

La Jolla Planned District Ordinance Committee

MINUTES

Chairman: Chuck Berke Vice Chairman: Secretary: Sherri Lightner

MEETING – May 1, 2006

CHECK ATTENDANCE PLEASE

Present: Chuck Berke, Anne Cleveland for Bob Collins, Orrin Gabsch, Sherri Lightner, Deborah Marengo, Terry Underwood, Peter Wagener, Tiffany Sherer for Trent Wagenseller and Hal White.

Absent: Bob Collins and Trent Wagenseller.

Other Attendees: Darcy Ashley, Mary and Dave Cutchin, Paul Metcalf, Joe La Cava, Esther Viti.

REGULAR MEETING WAS CALLED TO ORDER 4:10 p.m.

PROJECTS PRESENTED/DISCUSSED:

1. **PUBLIC RIGHT OF WAY USE/ENHANCEMENT PORGRAM SITE DEVELOPMENT PERMIT, Business Improvement District, Various PDO Zones, Owner/Representative: Promote La Jolla/Tiffany Sherer.**
Continued discussion of the proposed PROW. PLJ's PROW would include PLJ directional signs (permanent) in the public right of way (no A-frame signs); A minimum clear path of 6 feet; No outdoor tables & chairs in Zone 5; Outdoor displays of merchandise limited to those items currently permitted by the Planned District Ordinance with a Special Use Permit for outdoor displays on private property.
MOTION: Approve the La Jolla PROW as presented with condition that parameters for street furniture will be defined. (Marengo/Underwood: 5-4-0)

Challenged Vote: Lightner challenged the vote of Ms. Sherer, because Ms. Sherer has a direct financial conflict of interest. She is an employee of Promote La Jolla and the project's approval will result in monetary benefit to PLJ. Ms. Sherer voted in the affirmative and her recusal would have tied the vote.

Marengo said all funds go to community benefit so it is not a conflict of interest.

1. **INFORMATION ONLY: DRAPER AVENUE MIXED USE, 7533 Draper Ave., PDO Zone 4, Owner/Owner's Representative: Dave & Mary Cutchin.** Existing 2-story building is mixed use with 2 parking spaces in front and 3 in the rear off the alley. The first floor is occupied by a cabinetmaker and the upper floor is the applicant's residence. The property is located in the TAOZ, RTPOZ, and the Beach Impact Parking Zone. The lot is 3500 sq. ft. and is 25 ft. wide. Properties across the street are in Zone 5 and there is a jog in the Zone 4 boundary to include this property in Zone 4. The owner has not yet applied to the City of San Diego, but had discussed with them options for use of the property. The owner presented three options for condo-izing the property. 1) Keep as is; 2) Convert the bottom retail space to a one-bedroom residential space, and 3) Convert the bottom to one-bedroom residential with an office on the street frontage. The office would be less than 400 sq. ft. Committee suggested that the applicant review these proposals with DSD and consider a zoning change and Plan Amendment, if the all residential was preferred.

Meeting adjourned at 5:20 p.m. Next meeting at 4:00 p.m. on May 15, 2006. Room 1 at the Rec Center.

Submitted by Sherri Lightner 5/2/06.