



Rancho Bernardo Community Planning Board
 PO Box 270831, San Diego, CA 92198
www.rbplanningboard.com

April 21, 2016 Minutes

**7:00 PM, @ RB Swim & Tennis Club, Club 21 Room
 16955 Bernardo Oaks Drive**

<u>2015 RB PLANNING BOARD</u>									
P = present			A = absent			ARC = arrived after roll call			
Sonny Googins	ARC	Scott Hall	P	Michael Combe	P	Ruth Coddington	A	Mike Lutz	P
Robin Kaufman	P	Bettyann Pernice	P	Sherry Guthrie	P	Jim Denton	A	Vicki Touchstone	P
Rebecca Weide	ARC	Philip Corn	P	Dan Grobee	P				
								Total Seated	13
								Total in Attendance	11

ITEM #1 **CALL TO ORDER/ROLL CALL – REGULAR MEETING:** The meeting was called to order at 7:00 PM by Election Committee Co-Chair Scott Hall. A quorum was met with 9 out of 13 members present at roll call. Members Weide and Googins arrived after roll call.

ITEM #2 **SEAT NEW MEMBERS:** New members were seated to allow their full participation as elected members at the April planning group meeting. Newly elected members seated included: Sonny Googins, District A; Philip Corn, District B; Dan Grobee, District C. Ongoing elected members include: Robin Kaufman, District A; Sherry Guthrie, District D; Michael Combe, District D; Vicki Touchstone, District F; Jim Denton, District F; and Mike Lutz, District G.

ITEM #3 **NON-AGENDA PUBLIC COMMENT:** John Horst, candidate for California’s 52nd Congressional District introduced himself and provided a brief background and his hopes to provide initiative and leadership with the communities within District 52. Dr. Grey, a local veterinarian introduced herself and provided background information on her business and her application to expand her business into the RB area that will be presented to the RB Planning Board in the near future.

ITEM #4 **ELECTION OF OFFICERS:**

Motion Vicki Touhstone, second Robin Kaufman to nominate Mike Lutz as Chairperson. Motion passed unanimously 10-0-0. Sonny Googins was not in attendance at this time and did not vote.

Mike Lutz as newly elected chair took over the meeting.

Motion Bettyann Pernice, second Mike Lutz to nominate Robin Kaufman as Vice Chairperson. Motion passed unanimously 10-0-0. Sonny Googins was not in attendance at this time and did not vote.

Motion Robin Kaufman, second Vicki Touchstone to nominate Sherry Guthrie as Secretary. Motion passed unanimously 10-0-0. Sonny Googins was not in attendance at this time and did not vote.

Motion Vicki Touchstone, second Robin Kaufman to nominate Bettyann Pernice as Treasurer. Motion passed unanimously 10-0-0. Sonny Googins was not in attendance at this time and did not vote.

ITEM #5 **APPOINT SUBCOMMITTEE CHAIRS:** With a vote of 10-0-0, members unanimously confirmed the Chair’s appointments of Subcommittee Chairs. Sonny Googins was not in attendance at this time and did not vote. Appointments are as follows:

Development Review--Vicki Touchstone; Publicity—Rebecca Weide; Regional Issues—Co-Chaired by Vicki Touchstone and Rebecca Weide; and Traffic—Robin Kaufman. The Board determined a Co-Chair to specifically handle Elections will be appointed later in the year.

ITEM #6 **APPOINTMENT OF LIASONS:** With a vote of 10-0-0, members unanimously confirmed the appointment of liaisons. Sonny Googins was not in attendance at this time and did not vote. Appointments are as follows:

Community Council—Robin Kaufman; San Dieguito River Valley Park—Philip Corn; San Pasqual/Lake Hodges—was tables until additional information about meetings and schedules is available; Community Planners Committee—Mike Lutz; SANDAG/Compact—Robin Kaufman; Commercial Representative—Jim Denton

ITEM #7 **MODIFICATIONS TO AGENDA / ADOPT DRAFT AGENDA:** Request to change the title to agenda item #5 to reflect subcommittee in lieu of committee to be consistent with the newly approved bylaws. Motion Rebecca Weide, second Philip Corn to approve the modification as recommended. The motion passed 10-0-0. Sonny Googins was not in attendance at this time and did not vote.

ITEM #8 **ADMINISTRATIVE ITEMS:**

Review and approve March 17, 2016 meeting minutes: Request to correct wording in Item #9 from HOA to RBCPB and to correct spelling of Philip Corn's name in Item #8. Motion Robin Kaufman, second Scott Hall to approve the minutes as corrected. Motion passed 8-0-2 with Philip Corn and Dan Grobee abstaining as they were not seated at the March 17, 2016 meeting. Sonny Googins was not in attendance at time of vote.

