

CARMEL VALLEY COMMUNITY PLANNING BOARD

Attn: Allen Kashani, CVCPB Secretary
13400 Sabre Springs Pkwy, Ste. 200
San Diego, CA 92128

858-794-2571 / Fax: 858-794-2599
www.cvsd.com/planning.html

CARMEL VALLEY COMMUNITY PLANNING BOARD

7 pm, Thursday, June 25, 2015

Carmel Valley Library, Community Room
3919 Townsgate Dr., San Diego, CA 92130

A G E N D A

- A. CALL TO ORDER AND ATTENDANCE**
- B. APPROVAL OF MINUTES** – May 28, 2015
- C. CONSENT AGENDA**
- D. PUBLIC COMMUNICATION** - Speakers are limited to topics not listed on the agenda. Presentations are limited to 2 minutes or less.
- E. ANNOUNCEMENTS** - San Diego Police Department, Officer Tracy Williams
- F. WRITTEN COMMUNICATIONS**
- G. COMMUNITY PLANNER REPORT** - Bernard Turgeon, City of San Diego
- H. COUNCIL DISTRICT 1 REPORT** - Barbara Mohondro, Office of Council President Sherri Lightner
- I. MAYOR’S REPORT** - Francis Barraza, Office of Mayor Faulconer
- J. COUNTY SUPERVISOR’S REPORT** - Janie Hoover, Office of Supervisor Dave Roberts
- K. STATE ASSEMBLY REPORT** - Michael Lieberman, Office of Assemblymember Brian Maienschein
- L. STATE SENATE REPORT** - Sarah Fields, Office of State Senator Marty Block
- M. US CONGRESS** - Hugo Carmona III, Office of US Congressman Scott Peters
- N. INFORMATION AGENDA:**
- O. ACTION AGENDA:**
 - 1. 2nd Annual Carmel Valley Trail 10K and 5K Race:** Consider annual trail race through Gonzales Canyon Open Space starting and finishing at Torrey Highlands Park on September 19, 2015 at 8 am.
 - Applicant - Jeff Stoner, Seasick Marketing
 - 2. KAABOO:** Direct Chair to remit letter of support.
 - Applicant - Julie Coleman, Project Manager KAABOO

3. **Stop Sign and Crosswalk:** Consider again the Alternative Process request of Sean C. Coughlin to install a Stop Sign and Crosswalk on the corner of High Bluff Drive and Grandvia Point.
 - Applicant - Sean C. Coughlin

4. **Climate Action Campaign:** Presentation of the Climate Action Plan. It is a legally enforceable document which sets out goals for the following: (1) energy and water efficient buildings; (2) clean and renewable energy; (3) biking, walking and transit; (4) zero waste; (5) climate resiliency. Providing an overview of these goals and action steps - highlighting an important part of the plan called Community Choice Energy, a mechanism the City is exploring to reach its renewable energy goals.
 - Applicant - Brian Elliot, Climate Action Campaign

5. **Proposed Park Projects in Carmel Valley:** Presentation of park improvement projects. Review the funds previously set aside for the projects and approve the use of only those designated FBA funds for the park improvement projects.
 - Applicant - Robin Shifflet, City of San Diego Park Planning

6. **CV Neighborhoods & Voting Districts:** Continue the discussion to consider reducing the number of Neighborhoods and Voting Districts, including Business, Investor and Developer seats from the present 18 (new bylaw) to approximately 12.
 - Applicant - Chair, CVCPB

P. SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS

1.	Regional Issues & Design Review	Anne Harvey/Jan Fuchs
2.	F.B.A.	Frisco White
3.	M.A.D.	Rick Newman
4.	M.A.D. N10	Anna Yentile
5.	M.A.D. PHR	Jonathan Tedesco
6.	By-Laws/Elections/Policies/Procedures	Frisco White
7.	Community Concourse	Frisco White
8.	Trails	Anne Harvey
9.	CVREP	Christian Clews
10.	San Dieguito River Park	Anne Harvey/Jan Fuchs
11.	CPC	Vacant
12.	Signage	John Dean
13.	Livability (Special)	Chris Moore

Q. CHAIR'S REPORT

1. **Subcommittee Assignments and Chairmanships:** Appointment of Committee Chairs and restructure of standing subcommittees.

