

PENINSULA COMMUNITY PLANNING BOARD

Project Review Committee

MINUTES

December 6, 2011

1:30 p.m. to 3:00 p.m.

Point Loma Library, 3701 Voltaire Street

The meeting was called to order at 1:30 p.m.

Member	Present	Absent	Notes
Allen Jones	X		
Chris Veum	X		
Paul Webb	X		
Jay Shumaker	X		
Pete Nystrom	X		
Geoff Page		X	
Shelly Kilbourn	X		Kilbourn joined the meeting at 1:32 p.m.

I. Parliamentary Items – Call to Order

- a. Non Agenda Public Comment (3 minutes each)

There were no speakers.

- b. Approval of the Minutes of the November 1, 2011 meeting.

On a Motion/Second by Veum/Nystrom the minutes were approved on a 4-0-1 vote. Webb abstained because he was not present for the November 1 meeting. Kilbourn did not vote because she had not yet joined the meeting.

II. Informational Items: none

III. Preliminary Review Items: none

IV. Action Items

- a. **Diluigi Residence (City of San Diego Project No. 258647)**. 746 Armada Terrace
Coastal Development Permit to construct a single-family home to replace an existing home.

Applicant Representative: Bruce Peeling, architect

Bruce Peeling presented two concepts of how the property might be redeveloped: 1) an option which would require only a building permit and no Coastal Development Permit would add a story to the existing home; 2) the alternative, which requires a CDP, would demolish the existing building and locate a new structure at a lower elevation on the property. The roof elevation of the second option would be lower than that of the first option.

Mr. Peeling and the Committee confirmed that there are no significant unresolved regulatory issues as per the City of San Diego's Cycle Issues Report and that no zone variances or deviations are required.

Mike Strode, a neighbor, and Jarvis Ross asked questions regarding views from surrounding properties and architectural design features of the home. On a Motion by Webb/Veum the Committee voted 6-0-0 to recommend approval of the Coastal Development Permit as proposed.

- b. **Sprint Nextel Voltaire Palms (City of San Diego Project No. 241379).** 4051 Voltaire Street (between San Clemente Street and Wabaska Drive)
Conditional Use Permit to renew, for another ten years, an expiring CUP. No antennas will be added or replaced at the property.

Applicant Representative: Becky Siskowski, consultant to Sprint

Becky Siskowski distributed a plan set and photos of the existing antennas. She confirmed that no new improvements or modifications are proposed and that the Conditional Use Permit is being sought only to extend the permitted use of the antennas for another ten years. Ms. Siskowski and the Committee confirmed that there are no significant unresolved regulatory issues, as per the City of San Diego's Cycle issues. On a Motion/Second by Webb/Veum the Committee voted 5-0-0 to recommend approval of the CUP as proposed.

V. **Adjournment:** *The meeting was adjourned at 1:55 p.m.*

The next PCPB meeting is at 6:30 p.m. on January 19 at the Point Loma Library, 3701 Voltaire Street

The next PCPB PRC meeting is at 1:30 p.m. on January 10 at the Point Loma Library, 3701 Voltaire Street

Questions? contact Allen Jones, Chair, Project Review Committee, at allenmjones@cox.net or 619-400-0134