



## Rancho Peñasquitos Planning Board Meeting Minutes January 8, 2014

Attendees: John Keating, Bill Dumka, Ruth Loucks, Keith Rhodes, Bill Diehl, Jon Becker, Thom Clark, Melinda Vasquez, Jeanine Politte, Darren Parker, Cynthia Macshane, Mike Shoecraft, Dan Valentine, Ramesses Surban, Joost Bende, Steve Gore, Dennis Spurr.

Absent: Mike Kenney, Zachary Tanton

Community Members & Guests (Voluntary Sign-in): Nancy Denen, Lynn Graham, George Graham, Jorge Palacios, Lisa Ross, Rod Simmons.

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1. The meeting was called to order at 7:31 pm at the Doubletree Golf Resort located at 14455 Peñasquitos Drive, San Diego, California 92129. Quorum was held.
2. Agenda Modifications: None
3. Approve MINUTES:
  - a. September 4, 2013 Minutes: Clark decided to move the motion for the minutes to the February 2014 board meeting to include Jeanine's corrections.
  - b. October 2, 2013 Minutes: Motioned to approve minutes with Politte's corrections. M/S/C; Bende/Becker/Approved; I/O/A, 14/0/3 (Shoecraft/Dumka/Rhodes)
  - c. November 6, 2013 Minutes: Motion to approve minutes minus the sign in sheet. M/S/C; Shoecraft/Bende/Approved; I/O/A, 15/0/2 (Rhodes, Gore)
  - d. December Minutes: Jeanine asked to move the vote for the minutes to the February 2014 board meeting.
4. Guest:
  - a. Bill Fulton-City of San Diego Planning Department –Department Director (Informational Item) The department was disassembled in 2011. Now it is called the Department of Planning Neighborhoods and Economic Development. Some of the functions are the long term planning, parks planning, facilities financing, and Community Plan updates to name a few. The department is working on a variety of things to best help the community's needs. Bill Fulton answered questions from board members; Diehl, Becker, Rhodes, Clark and Politte.
5. NON-AGENDA, PUBLIC COMMENTS:
  - a. Lisa Ross- Member of the Del Mar Mesa Planning Board and the friends of Del Mar Mesa. She is concerned about the Diocese project and its connection to Del Mar Mesa Preserve. The DMM Planning Board has created a committee to discuss concerns as the project moves forward. They will let the RPPB know when they plan to meet, possibly in February.
  - b. Dennis Spurr- PERC event on Family Preparedness will be at Hilltop Park from 10-2 pm on this Saturday.
6. ANNOUNCEMENTS & INFORMATION ITEMS:
  - a. San Diego City Development Services Dept. Report – Michael Prinz
    - We have not received a submittal for Kilroy, Merge 56, or Rhodes Crossing. There has not been a project submittal by any of the projects requesting a plan amendment. The formal recommendation must come from the RPPB.
  - b. San Diego City Council Member Mark Kersey, District 5 Report – Lee Friedman
    - Infrastructure Committee used to meet the last Monday of every month but now it meets the first Wednesday at 9:00 am. The first meeting will be February 5, 2013 at 9:00am and it may possibly be

held at the new Downtown City Library. City Council will hear a 130 million dollar bond and 40 to 50 million dollars may be used for new projects but not for maintenance. It is a lease revenue bond which yields low interest rates for the City. San Diego City will have the first 5 year projected budget for infrastructure.

- c. San Diego City Council Member Lorrie Zapf, District 6 Report –Conrad Wear
  - Lori was on KPBS on the Christmas Tree recycling project through January 23, 2014. Mr. Gloria wrote a schedule for the LMAD tree trimming services, so please email Wear with any questions.
  - Clark asked Wear, “Who do we report to about sidewalks?” Wear answered that we should contact streets division or contact us (Friedman or Wear).
- d. San Diego County Supervisor Dave Roberts, District 3 Report – Tighe Jaffe
  - Absent
- e. 77th Assembly District, Member Brian Maienschein’s Office Report – Michael Lieberman
  - Assemblyman was appointed as the Vice-Chair of Health committee. Route 56 accident occurred again and there is an effort to work on a divider. Lieberman encouraged the audience to visit the Assemblyman’s office.
- f. 52nd District, U.S. Congressman Scott Peters’ Office Report – Hugo Carmona
  - Absent

