

OCEAN BEACH PLANNING BOARD
PROJECT REVIEW COMMITTEE

Approved Minutes

Wednesday, August 20th, 2008 - 6:30 p.m.

Ocean Beach Recreation Center - 4726 Santa Monica Ave., Ocean Beach 92107

6:35 Call to Order by Giovanni

Members present- Ronson Shamoun, Amanda Lopez, Giovanni Ingolia, Landry Watson, Seth Connolly, Craig Klein, George Murphy, Bill Bushe, Tom Gawronski, Michael Taylor

- Agenda modifications and approval- agenda approved 9-0-0

6:40 Item #001 – Action Item O'Bistro Restaurant Expansion

Ocean Beach JO#43-0961 (Process2) Coastal Development Permit for an additional 400 SF outdoor dining area for an existing restaurant on a .22 acre site at 4934 Voltaire Street in the CC 4-2 Zone within the Ocean Beach Community Plan, Coastal Overlay (non-appealable), Coastal Height Limit, Airport Influence Area, FAA Part 77, Parking Impact OZ, Residential Tandem Parking, Council District2.

Brian Longmore presented on behalf of applicant. City was called out for code compliance on an unrelated issue and noticed that the patio was extended without approval or proper permits. The Moose Lodge (which is actually Knights of Columbus) has agreed to lease 4 spots to owner in order to comply with parking compliance. According to Brian, the owner of the land is in approval of patio dining.

Board Comment:

Seth- Would we have approved this if it would had come to the board before the construction took place?

Ron- excused himself because of personal connections.

Landry- Has a problem rewarding applicant for not getting proper permits prior to construction, but can overlook that they went out of order. He warned applicant to review off site parking stipulations.

Craig- Doesn't want to reward applicant for constructing without permits, but not going to go against.

Mike- Has a big problem with it. As a contractor they know that they have to get new projects permitted. Not going to reward applicant, in the past we have never approved this in fact we have penalized past applicants. Also has a problem with offsite parking.

Tom- Shares Mike's issues, but will approve.

Gio- Doesn't want to encourage applicants to do things backward.

Craig motioned to recommend approval conditional upon resolution of code compliance issues.

Tom seconded.

Passed 7-1-1

Landry recommended a quick meeting of appeals sub committee.

Motion to adjourn at 7:10, seconded by Bill

For questions on this agenda please contact:
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