



# City of Lemon Grove

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REGULAR PLANNING COMMISSION MEETING

APRIL 24, 2023

# CALL TO ORDER

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# PLEDGE OF ALLEGIANCE

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# CHANGES TO THE AGENDA

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# PUBLIC COMMENT

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- Please fill out and submit a speaker slip to the City Clerk **BEFORE** the item on the agenda has been heard at the City Council Meeting to address the Council.
- Speaker slips are located at the entrance of the Chambers.

**ALL SPEAKER RELATING TO PUBLIC COMMENT WILL HAVE 3 MINUTES TO ADDRESS COUNCIL UNLESS OTHERWISE INDICATED BY THE MAYOR.**

# CONSENT CALENDAR

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## 2. PUBLIC HEARING

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**Public Hearing to consider a Time Extension of Approved Tentative Map No. TM0-000-0064 and Planned Development Permit No. PDP-170-0003 to construct six (6) condominium units located at 8200 Hilltop Drive in the Residential Medium High (RMH) zone**

Presented by:  
Michael Fellows, AICP, Community Development Manager



State Route 94

Project Site

Lemon Grove Way

Broadway



# Project Description

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## Project site:

- 8200 Hilltop Drive (APN 499-181-02-00)
- Located south of State Route 94 and north of Lemon Grove Way
- Approximately 10,890 square-foot lot
- Vacant lot

## Project scope:

- Extension of previous approval for six unit condominium development

Zoning: RMH (Residential Medium High)

General Plan Planned Land Use: Medium / High Density Residential

# Applicant Request:

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- Applicant is requesting extension of the Tentative Map
- Applicant currently processing:
  - Final Map
  - Building Permits B20-000-640 to 645
  - Grading Permit GRD-020-0006
  - Storm water BMP Design Plans
  - Landscape Plans (LP2-100-0009)
  - Fire Department reviews

# History:

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- November 25, 2019- TM0-000-0064 & PDP-170-0003 were Approved by PC
- January 21, 2020 – TM0-000-0064 & PDP-170-0003 were Approved by CC
- January 21, 2022 – Original Expiration Date
- February 28, 2022 – PC approved One Year Time Extension
- January 21, 2023 – Second Expiration Date

# Time Extension: Required Findings

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1. The form and intensity of the project for which the approval or permit was issued have not been significantly altered; and
2. The conditions or circumstances which supported the findings of fact required for the original approval or permit have not changed and appear unlikely to change within the period of the proposed extension of time.

*LGMC Section 17.28.020(K)*

# Recommendation:

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1. Adopt Resolution (Attachment A) entitled, “A Resolution of the Planning Commission of the City of Lemon Grove, California, Approving a Time Extensions of Approved Tentative Map No. TM0-000-0064 and Planned Development Permit No. PDP-170-003 to construct six (6) condominium units located at 8200 Hilltop Drive in the Residential Medium High (RMH) zone,” extending the expiration date from January 21, 2023 to January 21, 2026.

# Proposed Elevations

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North Elevation



South Elevation

# ADJOURNMENT

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