R. OLD / ONGOING BUSINESS

S. ADJOURNMENT

T. NEXT MEETING:

Thursday, July 23, 2015
Carmel Valley Library, 7 pm

6-17-15

DRAFT Carmel Valley PFFP – Proposed Park Projects and Anticipated Costs (\$18.0 mil Budget)

(Yellow highlighted projects are those prioritized and recommended by City Staff and the Carmel Valley Recreation Council)

Project No.	Project Name	Project Description	Anticipated Cost Estimate
1	Carmel Valley CP – Turf Upgrades	This project provides for the design and construction of multi-purpose synthetic turf on the two upper fields.	\$3,657,506
2	Ocean Air CP – Turf Upgrades	This project provides for the design and construction of multi-purpose synthetic turf fields on the joint use field.	\$5,712,041
3	Solana Highlands NP – Comfort Station	This project provides for the design and construction of a new comfort station and path of travel.	\$868,576
4	Carmel Knolls NP – Comfort Station	This project provides for the design and construction of a new comfort station and path of travel.	\$868,576
5	Carmel del Mar NP – Comfort Station	This project provides for the design and construction of a new comfort station and path of travel Include demo of existing building.	\$868,576
		TOTAL FOR PROJECTS IN YELLOW HIGHLIGHTS	\$11,975,275
6	Carmel Valley CP Soccer/Multi-sport Arenas	This project provides for the construction of 2 soccer/multi-sport arenas as identified in the amended GDP approved in 2013.	\$1,394,960
7	Ashley Falls NP– Turf Upgrades and Sports Field Lighting	This project provides for the design and construction of multi-purpose synthetic turf fields including sports field lighting on the joint use field and sports field on the park field.	\$7,082,660
7A	Ashley Falls NP – Turf Upgrades	This project provides for the design and construction of multi-purpose synthetic turf fields on the joint use field and sports field in the park. <i>(Same as above without lighting)</i>	\$6,054,463

Project No.	Project Name	Project Description	Anticipated Cost Estimate
8	Ocean Air CP Comfort Station and Park Improvements	This project provides for the design and construction of a Comfort Station/Concession and Storage building and two new group picnic areas with shade.	\$1,174,244
9	Carmel Valley CP New Picnic Areas	This project provides for the design and construction of (3) picnic areas or group picnic areas with benches and (3) overhead shade structures.	\$935,651
10	Carmel Valley CP New Picnic Area	This project provides for the design and construction of (1) picnic area or group picnic area with benches.	\$299,998
11	Torrey Highlands NP Upgrades	This project provides for the design and construction of an additional parking area and new seating areas with shade structures and drinking fountains.	\$760,210
12	Solana Highlands NP Park Improvements	This project provides for the design and construction of approximately .85 acres of park improvements, to include, but not limited to: Picnic areas, multi-purpose courts and children's play area.	\$2,074,416
13	Solana Highlands NP Park Improvements	This project provides for the design and construction of approximately .85 acres of dog off-leash park improvements.	\$664,431
14	Carmel Mission NP Comfort Station and New Trails and Trail Amenities.	This project provides for the acquisition of land, design and construction of a new Comfort Station and 1,000 lineal feet of new trails and trail amenities which may include, but are not limited to interpretive signs, trail kiosk, trail markers and benches within the adjacent open space.	\$963,124
15	Carmel Grove NP Comfort Station and Park Improvements	This project provides for the design and construction of a new Comfort Station and new picnic areas with shade structures.	\$1,352,306
16	Carmel Creek NP Park Improvements	This project provides for the design and construction of new children's play area ADA improvements to meet federal, state and local accessibility requirements, and new group picnic area with shade.	\$1,116,856

CARMEL VALLEY COMMUNITY PLANNING BOARD

**Attn: Allen Kashani, CVCPB Secretary
13400 Sabre Springs Pkwy, Ste. 200
San Diego CA 92128
858-794-2571 / Fax: 858-794-2599**

June 25, 2015

Julie W. Coleman
5619 DTC Parkway, Suite 800
Greenwood Village, CO 80111

Re: Support of KAABOO

Dear Julie,

The Carmel Valley Community Planning Board (CVCPB) is pleased to express its support for KAABOO. You have indicated that the event, set to take place at the Del Mar Fairgrounds this September, will provide the community a unique entertainment experience with more than 100 musical acts and performances, while also highlighting local eateries, wineries, breweries, artists and other vendors.

It is anticipated that KAABOO will bring significant economic benefits. Our restaurants, lodging sites and other businesses will benefit from the increased tourism and exposure from the influx of visitors to the event.

We look forward to KAABOO providing our residents a unique music and arts experience, and also a boost of tourism and revenue to our businesses. The CVCPB is pleased to support the upcoming KAABOO experience at the Del Mar Fairgrounds.

