

**OTAY MESA PLANNING GROUP**  
**MEETING MINUTES, MARCH 19, 2025**  
**3003 CORONADO AVENUE, SAN DIEGO, CA 92154**

Otay Mesa Planning Group, Chair, Rob Hixson called the meeting to order at 3:07 pm.  
Introductions are made across the room.

Members present:	Members absent:
Allen Kashani	Tom Simmons
Chris Holder	Jason Wells
Diane Kirma	Logan Swanson
Felipe Nuno	J. Hernandez
Jimmy Ayala	Ronnie Taylor
Rob Hixson, <b>Chair</b>	
Seth Dorros	
Tony Blas	
Ted Shaw, <b>Vice-chair</b>	
Jorge Goytortua	

**Approval of minutes:**

February 2025

- **Vote:** A motion was made by *J. Ayala*, seconded by *T. Shaw*, Motion passed (10-0-0-0)  
**Yes:** J. Goytortua C. Holder, R. Hixson, T. Blas, *F. Nuno*, A. Kashani, S. Dorros, & D. Kirma.
- **Recusal:** None
- **Abstained:** None
- **Vote No:** None
- **Comments:** None

**Public Input/Comments on Matters Not on the Agenda**

- None

**Chairman's Report:** Rob Hixson









Items Received:

- ✓ 1370 Heritage Road | PRJ -1120534 | Site Development Plans

**Government Liaison Reports**

**A. COUNCILMEMBER MORENO'S OFFICE:** Victor Caymaris

➤ **Recent relevant Council actions:**

Monday, March 3 <sup>rd</sup> , 2025	Item 201	Authorizing FY 2026 Parks and Recreation User fee revisions
Regarding the approval of fee adjustments for Parks & Recreation programs. While the motion passed with an amendment, Councilmember Moreno voted against it to mitigate the burden on our communities that are already facing the upcoming implementation of Measure B as well as the water rate increases.		
Status: Passed  – CM vote: No 		
Tuesday, March 4 <sup>th</sup> , 2025	Item S507	Requesting City staff to return with an action item to Repeal the City's Accessory Dwelling Unit Bonus Program
Request City Staff to return to City Council within 90 days with an action item to remove applicability of the ADU Density Bonus program from the San Diego Municipal Code, conforming the local ADU Bonus Program to state-mandated ADU regulations for single-family zoned parcels in RS-1-1, RS-1-2, RS-1-3, RS-1-4, RS-1-8, RS-1-9, RS-1-10, and RS-1-11 zoned parcels.		
Status: Passed  – CM vote: Yes 		
Tuesday, March 4 <sup>th</sup> , 2025	Item 331	Approving water rate increases to pass through increases in the wholesale costs of water charged by the San Diego County Water Authority
Status: Passed  – CM vote: No 		
Monday, March 10 <sup>th</sup> , 2025	Item S400	Increase the Current Tax Rate for Cannabis Businesses in the City of San Diego, Excluding Cannabis Production Facilities, from 8% to 10%
Status: Passed  – CM vote: Yes 		

Community involvement

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Community cleanups, events, fundraising for local organizations, schools, senior centers, I want to work together with you to plan these activities. Let us please make this a bilateral relationship, I would like to hear from you between Planning Group meetings.

➤ **Dumpster-drop off events @ Montgomery-Waller Park / 2025 schedule**

- February 8<sup>th</sup>
- March 8<sup>th</sup>
- April 19<sup>th</sup>
- May 17<sup>th</sup>
- June 14<sup>th</sup>
- July 19<sup>th</sup>
- August 16<sup>th</sup>
- September 13<sup>th</sup>
- October 11<sup>th</sup>
- November 15<sup>th</sup>

**EXECUTIVE SUMMARY OF ITEM:**

The District's FY 2026 Proposed Budget is \$8,698,343. The budget is funded by \$8,385,614 in projected Tax Increment (TI) revenue and \$312,729 of fund balance from the prior year.

The proposed budget has operating, and Capital Improvement Project (CIP) expenditure components as follows:



Budget Category	Fund	Description	Amount
Operating	200803	<ul style="list-style-type: none"><li>• Staff services to the District</li><li>• Contractual services for independent financial audit</li><li>• Consultant costs related to bond issuance analysis</li><li>• Public noticing and County fees</li></ul>	\$189,343
CIP	400870	<ul style="list-style-type: none"><li>• Beyer Boulevard Extension</li><li>• Caliente Avenue Extension South</li><li>• Heritage Road/Otay Valley Road (Heritage Bridge)</li></ul>	<ul style="list-style-type: none"><li>\$6,247,000</li><li>\$262,000</li><li>\$2,000,000</li></ul>
<b>Total Proposed Budget</b>			<b>\$8,698,343</b>

**ATTACHMENT 1**  
Otay Mesa Enhanced Infrastructure Financing District (District)  
**FISCAL YEAR 2026 PROPOSED BUDGET**

