

UNIVERSITY COMMUNITY PLANNING GROUP  
SCRIPPS OFFICE BUILDING  
Meeting Minutes  
March 14, 2017

Directors present: Janay Kruger (JK) (Chair), Meagan Beale (MB) (Vice Chair), Andrew Wiese (AW), Nancy Groves (NG) John Bassler (JB), Nan Madden (NM), Alison Barton (AB), Ash Nasserri (AN), Rebecca Robinson (RR), Donna Andonian (DA), Roger Cavanaugh (RC), Alice Buck (AB), Jason Moorhead (JM), Kristin Camper (KC), Dan Monroe (DM), Caryl Lees Witte (CW), Isabelle Kay (IK), Ross Caulum (RC), and Katie Hosch (KH).

Directors absent: Kristopher Kopensky (KK), Anu Delouri (AD), Ryan Perry (RP), and Petr Krysl (PK).

1. Call the Meeting to Order - Janay Kruger, Chair
  - a. Time: 6:15 p.m.
2. Pledge of Allegiance followed by Moment of Silence
3. Agenda: Call for additions/deletions: Adoption  
**Motion:** Motion to approve as amended by AB and seconded by AW.  
**Vote: Unanimous.**
4. Approval of Minutes: February, 2017
  - a. Item 16 (b) reference to number of letters changed from 8 to 9.  
**Motion:** Motion to approve as amended by MB and seconded by AW.  
**Vote: 14 in favor, 1 abstention, motion passed.**
5. Announcements - Chair JK
6. SDPD Update
7. UCSD - Anu Delouri
  - a. Absent
8. SANDAG - Frank Oswainy
  - a. See SANDAG Information Item below.
9. Membership Report - John Bassler
  - a. Sign-in sheet noted and 1 hour left to vote.
10. Councilperson Barbara Bry - Bridger Langfur
  - a. Report on City budget.
  - b. Community Advisory Board meeting schedule reviewed and encouraged emailing their office to RSVP for meetings.
  - c. Cleanup along Gilman Drive noted.
11. Senator Toni Atkins - Chevelle Tate
  - a. Absent
12. Congressman Scott Peters - Brian Elliot
  - a. Update on active work being done and Town Hall re healthcare initiatives.
  - b. Stay updated at Peters News 468311 or <https://scottpeters.house.gov>.

- c. Let office know about issues anyone agrees or disagrees on by calling or writing to Scott's office.
- 13. MCAS Miramar - K. Camper
  - a. Update on opening of trail section. Work will start on April 1<sup>st</sup> (weather permitting).
  - b. Noted additional noise as jets readying to join carriers.
  - c. Height limit of buildings and land use planning guide discussed.
- 14. Planning Department - Dan Monroe
- 15. Public Comment: Non-Agenda Items - 3 minutes per speaker
  - a. In addition to thanking PD, gave thanks to Fire Department and to Planning Group for supporting Fire Department needs.
  - b. Tree Advocacy Class re Community Forest Advisory Board and Mission Bay related class noted.
- 16. Action Item: La Jolla Commons III, Map Extension
 

Presenter: Bhavesh Parikh, Hines/Development Director – Eric Hefner

  - a. Requested 3 year extension.
 

**Motion:** Motion to approve as amended by MB and seconded by JM.

**Vote: UNANIMOUS Motion passed.**
- 17. Information Item: Verizon Antennas/Nobel Community Park
 

Presenter: Verizon

  - a. Verizon withdrew application (but can apply again).
  - b. Steering Committee representatives relayed appreciation.
  - c. Noted paper thought of as trash that was actually notification of cell phone tower and location that generated health concerns.
  - d. Health concerns were discussed relating to radio waves and proximity of baseball field and bleachers.
  - e. Group would like to know more about the science involved.
  - f. Discussed former approvals of cell towers.
- 18. Action Item: Sprint Antennas/Doyle Park PTS 473394
 

