



Derek Burnham, Hearing Officer

Zoning Administrator Hearing

REGULAR AGENDA

1. **Application No. 1304-07** **1301 Pine Avenue**
(Jeff Winklepleck, **(District 1)**
Project Planner)

Request to allow a fence 6 feet 6 inches in height in the front yard setback area (instead of a maximum of 3 feet 0 inches in height) along Pine Avenue, Anaheim Street and Pacific Avenue. The proposed fence will be set back 5 feet 8 inches from the property line and screened with a combination of trees, shrubs and vines.

Suggested Action: Approve, subject to conditions

2. **Application No. 1304-25** **200 and 300 Oceangate**
(Jeff Winklepleck, **(District 2)**
Project Planner)

Request to install a new modular chiller plant in the loading dock area and a new cooling tower unit in the service yard for increased energy efficiency for the Molina Towers.

Suggested Action: Approve, subject to conditions

3. **Application No. 1009-14** **5350 Colorado Street**
(Steven Valdez, **(District 3)**
Project Planner)

A Local Coastal Development Permit to allow the expansion of a fence enclosure and the replacement of an electrical switchboard and feeders that service the restrooms and lighting in Marina Vista Park.

Suggested Action: Approve, subject to conditions

4. Application No. 1304-30
(Mark Hungerford,
Project Planner)

4020 E. 11th Street
(District 4)

A Standards Variance request in conjunction with a request to construct an 8-foot-6-inch wall on a 27-linear-foot stretch of side property line. Table 43-1 (fence and garden wall height limits) of the Zoning Regulations restricts walls in this area to no more than 6 feet 6 inches in height.

Suggested Action: Approve, subject to conditions