Category	Services	FY 2025 Adopted Budget	FY 2026 Proposed Budget
<b>Revenue</b>			
District Tax Increment		\$ 7,022,373	\$ 8,385,614
Prior Year Fund Balance		\$ 855,602	\$ 312,729
<b>TOTAL REVENUES</b>		<b>\$ 7,877,975</b>	<b>\$ 8,698,343</b>
<b>Capital Projects</b>			
S-15018 La Media Road Improve		\$ 850,000	
S-00995 Hidden Trails NP		\$ 4,368,165	
RD22001 Dennery Ranch NP		\$ 1,500,000	
S-00784 Fire Station #49		\$ 500,000	
P-19006 Siempre Viva Road Improve		\$ 500,000	
P-19007 Airway Rd Improvements			\$ 6,247,000
Beyer Blvd			\$ 262,000
Caliente Ave. South			\$ 2,000,000
Heritage Bridge			
<b>TOTAL CAPITAL COSTS</b>		<b>\$ 7,718,165</b>	<b>\$ 8,509,000</b>
<b>Operating Contingency</b>			
Contingency for Bond Debt Service		\$ -	\$ -
<b>TOTAL BOND DEBT SERVICE CONTINGENCY</b>		<b>\$ -</b>	<b>\$ -</b>
<b>City Staff Services to EIFD</b>			
I. Department of Finance	Debt Management Division: Operating and CIP budget preparation, adjustments and approvals; District/City MOU Contract Administrator; Coordination of bond authorization, monitoring of TI allocation and bonding capacity; CIP budget development and monitoring  Financial Reporting Division: Financial review, support, and reporting for EIFD operations and bond issuances	\$ 55,700	\$ 65,237
II. Planning Department	Consult as needed on District-eligible CIP projects and on the compatibility of projects with the Otay Mesa Community Plan, General Plan, and related Citywide Planning Initiatives	\$ 1,000	\$ 800
III. City Attorney	Legal counsel related to bond authorization and continuing operation of District	\$ 10,000	\$ 7,500
IV. City Council District 8	Authority Coordinator functions	\$ 10,000	\$ 10,000
	<b>subtotal</b>	<b>\$ 76,700</b>	<b>\$ 83,537</b>
<b>Other Costs</b>			
I. Fiscal Consultant		\$ -	\$ -
II. Municipal Advisor		\$ -	\$ -
III. Bond Counsel		\$ 10,000	\$ 22,690
IV. Independent Financial Audit <sup>1</sup>		\$ 19,500	\$ 31,500
V. Public Notices <sup>2</sup>		\$ 6,000	\$ 2,600
VI. County Accounting Service Fee		\$ 40,000	\$ 40,000
	<b>subtotal</b>	<b>\$ 75,500</b>	<b>\$ 96,790</b>
<b>Contingency</b>			
I. Staff Services and Other Costs		\$ 7,610	\$ 9,016
<b>TOTAL OPERATING COSTS</b>		<b>\$ 159,810</b>	<b>\$ 189,343</b>
<b>TOTAL CAPITAL, DEBT SERVICE CONTINGENCY, &amp; OPERATING COSTS</b>		<b>\$ 7,877,975</b>	<b>\$ 8,698,343</b>

1. Independent Financial Audit is a requirement per Government Code 53398.66(j)(1)  
2. 30-day public notice per Government Code 53398.66(j)(2)

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<div><p><b>Live Well San Diego</b> South Region Community Leadership Team Homelessness Work Group Meeting Summary Thursday, February 20, 2025   10:00 AM – 11:00 AM</p><p>Next Meeting will be <b>IN PERSON</b> on Thursday, March 20, 2025 Otay Mesa Nestor Library: 3003 Coronado Ave, San Diego, CA 92154 10:00 AM – 11:00 AM</p><p><b>MEETING SUMMARY</b></p><p><b>Welcome and Meeting Rules</b></p><ul style="list-style-type: none"><li>Attendees were asked to introduce themselves in the chat and encouraged to post questions throughout the meeting.</li></ul><p><b>Co-Chair Introductions</b></p><ul style="list-style-type: none"><li>Merlynn Watanabe, Systems Project Manager, Regional Task Force on Homelessness <a href="mailto:merlynn.watanabe@rthd.org">merlynn.watanabe@rthd.org</a></li><li>Tony Roffe, Housing &amp; Neighborhood Services Manager, City of Imperial Beach <a href="mailto:troffe@imperialbeachca.gov">troffe@imperialbeachca.gov</a></li></ul><p><b>Workgroup Overview</b></p><ul style="list-style-type: none"><li><b>Vision Statement:</b> A regional collective impact body striving to ensure any experience of homelessness among people living in the South Region is rare, brief, and non-recurring.</li><li><b>Mission Statement:</b> To reduce homelessness through the establishment of a multi-disciplinary network of cross-jurisdictional providers and resources working collaboratively to prevent and end homelessness in the South Region.</li><li><b>Purpose:</b> To coordinate strategies that include outreach, housing, and communication to ensure an equity-focused collective impact approach and awareness of resources throughout the South Region to prevent and end homelessness in the South Region.</li></ul><p><b>Pop Quiz</b> Tony Roffe, Co-Chair, Housing &amp; Neighborhood Services Manager with the City of Imperial Beach</p><p><b>Presentation: Diversion 101</b> Jan Walton, Outreach Coordinator, Regional Task Force on Homelessness</p><p>PowerPoint Presentation: <a href="#">Diversion 101 Presentation by Jan Walton 02.20.25.pdf</a></p><p><b>Key Takeaways:</b></p><ul style="list-style-type: none"><li>Diversion is an intentional problem-solving conversation with people who have lost their housing to rapidly resolve that individual's experience of homelessness and divert them from the homeless response system.</li><li>Diversion occurs at the "front door" of the homelessness service system, prior to a client entering into Emergency Shelter.</li></ul><p>South Region Homelessness Work Group   Contact: <a href="mailto:Shadeha.Rassoukhani@sdcounty.ca.gov">Shadeha.Rassoukhani@sdcounty.ca.gov</a></p></div>	<div><ul style="list-style-type: none"><li>Resolution Strategies funding is a source of flexible funding to support households that may need financial support to resolve their episode of homelessness.</li><li>Community outreach initiatives, such as safe parking programs, are designed to implement outreach standards with a focus on diversion, ensuring a proactive approach to resolving homelessness through problem-solving conversations.</li></ul><p><b>Group Discussion</b></p><p>Merlynn Watanabe, Co-Chair, Systems Project Manager, Regional Task Force on Homelessness Tony Roffe, Co-Chair, Housing &amp; Neighborhood Services Manager, City of Imperial Beach</p><ul style="list-style-type: none"><li>What specific issues related to early intervention are you running into as a service provider? What issues are your clients facing? What are some techniques to resolve these issues?<ul style="list-style-type: none"><li>Individuals experiencing homelessness are often in survival mode.<ul style="list-style-type: none"><li>Lead with a person-centered approach, and the goal to empower an individual to identify their own resources and solutions.</li><li>Conflict resolution techniques can be used to help individuals experiencing homelessness to improve relationships.</li></ul></li><li>Some service providers and CEOs are hard to reach, which may discourage clients and outreach efforts.<ul style="list-style-type: none"><li>Build trust through transparency and clear communication.</li></ul></li></ul></li></ul><p><b>Announcements</b></p><ul style="list-style-type: none"><li>Resources for individuals experiencing homelessness as a result of domestic violence: <a href="https://www.sandiego.gov/yourselfspace">https://www.sandiego.gov/yourselfspace</a></li></ul><p><b>Stay Informed!</b></p><ul style="list-style-type: none"><li>Subscribe to the South Region newsletter to stay informed about work group updates, meeting recaps, and valuable community events and resources that can enhance our collective efforts and impact! <a href="#">Click here to sign-up!</a></li></ul><p><b>Closing Remarks</b></p><ul style="list-style-type: none"><li>Our next Homelessness Work Group meeting will be <b>IN PERSON</b> on Thursday, March 20, 2025, 10:00 AM – 11:00 AM at the Otay Mesa Nestor Library.<ul style="list-style-type: none"><li>A resource table will be available; please bring resources to share. This will be a great networking opportunity!</li></ul></li><li>The next Live Well San Diego South Region Community Leadership Team meeting is <b>Monday, April 14, 2:00 PM – 4:00 PM</b>. A meeting reminder will be shared through the distribution list.</li></ul><p>South Region Homelessness Work Group   Contact: <a href="mailto:Shadeha.Rassoukhani@sdcounty.ca.gov">Shadeha.Rassoukhani@sdcounty.ca.gov</a></p></div>
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➤ **Virtual crash course on the City's budget process**