Presenter: Maegan Murphy, Spring Representative

  - a. Doyle Park – Three issues that had not been resolved at City have been resolved.
  - b. Current cell site at Doyle Park noted and renewal of CP requested.
    - i. Described cabling and trenching involved.
    - ii. Met with Park and Rec re design and light standard.
    - iii. Reduced the height and diameter and length.
    - iv. Offer better coverage for area and capacity speed needs.
    - v. JK noted have been in touch with Doyle Park people and want to confirm that the three issues have been resolved.
    - vi. Discussion re location and being near the ball field.
    - vii. JK: Problem is not just having one carrier, but is raised when clustering and large amounts of people are living nearby.
    - viii. Height requirements prohibit it from being added to other locations in UC.
    - ix. Health concerns of cumulative factor discussed.

- x. RC: Noted concern re not being well informed on issue and that we are being asked to make a decision on this. Cancer clusters are concern and the welfare of children in the area. Suggested getting packets from Renaissance group.
- xi. AB: Not aware of towers already in Doyle by ATT and T-Mobile (12).
- xii. RC: Would like group to have time to review information.
- xiii. JB: What are you asking for?
- xiv. MM: Height change and addition of 9 more antennas.
- xv. Discussion re potential to be able to require take down later.
- xvi. Alternate sites discussed.
- xvii. MM: Noted this site already has tower/antenna.
- xviii. NG: Would like more information. For example, what do other mobile companies have in addition to this?
- xix. Concern re cluster of cell towers discussed that included Sprouts cell tower cluster in Governor Drive Shopping Center.
- xx. Q: Is there a way to shield any of the directions toward school?
- xxi. A: Radiates out with angles like arms held out and falls within the requirements.
- xxii. Q: How do you know cumulative effect of field measurement?
- xxiii. A: Can do an amendment to this report to include other company measurements - ATT and T-Mobile.
- xxiv. Discussion re need for more information.
- xxv. Request made for presentation by Renaissance people with Sprint on agenda with a presentation and was agreed to by Renaissance and Sprint.

**Motion:** Motion to continue until April 11, 2017 meeting by MB and seconded by AB.

**Vote: UNANIMOUS Motion passed.**

19. Information Item: SANDAG Mid-Coast Trolley, Issues, Landscaping and Finance, Property Acquisition  
 Presenter: Frank Oswainy, SANDAG
- a. Gave construction update with Terry Martin and Sharon Humphreys.
    - i. Mid-Coast ramping up.
    - ii. Genesee avenue work in progress.
    - iii. Widening will be done in 4-6 months.
    - iv. Drill rigs by VA Hospital - north bound, south bound and near UCSD campus.
  - b. Q: Will La Jolla Colony be closed?  
 A: 14 week versus 7 week options were relayed and it was noted that plan is to divide 14 week option in half with two 7 week timeframes.
  - c. Confirmed street closures will be identified ahead of time.
  - d. Landscaping discussed re (1) removal of shrubbery and trees and (2) Rose Canyon double tracking issue.
  - e. Tree removal process described.
    - i. 1 to 1 tree replacement.
    - ii. Torrey Pines in UCSD will be replaced.
    - iii. Land negotiations are in process with property owners.

- f. Rose Canyon planting discussed re invasive grass and need for correction with additional plantings.
  - i. Landscaper described Phase1 – Request made and agreed upon to review together by Landscaper and DK.
  - ii. Discussion as to work required for double tracking, review and grading needs, and fiber line work.
  - iii. Orange fencing removal timeframe confirmed.
  - iv. Bike lane needs discussed and request for bike lane space during widening was agreed upon.

