

PENINSULA COMMUNITY PLANNING BOARD AGENDA  
 3701 Voltaire Street, Point Loma Library  
 November 15, 2007 6:30-9:30 PM

Time	Items
6:30	<b>I. Parliamentary Items (Note agenda items subject to revision or change)</b>
	A. Approval of agenda
	B. Approval of October 2007 Meeting Minutes
	C. Treasurer's Report
	D. Chair Report: Response to Board letters from the Airport Authority and Ted Anasis
6:45	<b>II. Non Agenda Pubic Input (3 min each)</b>
	<b>III. New/Old Business</b>
7:15	A. Web site funds
7:30	B. Election of 1st Vice Chair
7:20	C. CPC Representative
	<b>IV. Action Items: From Project Review Committee. Meets 2nd Wednesday of each month 11:00 -1:30 P</b>
7:30	A. <b>Village Marine - 2820 Shelter Island Drive:</b> E. L. Hope remodel. Project #130118 50 foot wide lot. Second story addition on a business. Only concern was front wall on street. <b>PR did not vote but indicated approval.</b>
7:40	B. <b>Traffic Recommendations:</b> Request for speed bumps on Wildwood Road between Warrington Street and Redondo Street; request for turn restrictions to Del Mar Avenue from Chatsworth Street and Canon Street during peak traffic hours; request for Vehicle Calming speed limit signs on Leland Drive between Kemper Court and Marquette Street.
8:10	C. <b>3225 Kellog Street</b> - to demolish existing residence and construct 6770 sq ft SFR on 15,000 sq ft site. Coastal overlay parking impact. Project # 132928 - <b>PR Vote 7 - 0 to approve.</b>
8:20	D. <b>1255 Evergreen.</b> Map waiver 4 residential condos. RM-3-7 Project# 133654 - <b>PR Vote 5 - 2 to approve.</b>
8:30	E. <b>4594 Pt Loma Ave. Mouzas residence.</b> to demolish existing residence and build two SFR, 3 BR each. Coastal parking overlay, ht limit. Issues with set backs, parking and view blocking. Zone RM1-1. To require modification with design. <b>PR Vote 6 - 1 to approve.</b>
8:40	F. <b>1007 Cordova St.-</b> 829 Sq ft guest quarters on new garage. SFR. Project # 137089 - <b>PR Vote 6 - 1 to approve.</b>
8:50	<b>North Harbor Drive - Port District</b> - Application for street vacation of the southerly 69' of North Harbor Drive between Scott Street and Nimitz Blvd. Part of Port Master Plan and State Coastal Project #13018 to realign street, move median, change landscaping, create paid parking of 188 spaces.
9:00	G. <b>Talbot St. Retaining wall</b>
	<b>VI. Committee Reports</b>
9:10	A. Airport
	B. Historical
	C. Traffic and Transportation
	D. Park and Rec
	E. North Bay Development
	F. Midway Planning
	G. Signage
	H. Environment
	I. North Bay Traffic
	<b>V. Government and Agency Information</b>
	A. <b>Council District II</b>
	B. <b>City Planning</b>
	C.

**Point Loma Community Planning Board Minutes  
October 18, 2007  
Point Loma Library, Voltaire Street**

***I. Parliamentary Items:***

Meeting called to order by Chair D. Wylie at 6:30 PM.

- A. The board approved unanimously to accept the agenda.
- B. The board approved to accept the September 20<sup>th</sup> minutes as corrections discussed.
- C. Shinn reported the PCPB has \$460.91 in its treasury.
- D. Wylie resigned and addressed the audience (letter given to board)

***II. Non-agenda items/public input:***

- G. Finley- Nickelodeon Hotel
- J. Gilhooly-BUD
- D. Reichardt-board civility
- C. Conger-traffic concerns
- E. Goddard-density concerns
- C. Schisler-density concerns
- M. Scherer-water concerns
- K. Rhodes-Density Bonus Ordinance

***Board Attendance***

D. Wylie, D. Davis, G. Halbert, M. Hoppe, C. Jones, S. Khalil, G. Page, P. Rank, K. Rhodes, M. Scherer, C. Shinn, J. Shumaker, G. Robinson, and M. Valentine  
(Excused Absent : H. Kinnaird )

***Community attendance***

D. Reichardt, E. Goddard, C. Schisler, D. Cormier, C. Castlen, , J. White, J. G. Finley, C. Conger, J. Gilhooly, J. Ross, and others

