

**ENCANTO NEIGHBORHOODS COMMUNITY PLANNING GROUP
MINUTES OF MEETING
Date: July 20, 2009**

1. CALL TO ORDER/INTRODUCTIONS: At: 6:45 p.m. by: K.Griffee

Seat	Member	Here?	Seat	Member	Here?
Alta Vista	Betty Cherry	Y	At Large	Roman de Salvo	Y
Broadway Hghts	Maxine Sherard	Y	At Large		
Chollas View	Ardelle Matthews	Y	At Large	Kathy Griffee	Y
Emerald Hills	Henry Merritt	Y	At Large	Francine Maxwell	Y
Encanto-North	Gladys Knight	Y	At Large		
Encanto-South			At Large	Greg Morales	Y
Lincoln Park	Dorothy James	Y	At Large	Derryl Williams	Y
Valencia Park			At Large	Marry Young	Y

City Department	Name	Here?	Dept	Name	Here?
Planning	Karen Bucey	N	4 th Dist	Bruce Williams	Y

Number of Visitors: 26 Sign-in Sheet on file: YES

2. COMMUNICATIONS FROM THE PUBLIC

Name/Agency	Subject	Info on file?
A. SDPO	No Report	
B. SD Fire	No Report	
C. Mayor	No Report	
4th District: Bruce Williams	Hilltop Project Delayed	
City Staff/Planning Dept		
CPC Report-Greg Morales		
Communications from the Public: 1. Greg Morales	<p>About a month ago, I was asked to write a position paper "Re-writing the Constitution of the State of California." I thought to start right way – then realized, I had never actually read the document. I check the only single copy of last year's Constitution (and some expanded notes on the documents) out at the San Diego County Law Library. It seems very few had checked this document out.</p> <p>At a town hall meeting held last Saturday at USC - I asked how many people had actually read the document that so many are clamoring to have rewritten. Two in the audience, and none on the panel, said that they had actually read this document. Some had read one or two of the amendments to the constitution, or were familiar with only a single proposition to admin the constitution. Yet, all were there to discuss rewriting the Constitution - most had</p>	

	<p>never read? Perhaps, our policy makers & elected officials should READ the framework our policies are to be based upon. Perhaps, we as citizens have a duty to read and understand our Constitutions - so that we know/understand our constitutional RIGHTS.</p> <p>I will be on panel of a town hall meeting on this topic being held in San Diego Mission Valley Library on Aug 1.</p>	
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3. Adoption of Agenda: MM: DW S: HM V: 12 -0-0

Changes: Presentation of appreciation plaques to Kathleen MacCleod, Bruce Williams and Shirley Jones for their service to the community as ENCPG members.

4. OLD BUSINESS

A. Manhole 88 Repair at Encanto Creek, PTS # 171516 – Site Development Permit for clearing of vegetation to allow for equipment access, excavation, installation of concrete manhole risers, a new manhole and backfilling of work area.

Presenters: Dirk Smith, Staci Merriman, and Nabeel Qawasmi Action Required 15 min

A. Manhole 88 Repair at Encanto Creek, PTS # 171516 – Site Development Permit for clearing of vegetation to allow for equipment access, excavation, installation of concrete manhole risers, a new manhole and backfilling of work area. **Presenters: N Stacy (Environmental Planner)(10 minutes)**

Action Required

Questions/Discussion/Answer

Planning committee advocated for project restoration through the creek restoration project. First choice for mitigation related to Chollas Creek restoration project. Any project must be in compliance with Chollas Creek restoration.

- Environmental Planner stated this could not be done, mitigation to be done outside of community
- Request for written report on why Groundwork was not selected, to include contact timeline

MM. To approve project: D. Williams S: R.de Salvo V: 12- 0-0

5. NEW BUSINESS (10 minutes each) presentation

A. Valencia Park-potential park properties

Presenter-Todd Schmidt

Action Required

15 min

**On Record Parcel’s Map
Letter from Roz King**

Todd Schmidt presented 3 potential Valencia Park Parcels/value, property owner, City of San Diego water dept all are small parcels and should be considered Community Residents Pocket Parks.

