

(R-88-1196)

RESOLUTION NUMBER R-269767

ADOPTED ON NOVEMBER 17, 1987

WHEREAS, on November 17, 1987, the Council of The City of San Diego ("Council") considered the Interim Development Ordinance ("IDO") Accelerated Variance Application No. 87-2065, by Peter Clarke, Planning Report No. 87-572, to construct two (2) new units and one (1) replacement unit on the parcel located at 605 West Walnut, zoned R-3000 Hillside Review (15 du/ac). The site is approximately twenty-one thousand (21,000) square feet. Six (6) off-street parking spaces with alley access will be provided. The building will follow the contours of the hill, in the Uptown Community; and

WHEREAS, the request for Accelerated Variance submitted by Peter Clarke pursuant to the IDO Section 7.B.3., that the project shall consist of not more than three (3) dwelling units or not more than three (3) multi-family dwelling units on a single lot; and

WHEREAS, the request for Accelerated Variance submitted is governed by IDO Section 7.B.4., pursuant to which units granted will be taken from the reserve allocation as set forth in Schedule A of the IDO as modified by the procedures set forth in Resolution No. R-269742 adopted by the Council on November 16, 1987; and

WHEREAS, in arriving at their decision, the Council considered the staff report, the decision of the IDO

Administrator, reviewed the plans and materials submitted prior to and at the public hearing, and heard public testimony presented at the hearing; NOW, THEREFORE,

BE IT RESOLVED, by the Council of The City of San Diego, that the application for Accelerated Variance of Peter Clarke is hereby granted, and, therefore, overturns the decision of the IDO Administrator.

BE IT FURTHER RESOLVED, that in arriving at its decision, the Council made the following findings:

1. Construction on the project will be substantially complete within one (1) year of granting the Accelerated Variance. Further requests for extensions beyond the one (1) year period or for expansions of bulk, use or density will not be permitted.

2. Project esthetically enhances the community.

3. Units are available from future quarterly allocations of the community based on Resolution No. R-269095, Schedule A.

4. The project is consistent with the adopted Community Plan, and Progress Guide and General Plan. There are no applicable Community Plan revisions pending.

5. The project complies with applicable zoning.

6. The project will not result in material damage or prejudice to other property in the vicinity, nor be detrimental to the public health, safety or general welfare.

7. A construction delay on the project would significantly impede the ability of Peter Clarke to proceed at some future time.

8. Length of ownership and occupancy plans demonstrate substantial commitment to community welfare and fostering the Community Plan.

9. Peter Clarke has presented financial evidence of readiness to proceed.

BE IT FURTHER RESOLVED, that the units granted by the Council pursuant to this Accelerated Variance shall come from Uptown.

BE IT FURTHER RESOLVED, that the decision of the Council shall be final.

APPROVED: JOHN W. WITT, City Attorney

By 

Janis Sammartino Gardner
Deputy City Attorney

JSG:ta
11/27/87
Or.Dept:Clerk
R-88-1196
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NOV 17 1987

Passed and adopted by the Council of The City of San Diego on
by the following vote:

Council Members	Yeas	Nays	Not Present	Ineligible
Abbe Wolfsheimer	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Bill Cleator	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Gloria McColl	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
District 4	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> VACANT
Ed Struiksma	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mike Gotch	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Judy McCarty	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Celia Ballesteros	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Mayor Maureen O'Connor	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

AUTHENTICATED BY:

MAUREEN O'CONNOR
Mayor of The City of San Diego, California.

CHARLES G. ABDELNOUR
City Clerk of The City of San Diego, California.

(Seal)

By *Bhanda B. Barnes*, Deputy.

Office of the City Clerk, San Diego, California

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