTION**

MOTION BY COMMISSIONER GARCIA TO APPROVE THE AMENDMENTS TO THE LAND DEVELOPMENT CODE AND THE CITY'S LOCAL COASTAL PROGRAM, CHAPTER 12, ARTICLES 2, 3, 5 AND 6; CHAPTER 13 ARTICLE 1; AND CHAPTER 14, ARTICLES 1-4 TO IMPLEMENT THE COMPREHENSIVE UPDATE OF THE GENERAL PLAN. AS PRESENTED IN REPORT NO. PC-08-001. Second by Commissioner Ontai. Passed by a vote of 7-0.

Meeting was adjourned by Chairperson Schultz @ 10:36am