

CITY OF SOLANA BEACH
AGENDA

**VIEW ASSESSMENT COMMISSION
REGULAR MEETING**
Solana Beach City Council Chambers
635 South Highway 101, Solana Beach, CA 92075
Tuesday, June 18, 2024 - 6:00 P.M.

1. **CALL TO ORDER and ROLL CALL**

2. **ORAL COMMUNICATIONS (Speaker time limit: 3 minutes)**

This portion of the agenda provides an opportunity for members of the public to address the VAC on items not appearing on the agenda.

3. **ELECTION OF OFFICERS**

- Annual Election of Chair and Vice-Chair (SBMC §2.60.005)

4. **APPROVAL OF AGENDA**

5. **APPROVAL OF MINUTES**

A. March 19, 2024

6. **Staff Comments / Discussion (10 minutes total)**

Note: Speaker time limits:

- Applicant, including representatives: total of 15 minutes
- Claimant, including representatives: total of 15 minutes
- Public speakers: 3 minutes each
(may be reduced based on number of speakers, not to exceed 20 minutes total)
- Applicant, response to any new info: total of 5 minutes

7. **DRP23-005/SDP23-005 – Goldschmidt 410 N. Granados Avenue**

Applicant Information:

Name: Eric Goldschmidt

Architect:

Name: Bruce Peeling

Claimant Information:

Name: Jane and Tom Morton
Address: 411 Glenmont Drive

Project Description:

The Applicants are requesting the approval of a Development Review Permit (DRP) and Structure Development Permit (SDP) to demolish a single-family residence, construct a replacement single-story single-family residence with an attached two-car garage, and perform associated site improvements. The 8,386 square-foot lot is located within the Low-Medium Residential (LMR) Zone and the Scaled Residential Overlay Zone (SROZ). The following is a breakdown of the proposed floor area:

Proposed Living Area	2,509 SF
Proposed Garage	471 SF
Proposed Covered Patio	157 SF
<hr/> Subtotal	<hr/> 3,137 SF
Off-Street Parking Exemption	- 400 SF
<hr/> Total Floor Area Proposed	<hr/> 2,737 SF
Maximum Allowable Floor Area	3,418 SF

The project includes an aggregate (total) grading quantity of 271 cubic yards. The maximum building height of the proposed residence would be 18.83 feet above the pre-existing and proposed grade (or 175.00 feet above MSL). The project requires a DRP for an aggregate grading quantity in excess of 100 cubic yards and a structure that would exceed 60% of the maximum allowable floor area for the property.

8. VAC Member Comments / Discussion (10 minutes total)

9. ADJOURNMENT