



**September 11, 2024 Minutes - DRAFT**

**In person meeting at Temple Emanu-El 6299 Capri Drive, San Diego, CA 92120**

**navajoplanners@gmail.com  
6:30 p.m.**

**Call to Order: August 11, 2024 @ 6:35 p.m.**

By Chairperson David Smith presiding: Welcome

**Roll Call of Board Members:**

Gary Whaley(San Carlos)

**Danny Fitzgerald** (San Carlos)

VACANT (San Carlos)

Tamar Caspi (San Carlos)

Cory Lashell (Grantville)

David Smith (Grantville)

VACANT (Grantville)

VACANT (Grantville)

Marilyn Reed (Allied Gardens)

Shain Haug (Allied Gardens)

Kevin Sullivan (Allied Gardens)

Brian Woodhouse (Allied Gardens)

**Abel Santana** (Del Cerro)

**Brian Gile** (Del Cerro)

John Hoy (Del Cerro)

**Nate Stein** (Del Cerro)

0 -Absent

**4** -Excused

9 in attendance of 13 members

Motion to approve the agenda made by Kevin Sullivan and seconded Shain Haug, passes unanimously.

Motion to approve the May 08, 2024 minutes as Modified: Motion to approve by Shain Haug, second by Kevin Sullivan, passes 8 – 0 with 1 abstention by John Hoy.

Motion to approve the July 10, 2024 minutes made by Tamar Caspi and seconded by David Smith, passes 8 – 0 with 1 abstention by Shain Haug.

### **Public Comment on non-agenda items:**

- Shain Haug: Last month's minutes show that Corey Funk from the City Planning Department discussed how the Navajo community needs a city planner to attend one of our meetings to discuss and explain why so many housing units are going into the Grantville area and how does the city plan on developing services to support these new units. Did any one respond to our request? David Smith has not heard from the City Planning Department.

- Marilyn Reed: Discussed the housing going up in our community is not meeting the needs of the families in our community. Comments were added that parking is not being considered for neighborhood development. Comments added that with out parking the community is adversely affected. Comments added that allowing development without mandatory parking can open up more options for the developer.

- John Hoy: Discussed that Cerro House on Del Cerro Blvd, there may be an issue with the height of the building in relation to Montgomery Field. This property has a ministerial permit so we are not able to see what the exact plans are.

- Ken Levin: Commented that Bank of America in Del Cerro is closing. This is a highly visible property and any owner should keep the current maintenance, landscaping, and lighting do dissuade negative actions against the property. Ken also suggests that fencing off areas to stop trespassing on the property. David Smith responded that the property owner is responsible and the board can help direct communication.

- Pat Sexton spoke for the candidate Larry Turner.

- Cesar Javier spoke about San Diego, council member Elo-Rivera, city planning groups, business taxes, and manufacturing in residential zones.

- Judy Ravetti spoke for Larry Turner

- Michael Livingston for Save Del Cerro spoke about the All Peoples Church: More time was approved by the city for the housing project on College Avenue. Approval because there were no significant changes to the plan. The house on Marne Avenue was sold by the church to a private party and there is an easement for a sewer through that property. The city council should share what is going on because they are working in a closed session on this project. Discussion includes: this plan is the same one that was discussed in 2023. NCPI saw that plan and it just came through now.

-Dan Smith spoke about the history of development in the Navajo community and the great job David Smith has done as a community member and a member of the NCPI board.

*Chairperson closed public comment on non-agenda items*

## **Elected and Public Officials' Reports:**

-Councilmember Raul Campillo presented an official recognition of David Smith for the work David Smith has contributed to our community.

-David Ege from San Carlos Library: Announced there are many events forthcoming at the San Carlos Branch Library including speaker, artists, and other community events. More information available at the San Carlos Branch Library website.

**Directors Report** by David Smith, Chairperson - David Smith recognized the many wonderful board members he has worked with and the fantastic Navajo community he has been a part of. The board is planning to build a Google Drive to record more digital information from NCPI.

**Treasurer Report** by Kevin Sullivan – Our tax-exempt status is not current with the IRS. We need to decide how to file. Which non-profit status do we want to be? Our non-profit status needs to be the same for both state and federal taxes. We need a tax professional and a lawyer to help us. We need to make an agenda item. We haven't filed taxes in some time and our most recent tax filing is invalid because of our incomplete status.

We encourage community to sign up for our website announcements. QR code could help.

