

Peninsula Community Planning Board - Agenda  
Thursday, August 17, 2006, 6:30 - 9:30 pm

Pt. Loma Library, 3701 Poinsettia (parking on Udall)

I. Parliamentary Items (Note: Agenda items are subject to change)

6:30 A. Minutes Approval: June 15, '06 & July 20, '06

B. Chair Report: C. Conger-COI disclosure; More Info. on input for CP Amendments: Pkg overlay near Udall; Caltrans Grant-Staggered Stop Light into Stop Sign & Voltaire/Wabaska-Catalina

3. ByLaws Amendments: ?

6:40 C. Director Vote: Replace Bob Bedore, 1.5 yrs, Joe Varley, 2.5 yrs.

Candidates: Cleo Pearson, Upper La Playa/Wooded area;

D. Treasurer: C. Shinn

6:50 E. Non-Agenda Public Input: 3-5 min.

II. Government Office Reports/Public Communications:

7:00 A. Council District 2 Office-M. Aubrey 1. Report 2. Cell phone appl. 1775 Catalina? 3. City Services/Funding?

7:10 B. L/T Planning-T. Kempton 1. NTC 'Redevelopment Project Area Committee' creation? 2. Any further resolution on 'Sign plan' (esp. facing Rosecrans) at Planning Commission? 3. Ht. Of Rock constr.? 3. NTC's 'shared' Funding with City? 4. Report.

7:20 C. Fire Dept.: Re; SD CityBeat article, August 9 "Not a single One of San Diego's Fire Stations meets National Response-Time Standards, according to 2005 report by the Commission on Fire Accreditation International. Renovations and new fire stations would alleviate the problem. But, no bonds, no fire stations, as reported in CityBeat 8/9/06.

III. Action Items/Proj. Review (2nd Wed./mo., 10:30 am, call 222-5490 to confirm location-Applicants confirm wk. Before)

7:40 A. 821 Rosecrans St. Spanniga 35' width, 3214 sf Lot, Zone RS1-7 (1 unit/ 5000 sf. lot), Private San Antonio access. 2100 sf home atop 3-car garage. Archit. Ron Self, 65% F.A.R., City to allow small lot size.

7:45 B. 4115 Udall, Tentative Map Waiver, 4 unit, Condo Conversion, Tom Eagling; Parking is concern.

7:50 C. Locust St. from Fenelon to Garrison-Tent. Map Waiver. 6 Units/10,000 sf lot. B. Reiter. Under construction now as 'apts.' ADA compliance is concern. New information-K. Rhodes

7:55 D. Voltaire Apts., Jim Lester, 9 & 13 Apt. Units, 21 Rental units, & 5 Retail units Complete Traffic Study?

8:00 E. NTC Ocean Village, Appeal at PC. Conger-484 'Waterfront' Pkg. Lot Spaces vs. 'Kuumeyyay, Portuguese, S. Pacific Hist. Boating Villages/Boatmaking' at 11 former working bldgs. slated for demo

8:10 F. 1720 Evergreen, Tent. Map Waiver, 2 Unit new Condo Convers.

IV. Committee Reports

8:15 A. Environmental: Report from Aug. 1st Navy/Residents Coordination Group/Beacon Report.

8:20 B. Historical: K. Rhodes

8:25 C. Parks & Recreation: D. Wylie, C. Shinn

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8:35 D. Proj. Review: G.Page-Upper Voltaire/Cumul.Traffic during School yr. requested/Restaur.Pkg/Safety study Requested. Call councilman Faulconer for Study-236-6622.

8:40 E. Traffic, Transp.& Safety: G.Robinson-Striping on Chatsworth @ Nimitz; Increasing number of DUIs

8:45 G. Arts & Culture: G. Fisher, First Friday (Sat. at Humphreys), Pt. Loma Concert Series, Cluster Music Coord.

8:55 H. Airport Authority-ANAC-(Report Noise Violations at: 400-2799)-L. Murphy/Agee/Conger-New "Deviations" requested by AA.

9:00 I. PCPB Website: H.Kinnaird

V. New/Old Business

9:30 VI. Adjournment

Future Projects to Review:

1. 4546 Bermuda, Flannigan, RM1-1,2 nd story units, 6755 lot, pkg. spaces?
2. 4521 Bermuda, Sigler,Existing 2 sty,.var. for bridge to new det. gar, w/'Guest Qtrs. Below' on 6585 sf lot, RS1-7 Zone, Pkg.
3. Street Vaction Applications for Bangor, 1944 Plum St (Must have Public Benefit)
4. PostPoned to Sept.: Dudley St. Vacation appl.& 1221 Rosecrans Starbucks C-C-42 Zone (Parking); PLNU cell antenna-PP til Oct.  
( Agenda Copies posted on community bulletin board at Pt. Loma Library, 3701 Poinsettia.Info.and/or scheduling, please call Chair  
Cynthia Conger 619-665-3210/Email seaportcynthia@aol.com

# Penninsula Community Planning Board Minutes of

Thursday, August 17, 2006, 6:30 - 9:30 pm

Pt. Loma Library, 3701 Voltaire St./Poinsettia (parking on Udall)