Sincerely,
Carmel Valley Community Planning Board

Frisco White, AIA
Chair



THE CITY OF SAN DIEGO

Date of Notice: June 15, 2015

NOTICE OF RIGHT TO APPEAL ENVIRONMENTAL DETERMINATION

PLANNING DEPARTMENT

SAP or WBS No. 12002051

PROJECT NAME/NUMBER: Special Event Permit – Del Mar Triathlon 2015

COMMUNITY PLAN AREA: Pacific Highlands Ranch

COUNCIL DISTRICT: 1

LOCATION: Cathedral Catholic High School, Old Carmel Valley Road, SR-56 Bike Path

PROJECT DESCRIPTION: Special Event Permit for that portion of a 5K run/15K Bicycle/200m swim reverse triathlon event that would occur within the City of San Diego's jurisdiction at Cathedral Catholic High School, Old Carmel Valley Road, and the SR-56 Bike Path on November 22, 2015. Noise associated with the event activities and set-up/dismantling would occur from 6 AM until 11 AM November 22, 2015. No road closures would be associated with the event. The portion of the run route would exit the high school at Gamay Road, turn right onto Old Carmel Valley Road, u-turn at the cul-de-sac and return to the high school. The portion of the bicycle route would exit the high school at Gamay Road, turn right onto Old Carmel Valley Road, proceed to the SR-56 Bike Path, turn left onto the bike path, u-turn at a point before Camino Del Sur Road, and retrace the route back to the high school. A public announcements system would be used for race announcements and sound amplification would occur from 8:30 AM until 10 AM. On November 22, 2015, set-up would occur from 6 AM until 8:45 AM, the event would occur from 8:45 AM until 10 AM, and dismantling would occur from 10 AM until 11 AM.

ENTITY CONSIDERING PROJECT APPROVAL: City of San Diego Mayor-Appointed Designee

ENVIRONMENTAL DETERMINATION: CEQA exemptions §Section 15301 (Existing Facilities); §Section 15304(e) (Minor Alterations to Land); and §Section 15311 (Accessory Structures).

ENTITY MAKING ENVIRONMENTAL DETERMINATION: City of San Diego Mayor-Appointed Designee

STATEMENT SUPPORTING REASON FOR ENVIRONMENTAL DETERMINATION: The City of San Diego conducted an environmental review and determined the project meets the categorical exemption criteria set forth in the CEQA State Guidelines: §Section 15301 (Existing Facilities) which allows for the operation, repair, maintenance, permitting, leasing, licensing or minor alterations of existing public or private structures or facilities involving negligible or no expansion of use; §Section 15304(e) (Minor Alterations to Land) which allows for minor, temporary use of land that has negligible or no

permanent effects on the environment; and §Section 15311 (Accessory Structures) which allows for construction, or placement of minor structures accessory to existing commercial, industrial, or institutional facilities, including, but not limited to, temporary use items in publicly owned facilities or other facilities designated for public use.

In addition, the exceptions set forth in the CEQA State Guidelines §15300.2 do not apply to this project wherein: a) the project would not impact an environmental resource of hazardous or critical concern where designated, precisely mapped, and officially adopted pursuant to law by federal, state, or local agencies; b) no cumulative impacts of successive projects of the same type in the same place were identified; c) there is no reasonable possibility that the project would have a significant effect on the environment due to unusual circumstances; d) the project would not result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway; e) the project is not located on a site which is included on any list compiled pursuant to Section 65962.5 of the Government Code; and f) the project would not cause a substantial adverse change in the significance of a historical resource.

DEVELOPMENT PROJECT MANAGER:	Theresa Millette
MAILING ADDRESS:	1200 Third Avenue, Suite 1326, MS 56A San Diego, CA 92101
PHONE NUMBER:	(619) 685-1336

On June 15, 2015, the City of San Diego made the above-referenced environmental determination pursuant to the California Environmental Quality Act (CEQA). This determination is appealable to the City Council. If you have any questions about this determination, contact the City Development Project Manager listed above.

Applications to appeal CEQA determination made by staff (including the City Manager) to the City Council must be filed in the office of the City Clerk within 10 business days from the date of the posting of this Notice (**June 29, 2015**). The appeal application can be obtained from the City Clerk, 202 'C' Street, Second Floor, San Diego, CA 92101.

This information will be made available in alternative formats upon request.