Requesting EPC to establishment of parcel priority and approval to have Pak and Recreation purchase at the valued price

Concerns:

- Parcels too small
- High traffic area

- Too close to private property
- Appraise value too high/out dated
- No input from Valencia Park residents
- Pack land should be dedicated

Motion : To have Todd Schmidt solicit input from Valencia Park residents, seek current appraisals and re-present to committee in August (action item) for project approval

MM: R. de Salvo

S: D. Williams

V: 11-0-0

**B. Crossings at Market Project
PTS 174619**

Informational

Comments:

Encanto Planning Sub-Committee report-see below
Members: Roman de Salvo, Gregory Morales, Derryl Williams, Ardelle Matthews

This Committee met with Mr. (s) Jim Bartell, Mark Irving, and Jeff Lundstrom at Malcolm X Library, June 16, 2009...

This planned development includes 117affordable residential with 7 commercial units. Of that 33 senior units and 84 multi-families gated housing. Have on site management. Elevators are provided.

This property was previously named Mar Vista Condominiums. Processed a Community Plan Amendment, was reviewed and approved, December 5, 2002. The project was resubmitted as "Crossings at Market Street" as an Affordable Housing Expedite project

The Expedite Program provides expedited permit processing for all eligible affordable/ infill housing and sustainable building projects. This particular project qualifies for this program by providing affordable housing. There are many requests for this project; Site Development Permit, Conditional Use Permit, Vesting Tentative Map with Slope Easement Vacation, Off-site Street and Highway Code Vacation, Rezone, and Community Plan Amendment with Community Plan Implementation.

The Project has been through many reviews, and reviewers (at least 12) because of requests mentioned above from March to the present.

They have been completed on time; however, all requests are not fully finished... They continue. Until all of Planning Department requests are satisfied,

the sub-committee asked questions, received preliminary and schematic drawings/pictures of units, pool, tot-lot, educational programs planned, after-school programs, walkways, landscape, parking, postal accessibility.

The Sub-Committee recommends approval.

C. Trolley Residential-Market Creek Plaza

Informational

Planned Development Permit PTS Number: 179950 20 min

Presenter-Carlos Rodriquez

Comments:

Presenters from Jacob's Center , Jacob Housing Team, CNC, informational on the status of project:

- No longer residents for purchase. rental only due to the economy
- CNC full partner
- Target 4th district residents
- Estimation monthly rent.. 1/3 of total income
- On site management a priority
- Project sensitive to Creek requirements
- Community by-in

Sub-committee formed members: A. Mathews, M. Sherard, G. Morales, M. Young D. Williams

Site Development Permit, Conditional Use Permit and Variance to correct code violations and maintain an existing charter school located at 5011 Holy Drive.

Presenter: Alysia Shaw, Principal and Ken Agharokh, Architect

Action Required 15 min

- School has been committed to the community for over 10 years
- Portables provided by the State, no modification to the building can be made
- Trellis will improve view area

Motion made to approve project as presented

MM: D. Williams S: A. Mathews

V: 10-0-0

D. Tentative Map 6048 Brooklyn Ave Project No. 175506

Application for a Process 3 Tentative Map and Site Development Permit to create 2 parcels from an existing 0.60 acre site at 6048 Brooklyn Ave in the SF-6000 Zone. Informational

Presenter: Mr. Bragg 15 min

Comments: Changed to Action item

Private project to split parcel, to create an opportunity for existing resident (rental) to purchase property (single family home) no change to the existing duplex.

Recommend Motion: To approve as presented

MM: R .de Salvo

S: M. Young

V: Y-6 N-4

E. Appointment of Roz King to At-Large Seat

Action Required

MM: DW S:

V: 10-0-0

6. CHAIR'S COMMENTS: None

7. COMMITTEE MEMBER COMMENTS/ANNOUNCEMENTS: None

Subcommittee	Subject	Recommendation	Copy on file?
Arielle Mathews, Chair	See above	approval	y

8. ADJOURNMENT: 9:10 pm

Respectfully Submitted: M. Young