## I. Parliamentary Items Meeting called to order @6:37

- A. **Minutes Approval:** June 15, '06 minutes and July 20, 06 approved as read.
- B. **Chair Report:** C.Conger; Info re Fiesta Island public input opportunity. Reported new by-laws temp-Plate
- C. **Treasurer:** C. Shinn Pursuing authorization at Bank.
- C. **Director Vote:** Four applicants gave presentations, Cleo Pearson, Andy Hollingsworth Gary Halbert, Cal Jones. Cal Jones was elected to fill 2.5 yr vacancy of Joe Varley and Cleo Pearson was elected to fill Bob Bedores 1.5 yr vacancy.
- D. **Treasurer:** Glen Fisher yet to turn over accounts.
- E. **Non-Agenda Public Input:** None
- F. **Board Attendance:** C. Conger, E. Goddard, H. Kinnaird, K. Rhodes, G. Page, M. Scherer, C. Shinn, M. Valentine, D. Wylie, P. Rank. Public Audience: Diane and Tracy Gassone, Cal Jones and Bonnie Bailey,
  - I. C. W. Kim, Marsha Brun, Stephanie Casenga, Joyce Summers

## II. Action Items/Proj.Review (2nd Wed./mo.,10:30 am,call 222-5490 to confirm location-Applicants confirm wk.Before)

- A. **821 Rosecrans:** Did not show. Chair requested T. Kempton to assist with requiring owner Ron Self to return For full board review. Project review voted to approve 4-2.
- B. **4115 Udall:** 4 unit condo conversion. Need tentative map waiver. Met criteria for parking With 9 underground spaces. MSC approved 8-4-0 Amendment to require conformity to ADA Failed 3-8-1
- C. **Locust St., Fenelon to Garrison-Tent.Map Waiver.6 Units/10,000.** New info re ADA Project approved. MSC 10-0-2. Two new members abstaining not sure of issue.
- D. **1720 Evergreen,** Not present. T. Kempton to prompt owner to attend full board review.
- E. **Voltaire Apts:** Jim Lester presented for info only. Asked for tentative map waiver but intends on remaining as apartments only. Cumulative traffic study still requested as current study done during summer absent student traffic impact..
- F. **NTC Ocean Village:** 484 "Waterfront" Parking lot at Shoreline Plaza. To demolish 10 buildings. Hearing Motion to request a postponement due to late notification and no update of new info. If not granted to appeal Project. MSC 11-0-1. Abstentia due to lack of understanding by new board member.

## III. Government Office Reports/Public Communications:

- A. **Council District 2 Office:** Matt Aubrey reported that new design for cell phone tower is to be submitted and Willow Street planting will be hydro seeded. He announced La Playa Trails dedication of Monument to be Unveiled !:pm August 23. Monument located at Midway and Rosecrans. La Playa Trails Association Responsible for completing this project. Kevin Faulconer to unveil. All are welcome to come.
- B. **Planning-T.Kempton:** Reported some restrictions on part of applicant (Graphic Solutions) to change Sign Plan, No new info re Tudrey input. K. Rhodes to check with Historical Board re original recommendations. Motion Made to send letter of concern re signage of boards decision. MSC 12-0-0. To contact LibbyDay re 'Redevelopment Project Area Committee' to review area improvements needed, for present and future mitigation (ie. pedestrian, traffic improvements), funded from increase in taxes. Maggie Valentine requested lights in parking lot be turned off late at night when no one is there.

## IV. Committee Reports

- A. **Environmental:** Helen Kinnaird of Environmental committee is to contact J. Adriany and to make sure Board Learns of meeting and testing results immediately.
- B. **Historical:** K.Rhodes reported the La Playa Trails Dedication 8-23-06 at 1PM at Midway and Rosecrans. She also reported that Quarters A, 1900 , two story military house would be demolished soon but that it could Also be moved. Anyone interested contact SOHO or K. Rhodes.
- C. **Parks and Rec:** D. Wylie announced meeting to be held Wed August 30<sup>th</sup> at 6:00 PM at 2830 Rosecrans, Prudential Ca Realty. C. Conger said contact Lewis Misko to find out about excess school property and info Park at Barnard School.
- D. **Project Review:** G. Page working with City on Upper Voltaire/Cumulative Traffic Study
- E. **Traffic, Transportation and Safety:** No report
- F. **Arts and Culture:** No report
- G. **Airport Authority-ANAC (report Noise violations at 400-2799.** C. Conger reported new deviations requested By AA to FAA. New deviations may have noise impact on additional homes on the Peninsula.
- H. **PCPB Website:** H. Kinnaird to update next meeting.

**V. New/Old Business:** 2900 & 2905 Nichols, Norm Magneson presented his Conceptual proposal for Illegal encroachment at end of Nichols St. Motion was made to support Conceptual Plan. MSC 12-0-0.

**VI: Meeting adjourned at 9:30**

**Respectfully submitted,  
Dee Wylie, Secretary**