

OCEAN BEACH PLANNING BOARD
GENERAL MEETING

Approved Minutes

Wednesday, August 6, 2008 - 6:00 p.m.

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

6:05 Call to order

Members Present- Nancy Taylor, Amanda Lopez, Giovanni Ingolia, Landry Watson, Seth Connolly, Craig Klein, Bill Bushe, Michael Taylor, Brittany Taylor

- Agenda modifications and approval- Landry wants to add 1 agenda item. Modification made to the agenda to strike sentence, “presently pedicabs are unregulated”, since the city website shows that there are regulations for operators and vehicle. Agenda approved with modifications.

- Approve previous meeting minutes-- July 2nd- Craig motioned to approve, Nancy seconded. 6-0-3
July 16th- Gio motioned to approve, Nancy seconded. 6-0-3

6:15 **Item #001 – Action Item**

Ocean Park Villas. *Ocean Beach JO#42-8627. (Process 5) Tentative Map and Public Right of Way Vacation to vacate a portion of an alley to create 12 residential condominium units on a 0.40 acre site at 5113 Saratoga Avenue in the RM 2-4 Zone within the Ocean Beach Community Plan, State Coastal, Coastal Height Limit, Parking Impact, Residential Tandem Parking OZ, Airport Influence Area, FAA Part 77, Council District 2.*

Steve Lombardi presented. Mike Taylor excused himself due to previous connection. Board is only making recommendations of tentative map and vacation of alley. If vacation of alley is approved, half will revert back to the property owner and half to the city. Stressed that the alley was never public land. General comment from the public for this project was that it would clean up the area and improve the community. Community member that was against was concerned with flooding, public right away use in case of emergencies, historically this sight has always been zoned for a restaurant. She wonders if the zoning was changed.

Board Comment:

Nancy- concerned with curb cut for parking entrance.

Bill- how will the \$50000 be used.

Gio- pointed out that as of June 23rd the current cycle review wasn't clear of required parking and if it was approved.

Craig- wants clarification of alley use, will it still be public?

Landry- pointed out that creating curb cuts is against precise plan. Issue with the \$50K compensation. Doesn't think the details or architecture classify as garden apartments or beach cottages. Against at building 12, but for 10.

Amanda- asked owner if they would continue with project if board only would be in favor of 10 units instead of 12. His response was that he wasn't sure.

Craig motioned to support the project subject to multiple conditions- 1) vacation of alley be made available for public access to beach, 2) not be opposed to the construction of tot lot in the future, 3) clarification of parking.

Seconded by Seth.

Motion approved 4-3-0

7:38 Item #002 – Action Item

Del Mar Map Waiver. Ocean Beach JO#43-0905 (Process3) Coastal Development Permit and Map Waiver application to waive the requirements of a Tentative Map and under grounding overhead utilities to create 3 residential condos (under construction) on a 0.16 acre site at 4916 Del Mar Ave in the RM 2-4 Zone within the Ocean Beach Community Plan, Coastal Overlay (appealable), Coastal height Limit, Airport Influence Area, FAA Part 77, Parking Impact OZ, First Public Roadway, Residential Tandem Parking, Council District 2.

Motion by Gio to approve the tentative map as presented. Seconded by Amanda.

Passed 7-0-0

7:40 Item #003 – Action Item

City of SD Pedicab Regulations. Draft regulations on the quantity and locations that pedicabs can be used in different areas of the City of San Diego. Presently, pedicabs are unregulated.

Goal is to form a position by the September meeting. Pedicab sub committee wants to meet with OBMA before making a recommendation to the board. Ocean Beach is a restricted zone and the board is concerned with large amounts of pedicabs congregated in one area. Motion to table by Giovanni, seconded by Seth. Motion passed 7-0-0

7:50 Item #3.5 – Action Item

Stephen Heverly presented. Asking for letter of support to the Department of Conservation for new recycling containers on the beach. They are designed to have recycling bins up top and normal trash receptacles on the bottom. The grant won't affect tax payer dollars. The recycling fund will match \$100K. August 12th is the letter deadline.

Landry moved to support and write the letter, Gio seconded.

Motion passed 7-0-0

Precise plan needs participants. Asked for a report of attendance. Mike Taylor has missed 3 meetings and is in violation of our bylaws.

Craig moved to adjourn at 7:58

For additional information about community planning in Ocean Beach see the following link:

www.obpb.org