

PENINSULA COMMUNITY PLANNING BOARD

Project Review Committee

Approved Minutes

March 8th, 2018

1:30 pm

**Loma Riviera Clubhouse
3115 Loma Riviera Drive, San Diego**

Meeting called to order by chair, Mark Krencik at 1:30pm.

Members present: Julia Quinn, Brad Herrin, and Mark Krencik.

Parliamentary Items:

- a. **Approval of Minutes:** December 2017, January & February 2018 approved.
- b. **Non Agenda Public Comment:** Ron Slayer of Ron's Shop located in Liberty Station reported that developer McMillian is planning on repurpose the Historic North Chapel from its current public use to a restaurant. PRC requested Ron return to sub-committee for further discussion and possible action.
- c. **Informational Items:**
- d. **Action Items:**

1. **Gage CDP**, (Process 2) Project No. 564145, 630 Gage Drive, Zone RS-1-4. Coastal Development Permit to demolish an existing single family residence, garage and pool house and construct a 9,720 SF two-story single family residence with detached garage and guest quarters on a 21,600 SF lot. Coastal (non-appealable) Overlay Zone. Applicant: Sergio Salinas. Second review. After review of proposed single family residence, project subcommittee members expressed concern with the overall size of the residence, the lack of façade articulation on the rear elevation, and the height and lack of setback of the street side wall.

No Action taken, project applicant agreed to make refinements to plans and return.

2. **4294 Voltaire CDP/SDP**, Project No. 490282, 4294 Voltaire Street, Zone CC-3-5. Coastal Development Permit and Site Development Permit for the construction of a new 6,752 square foot mixed-use building on a 0.19 acre site. Coastal (non-appealable) overlay zone. Applicant: Kien Troung. After a short presentation of plan revisions the subcommittee remaining concern was the # of parking spaces assigned to commercial tenants versus # of parking spaces assigned to residential. The project as designed, meets the city required parking.

Motion/Second, MK/BH to recommend approval of the project. Vote 2-1 (JQ).

Meeting Adjourned: 3:30

The next Peninsula Community Planning Board meeting will be at 6:30 pm on March 15th, 2018 at the Point Loma Hervey Library, 3701 Voltaire Street.

Next Project Review Committee meeting will be at 1:30 on Thursday, April 12th, 2018.

Please visit and use Facebook page: "**Peninsula Community Planning Board**" or contact **Mark Krencik**, chair, at mkrencik@mkaarchitect.com or 619-300-5016.