

# Miramar Ranch North Planning Committee (MRNPC) Meeting Minutes

Tuesday, May 5, 2015

Scripps Ranch Civic Association Community Center

<http://www.scrippsranch.org/committees/advisory-committees/mrnpc.html>

**Meeting called to order** at 7:07 pm with a quorum of 8 seated members.

**Members present (8 present; 14 seated):** Michelle Abella-Shon (Vice-Chair), Lorayne Burley (Chair), Bill Crooks, Tom Meissner, Lou Segreti, Russell Shon, George Pecoraro, Tom Ward

**Guests:** Wally Wulfeck (Chair, SMRPG), Sandy Wetzel-Smith (Co Vice-Chair SMRPG), Mike Rasmusson (GMM MRN MAD), Tony Kempton (City Planning Dept.), John Ziebarth (Protect San Diego Neighborhood), Kath Rogers (Climate Action Campaign), Tyler Sherer (Atlantis Group), Anh Nguyen (Miramar Clearwell Project Mgr), Ed Matthews (Kleinfelder; Miramar Clearwell Project) Jessica (Miramar Clearwell Project).

**Introductions:** Committee members introduced themselves.

**Public Comment (non-agenda items):**

*John Ziebarth*, Protect San Diego Neighborhoods, spoke and provided information **against** the One Paseo Project in the Carmel Valley community planning area.

*Tyler Sherer*, Atlantis Group, spoke and provided information **for** the One Paseo Project in the Carmel Valley community planning area.

**Modifications to the agenda:** No modifications to the agenda.

**Agenda approved as presented by vote: 8-0-0 (Abella-Shon, Segreti)**

## COMMUNICATIONS:

1. **City Council District 5:** No reported.
2. **State/Federal/County/Caltrans:** No reports.
3. **City of SD Planning Dept:** *Tony Kempton* reported. He is not working on the MRNPC bylaw updates but following the MRN draft revision w/ Betsy McCullough, City Planning Dept.
4. **Scripps Miramar Ranch Planning Group (SMRPG):** *Wally Wulfeck* reported. 5 new CPG members. Held officer elections: Wally, Chair, Sandy Wetzel-Smith and Scott Hilberg, Co Vice-Chairs, Tamar Silverstein, Secretary. Lost a few long term members. Miramar Clearwell project and Tivyan SDP are on SMRPG May agenda too. Narrow lane stripping and V-Calm on Semillion Rd. Draft EIR on CLC project is out an is reviewing w/ comments.
5. **Scripps Ranch Civic Association (SRCA):** *Meissner* reported. SRCA Community Fair is Sunday, May 17<sup>th</sup>. All are encouraged to attend.

## PRESENTATION/DISCUSSION/ACTION ITEMS:

1. **MAD Update:** Mike Rasmusson presented. Provided an update on MRN MAD improvement projects and discuss several of the MRN Developer Agreement Fund designations that involve the MAD. A recent 04-22-15 status is posted on the MRN webpage. Water restriction issues. Removing dead trees, scrubs impeding watering heads; taking down water usage; attempting to minimize maintenance; goal to build future landscape; need to save %25 on water; renovations in MAD areas has started; adding drought tolerant plants; want to provide ideas for residents. Received \$15,000 funding from City from Fire Station 37 and Dry Creek Mini Park for drought tolerant and fire resistant renovations. Scripps Poway Parkway ball bushes are being grown out naturally and will plan to shape naturally and reduce where possible; SR Blvd does not use reclaimed water; plan to remove/die off areas not visible from walkway or roadway. Considering smart water controllers; right now changing out water heads where needed; plan to return next month/June 2015 to provide patio cover suggestions and seek recommendation for the

developer agreement funds designation items (patio cover, benches, cement fencing) that involves the MAD.

