



NORTH PARK PLANNING COMMITTEE

northparkplanning.org

URBAN DESIGN-PROJECT REVIEW SUBCOMMITTEE

MEETING AGENDA: Monday, May 6, 2019 – 6:00 p.m. North Park

Recreation Center / Adult Center, 2719 Howard Avenue

I. Parliamentary Items

- A. Call to Order (6:00)**
- B. Modifications & Adoption of the Agenda**
- C. Approval of Previous Minutes: October 1, 2018**
- D. Announcements**

II. Non-Agenda Public Comment (2 minutes each)

III. Items - (6:15 pm) – Order and timing of items are estimates only; items may be heard earlier than the time shown.

A. Action Item: Map Waiver at the Hamilton III Project (Process 3) (6:15 – 6:45)

PTS. 627462 Map Waiver to create three (3) residential condominium units for a duplex currently under construction and existing detached single dwelling unit for a total of 2,745 square foot of conversion located at 4174, 4176 & 4178 Hamilton Street. The 0.12 acre site is located in the RM-3-7 Base Zone of the North Park Community Planning Area. Presented by Robert J. Bateman.

B. Action Item: Right of Way Vacation and Neighborhood Development Permit for the Wilshire Terrace Development (Process 5)(6:50 -7:20)

PTS. 611694 Right of Way Vacation and Neighborhood Development Permit (NDP) for portion of Myrtle Avenue Map No. 526. located at 3505 Wilshire Terrace. The 0.14 site is in RM-3-7 Base zone within the North Park Community Plan area. Presented by Shahriar Afshar.

C. **Action Item: Neighborhood Development Permit for The Lincoln Project (Process 2)** (7:25 - 7:55)

PTS 619766 Neighborhood Development Permit for deviations to development standards related to the construction of a four level, 10,978 square foot, 11 unit (including 1 affordable unit) apartment building with stacked parking at 3770 Alabama Street. The 0.11 acre site is located in the RM-3-9 zone in the Greater North Park Community Plan area. Presented by Francisco Garcia and Alex Ruezga.

IV. Information

V. Unfinished, New Business & Future Agenda Items

VI. Adjournment

Next Urban Design-Project Review Subcommittee meeting date: Monday, June 3, 2019

For information about the Urban Design-Project Review Subcommittee please visit northparkplanning.org or contact the Chair, Melissa Stayner, at urbandesign@northparkplanning.org or (949) 357-7688

** Subcommittee Membership & Quorum: When all 15 elected NPPC Board Member seats are filled, the maximum total of seated (voting) UD-PR Subcommittee members is 13 (up to 7 elected NPPC Board Members and up to 6 seated North Park community members). To constitute a quorum, a majority of the seated UD-PR Subcommittee members must be elected NPPC Board Members.*

Community Voting Members: North Park residents and business owners may gain UD-PR Subcommittee voting rights by becoming a General Member of the NPPC and by attending three UD-PR Subcommittee meetings. Please sign-in on the meeting attendance list and notify the Chair or Vice-Chair if you are attending to gain Subcommittee voting rights.

North Park Planning Committee meetings are held on the second floor of the North Park Christian Fellowship (2901 North Park Way, 2nd Floor), on the third Tuesday of each month, at 6:30 pm. The next scheduled NPPC meeting is on October 16, 2018.

NPPC Agendas are posted in the North Park Main Street window at 3939 Iowa St #2.

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