

OCEAN BEACH PLANNING BOARD

PROJECT REVIEW COMMITTEE – MEETING AGENDA

Wednesday, June 17, 2015 – 6:00 p.m.

Ocean Beach Recreation Center – 4726 Santa Monica Ave, Ocean Beach CA 92107

6:00 pm **Call to order**

- Quorum/Introductions
- Agenda modifications and approval

6:05 pm **Non-Agenda Public Comment**

6:10 pm **Action Item #1**

Abbot and Muir - Project # 384058

A process 3 Coastal Development Permit, Site Development Permit, Tentative Map to construct four condominiums. Existing zoning, RM-2-4, parking impact overlay zone, airport approach overlay zone, residential tandem parking overlay zone, coastal overlay zone, coastal height limit overlay zone.

Proposed # of Units: 4

Proposed FAR: 0.70

Proposed Parking: 10 spaces

Proposed Gross Floor Area: 5,265 sqft

Lot Area: 7,500 sqft

Proposed Height: ?

- Vote to recommend approval or denial**

6:45 pm **Action Item #2**

Del Mar 3 – 4965 Cape May Avenue - Project # 392443

A process 3 Coastal Development Permit, Site Development Permit, Tentative Map to construct two single family residences on an existing vacant lot. Airport approach, San Diego international airport influence area, coastal height limit, coastal non-appealable, parking impact, residential tandem parking, beach impact

Proposed # of Units: 2

Proposed FAR: 0.70

Proposed Parking: 4 spaces

Developer: Thomas Franz, Business Address Unknown

Proposed Gross Floor Area: ~2,421 sqft

Lot Area: 3,500 sqft

Proposed Height: 29'-6"

- Vote to recommend approval or denial**

7:20 pm **Action Item #3**

Del Mar 3 – 5040 Santa Monica Avenue - Project # 422149

The proposed project is addressed at 5040 Santa Monica Avenue within the CC-4-2 zone in the Ocean Beach Precise Plan (Community Plan) and Local Coastal Program. The Overlay Zones that map on site are Coastal Height, City Coastal Non-Appealable Area 2, Beach/Coastal Parking Impact, the Ocean Beach Emerging Cottage District, the FAA Part 77 Notification Area, AAOZ, and Airport Influence Area, Review Area 1.

Proposed # of Units: 4

Proposed FAR: 0.70

Proposed Parking: 12 spaces

Developer: CSJ Properties, Escondido, CA

Proposed Gross Floor Area: 5,600 sqft

Lot Area: 7,000 sqft

Proposed Height: 30'

- Vote to recommend approval or denial**



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PO Box 7090, Ocean Beach CA 92167

oceanbeachplanning.org

7:55 pm | **Adjournment**

For more information please contact:

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