

# PENINSULA COMMUNITY PLANNING BOARD

## Project Review Committee

### *Draft Minutes*

November 12, 2013

1:30 pm

### Point Loma Hervey Library

Meeting called to order by chair, Jay Shumaker at 1:450 pm

**Committee members present:** Jay Shumaker, Bruce Cook, Mark Krencik, Jarvis Ross, Paul Webb, Pete Nystrom. Shelly Kilbourn McGee

**Parliamentary Items:** Minutes of September approved.

**Information Items: Peeling Subdivision,** Short discussion tabled to end of Action Items.

#### **Action Items:**

1. a) **Wireless Communication Facility**, Sam Gudino presented revisions to WCF project 329253.  
The revision was consistent with recommendation in the October's PCPB vote to approve the project. No action necessary.
2. **Wireless Communication Facility**, Project No. 328979, 3900 Lomaland Drive, Zone RS-1-7, Coastal 30-foot, CST-APP, CD: 2. Installation of two light standards supporting antennas and construction of equipment enclosure. Conditional Use Permit (CUP) and Coastal Development Permit (CDP). Motion to approve and send to the board passed 5-0-0. (Kilbourn McGee-recused)
3. **NTC Sign Plan SCR**, Project No. 336543, 3920-4110 W. Point Loma Blvd., Zone CN-1-2 & CC-1-2. Comprehensive sign plan to construct 2 replacement signs and 1 additional freestanding sign. No applicant present. No vote was taken.
4. **Point Plaza-time extension**, Project No. 344045, 3903-3911 Voltaire Street. PCPB approved project in 2009, applicant asking for 3 year extension of entitlements to build. No applicant present. No vote was taken.
5. **Rollins/Nichols Residence and Driveway**, Project No. 327613, 3142 Sterne Street. Zone RS1-7. Construct 25% driveway and 3765sf residence on vacant lot. High retaining walls on public right of way. Coastal Development Permit. Several Cycle Issues in need of resolution. No action taken.

**Peeling Subdivision**, continued: Extended discussion of options including two larger homes where three had been proposed but appealed by the board. Mr. Peeling reiterated his feelings about the legality and appropriateness of the original three lot subdivision but committed to bringing a two lot scheme to show to the Project Review Committee at their next meeting for further discussion. Mr. Shumaker recommended one large, fine, home as a positive evolution of the community rather than trending to smaller homes. This one lot option was not acceptable to the applicant.

**MEETING ADJOURNED** at 4:05pm.

The next Peninsula Community Planning Board meeting will be at 6:30 pm on November 21, 2013, at the Point Loma/Hervey Library, 3701 Voltaire Street.

Next Project Review Committee meeting will be at 1:30 on Tuesday, December 10, 2013 at the library.

**Questions:** contact Jay Shumaker, T A Shumaker, Jr AIA, Project Review Committee chair, at [tasaia@mac.com](mailto:tasaia@mac.com), or 619-222-8482