

Pacific Beach Planning Group
Development Subcommittee

Thursday, November 4, 2021 – 12-1pm (noon)

ZOOM meeting link:

<https://us02web.zoom.us/j/84338915917?pwd=c1JqN0dJakxqZGNPMFJSYjQ1RndtZz09>

Meeting ID: 843 3891 5917 • Passcode: pbpg2021

***** If you plan to logon to Zoom from outside the United States, please notify the Chair in advance.**

Agenda

Members present:

1. Welcome • Introductions • Procedural Process by Ed Gallagher, Chair
2. Agenda Approval
3. Prior Minutes Approval
4. Non-Agenda Public Comment (Information only: no cross-talk, no discussion)
 - a. Ahead of time, **please email** comments to be read to EdgDevChair2021@gmail.com
5. Projects for review (ACTION items):

a. 694724 – 1720 Garnet Ave • Digital Carbon Health NUP

Presenter: Gerald Koh • Permit Advisors

PACIFIC BEACH (Process 2) Neighborhood Use Permit for an Urgent Care Facility Use 2,341 SF Tenant Improvement at existing Commercial Building, located at 1720 Garnet Avenue. The 7.65 acres site is in the CC-1-3 zone within the Pacific Beach Community Plan area. Council District 2.

b. 658664 – 4945 Crystal Drive • Otterson Residence CDP

Presenter: Kim Grant • Kim Grant Design

Coastal Development Permit to demolish an existing duplex and the construction of a new 3,795 square-foot, three-story, two-unit residence with an accessory dwelling unit, basement, terraces, and balconies. The 0.11-acre site is located at 4945 Crystal Drive in the RM-1-1 Zone, the Coastal Overlay Zone (Appealable Area), the Coastal Height Limitation Overlay Zone (Prop D), the Parking Impact Overlay Zone (Coastal & Beach), the Transit Priority Area, the Transit Area Overlay Zone, and the Residential Tandem Parking Overlay Zone within the Pacific Beach Community Plan area.

6. Updates on Community Planning Projects (if time allows):

7. Adjournment

Next meeting: Thursday Dec 2 @ 12-1pm via Zoom.

Every agenda is posted on pbplanning.org **72 hours** in advance of every Subcommittee meeting.