

## Clairemont Community Planning Group

Minutes of the Meeting of  
March 17, 2009  
North Clairemont Friendship Center

P Jeff Barfield- Secretary P Jack Carpenter P Eric Lardy A Richard Jensen	P Sheri Mongeau - Vice Chair P Kathy Monsour	P Susan Mournian A Billy Paul P Brooke Peterson - Chair	P Donald Steele P Fiona Theseira A Scott Wentworth
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P – Present A – Absent

### 1. Call to Order / Roll Call

Brooke Peterson called the meeting to order at 6:35 p.m. Attendance called by Sheri Mongeau and quorum present. Jeff Barfield arrived late.

### 2. Non-Agenda Public Comment

#### Public:

No public comment.

#### Committee Members:

Jack Carpenter stated his committee is trying to work with the City for a traffic study in Mission Valley.

### 3. Modifications to the Agenda

Item 303, Chinese Mandarin Church, as moved to be heard prior to Item 301,

### 4. Approval of Minutes

Motion by Jack Carpenter, second by Fiona Theseira, to approve the minutes from the February 17, 2009 meeting, with corrections, including the comments by Jack Carpenter under the District 6 Council Report for Christian Service Agency, and others as noted.

**Vote: 9-0-0, Motion Passes.** Sheri Mongeau abstained for absence.

### 5. Information Items

#### 101. City of San Diego, Mission Bay Sewer Interceptor System (MBSIS) CIP Project (Andrea Demich, PE)

Ms. Demich summarized the work to be done. Thirty-one sites, work to start in mid August and last 10 months. Construction schedules at the sites to be variable. Work is strictly a replacement of existing facilities. Only one site could cause traffic delay or impacts.

Jack Carpenter asked if neighbors get noticed before construction. Ms. Demich indicated only once before the project begins.

Don Steele praised city staff for the good graphics and notices that explains location and scope of work.

## **6. Workshop Item**

None

## **7. Action Items**

### **303. Chinese Mandarin Church (Paul Warren)**

Mr. Warren summarized the history and project. It is a tear down of three old homes. RM1-1 allows the church with a conditional use permit at the 30 foot height limit. Building is limited to 40% of the lot area. The project meets parking obligations.

Don Steele asked about capacity. Mr. Warren indicated it has a capacity of up to sixty persons but usually around 30 parishioners attend services. Many arrive by buses. Jack Carpenter asked about the sidewalk. Mr. Warren stated there were existing sidewalks but repairs to the sidewalk will be done to correct buckling.

Jack Carpenter questioned the location secondary access for the main meeting room.

Jeff Barfield raised a question about the need to hear and take action on this item as it appeared no discretionary permit was being requested and no request by the City has been made for a recommendation. After discussion and a recommendation by Brian Schoenfisch, no action was taken.

**Motion:** None

**Vote:** None

### **301. Caltrans Transportation Planning Grant – Balboa Avenue Western Gateway Concept and Feasibility Study (Brian Schoenfisch, City Planning and Community Investment Department)**

Brian Schoenfisch summarized the City's grant request and how the project would work with the Balboa RAP. Emphasis is on community input for bicycle and pedestrian safety. Funding has been set up for physical improvements to Balboa. Money is there but engineering wants community input on improvement options. Stated the Balboa off ramp off at I-5 is very dangerous. April 1 is grant deadline.

Susan Mounian asked how long the Balboa RAP will be in existence and does it sunset? Brian Schoenfisch said he was not sure but the group is not official. Without the group, the RAP goes on because it is established by council.

Don Steele asked about city staff charging to attend citizen advisory groups. Do staff members charge to the funds of projects? Brian indicated they don't need to charge as they are paid from general fund.

A member of the public asked if study includes Morena Avenue. He commented about students not using Balboa Avenue and shortcutting across Morena.

Brian indicated City staff is recommending that the trolley station be moved from what Sandag is recommending. Staff wants to look at the city maintenance yard as the site for the transit station.

**Motion** by Don Steele, second by Fiona Theseira, to approve the letter of support for the grant request.

**Vote: 9-0-1, Motion Passes**

### **302. Genesse Plaza Walgreens (John Ziebarth)**

John Ziebarth stated the project is up for an substantial Conformance Review application with the City, A Process 1 determination, concerning a drive isle addition and changing a drive isle to one-way. He also discussed phasing in stage 3 of the project. Mr. Ziebarth stated grading is to start in August, and is scheduled to be done by August or September, before the start of the holidays.

Mr. Ziebarth indicated it is an informational item because it is a Process 1 decision by the Director, not requiring a recommendation from the CCPG.

Jack Carpenter mentioned he felt it was a confusing parking lot and drive isle design. Jack recommended a good signage and striping program be installed to make the traffic circulation more clear.

Don Steele asked if before the projects starts demolition of Seaside Buick, will it involve work on Balboa Arms. Mr. Ziebarth didn't know but indicated that improvements will be made to intersection at Mt. Abernathy and Balboa Arms.

Brooke Peterson asked Mr. Ziebarth to come and give an update once he knows more on construction details and schedule.

**Motion:** None

**Vote: None**

### **304. CCPG General Election Results and Election of Officers (Brooke Peterson)**

Brooke Peterson announced all incumbents were re-elected.

**Motion:** Motion by Jack Carpenter for no changes to officers, seconded by Fiona Theseira. All officers agreed to accept another term.

**Vote: 9-0-0, Motion Passes.**

## **Item 8. Reports to Group**

### **District 6 Council Report**

Mary Ann Kempczenski announced the annual spring cleanup was April 25, at Bayview on Morena.

She indicated the water allocation matter is going before Natural Resources Subcommittee next week, before the full council in April and likely to take affect in June or July.

Keith Corry announced the Mayor's forum on Budget will be held in Clairemont in April instead of in Kearny Mesa.

### **Planning Department**

No formal report.

Brooke asked about Kohls moving into Mervyns' on Genesse. Brian Schoenfisch indicated he didn't know. Jack Carpenter indicated the rumor was Albertsons was closing two of its stores and would be taking the Ralphs store at Genesse Plaza.

Jack asked Brian if there are any zones that allow are churches in the city without needing a conditional use permit. Brian believed there may be a few older zones that allowed churches with the CUP.

### **Town Council**

Sheri Mongeau indicated the annual Garden Tour will be the first Saturday in May. Sheri indicated she is not on the Town Council any longer. Brooke indicated we may need to select another representative.

### **BACAC**

No Report

### **Mission Bay Park Committee**

No report

### **North Bay Redevelopment Committee**

Jeff Barfield reported the results of the March meeting. It included recommendations to support funding for the Veterans Village, support funding to the Morena Business Association Banner Program, and to appoint Jeff to the Uptown Community Plan Update Advisory Committee if the City decides to place a member from the North Bay PAC on the Committee.

### **Chair**

No report from Brooke.

### **Secretary**

No report.

### **Treasurer**

Susan Mournian announced that CCPG had \$233 dollars in its bank account.

### **CPC Report.**

Brooke announced they have been hearing about general plan implementation procedures and policies.

### **Traffic and Transportation**

No report.

### **Project Review**

No report.

**Parking**

No report.

**Schools**

No Report

**Additional Reporting**

Mike Tosey, Director of Airports for the city made a brief announcement. He stated he was initiating a public affairs officer and wanted to know if CCPG wanted periodic presentations and reports. It was the feeling of the group that a report at every other meeting, as necessary on important topics or topics affecting Clairemont, would be sufficient.

Adjournment at 8:35p.m. Next meeting to be held on April 21, 2009, at 6:30 p.m.