

(R-90-1188)

RESOLUTION NUMBER R-275054

ADOPTED ON DECEMBER 12, 1989

WHEREAS, on November 20, 1989, the City Council, pursuant to Municipal Code section 101.0240, voted to hear the appeal of a Board of Zoning Appeals' decision granting William P. Shannahan Conditional Use Permit No. 19499; and,

WHEREAS, on December 4, 1989, the City Council unanimously voted to reconsider their vote of November 20, 1989; and,

WHEREAS, on December 12, 1989, the City Council, pursuant to their vote of December 4, 1989, and Municipal Code section 101.0240, did reconsider whether to hear the appeal of a Board of Zoning Appeals' decision granting William P. Shannahan Conditional Use Permit No. 19499; and,

WHEREAS, in arriving at their decision on December 12, 1989, the City Council considered the Report of the Planning Department, the minutes of the prior hearings of the Board of Zoning Appeals and the Zoning Administrator, and the decisions of both the Board of Zoning Appeals and the Zoning Administrator; and,

WHEREAS, in arriving at their decision on December 12, 1989, the City Council relied on the record of the proceedings before the Board of Zoning Appeals and the written appeal; and,

WHEREAS, on December 12, 1989, the City Council found:

1. To allow guest quarters in a single-family residential neighborhood may change the character of the neighborhood; and,

2. There are situations where guest quarters should be allowed because the character of the neighborhood would not be adversely affected or because to deny the guest quarters would be an unfairness to the land owner; and,

3. The City Council considers this issue to be so important to each of the neighborhoods in the City that the City Council must have the ability to make the final decision about where guest quarters are to be allowed; and,

4. The development that is proposed by Mr. Shannahan, that is, the building of maid's quarters on top of a detached accessory structure, presents a City-wide planning issue: should single-family residential neighborhoods be allowed to change to accommodate this two-on-one type of development? and,

5. Guidance of the City Council is required on this issue because the concerns of all of San Diego must be brought to bear on the planning process; and,

6. The matter presented by the appeal of the Board of Zoning Appeals decision granting William P. Shannahan Conditional Use Permit No. 19499 is of City-wide significance because when guest quarters are added to a single-family residential lot a neighborhood's character may be changed, sending a signal to all neighborhoods that their neighborhoods may be changed;

NOW, THEREFORE,

BE IT RESOLVED, by the Council of the City of San Diego,  
That, having made the findings required by Municipal Code  
section 101.0240, the appeal of the Board of Zoning Appeals'  
decision granting William P. Shannahan Conditional Use Permit No.  
19499 shall be heard by the City Council.

APPROVED: John W. Witt, City Attorney

By Anita M. Noone  
Anita M. Noone  
Deputy City Attorney

AMN:jt:Lit.  
02/1/90  
Or.Dept:Plan.  
R-90-1188

Passed and adopted by the Council of The City of San Diego on **DEC 12 1989**,  
by the following vote:

Council Members	Yeas	Nays	Not Present	Ineligible
Abbe Wolfsheimer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ron Roberts	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
John Hartley	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
H. Wes Pratt	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Linda Bernhardt	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
J. Bruce Henderson	<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"/>
Bob Filner	<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.

(Seal)

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

*June G. Blackwell*  
Deputy.

Office of the City Clerk, San Diego, California

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