

**LA JOLLA COMMUNITY PLANNING ASSOCIATION**  
**La Jolla Shores Permit Review Committee**  
**COMMITTEE REPORT**  
**Tuesday, March 27, 2007**  
**4:00 p.m.**  
**La Jolla Recreation Center, 615 Prospect St., La Jolla, CA**

**1. PUBLIC COMMENT BY TANJA WINTER: LESSON'S LEARNED**

Tanja Winter

Ph: 858-459-4650 Email: [twinter@san.rr.com](mailto:twinter@san.rr.com)

**Notes:** Ms. Winter could not attend

**2. BETLACH RESIDENCE (*PREVIOUSLY REVIEWED FEB. 2007*)**

PROJECT NUMBER: CDP & SDP 119756

TYPE OF STRUCTURE: Single Family Residence

LOCATION: 7974 Paseo del Ocaso

PLANNER: Diane Murbach

Ph: 619-446-5042

Email: [dmurbach@san.rr.com](mailto:dmurbach@san.rr.com)

OWNERS REP: Shubin Architect/Marengo Morton Ph: 619-417-1111 Email: [cmarengo@san.rr.com](mailto:cmarengo@san.rr.com)

PROJECT DESCRIPTION: Demolish existing 3,149 s.f. one story single family residence & construct a two story 4,275 s.f. single family residence over an unconditioned garage on a 5,415 s.f. site. We have revised the project based on the LJSPRC negative vote – we now have a true basement which lowered the F.A.R. and we increase our landscape and better representing our articulated plans.

**Notes:**

**Motion:** Lyon – Findings can be met, No 2<sup>nd</sup>, Motion Dropped

No action taken on project.

Feedback given to Owner Rep per his request:

- Concern with bulk & scale
- Rooftop Jacuzzi at maximum height limit
- Lower basement below street level or raise garage to street level

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**3. GRADY RESIDENCE**

PROJECT NUMBER: CDP & SDP 122354

TYPE OF STRUCTURE: Single Family Residence

LOCATION: 8436 Westway Dr.

PLANNER: Ismael Lopez

Ph: 619.687-5966

Email: rkorch@sandiego.gov

OWNERS REP: James Alcorn

Ph: 858-459-0805

Email: Donald@jamesalcorn.com

PROJECT DESCRIPTION: Demolition of single family residence and construction of a 8,503 s.f. new single story residence with landscaping, irrigation, and swimming pool.

**Notes:**

**MOTION:** The findings can be made with the condition that the applicant is to work with the neighbor to the south to move the landscaping around to the southwest to screen the pool from the southerly neighbors view and to enhance each others views. (Lyon/Doolittle: 3-1-0) No vote re: wall that is part of the house and pool support. Work with neighbors on Ave. de las Ondas to minimize any negative impact of the wall which varies in height from 12 feet to 17 feet.

**4. KUSMAN RESIDENCE – PRELIMINARY REVIEW**

PROJECT NUMBER:

TYPE OF STRUCTURE: Single Family Residence

LOCATION: 8335 Camino del Oro

PLANNER:

Ph:

Email:

OWNERS REP: Jeff/Organic Modern Ph: (619) 871-7102

Email: jeff@organicmodern.com

PROJECT DESCRIPTION: Demolition of existing (1) story residence. Construction of new two story 4,675 s.f. single family dwelling with (2) car garage and grade level lap pool.

**Notes:**

Owner's rep seeking preliminary feedback from PRC only. Guidance to consider prior to formal presentation:

- Speak and share plans with all neighbors in 300' radius to obtain feedback and be willing to modify plan accordingly
- Project appears to be excessively large. Bulk & scale.
- Recommend a cantilever 2<sup>nd</sup> floor roof in place of supporting wall
- Greenscape is only ½ of the required 30% per PDO