The Office of the Independent Budget Analyst (IBA) is holding a virtual crash course on the City's budget process on Thursday, March 20, at 5 p.m. This course is open to the public. Spanish translation will be available. This is a great opportunity to learn more about:










- How the City's budget process works.
- Key components of the operating and capital improvement budgets.
- City Council budget priorities.
- Budget equity considerations.
- How San Diego residents can be involved.

You must register online to attend the IBA Budget Crash Course. Register today!

For questions, please contact the Office of the IBA at [sdiba@sandiego.gov](mailto:sdiba@sandiego.gov).

Link to online registration: [https://sandiego.zoomgov.com/meeting/register/4BP0JLsKR\\_aiR4FOGZhZSQ#/registration](https://sandiego.zoomgov.com/meeting/register/4BP0JLsKR_aiR4FOGZhZSQ#/registration)

**References:** <https://www.sandiego.gov/iba>

<div><p>Office of the Independent Budget Analyst</p><h1>BUDGET CRASH COURSE Webinar</h1><p>Join us to learn more about:</p><ul style="list-style-type: none"><li>How the City's budget process works</li><li>Key components of the operating and capital improvement budgets</li><li>City Council budget priorities</li><li>Budget equity considerations</li><li>How San Diego residents can be involved</li></ul><p><b>Via Zoom</b> Registration Required</p><p><b>March 20, 2025</b> 5:00PM-6:30PM</p><p><b>CLICK HERE TO REGISTER. RECEIVE YOUR LINK TODAY!</b></p><p>Call Us 619-236-6555   Visit Our Website <a href="http://www.sandiego.gov/iba">www.sandiego.gov/iba</a>   Email Us <a href="mailto:sdiba@sandiego.gov">sdiba@sandiego.gov</a></p></div>	<div><p><b>Get Prepared with a Free Disaster Course</b></p><p>Come learn how you and your family can prepare for a disaster or emergency!</p><p><b>Date:</b> Saturday, April 5, 2025 <b>Time:</b> 9:00am – 6:00pm <b>Location:</b> Jackie Robinson Family YMCA 151 YMCA Way, San Diego, CA 92102</p><p><b>To Register:</b> <a href="https://btrr.im/z3sc">https://btrr.im/z3sc</a></p><p><b>For More Information:</b> Carie Chouinard <a href="mailto:Cchouinard@sandiego.gov">Cchouinard@sandiego.gov</a></p><p><b>Participants will receive a free prize while supplies last!</b></p><p><b>Curriculum Includes:</b></p><ul style="list-style-type: none"><li>Identifying Hazards and Risks (Earthquakes, Tsunamis, Wildfires, and more)</li><li>Creating a Communication Plan &amp; Family Reunification Plan</li><li>Backup of Important Documents</li><li>Utility Shut Off (Gas and Electricity)</li><li>Fire Extinguisher Use</li><li>Disaster Supplies Kit</li><li>First Aid</li><li>Organization at Home</li><li>Disaster Psychology</li></ul><p><b>Partnering together to bring to your community:</b></p><p>  </p><p>  </p></div>	<div><p><b>YOUR NEIGHBORHOOD</b></p><h2>Creek to Bay Cleanup</h2><p><b>OUR ENVIRONMENT</b></p><h2>Kickoff Event</h2><p><b>Saturday, April 26th 2025   9am - 12pm</b> <b>Montgomery Waller Community Park</b></p><p><b>Booths, music, BEN &amp; JERRY'S and MORE!</b></p><p><b>Registration now open! Scan to sign up</b></p><p> </p></div>
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➤ **Addressing Vacant Properties in Your Neighborhood**

