

(R-91-517)

RESOLUTION NUMBER R-276073

ADOPTED ON JULY 3, 1990

WHEREAS, James Enright, appealed the decision of the Planning Commission in approving Coastal Development Permit No. 89-0761 submitted by Kimball Moss, Owner/Permittee, to demolish an existing structure and construct a two-story, single-family home totaling 5,260 square feet, located at 1235 Olivet Street, on the east side of Olivet Street, north of Cabrillo Avenue, west of Mar Avenue, and south of Exchange Place, and is more particularly described Lot 16, Block 77 of Villa Tract, La Jolla Park, Map No. 976, in the La Jolla Community Plan area, in the R1-5000 zone; and

WHEREAS, the matter was set for public hearing on July 3, 1990, testimony having been heard, evidence having been submitted, and the City Council having fully considered the matter and being fully advised concerning the same; NOW, THEREFORE,

BE IT RESOLVED, by the Council of The City of San Diego, that this Council adopts the following findings with respect to Coastal Development Permit No. 89-0761:

1. The proposed development will not encroach upon any existing physical accessway legally utilized by the public or any proposed public accessway identified in an adopted LCP Land Use Plan; nor will it obstruct views to and along the ocean and other scenic coastal areas from public vantage points. The project

site is not located on or adjacent to any existing public accessway. Project development would not obstruct views to scenic coastal areas from public vantage points.

2. The proposed development will not adversely affect marine resources, environmentally sensitive areas, or archaeological or paleontological resources. The project site does not contain marine, archaeological or paleontological resources, or other environmentally sensitive resources. Thus, the proposed development would not affect these resources.

3. The proposed development will not adversely affect recreational or visitor-serving facilities or coastal scenic resources. The project site does not contain existing or planned recreational facilities, visitor-serving facilities or coastal scenic resources. Thus, the proposed development will not adversely affect these resources.

4. The proposed development will be sited and designed to prevent adverse impacts to environmentally sensitive habitats and scenic resources located in adjacent parks and recreation areas, and will provide adequate buffer areas to protect such resources. The site does not contain nor is it adjacent to any parks or recreation areas as identified in the La Jolla Coastal Program Land Use Plan or the La Jolla Community Plan.

5. The proposed development will minimize the alterations of natural landforms and will not result in undue risks from geologic and erosional forces and/or flood and fire hazards. The proposed development is located on a previously graded and developed lot where one residential unit currently exists. The

proposed development includes minimal grading outside the building footprint and the site is not located in a geologic, flood or fire hazard area.

6. The proposed development will not be visually compatible with the character of surrounding areas, and will not restore and enhance visual quality in visually degraded areas. The proposed project is out of scale and larger in bulk than many of the surrounding homes resulting in a home which would be out of character of the surrounding area.

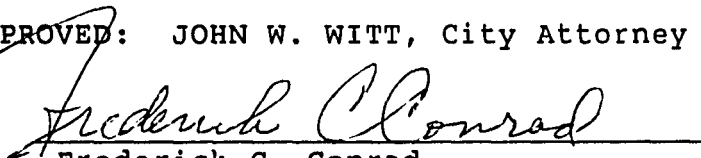
7. The proposed development will conform with the General Plan, the Local Coastal Program, and any other applicable adopted plans and programs. The proposal complies with the residential designation of the General Plan and the La Jolla Local Coastal Program.

The above findings are supported by the minutes, maps and exhibits, all of which are herein incorporated by reference.

BE IT FURTHER RESOLVED, that the appeal of James Enright is granted; the decision of the Planning Commission is overruled, and Coastal Development Permit No. 89-0761 is hereby denied.

APPROVED: JOHN W. WITT, City Attorney

By


Frederick C. Conrad
Chief Deputy City Attorney

FCC:lc
10/10/90
Or.Dept:Clerk
R-91-517
Form=r.permit

JUL 03 1990

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 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 type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Linda Bernhardt	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input 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.

By *Charles G. Abdelnour* Deputy.

Office of the City Clerk, San Diego, California

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Adopted.....

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