**CARMEL VALLEY COMMUNITY PLANNING BOARD
MEETING MINUTES**

7 p.m., 28 May 2015

Carmel Valley Library, Community Room
3919 Townsgate Drive, San Diego, CA 92130

CALL TO ORDER AND ATTENDANCE

Board Member	Representing	Present	Absent	Excused
1. Rick Newman	Neighborhood 1			X
2. Ken Farinsky	Neighborhood 3	X		
3. Hollie Kahn	Neighborhood 4/4A	X		
4. Debbie Lokanc	Neighborhood 5	X		
5. Christopher Moore	Neighborhood 6	X		
6. Vacant	Neighborhood 7			
7. Frisco White, Chair	Neighborhood 8	X		
8. Anne Harvey	Neighborhood 8A & 8B	X		
9. Steve Davison	Neighborhood 9	X		
10. Anna Yentile	Neighborhood 10	X		
11. Shreya Sasaki	Pacific Highlands Ranch, District 11	X		
12. Jonathan Tedesco, Vice Chair	Pacific Highlands Ranch, District 12		X	
13. VACANT	Business Representative			
14. Victor Manoushakian	Business Representative	X		
15. Allen Kashani, Secretary	Developer Representative			X
16. Christian Clews	Investor Representative	X		
17. Brian Brady	Investor Representative			X

MOMENT OF SILENCE

Chair White called the meeting to order at 7:04 p.m. Chair White dedicated a moment of silence for the fatality that recently occurred at the crosswalk along Del Mar Trails and Mona Lisa.

APPROVAL OF MINUTES

Board members requested the following changes to the March 26, 2015 meeting minutes:

- Delete the first bullet at the bottom of page 1 which starts with “Under Public Communication...”
- Board Member Moore noted that he was excused rather than absent at the March 26 meeting.
- Board Member Farinsky corrected the second paragraph under Public Communication (on page 2) to say “One will be drive-thru located in Pacific Highlands Ranch, and the other will serve alcohol at the Beach Side Shopping Center on Del Mar Heights Road and Mango Drive.”

Board Member Sasaki motioned to accept the March 26, 2015 meeting minutes as corrected and Board Member Farinsky seconded the motion, and the motion passed by a vote of 8 – 0.

Board members requested the following changes to the April 23, 2015 meeting minutes:

- Board Member Farinsky made a correction to the following items:
 - Under the Information Agenda, on page 3, 2nd paragraph under “Conservation and Drought”, “Mr. Akins mentioned that the city may stop watering landscape...”
 - Also, on page 3 under the “Conservation and Drought”, change the spelling of Ken’s last name from “Farinksy” to “Farinsky.”
- A Board Member made a correction on page 7, 2nd paragraph, last sentence, under the “Wireless Facility @ Carmel Country Plaza”, changing the sentence to say “Having another cell tower may be a benefit because it reduces radiation from your phone.”
- A Board Member corrected the last paragraph on page 9 and the 1st paragraph on page 10 (under the Cal Coast Academy), where there were multiple references to “Kevin Sullivan”, and “Mr. Sullivan” which should be corrected to say “Kevin Johnson” and “Mr. Johnson.”
- A Board Member corrected the 1st sentence in the last paragraph on page 10 to say “Board Member Brady” rather than “Board Member Ross.”

Board Member Lokanc motioned to accept the April 23, 2015 meeting minutes as corrected and Board Member Davison seconded the motion, and the motion passed by a vote of 8 – 0.

CONSENT AGENDA

None

PUBLIC COMMUNICATION

Margaret Nelson of the Montecito area voiced her concern about the perceived delay for the Via De La Valle roadway widening project. She said she was concerned that based on prior Carmel Valley Community Planning Board meeting she had attended, that the concerns relating to horse park project impacts had stopped the project. She also asked about the timing for the El Camino Real bridge project (at San Dieguito River). Chair White and Ken Farinsky both provided a response, saying the City is still moving forward with both the Via De La Valle and El Camino Real projects.

Jamas Gwilliam of Kilroy Realty provided a status update regarding the proposed One Paseo Project. He said that Kilroy Realty is pleased by the compromise recently reached. He said that Kilroy is currently re-designing the project to be a mixed-use development that is substantially reduced in terms of bulk and scale, which would generate one half the traffic (compared to the version recently rescinded by City Council), with a maximum height of 7 stories (on office buildings) compared to 9 stories, and a set-back of at least 30 feet from adjacent streets. He said Kilroy will bring the revised plan back to the CVCPB in several weeks, and will look forward to engaging the CVCPB in a dialogue to make sure the revised project addresses community concerns. Chair White suggested that Kilroy should plan on engaging the community in a dialogue and really listen to what the CVCPB and members of the public say, and address those concerns in re-design of the project.