- **Reach out to responsible parties:** Contact property owner or manager directly or seek assistance from National Conflict Resolution Center (619-238-2400).
- **Report issues to Code Enforcement:** Submit a request online or call 619-236-5500 to report substandard housing or nuisance properties.
- **Apply for a Letter of Agency:** Property owners can authorize police to address trespassing or nuisance activity on vacant lots and buildings.
- **Stay informed:** Track investigation status or learn about City's abatement processes through Building & Land Use Enforcement Division

➤ **City's Authority to Take Action:**

- **Abatement notices:** The City can require a property to be cleaned, secured, or fenced.
- **Penalties and demolition:** The City can pursue additional penalties, including demolition, for persistent nuisance properties.

➤ **Motorists Now May Be Cited Under California's New 'Daylighting' Law**

- Starting March 1, drivers in San Diego may be cited for parking within 20 feet of any crosswalk, marked or unmarked.
- The City has been issuing warnings since January 1, 2025, during a 60-day grace period.
- Citations will cost \$77.50 (\$65 + \$12.50 administrative fee).
- The law aims to improve visibility for drivers approaching intersections and prevent crashes.
- The law applies to all intersections in San Diego and across California.

**References:** <https://www.sandiego.gov/parking>  
<https://www.sandiego.gov/parking/enforcement/daylighting>

➤ **City of San Diego Awarded for Excellence in Data-Driven Government**

- The City of San Diego has been awarded the Bloomberg Philanthropies "What Works Cities" Silver Certification for its data capabilities.
- The certification recognizes the City's efforts to build a smart city using data to improve decision-making and residents' lives.
- **The City's Performance and Analytics Department was recognized for:**
  - The Open Data Portal, which provides access to over 109 datasets.
  - The Get It Done app, which allows citizens to report issues and track progress.
- The City was re-certified in 2024, demonstrating its continued efforts to improve data-driven decision-making.

**References:**

<https://www.sandiego.gov/panda> | <https://www.sandiego.gov/panda/projects/open-data-portal>  
<https://www.sandiego.gov/panda/projects/get-it-done>

### When is a Permit Required?

Home or property owners of single-family homes, townhomes or duplexes in the City of San Diego must obtain a permit before constructing, expanding, altering, renovating, relocating, demolishing or changing the use of a building or structure. However, maintenance repairs under \$1,000 involving like-for-like replacements are exempt.

**When are Permits NOT Needed?**  
Permits are not required for minor renovations like painting, wallpapering and missing flooring or cabinets. See [San Diego Municipal Code 112B.0003](#) for a full list of exempt projects.

**Exterior Door and Window Replacements\***  
Exterior door and window replacements are exempt if the wall and rough opening remain unchanged. Commercial properties and multi-family homes require a permit.

**Fences**  
Fences up to seven feet tall do not require a permit. However, fences over six feet are prohibited in the front yard setback, and fences over three feet are prohibited in visibility areas.

**Patio Covers\***  
Patio covers are exempt from permits unless in the Coastal Overlay Zone or a Planned Development. They must be 300 sq. ft. or less, not encroach into the setback and be no taller than 12 feet above grade. See [San Diego Municipal Code 111.0275](#).

**Roof Coverings\***  
Simple reroofing without structural changes is exempt. Altering the roof structure or diaphragm during re-roofing requires a permit.  
\* Permits required in historic districts and environmentally sensitive lands.

1. Swimming Pool
2. Storage Shed or Playhouse
3. Solar Photovoltaic (PV) Panels
4. Retaining Wall
5. Deck
6. Temporary Storage Containers (TSCs)
7. Mechanical, Electrical and Plumbing

**S&S PREDATORY TOWING**  
Information for Potential Victims

**OVERVIEW**

The San Diego Police Department (SDPD) and City Attorney's Office are working to ensure towing is done lawfully in the City of San Diego.

SDPD is looking for additional information from anyone who believes they may have been victims of illegal towing practices by S&S Towing in the City of San Diego **over the last three years.**

**WHAT VIOLATIONS ARE WE LOOKING FOR?**

The State of California has comprehensive laws regulating the towing industry. A private towing company may not remove a vehicle from a public roadway without proper authorization from law enforcement personnel.

**You may be a victim of S&S Towing's illegal acts if:**

- Your vehicle was towed from a legally parked area by S&S Towing.
- The tow truck driver refused to release your vehicle on-site – meaning it hadn't yet been removed from private property and was NOT in transit.
- The tow truck driver asked for payment of more than half of the regular towing charge after it was already hooked up to the tow truck or other towing device and you returned and requested it be released.
- The tow truck driver or company refused to accept a credit card as a form of payment and would only accept cash.
- The owner of the vehicle is not provided a copy of the written authorization\*.
- The owner is not provided a notice with information regarding reporting of wrongful towing.