20. Announcement of Election Results

- a. The following members have been reinstated:
  - R1-A Meagan Beale
  - R2-A Janay Kruger
  - R3-A Donna Andonian
  - B1-A John Bassler
  - B2-A Ash Nasser
  - B3-A Ryan Perry

21. Information Item: Nobel Research Park, Alexandria/Illumina Campus  
PTS 498142, Add 351,466 sf building, garage is existing  
Amend PID 99-0034 and Design Guidelines, Process 5, SDP and  
Transfer of trips

Presenter: Alexandria Architect

- a. Proposed amendment to expand current use of office and research development to increase sq footage at 5200 Illumina Way.
- b. Site map reviewed noting primarily includes office and research development.
- c. Improvement proposed to Building 7 and expansion of parking under construction. Improvement effort includes social outdoor spaces.
- d. Anticipated to include R&D space, office, etc.
- e. Architectural design added to compensate for additional size.
- f. Parking structure to mimic design of building with louver openings to allow air in and obscure cars.
- g. Designed building re San Diego Climate Action Plan incorporating water efficient fixtures, as well as cleaner renewable energy.
- h. Addressing transportation to and from the campus to minimize automobiles.
- i. Increasing density of site.
- j. Parking requirements 4,793 – target is not to exceed 4500.
- k. Not requiring additional ADTs.
- l. Subsidizes transportation for employees with shuttle buses and bike facilities.
- m. Current buildings are 4-6 floors.
- n. Discussion about options in regard to lower vs higher building height and impact on the footprint of the building and impermeable surfaces.
- o. Will look into minimizing potential glass glare.
- p. Concern about library parking discussed and was noted that it will be reviewed and addressed.

- q. Number of trips discussed and was noted that not fully evaluated because trips were already approved.
  - r. Will include 6 floors of office space and 3 floors of R&D to include light manufacturing.
  - s. Q: How does this new building compare to existing building?
  - t. A: New building 7 sits farther back and there was reference to elevation.
  - u. Q: Is there open space included?
  - v. A: Yes. Pointed out areas on map, noting soccer and volleyball courts.
  - w. Q: Why is there so much parking compared to number of trips?
  - x. A: Agreed that they can supply that information.
  - y. Q: How are ADTs handled if property is sold?
  - z. A: Governed by tenant improvements. If rented out, new tenants would need to comply. If space converted, City would need to approve and it would get kicked back.
  - aa. Illumina to come back with numbers that are more detailed.
  - bb. Q: How many parking spaces?
  - cc. A: 4500 parking spaces.
  - dd. Q: Are there signals?
  - ee. A: One signal.
22. POSTPONED Action Item: Alexandria acquisition of 42 acres of open space  
From the City of San Diego  
Presenter: Neil Hyytinen, Attorney for Alexandria
23. POSTPONED Action Item: Campus Pointe Drive 10290 & 10300 Campus Pointe Dr.  
Community Plan Amendment, EIR, Design Guidelines, Add 318,383 SF,  
In a combined 6 & 12 Story, Multi-tenant building, one 10,000 sf, 2 story  
Micro Brewery, dining and tenant amenity spaces and one 6 story above grade  
parking structure, a soccer field and reconfiguration of the main blvd.  
Total Parking 2909 Stalls, plus 139 motorcycle, 149 bicycle, 215 carpool.  
Vacate a portion of a drainage easement.  
Presenter: Neil Hyytinen, Attorney for Alexandria  
Michael Barbera, Vice President, Development Alexandria
24. Ad Hoc Committee Reports
- a. Fire Station 50 - Ash Nasseri
    - i. No update
  - b. Bicycle Safety - Peter Krysl, Andy Wiese
    - i. No update
  - c. High Speed Rail
    - i. No update
  - d. Costa Verde
    - i. Meeting held February 23, 2017
    - ii. Minutes are available on request to Nancy Groves
25. Old/New Business
- a. None
26. Adjournment
- a. Time: 8:40 p.m.

Cell tower sub-committee:

Roger Cavanaugh (Chair)

Alison Barton

Caryl Lees Witte

Ash Nasser

Donna Andonian