Review and approve March 2016 Treasurer's report: Treasurer Bettyann Pernice reported the current account balance is \$117.23. The City's fiscal year ends June 30, 2016 and City allocated funds to the Board need to be spent and reimbursements submitted to the City prior to that date. \$200 has been allocated to be spent for RB Alive supplies. Motion Bettyann Pernice, second Rebecca Weide to accept the report as presented. Motion passed unanimously 10-0-0. Sonny Googins was not in attendance at time of vote.

ITEM #9 **PALOMAR COMMUNITY COLLEGE DISTRICT SOUTH EDUCATION CENTER VOTING ITEM RECIRCULATED DRAFT ENVIORNMENTAL IMPACT REPORT (EIR):** The Palomar Community College District (PCCD) prepared and recirculated the Draft EIR for South Education Center proposed for 11111 Rancho Bernardo Road. The Development Review Committee and the Traffic Committee reviewed the document and have provided comments and recommendations. Motion Vicki Touchstone, second Dan Grobee to prepare and submit a letter to PCCD with a copy to the City of San Diego Planning Department and Councilmember Mark Kersey no later than May 9, 2016 with comments and recommendations as follows:

The Rancho Bernardo Community Planning Board (Planning Board) would like to acknowledge the efforts that the Palomar Community College District (District) has taken to provide a thorough analysis of the potential environmental effects associated with the implementation of the South Education Center (proposed on 27 acres of graded and partially developed land at 11111 Rancho Bernardo Road in the Rancho Bernardo Industrial Park). We appreciate that the District has taken the time to update the traffic analysis and address the potential impacts to adjacent residents from students parking off campus to avoid parking fees. That being said, the Planning Board continues to have concerns regarding the consequences to the community of increased traffic and future demand for on street parking.

On April 21, 2016, the Planning Board reviewed the recirculated draft Environmental Impact Report (EIR) prepared for the South Education Center and by a vote of 10-0-0, approved a motion to forward the following comments regarding the recirculated draft EIR.

Noise – The recirculated draft EIR and the accompanying Noise Technical Report have addressed our previous concern regarding construction noise. Through compliance with the San Diego noise ordinance that limits construction to the hours of 7:00 a.m. and 7:00 p.m., the Planning Board's concern regarding construction noise would be adequately addressed.

Transportation and Traffic – In response to the Planning Board’s previous comments on the draft EIR, the District has revised the cumulative impacts analysis related to traffic circulation (Traffic Assessment of EIR Alternatives Traffic Impact Analysis prepared for the recirculated EIR). As requested by the Planning Board, the analysis has been updated to include trips that will be generated by new development occurring in the area including projected traffic generation from the new Sharp Rees-Stealy medical office building, Phil’s BBQ, and Del Sur Shopping Center in Black Mountain Ranch. In addition, the analysis now assumes the standard SANDAG trip generation rate of 1.2 trips per student for community colleges.

Development of the site for industrial uses would be expected to generate approximately 3,300 ADT (average daily trips) based on the traffic analysis prepared for the site in 2005. Under the current proposal, the anticipated enrollment of 2,812 students at Opening Day is estimated to generate 3,374 ADT and a maximum enrollment of up to 5,625 students by Year 2035 would generate 6,750 ADT. The cumulative effects to traffic circulation at maximum enrollment would represent a significant adverse cumulative effect during the AM/PM peak hours to the intersection of Rancho Bernardo Road/West Bernardo Drive; Rancho Bernardo Road/Via Del Campo; and Rancho Bernardo Road/Matinal Road/Project Access. The Planning Board has considered the suggested mitigation measures to reduce impacts to below a level of significance at Rancho Bernardo Road/Via Del Campo and Rancho Bernardo Road/Matinal Road/Project Access and supports the following mitigation measures, which should be included in the project’s Mitigation Monitoring and Reporting Program to ensure implementation:

- Prior to Opening Day, reconstruct the median on the south leg of the Rancho Bernardo Road/Via Del Campo intersection and restripe the northbound approach within the existing paved width to provide a third lane (an exclusive left-turn lane), thru lane, and dedicated right-turn lane.
- Prior to Opening Day, restripe the northbound approach at the Rancho Bernardo Road/Matinal Road intersection with dedicated left-turn and right-turn lanes (with northbound thru movements prohibited) and the southbound approach with a shared left-turn/right-turn lane and southbound thru movement onto the project site prohibited. (The Planning Board does not support the alternative design that would accommodate through north/south movement at this intersection.)