**REPORT TOWING VIOLATIONS**

**S&S TOWING**  
If you believe you have been unlawfully towed by S&S Towing, contact SDPD at:  
[TowingFraudReport@pd.sandiego.gov](mailto:TowingFraudReport@pd.sandiego.gov)

**OTHER TOW COMPANIES**  
Submit a Towing Complaint Form with the City Attorney's Affirmative Civil Enforcement Unit:  
[sandiego.seamlessdocs.com/t-acetowingcomplaint](mailto:sandiego.seamlessdocs.com/t-acetowingcomplaint)

**LEGAL ACTION**  
You may take legal action by:  
- Suing for up to a THREE (3) times the amount of the towing and storage fees. CIVIL DAMAGES!!  
- Filing an action without hiring an attorney in Small Claims Court for up to \$12,500.

**LEGAL ACTION**

You may take legal action by:  
- Suing for up to a THREE (3) times the amount of the towing and storage fees. CIVIL DAMAGES!!  
- Filing an action without hiring an attorney in Small Claims Court for up to \$12,500.

**PLEASE NOTE THAT THIS INFORMATION IS INTENDED FOR INFORMATIONAL PURPOSES AND SHOULD NOT REPLACE LEGAL ADVICE FROM A QUALIFIED ATTORNEY.**

**Customer Service Line 619-446-5000 | Mon.-Fri. 8 a.m. - 3 p.m. | [sandiego.gov/std](mailto:sandiego.gov/std)**

**Development Services**

**THE CITY OF SAN DIEGO**  
Police Department

**#SANDIEGOPS**

**MORE INFORMATION**  
[www.sandiego.gov/police/services/vehicle-impounds-towing-know-your-rights](https://www.sandiego.gov/police/services/vehicle-impounds-towing-know-your-rights)



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➤ **Small Business and Restaurant Assistance Program (SBRA)**

- Offers dedicated resources and technical support for small businesses with building permits
- Started by Mayor Todd Gloria in 2021
- Qualifying small businesses must:
  - Have 25 or fewer employees.
  - Be located in the City of San Diego
  - Have a valid business tax certificate on file with the City.
  - Operate in one of the following industries:
    - Catering facilities
    - Retail shops
    - Hair salons, barbershops, nail salons, and spas
    - Fitness centers and instructional studios
    - Breweries, distilleries, and wineries
    - Entertainment and music venues
    - Restaurants, tasting rooms, and bars.
- Interested applicants can book an appointment or email [DSDMinisterialPM@sandiego.gov](mailto:DSDMinisterialPM@sandiego.gov) to be included in the program.

➤ **Program Benefits**

- Expedited permit preparations, setup, review, issuance, and inspection
- Dedicated Development Project Manager services
- Availability within one business day to answer questions and move projects forward

➤ **Additional Resources**

- Spaces as Places program.
- **City's Economic Development department for grants and incentives, including:**
  - Storefront Improvement Program
  - Business Incentive Program
  - Fee Payment Incentive Program

Please email: [DSDMinisterialPM@sandiego.gov](mailto:DSDMinisterialPM@sandiego.gov) with "Small Business" in the subject line, and information about your project.

Nathan White is the program coordinating supervisor for the SBRA program, and his team includes Corina Larkins, Anthony Prather and Raunja Robinson. They're typically available within one business day to answer questions and get your project moving forward through our dedicated Development Project Manager services.

Business owners should also check DSD's [Spaces as Places](#) program, and can work with the City's [Economic Development](#) department to utilize grants and incentives, including the [Storefront Improvement Program](#), [Business Incentive Program](#) and [Fee Payment Incentive Program](#).

Collectively, these programs showcase support opportunities the city brings to small businesses throughout San Diego. We can't wait to hear from you!

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<https://www.sandiego.gov/economic-development>

<https://www.sandiego.gov/development-services/news-programs/small-business-restaurant-assistance-program>

<https://www.sandiego.gov/development-services/permits/spaces-as-places>

<https://www.sandiego.gov/economic-development/business/starting/improvement>

<https://www.sandiego.gov/economic-development/industry/bip>

<https://www.sandiego.gov/economic-development/industry/feepayment>

Questions? Contact Economic Development at 619-236-6700 or [sdbusiness@sandiego.gov](mailto:sdbusiness@sandiego.gov).

➤ **DSD - Library of Training Videos and Webinars**

- DSD hosts free informational webinars that demonstrate new program features and help customers learn how to apply step-by-step for permits online. Please visit our [Training Video and Webinars page](#) to view recordings of past webinars.

**References:** <https://www.sandiego.gov/development-services/news-programs/webinars>

➤ DSD launched an online application for Affordable Housing Verification requests.

➤ The application is for applicants seeking funding for affordable housing projects.

➤ **The verification request includes details such as**

- Residential zoning
- Land-use plan density
- Land-use designation
- Required permits
- Impact fees

➤ **The online application provides:**

- A user-friendly and efficient process
- Real-time tracking of status
- Online payment option

➤ **Note**

- This service does not provide a complete project review
- It does not constitute permit approval
- The assigned project number allows for multiple verification requests within a calendar year.

**References:** <https://www.sandiego.gov/development-services/permits/affordable-housing-verification-documents>

➤ **HHAP Funding for San Diego**

- The City of San Diego will receive [just over \\$25,800,000](#) in state funds for homelessness programs and housing through the Homeless Housing, Assistance and Prevention Program (HHAP).
- This is the sixth year in a row that the State of California has allocated this funding to the City.
- The funding will be used to sustain existing homelessness and housing programs and services.

