

CARMEL VALLEY COMMUNITY PLANNING BOARD  
Meeting Minutes  
7 pm, Thursday, September 26, 2024

A. CALL TO ORDER AND ATTENDANCE

Board Member	Representing	Present	Absent	Absence (Board Year)
Jeffrey Heden, Vice Chair	CV Voting District 1	X		0
Tyler Loman	CV Voting District 2	X		1
Frank Macaulay	CV Voting District 3	X		0
Debbie Lokanc	CV Voting District 4	X		0
VACANT	CV Voting District 5			
VACANT	CV Voting District 6			
VACANT	CV/PHR Business			
Allen Kashani, Secretary	CV/PHR Developer	X		0
Lin Li	CV/PHR Property Owner		X	2
Kevin Jasper	CV/PHR Property Owner	X		0
Michelle Strauss, Chair	PHR D1	X		0
Adam Fox	PHR D2	X		0
Jason Stahl	Fairbanks Country Club/Via de la Valle/North City Subarea 2		X	1

B. APPROVAL OF MINUTES

Jeffrey Heden motioned to approve the minutes, seconded by Adam Fox and the motion passed with Frank Macaulay abstaining (7-0-1).

C. CONSENT AGENDA

None.

D. PUBLIC COMMUNICATION

Susan Baird spoke about mayor candidate Larry Turner. More info is available at [larryturnerformayor.com](http://larryturnerformayor.com).

Andrew Ferbert introduced his spouse Heather Ferber as candidate for City Attorney. More info at [heatherferbert.com](http://heatherferbert.com).

E. ANNOUNCEMENTS

None.

## F. WRITTEN COMMUNICATIONS

None.

## G. COMMUNITY PLANNER REPORT - Lesley Henegar, City of San Diego (CV / PHR / Fairbanks CC / Via de la Valle)

Lesley Hennigar from the City Planning Department provided a report and identified several community plan updates that were completed.

## H. COUNCIL DISTRICT 1 REPORT – Joaquin Quintero, Office of Councilmember LaCava

Joaquin Quintero provided a report. This Saturday in Pacific Highlands Ranch there is a 5<sup>th</sup> annual skate jam between police officers and community members. The City is seeking feedback on Capital Improvement Project (CIP) priorities to include in a January memo. Joaquin suggested that the Board agendaize priorities at the October Board meeting. Jeffrey Heden asked for an update on the asphalt overlays and Joaquin mentioned that a preconstruction is being set in October up for some segments including Del Mar Heights Road from El Camino Real to Lansdale; Via De La Valle from City limits; and San Andreas Drive to City limits.

## I. MAYOR’S REPORT – Fatima Maciel, Office of Mayor Gloria

Fatima Maciel introduced herself and provided a report. Regarding homelessness, three shelters are closing soon – one at the end of 2024 and the others in 2025. Potential other sites are being reviewed for shelter and/or expansion of parking lots. The City Council will be making a decision on options in addition to looking at short and long-term solutions.

## J. COUNTY SUPERVISOR’S REPORT – Office of Supervisor Lawson-Remer

No report.

## K. STATE ASSEMBLY REPORT – Mark Manning, Office of Assembly Member Brian Maienschein

Mark provided a report. Eighteen bills have been signed by the governor including AB2937 regarding child support payments and special needs trusts; and AB2159 allows for HOAs to have online elections. Mark mentioned that Assemblymember Maienschein is terming out this year and Mark will not be attending future board meetings.

## L1. STATE SENATE REPORT – Gonzalo Rocha-Vanquez, Office of State Senator Toni Atkins

No report.

L2. STATE SENATE REPORT – Aurora Livingston, Office of State Senator Catherine Blakespear

Aurora Livingston provided a report. The Office is seeking applications for internships.

M. US CONGRESS – Cody Vierra, Office of US Congressman Scott Peters

No report.

N. INFORMATION AGENDA:

1. **PHR Branch Library:** Project status and update on construction

Applicant – Bill Mallory, City of San Diego

Bill Mallory provided an update. The library building is 99% done. Staff is in the Library now as of Tuesday, and books are being received for opening early November. The City has a Facebook page now with a few posts showing the beginnings process.

2. **Carmel Valley Park Projects:** Project status and construction update of Carmel Grove, Carmel Knolls, Carmel Del Mar and Sage Canyon Parks

•Applicant – Park and Recreation Staff, City of San Diego

Hong Li with the City opened the presentation. Hong identified that the Sage Canyon Park improvements include a new concession stand, walkway replacements, parking lot improvements and playground improvements. Construction will be \$3.1M and will take 12-months.

Rawan discussed the plans for the Carmel Knolls and Carmel Grove comfort station projects. For Carmel Knolls, a 300 square foot prefabricated comfort station is proposed. They will also be making improvements to the existing parking lot. Construction start is expected in 2025 and is expected to take 9-months. For Carmel Grove, a 300 SF comfort station is planned as well and construction will start in Spring 2025 and will take 8 months. Costs estimated to be \$1.1M

Shannon Getz presented work proposed for Carmel Del Mar Neighborhood Park. Proposed improvements include:

- A new comfort station
- Parking stall replacements
- ADA path of travel improvements
- Playground replacements
- New artificial turf play area
- New biofiltration basin

Construction is expected to start next month and is expected to take 14 months.

Funding is from the Carmel Valley FBA and some matching state funds. The Board thanked staff for moving the projects forward.

O. Action Agenda

P. SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS

Regarding the FBA Chair Strauss identified that a summary is still forthcoming from the City.

Jeffrey Heden also provided a report on the MAD Subcommittee and CPC.

Q. CHAIR'S REPORT

The Board is looking to fill seats for Districts 5 & 6.

R. OLD / ONGOING BUSINESS

None.

S. ADJOURNMENT

The Board adjourned at approximately 7:45PM.

T. NEXT MEETING:

Thursday, October 24, 2024, 7 pm Location Carmel Valley Library

Note: MAD meetings are on the first Tuesday of the month in February, April, June, September, November, and December at the Carmel Valley Recreation Center 4:30PM.