7. BUSINESS

- a. **Wellness Campus**, Extension of Time for SDP #447403, PDP #47402 & NUP #681661; San Diego City Project #313430 -- Richard Miller/Metroplan (Action Item)  
This project was originally approved by the planning board for an Out Patient Clinic in 2008. The conditions for approval are the same except for the extension on the permits and the new City requirements related to drainage (permeable pavers) for the 6800 square ft plaza area and change to the location/number of bio-filters. The extension would be until 2/2016.  
Motion to approve the extension. M/S/C: Diehl/Surban/Approved. I/O/A/R: 16/0/0/1(Keating).
- b. **Ong Residence**, 11490 Alamazon Street, San Diego, CA San Diego City: SDP; Project #282496, Lot 209 of Map No. 6982, Peñasquitos Glen, Unit No. 4; Jorge Palacios/JP Engineering (Action Item)  
Land Use Committee unanimously Recommended Approval for the project on the condition that the planning board receive the Amendment to the MND prior to the project going to the hearing officer on 1/22/14. Discussion occurred regarding what the MND is for; biological, geotech, paleo, and brush management.  
Motion: To approve the Ong Residence at 11490 Alamazon Street San Diego CA, SDP Project 282496 as presented with the following condition: that RPPB receive and be able to review any amendment to original MND No. 6107 before the project goes to the Hearing Officer. M/S/C – Bende/Diehl/Approved; 17 in favor – 0 against – 0 abstentions/recusals.
- c. **Perez Residence**, 11506 Alamazon Street, San Diego, CA San Diego City: SDP; Project #317517, Lot 210 of Map No. 6982, Peñasquitos Glen, Unit No. 4; Juan Noes/Engineering Design & Studio (Action Item) – Absent. Applicant did not attend the LUC and was absent from the PBM. Clark noted that they had corresponded via email Tuesday.
- d. **Proposal to install Speed Humps** on Via Fiesta between Via Inez and Camino De La Rosa, SD City Traffic Dept; Thom Clark/RPPB (Action Item)  
Patricia (BMR) – concerned that this request is related to the Santaluz Assisted Living Facility approval and the behaviors of the parents driving to and from the schools as well as drop-offs/pickups. Loucks noted that she sees the issue as the volume of traffic, this road was intended to be a main access road.  
Bende wonders where are the neighborhood petitions for the speed bumps? Keating states that a letter from the city to Thom Clark affirmed the support for speed bumps by residents in the area, the HOA

Presidents and the Montessori school. Bende further explains that the street does not abut drive ways so there are no ins and outs onto the road. Rhodes states that if the speed bumps are installed then the traffic will be redirected down Via Azul. He supports an alternative to speed bumps because the fire department doesn't like them and it makes the city liable to pedestrians. Bende agrees with Rhodes. Motion to table the issue until the project is more adequately presented or alternatives are looked at.  
M/S/C; Joost/Rhodes/Approved. I/O/A ; 17/0/0.

## 8. REPORTS

### a. Chair Report – Thom Clark

- There are several projects pending and Clark wants to know if he should send out all of the information to everyone on the board? The board unanimously affirms that action.
- The Economic Development Committee meeting is January 14, 2014.
- He received a letter dated November 19, 2013 from the city for the approval of the street stop signs at the intersection of Russet Leaf rd. and Calderon.
- The Principal from Willow Grove Elementary School regarding extended parking near the school. There was an incident where a student was approached by a stranger and asked to go into his car. Patricia informed the board that the history regarding the parking area was that workers were not permitted to enter the gated Santaluz community and they ended up parking near the park. Some members suggest that the city makes a 2 hour parking section, ask parents to stand watch or have the school hire someone to watch while children are present.
- A draft of the Annual Planning Board report was completed and submitted to the board for review.
- Andy Fields has changed positions so Paul Sirois has taken his place. Paul stated that the LMAD budgets have been approved. He will visit the board in February for RPPB approval and answer any questions.

### b. Vice-Chair Report – Jon Becker

Thom and I are going to set up a meeting with the Council office for the plan amendment for Black Mtn Road.

### c. Secretary Report – Melinda Vasquez

Vasquez will revise the September and December minutes and submit the January minutes to the board early enough to review them.

## 9. Standing Committee Reports:

- a. Land Use (Ramesses Surban) Reviewed Project #282496 and approved the project conditioned upon the receipt of amendments. Politte states that if all of the Alamazon Street projects begin construction at the same time then there is going to be a lot of traffic and the neighbors are going to be upset. On the Khouli project, the building permit is still in process but nothing can be issued until the grading permit is approved.
- b. Telecomm (Darren Parker) No report because the representative did not make the meeting today. Diehl states that we should so be ready for the project request to come to the Planning Board on Hilltop Park.

