

SOUTHGATE CONDOMINIUM CONVERSION '04 PROJECT DATA SHEET			
PROJECT NAME:	Southgate Condominium Conversion '04		
PROJECT DESCRIPTION:	Tentative Map to convert 188 existing residential units to condominiums on a 12.902 acre site at 850 Beyer Way in the RM-1-1 Zone		
COMMUNITY PLAN AREA:	Otay Mesa-Nestor		
DISCRETIONARY ACTIONS:	Tentative Map		
COMMUNITY PLAN LAND USE DESIGNATION:	Multi-Family Residential, low-medium density (10-<15 dwelling units per net acre)		
ZONING:	RM-1-1 Zone (A multi-unit residential zone that permits 1 dwelling unit for each 3,000 square-feet of lot area).		
<u>ADJACENT PROPERTIES:</u>	LAND USE DESIGNATION & ZONE	EXISTING LAND USE	
	NORTH:	Neighborhood Commercial; CC-2-3.	Restaurants and retail
	SOUTH:	Low Medium Residential (10-,15 dwelling units per acre); RM-1-1.	Single family detached homes
	EAST:	Neighborhood Commercial, Residential Medium Density, Residential Low-Medium density, School,	Elementary School, Apartment Complexes, market/restaurant, commercial service
	WEST:	Residential Very Low Density, RS-1-7	Single family detached homes
	DEVIATIONS OR VARIANCES REQUESTED:	None	
COMMUNITY PLANNING GROUP RECOMMENDATION:	On July 14, 2004 the Otay Mesa-Nestor Community Planning Board voted 8-6-0 to recommend approval of the project without conditions		