ANNOUNCEMENTS – San Diego Police Department, Officer Tracy Williams

Officer Williams said it has been a slow month. He said one of the problems they have been addressing is the theft of expensive bicycles. He commented on the fatality of the pedestrian who was crossing the street at Del Mar Trails and Mona Lisa. He said there was no evidence that he was aware of suggesting anything more than that it was an accident. He said that one problem he has been seeing across the community is vehicle accidents occurring due to distracted driving. He

answered a question about the dead body found in a canyon area, and said the cause of death was suicide, as was also discussed at last month's meeting.

WRITTEN COMMUNICATIONS

None.

COMMUNITY PLANNER REPORT

None.

COUNCIL DISTRICT 1 REPORT – Barbara Mohondro, Office of Council President Sherri Lightner

Barbara provided an update regarding water conservation measures being discussed with City Council, including use of drought tolerant landscaping, and new guidelines for water conservation. She provided an update regarding the City's new budget, which is currently being prepared and reviewed by City Council. Chair White asked if City Council is looking at requirements for new developments to adequately address water supply when they are being reviewed. Barbara said that is an issue Council Member Lightner is looking at, but that there is a balance between encouraging development of new housing to address the City's housing shortage, while also looking for ways to conserve water, and no clear policy direction on that issue has yet been identified. Chris Moore asked about the status of the traffic study that is now being performed for Del Mar Trails in the vicinity of Mona Lisa after the recent fatality at the crosswalk. Barbara said the study is on-going, and a resolution to address pedestrian safety at that intersection will be forthcoming soon.

MAYOR'S REPORT

None.

COUNTY SUPERVISOR'S REPORT – Janie Hoover, Office of Supervisor Dave Roberts

Janie introduced herself, indicating that she has recently accepted the job as staff member for Supervisor Roberts. She mentioned she had previously worked as staff member for Council Member Lightner's office, so she is very familiar with issues within the District 1 area, including Carmel Valley. She said she would look forward to providing updates to the CVCPCB each month.

STATE ASSEMBLY REPORT – Michael Lieberman, Office of Assembly Member Brian Maienschein

None.

STATE SENATE REPORT – Sarah Fields, Office of State Senator Marty Block

Sarah provided an update regarding legislation that Senator Block is currently working on in Sacramento, including Senate Bill (SB) 15 which encourages college graduation in 4 years, and another senate bill that would provide training for military family members.

US CONGRESS REPORT – Hugo Carmona III, Office of US Congressman Scott Peters

None.

INFORMATION AGENDA

1. **Clean Elections:** Presentation of Goals to empower neighborhoods through Clean Elections – Applicant – John Hartley, Neighborhoods for Clean Elections

John Hartley introduced his organization, Neighborhoods for Clean Elections, and summarized their effort to advocate for clean elections within the City of San Diego. He said his organization will be collecting signatures for a ballot measure to be on the November 2016 ballot. The measure would call for public funding for political candidates who meet specific clean election criteria (e.g. not accepting private campaign contributions, etc.). The goal is to open up the political process to all candidates rather than only those who are wealthy or who can attract large private donors. John showed a 10-minute video with Bill Moyers, who talked about the need for election reform, and who advocated for new requirements relating to clean elections. John indicated that under the ballot measure he is advocating, candidates meeting the clean election criteria would be eligible for \$200,000 to be used for their election campaigns, and the funding would come from the City of San Diego General Fund. The measure he is advocating for would apply to elections for City Council, Mayor, and City Attorney. The Neighborhoods for Clean Elections website is www.sdcleanelections.org. John also passed around a sign-up sheet for planning board members and members of the public who are interested in getting involved and additional info about his organization.