2. **Climate Action Plan:** Kath Rogers presented. Info and draft plan is posted on MRN webpage. Encourages CPGs to get involved in the City CAP. Aims to cut City carbon footprint by ½. Wants 100% renewable energy for City of SD. Zero waste goal. Divert solid wastes.
3. **Miramar Clearwell Project:** *Anh Nguyen* presented. Along with Jessica and Ed Matthews, consultant for the City. Replacing two wells for water storage. Construction start date is early 2016. Construction completion date is early 2020. New wells improve reliability. Adding new chlorine contact chamber. Landscaping improvements. Solar panels. *Tom Messiner* asked if there would be a change of footprint and the answer was no. Project overview can be found on MRN webpage.
4. **MRN Officer Elections:** Bill Crooks presented the office slate of Lorayne Burley, Chair, Michelle Abella-Shon, Vice Chair, and Chuck Mitchell, Secretary. Membership queried for additional candidates. **A motion was made by Crooks with a second by Segreti to recommend approval to presented office slate (Lorayne Burley, Chair, Michelle Abella-Shon, Vice Chair, and Chuck Mitchell, Secretary). Motion passed by vote of 8-0-0.**
5. **MRN Bylaw Updates:** Chair presented. MRNPC received correspondence from Betsy McCullough on 04/08/15 advising reconsideration to (1) remove the null candidate (NC) provision, and (2) consider reducing the CPG size again, in the recommended MRNPC Bylaw draft. Otherwise, draft bylaws would need to be schedule for City Council hearing. The NC provision is as follows: *If the number of eligible candidates is equal to or less than the number of open seats then any new member candidates or returning candidates can be placed on the posted meeting agenda and approved as a regular action item with no secret ballot.* **A motion was made by Abella-Shon with a second by Crooks to recommend removal of the null candidate (NC) provision and reduce the CPG size from 16 to 14 members in the 03-03-15 draft MRNPC Bylaws and send new revision to City planning for council approval. Motion passed by vote of 8-0-0.**
6. **Tivyan Site Dev Permit #412254:** No neighboring residents attended. No reported problems or concerns with the SDP project. **A motion was made by Segreti with a second by Shon to recommend approval of the Tivyan SDP as presented. Motion passed by vote of 8-0-0.**

#### **CONSENT AGENDA:**

1. **March 3, 2015 minutes** – approved.

#### **COMMITTEE REPORTS:**

1. **Chair & CPC Report:** March 2015 Chair Report is circulated by email, posted on MRN webpage and attached with posted agenda. MRNPC is seeking new members and all are encouraged to look for new potential members.
2. **MRN MAD:** Mike Rasmusson reported as information item.
3. **Public Facilities Financing Plan (PFFP):** MRN developer fund designations are still active. Seeking quotes for park improvements at Butterfly Park and Spring Canyon Park.
4. **Schools:** Agreed to report only as needed.
5. **YMCA, Open Space, Parks & Recreation:** Mark Thompson, Rancho Family YMCA Director, will provide an update at the June 2015 meeting.
6. **Round Table:** No comments.

**Other Business:** None.

**Adjourned** at 8:35pm.

Next regular meeting is scheduled for Tuesday, June 2, 2015

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MAY 5, 2015  
 MRNPC Seated Members - May 2015

- 1. Michelle Abella-Shon ✓
- 2. Lorayne Burley ✓
- 3. Bill Crooks ✓
- 4. Michelle Defilippi NO
- 5. Jan Kane NO
- 6. Tom Meissner ✓
- 7. Chuck Mitchell NO
- 8. Lou Segreti ✓
- 9. Russell Shon ✓
- 10. Dustin Steiner NO RESIGNED
- 11. Pat Wright NO
- 12. George Pecoraro ✓
- 13. Bob Gilman NO
- 14. Tom Ward ✓

Open Seats

- 15. \_\_\_\_\_
- 16. \_\_\_\_\_
- 17. \_\_\_\_\_
- 18. \_\_\_\_\_
- 19. \_\_\_\_\_
- 20. \_\_\_\_\_

8 MEMBERS ATTENDING  
 6 NOT ATTENDING  
 14 TOTAL

Seated members = 14  
 Quorum = 8 (14/2=7 - for majority/+1 = 8)  
 Majority of seated members = 8  
 2/3 majority = 9 (14\*(2/3 or .666)) = 9.3 = 9)

REDUCE BOARD SEATS - (CPG SIZE) TO 14 SEATS - AND REMOVE HCP  
 MOTION - ABELLA-SHON  
 CROOKS - 2ND MOTION  
 8-0 ALL YES

7:07 MTG START

AGENDA VOTE  
 MAS - MOTION (ABELLA-SHON)  
 LS - 2ND (SEGRETI)  
 8-0 ALL VOTING YES

OFFICER ELECTIONS

- 1) CHAIRPERSON -  
 BURLEY - 8-0 ALL YES FOR 1 YR TERM
- 2) VICE CHAIR -  
 ABELLA-SHON 8-0 ALL YES FOR 1 YEAR TERM

3) SEC/TREA  
 CHUCK MITCHELL -  
 8-0 - ALL YES - 1 YR TERM

SLATE - BURLEY (C); ABELLA-SHON (VC)  
 CHUCK MITCHELL (S/T)  
 CROOKS - MOTION TO APPROVE SLATE

SEGRETI - 2ND MOTION

TINYAN SITE DEVELOPMENT  
 MOTION = SEGRETI  
 2ND MOTION = R. SHON  
 8-0 ALL YES

COMMITTEE REPORT REMOVE  
 "SECRET"