

# OCEAN BEACH PLANNING BOARD

## PROJECT REVIEW COMMITTEE – MEETING NOTICE & AGENDA

Tuesday August 19, 2025 at 6:00 PM

Ocean Beach Recreation Center – 4726 Santa Monica Ave

- Check our website to view the most recent project documents: [www.oceanbeachplanning.org/meetings](http://www.oceanbeachplanning.org/meetings)
- You may also submit public comment in advance to: [projects@oceanbeachplanning.org](mailto:projects@oceanbeachplanning.org)
- Agenda item times are approximate and subject to change.

- 6:00 PM **Call to Order**
- Quorum/Introductions
  - Agenda modifications and approval
  - Minutes modifications and approval
- 6:05 PM **Non-Agenda Public Comment**
- Two minutes per speaker for issues not on the Agenda and within the purview of the Board.
- 6:10 PM **Action Item #1 – 4870 Voltaire (Project #1128899)**
- (Process 2) Coastal Development Permit for the construction of a new detached 3-story building with commercial space on the 1st floor, office space on 2nd, and dwelling unit on the 3rd. Site located in CC-4-2 Base Zone. Project is subject to the following Landscape Regulations and the Ocean Beach Community Plan: SDMC Landscape Regulations: §142.0403 – 142.0407, 142.0409, and 142.0413.
- 10 minutes for presentation
  - 5 minutes for public comment
  - 15 minutes for subcommittee comment and motion
- 6:40 PM **Action Item #2 – 4763 Santa Cruz Ave (Project #1133205)**
- (Process 2) Coastal Development Permit to construct a new 3-story 2,396 square feet single dwelling unit to a site with an existing 3-story single dwelling unit, located at 4763 Santa Cruz Ave. The 0.17-acre site is in the RM-1-1 Base Zone Coastal (Non-Appealable) Overlay Zone.
- 10 minutes for presentation
  - 5 minutes for public comment
  - 15 minutes for subcommittee comment and motion
- 7:10 PM **Officers' Reports**
- 7:10 PM **Adjournment**

*For more information please contact:*

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