



# RANCHO PEÑASQUITOS PLANNING BOARD REGULAR MEETING AGENDA

Wednesday, February 3, 2016 at 7:30 PM

**DOUBLETREE RESORT (HERITAGE BALLROOM)  
14455 PENASQUITOS DRIVE; SAN DIEGO, CA 92129**

**7:30 pm – The Call to Order** (all times listed are approximate)

**7:32 pm – Agenda Modifications**

**7:35 pm – Approval of Minutes** (December 2, 2015 & January 6, 2016)

**7:40 pm – Public Safety Agencies** (Fire Station 40, San Diego Police Northeastern Substation)

**7:42 pm – Public Forum - Non-Agenda Items** (3 minutes per person and 12 minutes per topic)

**7:45 pm – Public Officials** (Community Announcements and Informational Items)

- San Diego City Planning Department (Michael Prinz: MPrinz@sandiego.gov)
- San Diego City Council, Fifth District Mark Kersey (Kyle Rodenbo: KRodenbo@sandiego.gov)
- San Diego City Council Sixth District Chris Cate (Daniel Manley: DManley@sandiego.gov)
- San Diego County, District 3 Supervisor Dave Roberts (Harold Meza: Harold.Meza@sdcounty.ca.gov)
- CA State 77<sup>th</sup> Assembly District, Member Brian Maienschein (Lance Witmond: lance.witmond@asm.ca.gov)
- CA State Senator District 39, Senator Marty Block (Joyce Temporal: Joyce.temporal@sen.ca.gov)
- US Congressman 52<sup>nd</sup> District, Scott Peters (Jason Bercovitch: Jason.Bercovitch@mail.house.gov)

## **BUSINESS:**

**8:00 pm BMR South MAD & Torrey Highlands MAD Budgets** - Erika Ferriera & Paul Sirois, City of San Diego (Action Item)

*Budget presentations and follow-up to questions raised at RPPB's January 6, 2016 meeting.*

**8:30 pm SCR Site Plan Review for Blocks L & M of the Town Center in Black Mtn. Ranch** - Bill Dumka (Action Item)

*Project includes 50 single family dwellings on approximately 4.1 acres at Block L and 46 single family dwellings on approximately 3.8 acres at Block M.*

**8:50 pm 2016 RPPB Election Information & Candidate Introductions** – Bill Diehl (Information Item)

## **9:10 pm REPORTS**

**Chair Report:** Corey Buckner (rppb.chair@gmail.com)

**Vice-Chair:** Jon Becker (jbecker@projectdesign.com)

**Secretary:** Jeanine Politte (jeanine@jpolitte.com)

### **Standing Committee Reports:**

- Land Use (Steve Gore: Steve@SanDiegoExperts.com)
- Wireless Communications Facilities (Darren Parker: Dparker@escondido.org)

### **Ad Hoc Committee Reports:**

- Media/Communications/Website (Brooke Whalen)

### **Liaison and Organization Reports:**

- Black Mtn Open Space Park (Bill Diehl)
- Community Funds (Bill Diehl)
- MCAS Miramar CLF (Stephen Egbert)
- PQ Fire Safe Council (Mike Shoecraft)

## RPPB Regular Meeting Agenda

February 3, 2016 at 7:30 PM (continued)

- PQ Town Council (Darshana Patel)
- PQ Recreation Council (Steve Gore)
- Los Pen Cyn Prsv CAC (John Keating)
- Park Village LMAD (Jon Becker)
- Peñasquitos East LMAD (Bill Diehl)
- Torrey Highlands LMAD (Darren Parker)
- Transportation Agencies (John Keating)

### 9:30 pm ADJOURNMENT

---

## COMMITTEE MEETINGS - February 3, 2016

### LAND USE COMMITTEE - **Will meet at 6:30pm in the Doubletree Resort's Heritage Ballroom.**

1. **Preserve at Torrey Highlands, Project for the Diocese Property** - Jeff Brazel, Cisterra Development & Gensler (Information Item)  
*Proposed project is a Process 5 with a Community Plan Amendment, Rezone, Site Development Permit and Planned Development Permit to construct a 450,000 square foot commercial development on a vacant parcel of land. The project will achieve a Leadership in Energy and Environmental Design (LEED) Silver certification, in conformance with the criteria of the Affordable/In-Fill Housing and Sustainable Buildings Expedite Program. The project site is located at 12900 1/3 Camino Del Sur (Temporary Address) in the AR-l-1 Zone (to be rezoned to IP-3-1 Zone) within the Torrey Highlands Community Plan area.*
2. **Lennar Homes Project Update (Atlantic Pacific Property known as Peñasquitos Villages on Carmel Mtn. Rd.)** - Randi Coopersmith, Latitude33 (Information Item)  
*The Project contemplates redevelopment of an existing 41-acre rental complex currently known as Penasquitos Village. The existing use of the property is a 332-unit, one and two bedroom, single story apartment community that was built in 1970. The Applicant proposes to redevelop the property into 324 single family for-sale homes ("for-sale component") and 240 apartment homes ("for-rent component). The for-sale and for-rent components will feature pedestrian access and trails, and share architectural styles that complement each other.*
3. **SCR Site Plan Review for Blocks L & M of the Town Center in Black Mtn. Ranch** - Bill Dumka (Action Item)  
*Project includes 50 single family dwellings on approximately 4.1 acres at Block L and 46 single family dwellings on approximately 3.8 acres at Block M.*

### WIRELESS COMMUNICATIONS FACILITIES COMMITTEE, WILL NOT MEET

---

**FUTURE RPPB Meetings will be held at the Doubletree Resort, room to be determined; 14455 Peñasquitos Drive.**

3-2-16, 4-6-16, 5-4-16, 6-1-16, 7-6-16, 8-3-16 (TBD), 9-7-16, 10-5-16, 11-2-16, 12-7-16, 1-4-17, 2-1-17