➤ **Previous HHAP Funding**

- The City received \$29.9 million in HHAP funding last year.
- Previous HHAP awards helped serve over 4,200 people in shelters, 1,100 in the Safe Parking Program, and 700 in the Family Reunification Program.
- The programs helped connect nearly 2,700 people to positive housing situations.
- [HHAP Fiscal Data Dashboard](#)

➤ **City's Homelessness Response**

- The City's homelessness response system relies on critical funding like HHAP to offer life-changing services for thousands of San Diegans.
- The City has answered the State's call for accountability by obligating and expending HHAP funds in a timely and efficient manner.

➤ **Next Steps**

- The City will prepare an application to submit to the state for the HHAP funds.
- The City Council must approve the application in an upcoming public meeting.
- The City will work in collaboration with the County of San Diego and Regional Task Force on Homelessness to prepare a joint application.

**References:** <https://www.hcd.ca.gov/sites/default/files/docs/grants-and-funding/calich/hhap-6-allocations.pdf>  
<https://www.hcd.ca.gov/planning-and-community-development/housing-open-data-tools/hhap-data-dashboard-and-downloads>

**From the Mayor's Desk:**

**OTAY MESA PLANNING GROUP**  
**MEETING MINUTES, MARCH 19, 2025**  
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Dear Neighbor,

Cities like San Diego are making progress in clearing unsafe homeless encampment, but a growing challenge is emerging on state property along our freeways, where cities are not authorized – or funded – to take action. That’s why I’m sponsoring a [bill](#) authored by state Sen. Catherine Blakespear that will help Caltrans and local governments work together more effectively to reduce encampments on state property. This legislation aims to streamline the process to clear these encampments, formalize agency coordination, and develop ways to fund these efforts solutions. It is imperative that we address the growing dangers from encampments, including encampment fires that not only endanger people experiencing homelessness but also put surrounding communities and first responders at risk. In recent years, California has seen a rise in fires caused by people camping on state land—threatening homes, businesses and lives. In San Diego, from Jan. 1, 2024, to Jan. 26, 2025, there were more than 60 fires near freeway encampments on state property. The City receives approximately 300 complaints a month about these encampments on state land—complaints we legally cannot act on and must refer to Caltrans. With this bill, we intend to create clear pathways for local governments and Caltrans to coordinate efforts to clear encampments on state property quickly and effectively. Our goal is to ensure public safety, reduce fire hazards, and connect people to the services they need to exit homelessness. I want to thank Sen. Blakespear for her leadership in authoring this legislation and for her commitment to partnering with cities like San Diego to tackle this statewide issue. As always, it’s an honor to serve as your Mayor.

➤ **Residents Invited to Learn More About Proposed Trash and Recycling Service**

- The City of San Diego will hold community open houses starting Feb 24 to discuss proposed waste collection fees.
- The fees are a result of voter-approved Measure B (2022), which allows the City to charge a cost-recovery fee for trash and recycling collection.
- The City provides waste collection services to 233,000 residential properties, but residents do not currently pay for these services.
- Proposed fees will be presented to the City Council in March, with a public hearing scheduled for June.
- If approved, the new fee will reduce the City's dependency on the General Fund and allocate those dollars to other City projects and services.
- The City has connected with nearly 10,000 San Diegans to gather feedback on waste collection services.
- The proposed fees will make San Diego the only major jurisdiction in California to not recover costs for waste collection services.

➤ **Proposed Fees and Services:**

- Increased service reliability, bin replacements, and repairs at no additional charge (FY2026)
- Missed collections crew to address service issues day-of (FY2026)
- Curbside bulky item pickup and increased recycling pick-up frequency (FY2028)

➤ **Comparison to Other Cities:**

- San Diego's proposed fee (\$53/month) is comparable to Sacramento (\$57.79/month) and Long Beach (\$67.63/month)
- Oakland and San Jose have the highest fees (\$160.27/month and \$160.35/month, respectively)

➤ **Public Input:**

- Two-thirds of respondents want curbside bulky item pickup.
- Half of respondents want increased recycling frequency.
- 40% want container repairs and replacements built into the fee.
- Other priorities include consistent service, smaller trash containers, and additional options for household hazardous waste and electronics.

➤ **Upcoming Meetings:**

- Open house meetings in February, March, and April to learn about proposed fees and services.
- First meeting at Otay Mesa-Nestor Library on Monday, Feb. 24

**Residents are invited to any of the scheduled events:**

Monday, Feb. 24 5:30 - 7 p.m., Otay Mesa-Nestor Library, 3003 Coronado Ave., 92154  
Monday, March 3 5:30 - 7 p.m., Rancho Peñasquitos Library, 13330 Salmon River Rd., 92129  
Monday, March 10 5:30 - 7 p.m., Pacific Highlands Ranch Library, 12911 Pacific Pl., 92130  
Monday, March 17 5:30 - 7 p.m., City Heights/Weingart Library, 3795 Fairmount Ave., 92105  
Monday, March 24 5:30 - 7 p.m., Balboa Park, Casa del Prado Room 101, 1650 El Prado, 92101  
Tuesday, March 25 5:30 - 7 p.m., Linda Vista Library, 2160 Ulric St., 92111  
Tuesday, April 1 5:30 - 7 p.m., Skyline Hills Library, 7900 Paradise Valley Rd., 92139

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Friday, April 4 Virtual meeting (English and Spanish) - 9 to 11 a.m.

Monday, April 7 5:30 - 7 p.m., San Diego College of Continuing Education, 3249 Fordham St., 92110

Tuesday, April 8 5:30 to 7 p.m., North University Community Library, 8820 Judicial Dr., 92122



**Find an Open House Location Near You**

The City is considering enhanced trash collection services and potential new fees. Visit one of the public open house events below to share your thoughts and learn more about what it costs to provide these services.

