



UPTOWN PLANNERS

Uptown Community Planning Group

AGENDA

NOTICE OF PUBLIC MEETING

October 4, 2016

6:00-9:00 p.m.

Joyce Beers Community Center, Uptown Shopping District

(Located on Vermont Street between the Aladdin Restaurant and Panera Bread)

All times listed are estimates only: an item may be heard earlier than the estimated time:

I. Board Meeting: Parliamentary Items/Reports: (6:00 p.m.)

- A. Introductions
- B. Adoption of Agenda and Rules of Order
- C. Approval of Minutes
- D. Treasurer's Report
- E. Chair/CPC Report

II. Public Communication: Non-Agenda Public Comment (3 minutes); Speakers are encouraged, but not required, to fill out a public comment form, and provide them to the Secretary at the beginning of the meeting.

III. Representatives of Elected Officials: (3 minutes each)

IV. Consent Agenda:

V. Projects & Letters of Support: Action Items (6:30 p.m.)

1. **3534 FIFTH AVENUE ("STRAUSS FIFTH AVENUE APARTMENTS"):** -- **Process Three - Hillcrest** -- Presentation regarding revisions to on-street parking along Fifth Avenue: Site Development Permit for the construction of a 233,162-square-foot, six-story; 113-unit apartment building with amenities over three levels of subterranean parking at 3534 Fifth Avenue. The 1.08-acre site is in the CV-1 Zone of the Mid-City Communities Planned District. After the May 3, 2016 Uptown Planners meeting, City Traffic Engineering and the applicant agreed to the following revisions to on-street parking:
 - (1.) A reduction in the length of the USPS and drop off space from 44 feet to 35 feet,
 - (2.) Replacement of two standard parking spaces with a loading zone space;
 - (3.) Previously the project had four drive-ways and unmarked spaces along Fifth Avenue; this has been changed to one driveway and striped designated parking spaces;
2. **LETTER OF SUPPORT FOR JDRF ONE WALK (WALK TO CURE DIABETES)** – Bankers Hill/Park West -- The walk will take place on November 12, 2016; the course will travel north on Balboa Drive in Balboa Park, then go south on Sixth Avenue from Upas Street to Laurel Street, and then east back into Balboa Park;

3. **LETTER OF SUPPORT FOR NIGHTMARE ON NORMAL STREET--** Hillcrest – The event will feature a nighttime festival on Normal Street featuring costume competition with local celebrity judges, a dance party, food vendors, entertainment, Halloween decorations, two bars and live music. Proceeds of the event will benefit the San Diego LGBT Community Center;
4. **LETTER OF SUPPORT FOR HILLCREST FARMERS MARKET** – Hillcrest -- The market hosts over 175 vendors ranging from produce, retail, arts and crafts, flowers and more. The market attracts 5,000-8,000 attendees every Sunday from 9 a.m. to 2:00 p.m., and offers free parking options and a trolley service.

VI. Uptown Community Plan Update: Potential Action Items: (7:00 p.m.)

1. **DRAFT UPTOWN IMPACT FEE STUDY** – Frank January, Senior Management Analyst, Planning Department -- The Impact Fee Study (IFS) provides a list of needed public facilities for Uptown, that will implement the goals of the Uptown Community Plan, and develop the applicable development impact fees (DIF), pursuant to California law, by which new development shall pay its proportional share of the costs incurred for new facilities. The IFS will become an implementation document for the updated Uptown Community Plan
 Uptown Planners reviewed the draft IFS at several meetings, this will be the final review of the document with a board recommendation;
2. **UPTOWN COMMUNITY PLAN FINAL EIR** – The final Environment Impact Report (EIR) for the draft Uptown Community Plan has been released; it contains both public comment letters and planning staff responses to the letters – including letters submitted by Uptown Planners. Planning staff will be releasing an erratum to the final draft plan containing any potential changes made in the final document. The City’s Planning Commission will consider the Uptown Community Plan and DEIR at its October 6, 2016 meeting;

VII. Information Item: Projects: (8:00 p.m.)

1. **SEWER & WATER GROUP 701** – Middletown & Bankers Hill -- Nicole Marie Salem – City of San Diego Public Works Department -- The project will replace aging and deteriorating sewer mains in Uptown including replacing 9,698 linear feet of existing 6-inch and 8-inch sewer mains; rehabilitating 313 feet of existing 8-inch sewer mains; abandoning 5,220 linear feet of existing sewer mains; replacing 1,955 linear feet of 8” and 10” water mains; placing plumbing cleanouts on sewer laterals; and installing new curb ramps to improve mobility for the disabled. Among the streets the project will impact are Columbia Street., West Palm Street, West Quince Street, State Street, Union Street, Brant Street, Dove Street, Curlew Street, West Redwood Street, and Arroyo Drive;
2. **LEGACY INTERNATIONAL CENTER** – Mission Valley -- The Legacy International Center is a redevelopment of property at the Mission Valley Resort Hotel, 875 Hotel Circle South. The mixed-use development includes, hotel, administrative, recreational, commercial and religious uses. In response to comments made during the public review of the draft Environmental Impact Report and previous Mission Valley Planning Group Hearings, refinements to the Legacy Center project have been made,

VIII. Subcommittee/Community Reports: (8:30 p.m.)

- a.) **Historic Resources Committee:** Motion passed at the September 27, 2016 meeting: "The Historic Resources Committee resolves to support and affirm the Historical Resources Board recommendation to include as mitigation within the community plan and/or PEIR, as

appropriate, the implementation of all potential historic districts to be completed within 5 years and include funding". Passed by a 4-0 vote

b.) Design Review Subcommittee will meet on October 21, 2016, 4:00 p.m., at 540 Otsego Drive, in south Mission Hills

c.) Historic Resources Subcommittee will meet on October 24, 2016, at 6:00 p.m., at the Joyce Beers Center in Hillcrest.

d.) Public Facilities Sub-Committee: meeting to be announced.

IX. Adjournment: (9:00 p.m.)

NOTICE OF FUTURE MEETINGS

Uptown Planners: November 1, 2016, at 6:00 p.m., in the Joyce Beers Center on Vermont Street in the Uptown Shopping District;

Note: All times indicated are only estimates: Anyone who requires an alternative format of this agenda or has special access needs contact (619) 835-9501 at least three days prior to the meeting. For more information on meeting times or issues before Uptown Planners, please contact Leo Wilson, Chair, at (619) 822-5103 or at leo.wikstrom@sbcglobal.net. Uptown Planners is the City's recognized advisory community planning group for the Uptown Planning Area.

*Visit our website at www.uptownplanners.org
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