## 10. Ad Hoc Committee Reports:

- a. FBA/PFFP Prioritization (Keith Rhodes) - Clark decides to disband this Ad Hoc committee until it is needed again.
- b. Doubletree Resort (Jeanine Politte) - No report
- c. Santa Fe Summit II & III (Darren Parker) - No report
- d. RPPB Electronic Media Site (Steve Gore)
  - Gore suggested having a social event on January 30, 2014 at the Santaluz Club for our board members and our spouses from 6:00pm to 7:30pm. Politte questions the effect the event will have on

our responsibilities under the Brown Act and how the public will perceive it. Clark will check the Brown Act for available exceptions.

- The Available domain names for our site; rppbplanning board, bmrplanning board, theplanning board and rppb.com. Rhodes passed his hat around for a collection for the domain donations; \$123 donated by board members.
- e. Santa Fe Summit IV (Thom Clark) – Robin is putting their consultant team together. They are talking about being ready sometime in the spring. They will appear as an informational item initially with a detailed concept. Torrey Meadows Bridge agreements between the City and CalTrans have been approved. Agreements for the second phase are expected to be approved in the next month. The design plans should be complete in the third quarter of 2015.
- f. Merge 56 Development (Jon Becker)- Sea Breeze does not have anything scheduled yet but would like to appear for the Board in February or March. They would like some advance grading before creating the detailed design.
- g. Black Mountain Road Reclassification (Mike Kenney) - No report
- h. Elections (Jeanine Politte /Bill Diehl)-Politte states that the committee has received three applications; Keating, Shoecraft, Rod Simmons. Discussion on appointing Simmons to Dist. 6 seat tonight. Incumbents need to submit an application for; Kenny, Dumka, Valentine, Spurr, Joost, Tanton.

#### 11. Liaison and Organization Reports:

- a. Black Mountain Open Space Park (Bill Diehl) – Meeting this Thursday at 6:30 at Canyonside park.
- b. MCAS Miramar Community Leaders Forum (Dennis Spurr) – No report
- c. PQ Fire Safe Council (Dennis Spurr/Mike Shoecraft) – Mentioned earlier tonight about the event.
- d. RP Town Council (Cynthia Macshane)
  - There is a newsletter from Robin from the Rancho Bernardo Community council about community events at RBNS1NEST@aol.com. Dave Roberts is available at the Meet and Greet at 10:00 am tomorrow at the Rancho Bernardo Library. His phone number is 800.852.7334.
- e. PQ Recreation Council (Steve Gore) – Report by Diehl
  - Rec Council paid for the seeding and the fertilizer. They wanted to close the soccer field for renovation but people didn't want to close it. They voted to give \$1300 and six big bags of toys collected at the Winter Wonderland event to Toys for Tots. Skateboard Park will be opened late February.
- f. Los Pen Canyon Preserves CAC (John Keating) – No report
- g. Park Village LMAD (Jon Becker) – There is forward movement to raise funding for recycled water retrofitting on plumbing. This will hopefully save us fees.
- h. Peñasquitos East LMAD (Bill Diehl) –We approved the budget which included tree trimming, bark and concrete repairs. We put in \$7000 in the Sunridge Mini Park for bark. This past Monday they put in covering for the tot lot this week and then the bark will be added. Joost submitted a photo that denoted a possible encampment south east of the park. Diehl went to the area and did not find it but will keep apprised of the situation.
- i. Torrey Highlands LMAD (Darren Parker) – Approved the budget with a slight increase.
- j. Transportation Agencies (John Keating) – The coastal rail trail would like to give a presentation. Darren asked for it but has recently attended a presentation. RPPB determined it was not necessary.

FYI from Clark: The mass transit isn't going to be an issue. When the Bike Master Plan was being approved by the CPC, the criticism was that CPGs did not know about it or have a chance to review. He still wants to push that dialogue for stronger input about the bicycle plan.

District 6 Applicant: Rod Simmons gave a brief background of information about himself and his affiliations.

Motion to appoint Rod Simmons to District 6. M/S/C; Diehl/Surban/Approved. I/O/A; 17/0/0.

The meeting was adjourned at 10:28 pm

Respectfully submitted,

Melinda Vásquez  
RPPB Secretary

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M/S/C: Motion/Second/Carried I/O/A/R: In Favor/Opposed/Abstained/Recused

Approved 2/5/2014, 11 in favor – 0 against – 1 abstention (Vasquez).