**Want to know more?**  
Stay up to date about potential service enhancements and fees in the future! Visit [CleanGreenSD.org](https://CleanGreenSD.org).  
For additional questions or comments, please contact us at [Trash@SanDiego.gov](mailto:Trash@SanDiego.gov).

Date and Time	Council District	Location	Address
Monday, Feb. 24 5:30-7 p.m.	8	Otay Mesa-Nestor Library	3003 Coronado Ave., San Diego, CA 92154
Monday, March 3 5:30-7 p.m.	5	Rancho Peñasquitos Library	13330 Salmon River Road, San Diego, CA 92129
Monday, March 10 5:30-7 p.m.	1	Pacific Highlands Ranch Library	12911 Pacific Place, San Diego, CA 92130
Monday, March 17 5:30-7 p.m.	9	City Heights/Weingart Library	3795 Fairmount Ave., San Diego, CA 92105
Monday, March 24 5:30-7 p.m.	3	Balboa Park Casa Del Prado, Room 101	1650 El Prado, San Diego, CA 92101
Tuesday, March 25 5:30-7 p.m.	7	Linda Vista Library	2160 Ulric St., San Diego, CA 92111
Tuesday, April 1 5:30-7 p.m.	4	Skyline Hills Branch Library	7900 Paradise Valley Road, San Diego, CA 92139
Friday, April 4 10-11 a.m.	All	Virtual Meeting	Zoom Meeting — for more information visit <a href="https://CleanGreenSD.org">CleanGreenSD.org</a>
Monday, April 7 5:30-7 p.m.	2	San Diego College of Continuing Education, West City Campus (Midway), Room 124	3249 Fordham St., San Diego, CA 92110
Tuesday, April 8 5:30-7 p.m.	6	North University Community Library	8820 Judicial Drive, San Diego, CA 92122

➤ **Updates to City of San Diego's Real Estate Policies**

- Unanimous approval of updated policies to increase customer service, streamline processes, and provide transparency.
- **Three policies updated:**
  - Council Policy 700-32 (acquisition of property)
  - Council Policy 700-10 (leasing and selling City-owned property)
  - Council Policy 700-12 (leasing of City property to nonprofit organizations)
- **Updates include:**
  - Clear guidelines for acquisitions and leasing
  - Improved transparency and disclosure
  - Enhanced due diligence process.
  - Requirements for staff to review and update the Real Property Management Plan every two years.
  - Administrative cost recovery for nonprofit leases
- Process improvements implemented to provide more transparency to City leaders and the public.
- Updates fulfill recommendations from performance audits conducted by the City Auditor's Office over the past 13 years.

**B. MAYOR'S OFFICE:** *No report was provided.*

**C. ASSEMBLY MEMBER WEBER'S OFFICE:** *No report was provided.*

**D. SUPERVISOR VARGAS' OFFICE:** *Andrea Rodriguez*

➤ **District 1 Office Staffing**

- The District 1 office is staffed and available to assist constituents
- [Contact information: email, phone, and website](#)
- Encourage residents to [sign up for updates](#)

➤ **Public Commentary for Board of Supervisors Meetings**

- A new system is being tested to make public commentary easier and more accessible.
- Update will be sent once the new system is live.

➤ **Public Comment Period of County Budget**

- Residents can shape the County's budget through an online ranking tool on [Engage San Diego](#)
- Tool and survey close on March 28
- Balanced recommended budget will be released on May 1<sup>st</sup>.
- Residents can give their feedback in several ways. A list of key days and times is listed on the [budget website](#).
- Learn more about how the County's budget works and what it covers at [County News Center](#).

**E. ASSEMBLY MEMBER DAVID ALVAREZ OFFICE:** *Liliana Barba*



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➤ **Assembly Office Services – How can our office help?**

- Our office can help with state-related issues.

➤ **Legislative Updates**

- Assemblymember David Alvarez introduced 16 bills.
- The Assembly Committee on Public Safety passed Assembly Bill 358 (AB 358) on March 11. The Assembly Committee on Privacy and Consumer Protection will hear AB 358 next.
  - Assemblymember Alvarez introduced AB 358 to allow law enforcement to access and search electronic devices with the specific consent from an individual who locates the device within their residence, automobile, or personal property, and the device is believed to have been used for the purpose of recording or tracking the individual without their permission. San Diego District Attorney Summer Stephan is sponsoring this bill.
- To sign up as an official supporter of a bill, please submit a letter of support online at <https://calegislation.lc.ca.gov/Advocates/>

**F. SENATOR PADILLA'S OFFICE:** *No report was provided.*

**G. POLICE DEPARTMENT & CODE COMPLIANCE:** *Carlos LaCarra*

➤ **Police Department Budget and Overtime**

- The police department is being asked to cut 2.5% from its budget.
- Overtime is being scrutinized, and efforts are being made to reduce it.
- The department is short-staffed, with a study indicating a need for 1,000 more officers.

➤ **Police Department Staffing**

- The department is down 1000 officers, potentially up to 2000.
- There will be a significant number of retirements in the next year.
- Academies are not being filled to capacity, which will impact future staffing.

➤ **Code Compliance**

- There is limited update on code compliance efforts.
- I am keeping an eye on specific cases, but I have not seen significant movement.

