

TORREY HILLS COMMUNITY PLANNING BOARD  
BOARD MEETING MINUTES  
DATE: 10/20/15

Present: K. Burton, M Brun, Tod Sayer, Therese, Kim Walter, Jim Cassale, SDGE Rept

Item #1 Call to order/ Intro (6:32pm)  
Item #2 Approval (who) seconded (who)

Council Member Pro Tem Emerald President Item 6 moved to #3 Bond Measure 2016 new Fire Depts Javier Manar Fire Chief, Chris Olson, Budget, City Engineer –James, Alan – firefighters uNion pres.

Fire Station needs proposed in THs priority #11. Public safety infrastructure  
City Gate report has recommended locations, suggested \_\_\_\_-

Javier, fire chief. Following 2007 fires found not enough fire depts for response and coverage, 48 fire stations currently, 19 places can't get to quickly included TH. 87% response is medical EMS. Currently 7.5 min allows 37% chance of saving life in heart attack. Fire response 7min is better than 15 min. Developers should have put in proper infrastructure so now we are playing catch up.

Emerald: Paid for City Gate report during recession so working on catch up with money since economy improving. City Engineer looking for \$ to replace sewer lines etc \$5B repairs required for city infrastruaction neglected which does not include fire stations. \$1.7b shy to repair basic infrastruaction parks, sidewalks, municipal bldgs, decades of neglect also growth and traffic patterns which first responders trapped in traffic jam. South of 8 and this area need these firestation services.  
17 stations needed Nobel exit paid for, carmel valley & wine creek paid  
\$200B for 17 stations, general obligation bond on property tax bill avg property \$400k is \$25 year

Chris Olson Finance Independent analyst office, objective analysis per fiscal impact proposals. Early 2015 report state of infrastructure backlog and raising \$. June 2015 street sideways, firestation, water needs, affordable housing. Firestations already have plans and recommendations prepared. 3 ways to raise \$ (1) .25 sales tax 2/3 vote of public equals \$68m year, repeal of people ordinance subsidizing trash ordance \$32.2m year available, general obligation bond req 2/3 vote of public \$400k home \$25 yr. Bond avail to city to spend up front allowing economy of scale to build multiple needs. Bond only on construction fire dept \$2.2m year (19 stations \$42m) city budget will have to pay ongoing costs.

James Negal Engineer – strategies. Currently 1 fire station one at a time. MAC - Multiple work construction contracting. Sewer water build hire designer and contractor to work at same time. Solicit 10 contractor whittle down to 5 and qualify then have them compete for RFP. Working with fire dept to standardize future stations vs build to suit.

Cost savings, standardized materials. P3 – private/public partnership model – partner with private industry.

Alan Amado Local 145 firefighter Union – front line prospective. 27 yrs as firefighter. Big growth comes big risk. 48 firestations to cover San Diego up to wild animal part. Call volume higher

Firestation 41 covers UTC, Mira Mesa and TH plus 41 is special trained for other issues. Traffic is biggest problem. Minutes equal property and life loss. Real risks. City San Diego 8<sup>th</sup> largest city in US, biggest port of entry, Intl airport, Military jets, trains, wild lands all risks with 19 less firestations needed. Wild fires 900 miles of canyon homes could use up to 15% resources to respond to wild fires.

Emerald wants support 11/2016 \$205m bond issue for safety net for entire community. Brick & mortar & equip only for money not salaries etc. Upswing in economy SD back on Bond Market with good rating, good financial outlook for City and property values continue to rise which will bring in more tax money. City needs to be made safe. Question from board member about interest rate and what is our rating AAA, per John Nagal budget on construction structure to prevent it from overage, answer we can cap and want to use Mac.

Board member Question EMS calls vs fire calls – saw 4 calls taking approx. 15 min. If firestation nearby what kind of EMS do we get. Fireman response – we will have 8 crew members with 2 paramedics. County standards 8 minute & level of service.

KBurton – what about land? .8 acre land required. Firestation should have been pre-sited as masterplan. Emerald – real estate assets have been involved and looking for properties.

Board member: Time line – bond to build. Typical bond 3 year spent, will probably be managed as a 5 year program (17 stations in 5 yr period)

Board member in Commercial Real Estate – Eminent domain? Note really looking at that.

Audience questions – FBA funds available? Council member Emerald – FBA funds have been used for Judicial/Nobel and other. If available we will use them and we would borrow less money.