2. Del Mar Highlands: Status of proposal improvements – Applicant – Elizabeth Schreiber, Donahue Schriber

Elizabeth provided an update regarding upcoming additional development at the Del Mar Highlands Town Center. Elizabeth explained that the shopping center has existing entitlements to build to a maximum of 445,000 square feet of development, and presently the shopping center includes approximately 283,000 square feet of development. This means the shopping center will be adding 162,000 square feet of development before it reaches full build out based on current entitlements. Elizabeth explained that the improvements currently planned would occur in 3 phases. The first phase will include the removal of buildings on the south side of the development, which includes the space that Barnes and Noble once occupied, as well as the Pearl Izumi store and other building space in that area. Also, the first phase will create 83 parking spaces in the area where the buildings are removed. Phase one is scheduled for June and July 2015. Phase two of planned development would occur in July and August 2015, and includes upgrading of water and sewer lines in the vicinity of southern portion of the town center. Phase 3 of proposed development would begin in mid August, and would include development of the first phase of structured parking along Townsgate, on the backside of Cinopolis and other adjacent shops to the south. Phase 3 would also include the expansion of Cinopolis to include a net gain of 3 new screens, and an expanded kitchen area. The parking structure would be three levels, and would include three ingress/egress access points. Elizabeth showed the board renderings showing views of the parking structure as seen from Townsgate, and from the parking area in front of Urban Plates and Carnitas Snack Shack, and showing the expansion of Cinopolis. Ken Farinsky asked Elizabeth a question about the architecture of the Cinopolis as viewed from Townsgate. Phase 3 of the development is expected to be complete by fall 2016. Elizabeth was asked about whether the development would include electric car charging stations or solar panels. She said that conduit would be added that would provide an opportunity for adding solar panels, but there is no plan right now to add solar panels. She said they have been considering adding electric car charging stations, but that the charging stations present a problem for providing the number parking spaces needed for the development, which is one of their primary concerns. A question was asked about where construction and store workers would park during phase 3 when the parking structure is being built. Elizabeth said that construction workers would be required to park inside the construction fence or would be fined, and the 83 parking spaces that would be added in phase 1 would help provide parking for other workers during phase 3 development.

ACTION AGENDA

1. **Climate Action Campaign:** Applicant – Brian Elliot, Climate Action Campaign
Brian Elliot provided an overview of the non-profit group, Climate Action Campaign, which was founded in January 2015, and its mission is to stop Climate Change. One of the group’s primary objectives is to be an advocate for the City’s Climate Action Plan (CAP). A goal of the CAP is a 50% reduction in greenhouse gases in the City by 2035. Brian said he was seeking CVCPB approval to write a letter to the City supporting the City’s CAP. Brian provided a brief overview of the CAP, and its 5 major strategies relating to: 1) energy and water efficient buildings; 2) clean and renewable energy; 3) biking, walking, and transit; 4) zero waste; 5) and climate resiliency. Brian talked about one of the tools outlined in the CAP to reduce greenhouse gases, which is the use of Community Choice Aggregation as a way for the City to choose the energy they use from renewable energy sources. Chair White and other CVCPB members asked questions about the CAP. Ken Farinsky expressed concerns about Community Choice Aggregation. Chair White said he thought the CVCPB should first review the CAP, and continue to discuss this topic at next month’s meeting. Chris Moore said he agreed with Chair White, and explained that most CVCPB members had not yet become familiar with the CAP, and therefore didn’t have the information necessary to vote regarding a potential letter of support. Chris Moore made a motion to continue this item to next month with Brian Elliot providing a website link where CVCPB members could find the latest version of the CAP for review. Chair White seconded the motion, and the vote passed unanimously on a vote of 11 – 0.

2. **CV Neighborhoods and Voting Districts:** Applicant – Chair, CVCPB
Chair White provided an overview of two maps showing two different options for consolidating and reducing the number of neighborhoods and voting districts for the CVCPB. Chair White explained that with recent expansions of the CVCPB’s jurisdiction in the Future Urbanizing Area 2, and other areas, the CVCPB is beginning to have too many members to be effective. The CVCPB members discussed the two options, with Christian Clews saying he preferred Option 2, and Ken Farinsky saying he liked Option 1. Chris Moore said he likes Option 1 because it consolidates Neighborhoods 5 and 6, which he said have a lot in common (e.g. common school district, etc.), as compared to Option 2, which would group Neighborhood 6 with Neighborhood 9, which he said have less in common. Chris explained that school district boundaries should be considered as a criterion that helps define neighborhoods, and could help guide the consolidation of neighborhoods. Ken Farinsky said he would be interested in seeing a map of the full jurisdiction of the CVCPB, given that recent changes have been made. Chair White explained that he did not expect the planning board would vote on this topic at this meeting, but would continue this discussion at future meetings. No vote occurred.

3. **Carmel Valley 5K:** Applicant – Katie Wilsey
Katie provided the planning board with a hand-out showing the new route for the Carmel Valley 5K run, which is proposed for Sunday, January 24. The route would begin at the Village at Pacific Highlands Ranch and would end at the Canyon Crest Academy. The date of the event was being moved from Saturday, January 23, 2016 to Sunday, January 24, 2016, and the route is different from what it was in January 2014. The event would begin at 7:30 AM and would end by 10:30 AM. Christian Clews provided a motion for the CVCPB to prepare a letter of support for the event as proposed. The motion was seconded by [REDACTED]. The board voted 10 – 0 in favor of the motion, with Shreya Sasaki recusing.