**H. FIRE DEPARTMENT:** *No report was provided.*

**I. IMMIGRATION & CUSTOMS DEPARTMENT:** *No report was provided.*

**J. CITY ATTORNEY'S OFFICE:** *No report was provided.*

**K. ELECTIONS RESULTS:**

<u>Name</u>	<u>Results</u>
<b>Jimmy Ayala, Property Owner</b>	9
<b>Logan Swanson, Property Owner</b>	6
<b>Rita Mahoney, Property Owner</b>	12
<b>Rob Hixson, Chair</b>	12
<b>Ted Shaw, Vice-Chair</b>	13
<b>Felipe Nuno, Secretary</b>	13
<b>Allen Kashani, Chair</b>	1
<b>Orange:</b>	Elected / Reelected Candidates

**Monthly Reports:**

**A. CPC- (*Jimmy Ayala*)**

- Challenging time with the City of San Diego
- The Community Planning Committee (CPC) has a good relationship with the city of San Diego.
- **Other planning groups are concerned about:**
  - Accessory dwelling units.

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- Growth and change in their communities.

➤ **Recent CPC meeting highlights:**

- Action item: Proposing an ad hoc committee to improve communication and outreach with the city.
- Informational item: A child and teen-friendly public spaces design manual.

**B. Southwest Village Committee – (Felipe Nuno)**

- Environmental review of the Southwestern Village Specific Plan is underway.
- EIR (Environmental Impact Report) is expected to begin in Q2 2025.
- Funding was approved for the design of the Beyer Blvd and Caliente connection using FY 2026 EIFD funds.
- The Southwestern Village Specific Plan is expected to come before the Community Planning Group in May-June 2025 for an update and recommendation.
- The plan will then go to the San Diego Planning Commission and City Council in the fall and winter of 2025, respectively.

**C. Border Transportation – (Alejandra Mier y Teran)**

- Border crossings at a cargo facility were down 70% for 2 days due to 25% tariffs without USMCA exemption.
- Uncertainty remains due to lack of reciprocal terms and USMCA exemption status.
- A manufacturer in Tijuana is considering moving to Otay Mesa, which is a potential opportunity.

➤ **Upcoming events:**

- Free emergency tariff webinar on April 8.

**D. La Media Truck Route – (David Wick)**

- La Media Road is nearing completion and expected to be finished by the end of April.
- The remaining work is mainly on the southern end of the eastern side.
- The completion of La Media Road is a game-changer for the region.
- There is a commitment to increase road funding, including:
  - Approaching the CIP is from CBX to La Media Road and Airway Road to Harvest Road.
  - Quarterly meetings to hold staff accountable for environmental clearance and permits.
- The funding is available, but environmental clearance and permits are needed to proceed.
- The completion of Siempre Viva and Airway Road will complete the grid in the industrial area.
- There is a possibility that businesses may relocate from Tijuana to Otay Mesa due to tariffs, but the labor force is still coming from Tijuana.
- La Media Road is a significant project that has been in the works for 25 years and is now nearing completion.

**E. San Diego Airport Advisory Committee – (Rob Hixson)**

- The new FBO (Fixed Base Operator) is being built in front of the airport, and it is a priority.
- The north side of the airport is being cleaned up after tenants were finally relocated.
- Plans to build retail on the southwest corner near Heritage have been scrapped in favor of smaller industrial air space.
- The airport is running smoothly with no major issues.
- The customs area is being expanded due to high demand.

**F. Otay Mesa Chamber of Commerce – (Alejandra Mier y Teran)**

- 34<sup>th</sup> Annual Golf Tournament: May 2, 2025
- Member Breakfast with Otay Mesa Port Director Rosa Hernandez and San Ysidro Port Director Mariza Marin, March 26, 2025

**G. East Otay Mesa Property Owner's Association Update – (David Wick)**

- The Trump administration has an RFP (Request for Proposal) to complete the border fence, which was canceled by the Biden administration.
- The gaps in the fence are being used by illegal immigrants to cross the border.
- Cameras have been installed to monitor the area and show the influx of immigrants.
- The county has been cooperative in allowing the use of properties as staging areas for the fence project.
- The sheriff's department has been working to remove RVs and vehicles from the streets.
- The Caltrans has been cleaning up the right of ways and pulling weeds along SR-11.
- The county is working with the sheriff's department to address the issue of immigrants moving to different areas.

**H. La Media West Wetlands - No report was provided.**

**I. Informational Item – None.**

**J. Action Item:**

**A. Outpost at Otay Mesa Commercial Development | PRJ-1126567**

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We are requesting the vacation of a portion of a Public Service Easement at 5388 Ocean View Hills Parkway (APN: 645-390-03-00), as part of a proposed development by NewMark Merrill Companies. This 2.47-acre undeveloped site is located within the CC-1-3 (Commercial Community) zone and lacks existing development within the area of the easement to be vacated. The easement, originally established for utility access and emergency vehicle ingress and egress, is no longer relevant to the current site design. Coordination with the public utility and fire departments indicates no objections to the proposed easement vacation. The request aligns with the General Plan and Municipal Code, facilitating improved development that will benefit the community. This easement vacation will proceed independently of other development approvals, under Process Two staff-level decision guidelines.

**Presented by: Barret Bradley, NewMark Merrill Companies**

- A motion was made by *J. Ayala*, seconded by C. Holder, Motion passed (09-1-0-0)  
**Vote Yes:** J. Goytortua, R. Hixson, T. Blas, *F. Nuno*, A. Kashani, S. Dorros, & D. Kirma.  
**Recusal:** None  
**Abstained:** T. Shaw  
**Vote No:** None

**K. Closing remarks –** *Thank you.*

**L. Old Business –** *No old business.*

*The meeting was adjourned at 3:39 pm by Rob Hixson, Chair of the Otay Mesa Planning Group.*