

Midway Community Planning Group Minutes

Wednesday, November 16, 2016

- 1) Call to Order: 3:01 PM
- 2) Introductions around the room – Quorum Met
- 3) Members Present: Cathy Kenton, George Diaz, Gilbert Kennedy, Randall Larocco, Judy Holiday, Dave Siegler, Mike Swanston, Amy Stark
 - a) Members Excused: Tod Howarth, Kurt Sullivan
- 4) Approval of Minutes: Motion to Approve the October Meeting Minutes by Judy Holiday; Second by Amy Stark. Motion passed unanimously.
- 5) Public Comment: It was noted by Randall LaRocco that there has been no real improvement in the EF School student situation, and in his opinion seems to be growing worse. Representatives from the school were present and reported that the school has invested in 7PM – 3AM patrolling on & off property and are bringing students back to campus late at night. They have focused on “yes” there will be a change, with traffic enforcement up. The school’s assessment is that the situation has improved. EF School reps stated that they are giving cultural lectures to the students to help them adapt and integrate into the area. To address the continued problem of trash & debris, the school is policing the surrounding community of trash/debris/garbage (which is not necessarily all from their students). Chair Cathy Kenton suggested that she, Randall LaRocco and the EF School representatives meet at the problem points the first week of December. Judy suggested that a collaborative public service program between the school and the community could be beneficial to bring the school and the community together. The school representatives said this was definitely a possibility.
- 6) City/ Government Office Reports:
 - a) Police Dept. – Officer David Surwilo reported that the Western Division has a new Acting Capt. Officers met with, toured & gave tips to the new EF School and were impressed with the changes they bring to the community. He recommended we use the City’s “Get it Done” app to request public environmental services. He spoke about the new propositions taking effect January 1, and resulting changes in the law, how the Dept. is preparing for anticipated impact on Western Division, with a discussion on the processing, and removal of bed services brought up. Recommended “NextDoor.com” as a resource to receive updates about the community by the community with blasts from the SDPD sent via this website.
 - b) Assembly Member Toni Atkins’ Office – Jason Weisz: Distributed copy of Toni Times; Addressed that their office does not have data on programs related to Proposition 57 passage, noted that there are \$69 Mil in funds for reducing related crimes. Senator-elect Atkins is hosting a holiday party in Dec. as a fund-raiser & drive for diapers.
 - c) Councilmember Lori Zapf’s Office – Bruce Williams: Reported that the Historic Review Board will meet tomorrow to discuss the Post Office building. Chair Cathy Kenton will attend the meeting as our representative. At the Monday meeting members voted on the Uptown Community Plan & Balboa Park. Chair Cathy brought up an Oct. 30 Union Tribute article about San Diego City’s failure to help the homeless and San Diego being all lip and no action, and asked Bruce what Lori Zapf is doing about this situation in response. Bruce’s response included that there are not enough Code Enforcement & Police officers (presently down 200 officers), mentioned that the BID in OB has been successful in addressing the issue. Bruce invited any on the Board to join him, Judy Holiday & Amy Stark for a “walk-about” in the area surrounding The Orchard Apartments being planned for the upcoming weekend to survey some issues of concern to this segment of the community. Contact Judy if interested in joining for time/date that is determined.

7) Information Items/Reports/Presentations:

- a) Ad Hoc BID/MAD Subcommittee meeting – Gil Kennedy: Alpha Project declined our request for a proposal to provide outreach services to the Midway/PHC “at this time.” Their reason is that they are already overwhelmed with new contracts. Securitas provided a multi-level proposal with recommendations. Gil reviewed their proposal, and discussion ensued with greatest enthusiasm their Option C, a \$5,446.81/month proposal for full-time services, which provides good overnight coverage. Officer Surwilo offered to review the proposal and provide his input.
- b) 2535 Midway Drive/Historical designation of the Midway Post Office: Chair Cathy Kenton reported that the hearing had been postponed until Nov. 17th and confirmed she will appear at the meeting on our behalf. The recommendation by the Historic Review Board is now that the building not be designated as an Historical Building.
- c) Town Council on the Homeless Report on the event: Amy Stark attended as our representative and reported that in her assessment, there seemed to be two separate and unconnected conversations going on in the room: 1. The frustrated community and 2. Those who benefit from the homeless issue (as NPO’s, businesses providing services.) There were no action items because of the gathering, just a lot of talking by both sides. There was no connection between the sides. Cathy advised that our CPG wants to be involved and notified in a timely manner of future events.

8) Action Items:

- a) Community Plan Update: Discuss proposed land use designations and zoning in the Camino Del Rio District area: Purpose: to consider changing the long-term zoning designation of areas of the Midway-Pacific Highway Corridor. Chair Cathy Kenton introduced the discussion: reviewed the IS-1-1 area that has been designated by City Council as the zone where 1 or more emergency overnight homeless shelters can be erected with no special permitting required. Cathy suggested that we consider and that she would like to change the zoning of that designated area.

Vicky White from the City’s Planning Department provided 3 relevant handouts to assist in understanding the current and proposed City Plan zoning designations for our district, and specifically for the discussion of rezoning the Camino del Rio district to change or eliminate the IS-1-1 designation as it stands. The current City Plan designates Midway as a job center/employment center. The advantage is that the area consists of many small lots. The new plan has some proposed zoning changes, with most of the “pan handle” zoning eliminating the IS-1-1 for that area. Changing the zoning in the Camino del Rio district will have unintended consequences affecting existing businesses. Vicky used the Barrio Logan plan as an example, citing the mixed-use designation’s negative impact, resulting in residential vs commercial uses clashing. Chair Cathy Kenton countered with the negative impact of dumping thousands of homeless into a single area of the City and the overall issue of lack of affordable housing in our city. She suggested that there can be a higher use of this valuable property to redevelop this entire area, and voiced the concerns of other Board members of the bigger picture concern about attracting developers to invest in the new redevelopment of the Midway area as an unintended consequence of the current IS-1-1 designation. Cathy feels that the “pan handle” area of our district is more suitable and applicable as an IS-1-1 area than this end of the district. Vicky White provided a detailed explanation of the possible designations using the chart she handed out, and explained how each designation would impact existing and future development. A discussion ensued on the distinctions between light manufacturing vs heavy industrial zoning and the impact. Vicky gave her email and phone number for additional questions: VWhite@sandiego.gov 619-533-3945.

9) New Business:

- a) Planning Board Vacancies:

- i) Nomination of Dawn Reilly of Swell Coffee Company to join the Midway-PHC CPG. Dawn has run the Beautiful Mission Beach non-profit for 2 years, attends the Mission Beach CPG meetings, has experience and knowledge of the process to create a MAD.
- ii) Mike moved that we elect Dawn as a Board member and Todd seconded the motion.
- iii) The Vote was unanimous and Dawn was elected to the open seat whose term expires in 2018.

10) Adjournment: Meeting was adjourned at 4:55 PM