***III. Old/New Business***

**Election of New Chair**

S. Khail moved to nominate G. Page as the Chair. (revised after discussion)

S. Khail made the following friendly amendments:

To accept D. Wylie's resignation. The motion was adopted. MSC  
11(MV,CS,MS,GR,KR,PR,GP,SK,CJ,MH,DD) 2 opposed(JS,GH)0

Proceed to elect chair. The motion was adopted. MSC  
10(MV,JS,CS,MS,GR,KR,PR,GP,SK,DD) 2opposed(MH,GH)1(CJ)

Voted on Nominated Board Chairs either G. Page or C. Jones. G. Page (8) C. Jones (4)

**Nichols Street (Handout)**

K. Rhodes moved that the city enforces the Nichols Street Settlement/Agreement and its concept plan of April 12, 2007 by whatever legal action is required. This board approved by unanimous vote the Settlement Agreement and its concept plan on March 15, 2007. If the city does not enforce the Settlement Agreement, then it is requested to enforce the April 20, 2005 Notices of Violations the city recorded against the adjoining properties. The motion was adopted after discussion.

MSC10(DW,JS,CS,GR,KR,GP,SK,CJ,MH,GH,DD)-3 opposed(PR,MV,MS)-0

**Ted Anasis from the Airport Authority**

Ted Anasis gave an EIR report.(Handout distributed)

***IV. Actions Items***

2820 Shelter Island was not heard because the applicant's rep (architect, L Hope) nor the applicant was in attendance. J. Shumaker was asked to present it by L Hope, but after discussion of Chair's rule not to hear the project The board majority agreed with Chair's rule to have applicant or applicant's rep present, for the board to take action on this project. MSC 11- 2 opposed (DW, JS) - 0

Gary Halbert moved to approve 4367 Orchard with the clear understanding that this is a fully accessible guest quarters. ~~This motion was unanimously adopted.~~ MSC 13-0-0

Maggie Valentine moved to deny the 4553 Muir Avenue project. After discussion, this motion was denied. MSC 3(MS,MV,PR)-9 opposed (DW,JS,CS,GR,KR,GP,SK,CJ,MH, DD) -1(GH-recused)

Cydney Shinn moved to approve project located at 4553 Muir Avenue. This motion was adopted after debate. MSC 8(JS,CS,GR,KR,GP,SK,CJ,MH,DD)-4 opposed (DW,MS,MV, PR)-1(GH-recused)

North Harbor Drive-Port District-was removed from agenda per applicant's request-after agenda was already published G. Page.

Secondary Sewage Treatment-Metropolitan Wastewater Department – info only (distributed Handout)

***V. Government Agency Information***

***Matt Awbrey***

M. Awbrey reported Enterprise Street was not selected as a site for the winter homeless shelter and took questions from the audience

**Tony Kempton**

Tony Kempton thought it would be ok for alternate applicant rep (other than Mr. Hope or applicant) present 2820 Shelter Island project (and its revisions from subcommittee) but the board should decide. Tony K. was pleased to see some progress of projects making it through subcommittee and board for actions.

**Libby Day**

Libby Day gave an update on the NTC 4 million dollar grant for the rehabilitation of some of the buildings in the NTC Civic, Arts and Cultural Center. (Handout)

***VI. Committee Reports***

**Airport:**

Lance Murphy distributed a handout titled “Goals and Tactics of PCPB Airport Committee.

G. Robinson moved to endorse a letter written by Lance Murphy to extend the deadline for evaluation of the EIR to 120 days. The motion was unanimously adopted. G. Page will send the letter to Ted Anasis.

**Traffic:**

G. Halbert announced the traffic meetings will be on the 1<sup>st</sup> Tuesday of the month at the Cabrillo Recreation Center from 6:15-7:30

**Other:**

The Board Members signed up for various sub-committees on sign up sheet which will be put on the website.

The meeting was adjourned at 9:30 PM. Next Project Review subcommittee date may need to be adjusted in lieu of the second wednesday because holidays and Nov 1<sup>st</sup> starts late in the week on a Thursday. Start time: 11:00am at (tentative: Loma Riviera Club).

Respectfully submitted,  
Helen Kinnaird, Secretary c/o Darrold Davis

WEBSTIE = < [WWW.PCPB.NET](http://WWW.PCPB.NET) >

dd 10-22-07  
dd 11-26-07  
dd: 12-3-07draft  
dd: 12-20-07 final