**DIF Report** by David Smith – The money is used for soliciting CIP projects. The Allied Gardens Benjamin Branch Library can make it onto the DIF list if the city approves the potential project. Plans on the future Benjamin Branch library renovation are still being worked on.

## **Informational Presentations:**

-The City of San Diego Engineering and Capital Projects is working on an asphalt overly project in Mira Mesa, Navajo, Serra Mesa, Mission Valley, and Linda Vista over the coming months.

## **Action Items:**

### 1) NCPI Officer Elections

David Smith nominates Brian Gile as the interim Chairperson of the Navajo Planners Group, Motion to approve by Tamar Caspi, seconded by Marilyn Reed. Motion approved 9 - 0

### 2) Modification to Navajo CPG Operating Procedures

Motion to Approve/Deny a modification to the CPG's operating procedures to allow for teleconference meetings pursuant to Sections 54953(b)(1) and (2) of the Brown Act.

We can add language to our Operating Procedures allows us to have remote meetings without publicly posting the addresses of each board members' viewing location. We would now have the options of meetings being in person, remote, or a hybrid. Our Operating Procedures are in

good standing with the city so we can modify with an action item. Shain Haug moves to add modifying our Operating Procedures to the next meeting as an action item and David Smith seconds. Motion passes unanimously 9-0.

3) Public Records Act- Request for information, #PRJ-1079017 and PRJ-1086970 : 6168 Decena Drive

Motion to Approve the CPG Chair to formally submit a Public Record Request to the City of San Diego regarding the multi-family development project at 6168 Decena Drive in Grantville.

There is a large apartment project planned at the old Souplantation site on Mission Gorge Road. Because this project has gone through ministerial planning, our community has no access to the plans. To see the plans, we need to follow the route of making a formal request with the city. Discussion on what we do with the information. Shain commented that the 2015 zoning was changed in Grantville without any city plans to improve the public infrastructure. The 2015 plan was for low density development and this new proposal is for high density development. High density development needs more city services and there is no current plan by the city to provide them. We need to find a way for the builders to communicate with the community. The neighboring communities will feel the weight of the building.

Brian Woodhouse asks if the board can share this information as an action item. Tomar Caspi asks we can affect the development. Discussion is that we can learn more about this project and apply this knowledge to future ministerial projects in our community. The question was asked if the chairperson could have a standing authority to make records request on behalf of NCPI. Where is the ministerial border? From the 8 to Friars and to the river.

Shain Haug moves to request the documents and Kevin Sullivan seconds. Motion passes unanimously 9-0.

4) Kevin Sullivan asks how do we feel about what goes on the website? What information should be posted on the NCPI website? Discussion that we could add material that is directly related to NCPI planning.

Navajo does not currently have a facebook page. We can connect facebook to our website.

**NCPI Sub-Committee Reports:**

Superior Ready Mix by Kevin Sullivan – Modifications to the draft of the new CUP agreement were made and will be part of the recommendations given to the BOD for final vote on adopting the new CUP. The two most recent new modifications are to change the notification area to 2,700 feet. Also to add an annual PSA that would be sent out notifying the community on how to contact Superior Ready Mix on issues related to noise complaints and other environmental issues..

**Community Group Reports:**

-Allied Gardens Grantville Community Council by Shain Haug -The Allied Gardens and Grantville Community Council is working with the San Carlos Community Council to plan the potential formation of a Navajo Community group that includes Allied Gardens, Grantville, Dan

Carlos, and Del Cerro. The potential Navajo community town council will be discussed on Thursday, September 12<sup>th</sup>.

The League of Women Voters will come to the Benjamin Library to discuss some of the state initiatives in our upcoming election on October 7<sup>th</sup>.

-San Carlos Area Council by Tamar Caspi-Not meeting next week or next month. We are still looking for more community support.

-Mission Trails Regional Park Advisory Board by Marilyn Reed-Citizen advisory group met on September 3rd and an action item is being rewritten to transfer funds from West Sycamore project to Old Mission dam dredging project because the dam needs more funds for the dredging.

Starting in 2025 – 2027 the main road crossing through Mission Trails will be closed for sewer improvements.

Adjournment. At 8:15 pm by Chairperson David Smith.

The next meeting will be on October 09, 2024.

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Meeting Calendar 2024: April 10th, May 8th, June 12th, July 10th, (August silent subject to the requirement for call for a meeting), September 11th, October 9th, November 13th, (December dark subject to the requirement for call for a meeting)