**Burton – ask board if there are any questions re: council member Emerald and Lightner request for our approval of the bond. Motion and second, unanimous vote.**

ITEM – board member announcements.

Chair of Maintenance subcommittee Therese ? – Re: Debt grass should die per water restrictions, Sorrento parkway renovation to replace dead grass 23K sq feet (.5 acre) minimum \$3 sq ft + \$50K to \$60K to replant dead grass. We saved so much water July-

Sept 29.7% savings, under budget on water line item so we have money to renovate. Not replanting grass, with drought tolerant expected closer to \$3 sq ft by changing sprinkler heads which also come with a possible rebate. Trees and scrubs

#4 Public Info – Adam Kaye from Supervisor Dave Roberts office. County 2014 crop report with cover photo formerly Paul Ecke ranch rented to GoGreen hydroponic lettuce growth available in Jimbo. County \$1.8b agriculture industry 5,732 certified farms 1 in 5 woman owned business. Evergreen nursery ornament scrubs and trees, Avacado covers greatest amount planted acreage. Oriental fruit fly found in Carmel Valley it was 1 male, find forest range & Escondido traps put out and no longer pose a risk. To keep agriculture safe.

# Council President Sheri Lightner announcements – Irvine company restriping, reconfigure landscape and restoring parking places. Park & Rec staff – proposals for, Caltrans, Sandagae and RR re: above ground crossing at Rossell in Sorrento Valley so no traffic stop to improve traffic flow. Northern or Southern train station possible proposals. Boardmember – verify train track above due to flooding,

Burton – Steve Hadly does a great job

# Officer Williams – City Council has approved 2 speed radar trailers for Sorrento Valley Road & Blvd. Help slow traffic. Current one is old. Re AED Defibrillator due to 43sq miles coverage can reduce response times. All Police cars will be outfitted with AEDs to cut down life support response time before fire dept gets to site. Boardmember – question about traffic counter on Ocean Blvd it's the city not police dept.

#Public comment: Mr La Kava – campaign trail for council district one. Last week first debate forum. He feels he has experience to fill Sheri's shoes. Short term vacation rentals – if renting out whole house is short term, if rent out room is home sharing. AirBB want no regulating. Community Planner meeting discussed with 150 people. Single family neighborhoods should not have short term rentals recommendations. Not regulated so City Council will look into. Sidewalk in front of your house per state law is your responsibility, wants City Council to take responsibility. Will cost \$40m to \$50m for city to take responsibility since it is for public use, if someone trips City takes away injuries suits away from homeowner. City offers 50/50 split with home owner.

# Resident seat vacancy from Alan Leouvey – moved here 5 years ago. Looking for an opportunity to get involved

#7 Kilroy VP James William. Been with Kilroy 5 years. Project Status – 2 live workshops with community and Group meetings representing community to create a dialog and share ideas, constructive process. Came out with a project that represents the feedback received. Mixed use in nature and keeping with community. 28K daily traffic trips, 13,500 dtt 95K retail, 28K business, 600 apts. Revenue from taxes. Plan submitted to city yesterday and plan in front of planning board.

Burton questions – signage questions, cv signage guidelines, will Kilroy adhere to comply. Not ready to talk about what signage will look like

Brian question on scope – 1.175m sqft majority in residential units, will be condos vs apt rentals. 20 months from shovel in ground to completion.

Burton – daily traffic trip reduction is a huge reduction and we are grateful for that.

Mixed use so daily trips happen throughout the day not all at once. Their website is comprehensive. Burton liked the Marriot meeting. He has a fact sheet to share.

#### #8 Bylaws – 2 items (a) & (b)

10 yrs ago planning board put in a geographic representation but board never followed through but since now that bylaws are open we can clean up and remove what part not being used. (a) questions posed by city planning – term of appointment members request 2 years. Subcommittees – 2 or more members should be on it to review plans and present to board. Guy & Kim language re: oversight in city of mad assets. Elections before or concurrent with meeting.

1 – Delete language to motion & second , unanimous

2 – Term of apt members be 2 years

3 - # of members and subcommittee

4 – Elections cannot be attached to the meeting. Motion that election will be before meeting, moved and seconded unanimous.

Approval of 3753 Arroya Road single family home project. Neighbors contacted and they had no problem. Its within the flight plan so Marines recommended owner be made aware it is within the flight plan to beach route Miramar to ocean. City asked planning board to review project, no zoning problem. Motion to approve construction plan of project made and seconded. Unanimous pass.