

**Mission Beach Precise Planning Board
Tuesday, February 16, 2010
Belmont Park Community Room
Minutes of Meeting**

Board Members Present:

Peggy Bradshaw	Carole Havlat	Jim Keller	Dave Lombardi
Dennis Lynch	Mike Meyer	Ron Oliver	Robert Ondeck
Mary Saska	Gernot Trolf	Debbie Watkins	

Absent:

Carlton Nettleton Mary Willmont

OPENING FUNCTIONS

Meeting was called to order by Acting Chair Peggy Bradshaw at 7:00 p.m.

- **Approval of Minutes** for January 2010
Copies of the draft of the January 19, 2010 Minutes of Meeting were distributed and reviewed. The Board unanimously approved the minutes with corrections.

ADMINISTRATIVE ITEMS

- **Revisions to Agenda**
Copies of the February 16, 2010 Agenda were distributed and reviewed. There were no changes to the Agenda.
- **Chair's Report**
None.

Secretary's Report

Debbie Watkins reported Chair Nettleton sent a courtesy letter to Mike Sultan informing him that as a result of his four unexcused absences and in accordance with the Board's Bylaws, Mr. Sultan's seat in Area II was declared vacant and will be open for nominations at the Board's February 16, 2010 meeting. In addition, she apprised the Board Chair Nettleton sent a general statement to the Beach and Bay Press for publication reminding the community to report concerns about increased jet noise over Mission Beach by calling the Airport Noise Mitigation Complaint Hotline at (619) 400-2799.

PUBLIC COMMENT

Wendy Crane, General Manager of San Diego Coaster Company, which operates the Giant Dipper Roller Coaster, apprised the Board of a new ride to be installed near the Coaster Museum. The ride will utilize 350 sq. feet and rise 21 feet in the air.

REPORTS FROM GOVERNMENT OFFICIALS

- **Ricardo Flores**, Community Representative, Office of Congresswoman Susan Davis
Mr. Flores reported Representative Davis participated in the Workforce Partnership to discuss future jobs in the area and training associated therewith. In addition, he informed the Board that foreclosure and grants workshops are still being held.

- **Thyme Curtis**, Community Representative, Councilmember Kevin Faulconer, District II Ms. Curtis reported that the City Council put together a cell phone advisory board. Concerns were expressed by the Board about the new red light installation for pedestrians on Mission Bay Drive that seems to be timed inappropriately and causes traffic to back-up on Mission Boulevard on busy days and weekends.

OTHER

- Wave House remodel plans for Belmont Park Building #5 (Old Canes) and support to transfer Alcoholic Beverage License & Entertainment Permit conditions from the former Canes ownership to Wave House ownership
Tom Lochenfeld discussed the remodel plans again, which included a snack kitchen layout and thatched roof rather than black awnings, among other changes. In addition, he asked the Board to approve these changes and prepare a letter of support to transfer the Alcoholic Beverage License & Entertainment Permit conditions from the former Canes ownership to Wave House ownership.

The Board requested the Wave House address queuing people to minimize the impact on public property at the “Snack Bar” area on the Boardwalk and concert entry. After discussion, a motion was duly made as follows:

Motion 1 was made by Dave Lombardi and seconded by Jim Keller TO APPROVE the Wave House remodel plans as presented and prepare letter for Wave House as discussed above.

VOTE For: 10 Against: 0 Abstain: 0
Motion passes.

BUILDING PLAN REVIEWS

Information Item:

- **3595 Bayside Walk (Chapin Duplex) – Project No. 194858 Remodel - Update**
This project was discussed at the November 17, 2009 Board Meeting and a motion was passed to deny the permit for an 874 sq. ft. addition to the existing duplex. At this meeting, Ada Mancilla, AIA of Aedifice represented the homeowner and presented tentative revised floor plans for review. Dennis Lynch pointed out a problem with the 15-ft setback. The Board decided to wait to get the actual revised plans before making a decision on this remodel and asked Ms. Mancilla to return at that time for further consideration.

BOARD COMMUNICATIONS

Action Items:

- March 2010 Elections.

The following nominations were accepted for open seats on the Board:

- Area 1 (3-yr. term): Dennis Lynch
- Area 1 (2-yr. term): Ron Oliver
- Area 1 (1-yr. term): Mary Willmont
- Area II (3-yr. term) Vacant
- Area II (2-yr. term) Vacant

Area III (3-yr. term) Carole Havlat
Area III (1-yr. term) Robert Ondeck

Area IV (3-yr. term) Gernot Trolf
Area IV (2-yr. term) Vacant

Area V (3-yr. term) Dave Lombardi
Area V (1-yr. term) Vacant

A motion was duly made as follows:

Motion 2 was made by Ron Oliver and seconded by Jim Keller TO APPROVE the nominations for open seats as listed above.

VOTE For: 10 Against: 0 Abstain: 0

Motion passes.

The Secretary will prepare the Election Ballot of Area representatives for the March 16, 2010 Board Meeting.

Any additions to the agenda need to be submitted to the Chair 10 days PRIOR to the scheduled Board meeting.

ADJOURNMENT

Motion 3 was made and seconded to ADJOURN the meeting.

VOTE For: 10 Against: 0 Abstain: 0

Meeting was adjourned at 8:30 p.m.

Completed by:
Debbie Watkins, Secretary