

Notice of Meeting / Agenda www.pcpb.net

Date / Time: **24 May 2017 / 5:45 PM**
Location: Point Loma Library / Hervey Branch Library
3701 Voltaire Street, San Diego, CA 92107



Long Range Planning Committee (LRP) of the Peninsula Community Planning Board (PCPB)

AGENDA

1. Parliamentary Items

- a. Call to order
- b. Guest and Member Sign-In
- c. Approval of **April** Meeting Minutes

2. Non Agenda Public Comment

- a. Three (3) minutes each speaker.

3. Informational Items / Discussion

- a. PCPB Meeting Review – LRP Relevant Project / Topic Review (discussion not required).
- b. Peninsula Community Plan – Neighborhood review / update.
- c. PB EcoDistrict – Vision for the Peninsula <http://beautifulpb.com/projects/ecodistrict/>

4. Action Items (action is not required to be taken)

- a. **Housing Affordability and Density / Housing Commission presentation on Affordable Housing 03.16.2017 / Work Force Housing** – review and comment of housing needs and trends in regards to application and development in the Peninsula community.
- b. **LRP Committee 05.23.2017 Roseville neighborhood tour** – review of discussion and observations from Roseville neighborhood tour and potential recommendation of planning strategies and objectives for implementation.
- c. **Regulatory Amendments Review (Highest Overall Priority from Charrette)**
 - i. **Mandatory Design Review for certain zones / areas.** Focus would be on multi-family development due to project area and height requirements.
 - ii. **Ministerial versus Discretionary** – code and process criterion, 50% existing wall re-use, tentative map waivers.
 - iii. Proximity Regulation for multiple planning areas. Where projects fall on border between multiple planning areas, both planning groups should have review.
 - iv. Parcel Consolidation – Combine parcels to increase off-street parking or to provide shared parking.
 - v. Retaining Walls and Setbacks – Recommendation to review retaining wall and setback requirements. Potential to provide greater restrictions near the property line.
 - vi. New Use Types – adult marijuana, ADU's, short-term vacation rentals.

5. Next steps

- a. Assignment / Task Review
- b. Meeting dates
 - i. PCPB 05.18.2017
 - ii. LRP walk-n-talk 05.23.2017
 - iii. LRP 05.24.2017
 - iv. PCPB 06.15.2017
 - v. LRP 06.28.2017

The Long Range Planning Committee is a standing committee of the Peninsula Community Planning Board. It is established, and its business is conducted, pursuant to the PCPB bylaws and City of San Diego Council Policy 600-24. The Committee Chair is PCPB Board Member Robert Goldyn. [Contact: robert.goldyn@gmail.com].