

CARMEL VALLEY COMMUNITY PLANNING BOARD
Meeting Minutes
7 pm, Thursday, July 24, 2025

A. CALL TO ORDER AND ATTENDANCE

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

B. APPROVAL OF MINUTES

Jeffrey Heden motioned to approve the June minutes, seconded by Kevin Jasper and approved 9-0.

C. CONSENT AGENDA

Jeffrey Heden motioned to move Item 1 from the action agenda - Accept Resignation of Allen Kashani and Appoint Adam Fox as Secretary – to the consent agenda. Frank Macauley seconded. Passed 9-0. Debbie Lokanc motioned to accept Allen’s resignation, seconded by Jeffrey Heden and approved 9-0.

D. PUBLIC COMMUNICATION

None.

E. ANNOUNCEMENTS

Officer Briggs provided a report and introduced new Northwest Division Lieutenant Mike Swanson.

F. WRITTEN COMMUNICATIONS

None.

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

No report.

H. MAYOR'S REPORT – Fatima Maciel, Office of Mayor Gloria

No report

I. COUNCIL DISTRICT 1 REPORT – Sandy Mach, Representative LaCava's office, provided a report

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

No report.

K. STATE ASSEMBLY REPORT – Gonzalo Rocha-Vanquez, Office of Assembly Member Darshana Patel

Sarah Shulkin, Office of Assembly Member Assemblymember Tasha Boerner

No report

L. STATE SENATE REPORT – Matt Rubel, Office of State Senator Catherine Blakespear

Matt provided a report.

M. US CONGRESS – Liane Barkhordar, Office of US Congressman Scott Peters

No report.

N. INFORMATION AGENDA:

No agenda

O. Action Agenda

- 1. Potential Termination by the City of San Diego of the Open Space Easement Grant Deed on the Polo Fields**

Several community members spoke in opposition of the potential termination of the open space easement grant deed. None spoke in favor.

Adam Fox motioned that the planning board authorizes the Chairperson to write a letter in strong opposition to the potential termination of the open space easement grant deed, noting that the public comment is unanimously opposed, that the city's proposed action in closed door session violates the public trust and restricts public access to open space as contemplated in the city plan. The planning board requests that the city engage the Carmel Valley Community Planning Board and the community at large before making any decisions on this matter. Greg Hodosevich seconded. Motion passed 9-0.

2. **Infrastructure Priorities:** The City Planning Department is asking planning groups to submit priorities for infrastructure projects and improvements for the City's Capital Improvement Program (CIP). The Board discussed and made recommendations on which projects should be prioritized.

Applicant: Chair, Carmel Valley Community Planning Board

Greg Hodosevich made a motion to add a new dam at Lake Hodges and a garbage processing plant at Miramar to our CIP list. Motioned was not seconded. Motion failed.

Chair Strauss placed three projects into the city's request form:

- Improvements to Carmel Valley Library
- Traffic calming around the Village at Pacific Highlands Ranch
- Traffic calming at the intersection of Pacific Highlands Ranch Parkway and Blue Dawn Trail

Allen Kashani motioned to support the three projects as listed and ask the city for clarification on whether existing CIPs should be added; if so, they will be attached to the new project request. Seconded by Jeffrey Heden. Motion passed 9-0.

3. **Discussion and Potential Action on California SB 79:** Jeffrey Heden motions to authorize the Chair to write a letter stating that the Carmel Valley Planning Board supports the CPC letter opposing SB 79 in its current draft. While recognizing the housing shortage in Southern California, we believe that San Diego is better served by conventional local planning. The group further opposes the 20-year time horizon and determining density based on transit that does not yet exist. Seconded by Greg Hodosevich. Motion passes 8-1.

P. SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS

Jeffrey Heden provided a report via email from the CPC.

Frank Macauley provided a report on the Los Penasquitos Reserve

Q. CHAIR's REPORT

Chair Strauss provided an update on the Firesafe Council. First workshop 8/12 6pm at the PHR Library.

R. OLD / ONGOING BUSINESS

None.

S. ADJOURNMENT

The Board adjourned at approximately 9:45 PM.

T. NEXT MEETING:

Thursday, August 28, 2025, 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.