4. **Polo Fields Lease:** Applicant – Heide Farst, City of San Diego Real Estate Assets
 Heide provided an update regarding the City’s plan to issue a Request for Proposals (RFP) for a new lease agreement for the Polo Fields along El Camino Real. She said she would like to include community concerns in the RFP that the selected leaseholder would be required to address their use of the property. The CVCPB had a detailed dialogue about their concerns for the property, which included the number of events and size of events occurring on the property, traffic and parking concerns along El Camino Real and Via De La Valle, and potential for impacts to water quality/drainage, noise, and lighting relative to the San Dieguito River Park, and use of adjacent San Dieguito River Park trails. Anne Harvey made a motion for the Chair to write a letter to the City (Heide Farst) detailing the community concerns that should be communicated in the RFP, and Christian Clews seconded the motion. The motion passed unanimously, 11-0.

SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS

Subcommittee	Representative	Report	Next Meeting
1. Regional Issues & Design Review	Harvey, Jan Fuchs	None	June 3, 2015, 4:30 PM at CV Library
2. FBA	White	None	None noted
3. MAD	Newman	None	None noted
4. MAD N10	Yentile	None	None noted
5. MAD PHR	Tedesco	None	None noted
6. Bylaws/Elections Policies/Procedures	White	None	None noted
7. Community Concourse	White	None	None noted
8. Trails	Harvey (Copic, alternate to LPCP CAC)	None	None noted
9. CVREP	Clews	None	None noted
10. San Dieguito River Park	Harvey	None	None noted
11. CPC	Vacant	None	None noted
12. Signage	White	None	None noted
13. Livability	Moore	Chris Moore said the Livability Committee met on May 19, and will meet again next month.	June 16, 2015, 5:30 PM, CV Rec Center

CHAIRS REPORT

None.

OLD/ONGOING BUSINESS

None.

ADJOURNMENT

The meeting was adjourned at 9:45 PM. The next meeting is on June 25, 2015.

CARMEL VALLEY COMMUNITY PLANNING BOARD

**Attn: Allen Kashani, CVCPB Secretary
13400 Sabre Springs Pkwy, Ste. 200
San Diego CA 92128
858-794-2571 / Fax: 858-794-2599**

November 1, 2012

Honorable Mayor Kevin Faulconer
Development Services Department
City of San Diego
1222 First Ave., MS 501
San Diego, CA 92101

Re: Support for Climate Action Plan and 100% Renewable Energy

Dear Honorable Mayor Faulconer:

I am writing to you on behalf of the Carmel Valley Community Planning Board. At our June 2015 meeting we had a discussion regarding the draft of the Climate Action Plan you released. It is our understanding that you and the Council will be taking action on this later this year.

The Carmel Valley Community Planning Board strongly supports the Climate Action Plan draft as released and passed a motion of support for this much-needed legislation. We as a community must act to find common sense solutions that protect public health and our quality of life for future generations. San Diego has a wealth of local, clean energy solutions, and we support your vision of making San Diego the green energy capital of the world.

We urge you to act as quickly as possible to pass this strong, legally binding climate plan that:

- Ensures Local Control of Energy Decisions
- Explores Opportunity for Implementing Community Choice Energy
- Achieves 100% Renewable Energy by 2035
- Puts Solar in All Communities
- Makes Our Homes and Buildings Green, Healthy and Efficient
- Ensures Safe, Clean, Convenient and Affordable Public Transit
- Provides Walkable and Bikeable Neighborhoods for All
- Creates Good-Paying, Local Green Jobs
- Protects Natural Resources

Thank you for supporting a sustainable future for San Diego..

Sincerely,
Carmel Valley Community Planning Board

Frisco White, AIA
Chair

CARMEL VALLEY COMMUNITY PLANNING BOARD

**Attn: Allen Kashani, CVCPB Secretary
13400 Sabre Springs Pkwy, Ste. 200
San Diego CA 92128
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June 3, 2015

Heide Farst, CSM
City of San Diego Real Estates Assets Department
1200 Third Ave., Ste. 1700 MS 51A
San Diego, CA 92101

Re: Polo Field Request For Proposal for New Lease

Dear Heide:

The Carmel Valley Community Planning Board on May 28, 2015 was asked to provide comments of concern regarding the upcoming Request For Proposal for the Lease of the Polo Fields. We thank you for reaching out to the community for our opinions and comments. As you know the Polo Fields is a treasured asset of not only San Diego, but also our community. The board and the community during your presentation discussed numerous concerns. I have categorized them below for your use in structuring the lease arrangement and advising potential respondents of the community's concern.