In addition, the Planning Board requests that the District implement all aspects of the Transportation Demand Management Plan (TDM) described in the recirculated draft EIR in an effort to reduce traffic impacts during peak hours within the community, particularly at the intersection of Rancho Bernardo Road and West Bernardo Drive, as well as to reduce the potential for on-street parking issues in the future. We request that the TDM also include a proposal to work with the Metropolitan Transit System (MTS) to establish a transit stop on the campus, rather than along Rancho Bernardo Road. In addition, the TDM should include a requirement for periodic review of the effectiveness of the various measures included in the plan. Periodic reviews should include a presentation at the Planning Board to receive input from the community on what is working and where improvements might be needed. This will be particularly important if a parking fee is imposed on the students. Finally, the Planning Board would like to offer its support and assistance in working with MTS to improve transit connections between the community’s regional transit center and the South Education Center, in addition to other areas in the Rancho Bernardo.

Parking – The inclusion of a parking analysis in the recirculated draft EIR helps to better define the potential on-street parking issues that could arise once parking fees are imposed on the campus, but does not reduce our concerns related to future impacts to Westwood residents. The Planning Board recommends that parking fees not be imposed at this site, but if they are, an analysis of the impact that these fees are having on the adjacent neighborhood should be required within six months of fee implementation to determine if additional incentives for riding sharing and/or use of transit are needed to lessen impacts related to on street parking.

The Rancho Bernardo Community Planning Board appreciates the opportunity to provide comments on the recirculated draft EIR and would appreciate notification of upcoming public hearings related to the project.

ITEM #10 **FORMATION OF A ZONING ADHOC COMMITTEE:** This committee will review and make recommendations pertaining to the zoning areas in our community plan for submittal to the City of San Diego. Motion Vicki Touchstone, second Philip Corn to approve the formation of a Zoning Adhoc Committee comprised of the following:

Co-Chairs--Vicki Touchstone and Robin Kaufman, member Scott Hall

The motion passed 9-0-0. Members Kaufman and Googins were not in attendance at time of voting.

ITEM #11 **RECOMMENDATION FOR MEDIAN BY SHARP REES-STEALY MEDICAL CENTER:** Due to sight limitations and the high level of traffic, the Traffic and Transportation committee is recommending a stamped concrete median be placed on West Bernardo Drive by Sharp Rees-Stealy's new location at 16889 West Bernardo Dr. The median will restrict the ability to turn left onto West Bernardo Drive when exiting the facility.

Motion Vicki Touchstone, second Bettyann Pernice to accept the Traffic and Transportation Subcommittee recommendation and forward this recommendation on to the City. The motion passed 9-1-0 with Scott Hall voting no.

ITEM #12 **RB ALIVE UPDATE INFORMATION ITEM:** RB Alive will be held on Sunday, June 5, 2016. Rebecca Weide and Michael Combe will Co-Chair this committee to organize the Board's participation. Vicki Touchstone will provide volunteer sign-up sheet at the May board meeting.

ITEM # 13 **COMMITTEE REPORTS:**
Development ReviewVicki Touchstone: Silvergate may require having a special meeting. Other pending projects may not be ready for review. An agenda will be distributed and posted on the Board's website if meeting will be held.

Publicity/Elections/NominatingRebecca Weide/Scott Hall: Nothing to report.

Regional Issues.....Vicki Touchstone: Nothing to report.

Traffic & Transportation.....Robin Kaufman: Mike Lutz noted that sufficient parking Phil's BBQ is a concern. Jim Denton is researching the RB Inn parking lot reconfiguration.

ITEM #14 **LIAISON REPORTS:** New liaisons were appointed at this meeting and no reports were given.

Community Council..... Robin Kaufman:

Community Planners Committee (CPC).... Mike Lutz:

SANDAG..... Robin Kaufman:

San Dieguito River Park Philip Corn:

San Pasqual/Lake Hodges Planning Group ...Open:

Commercial RepresentativeJim Denton:

ITEM #15 **OLD BUSINESS:** None.

ITEM #16 **NEW BUSINESS:** None.

ADJOURNMENT: Motion Rebecca Weide, second Bettyann Pernice to adjourn the meeting at 7:58 PM. The Motion passed 10-0-0. Robin Kaufman was not present at time of vote.

Respectfully submitted by Sherry G. Guthrie

STANDING SUBCOMMITTEE MEETINGS

Administrative

6:00 PM - Monday, 10 days prior to Board meeting
RB Swim & Tennis Club - Ceramics Room

Development Review

6:00 PM – last Tuesday of the month
RB Swim & Tennis Club – Ceramics Room

Traffic & Transportation

6:00 PM – 1st Monday of month
RB Swim & Tennis Club – Ceramics Room

Publicity

6:30 PM – Third Thursday
RB Swim & Tennis Club – Club 21 Room

Regional Issues

7:00 PM – last Tuesday of the month
RB Swim & Tennis Club – Ceramics Room