I. Traffic and Access

During events held at the Polo Fields, the community experiences numerous problems with the traffic congestion impacting El Camino Real. As you know ECR is presently a two-lane road in this area, which causes serious concerns with the traffic management plan or traffic mitigations during events such as polo matches and Surf Cup soccer events. Please confirm whether environmental reviews may be required because of the traffic impacts to the community during events. We were also unaware that the 22nd Ag District reaped the benefits of fees charged for parking at the events. Should the city not share in this revenue? Another important issue that needs to be stated is the potential elimination of the former Hu Property for Polo Field parking once the new proposed development proceeds. Please confirm whether temporary parking is even allowed by the AR1-1 zone.

II. Events or Days

It is the understanding of the board and residents of the immediate area that the original grant deed stated that 25 days per year are allowed for field events. However, the city has made the interpretation that 25 events meet the intent of the restriction. As we discussed this interpretation allows for more than 25 days. For example, the Surf Cup event may run for one or two weekends, possibly up to 6 days for a single event. The "25-Event" interpretation could easily allow for events every other weekend, which greatly goes beyond the original intent of 25 DAYS.

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With this lessening of the day restriction, the fields are becoming more used which does not allow for the grass to recover from the extensive uses.

Please confirm that the deed holder understands and has agreed to the interpretation of event use rather than DAYS. Please confirm with landscape staff that the fields will recover with the intensified uses. If uses are going to be by events rather than days, please consider the allowance of more but smaller events, perhaps coupled with fewer events of long duration. I believe that soccer practices are also conducted on the fields. Should not practices also be counted toward days?

III. Public Use

As discussed earlier, this area is a unique and treasured asset of the community. With this in mind the discussion needs to take place that the Polo Fields should move forward as a public benefit open space / park use rather than as commercialized uses or events. The surrounding communities have a shortage of active use park space and would benefit from the addition of local recreational programming combined with limited commercial use. Additionally, the public trail along the southern boundary must be clearly identified as a "public trail." We have experienced that other leaseholders have assumed that they controlled the use of that trail and objected to the use by the public, whether walking or riding. It is important for the leaseholder to agree that night lighting and amplified sound shall not be allowed, in order to protect both nearby residents and wildlife, especially migrating birds, in the San Dieguito River Valley. We also recommend that in order to preserve the current and future open space values of this land, no permanent structures shall be allowed. Most importantly, the RFP must clearly state that the land is encumbered by an Open Space easement with specific limitations and is open to the public for passive uses that do not interfere with lease operations.

IV. Public Improvements

The new leaseholder must agree that they will not object to the proposed "Roundabout" improvements of the Via de la Valle and El Camino Real intersections and the improvements for El Camino Real.

Thank you for allowing the community to participate in this RFP leasing process.

Sincerely,
Carmel Valley Community Planning Board



Frisco White, AIA
Chair

PROPOSED RESTRUCTURE OF STANDING SUBCOMMITTEES by Chair

June 23, 2015

New Subcommittee Name (as applicable)	Description	Replaces or Combines
Design and Planning	Review of issues related to design, planning, development, landscape, architecture and signage.	Regional Issues and Design Review and Signage (2)
Carmel Valley Maintenance Assessment District (CV MAD)	Issues relating to the Maintenance Assessment District of Carmel Valley North of SR-56	No Change
Carmel Valley Maintenance Assessment District Neighborhood 10 (CV MAD N10)	Issues relating to the Maintenance Assessment District of Neighborhood 10	No Change
Pacific Highlands Ranch Maintenance Assessment District (PHR MAD)	Issues relating to the Maintenance Assessment District of Pacific Highlands Ranch	No Change
Carmel Valley Facilities Benefit Assessment (CV FBA)	Issues relating to the Facilities Benefit Assessment district in Carmel Valley	No Change
Pacific Highlands Ranch Facilities Benefit Assessment (PHR FBA)	Issues relating to the Facilities Benefit Assessment district in Pacific Highlands Ranch	No Change
Bylaws, Policies and Procedure	Issues relating to the Bylaws, Policies and Procedure of the Carmel Valley Community Planning Board	Bylaws and Policies and Procedure (2)
Open Space	Issues relating to Trails and Open Space, including the Carmel Valley Restoration and Enhancement Project (CVREP) and the San Dieguito River Park within the Community Planning Area and the connections to adjacent communities, open space and its impact to the community	Trails, Carmel Valley Restoration and Enhancement (CVREP) and San Dieguito River Park (3)

Note: Reduces number of subcommittees from 12 to 8