



Downtown Community Planning Council San Diego

Planning a Vibrant Downtown for All

Downtown Community Planning Council (DCPC) Meeting Agenda

August 20, 2025, 5:30 PM

City Hall 12th Floor Committee Room

202 C Street, San Diego, CA, 92101

[Zoom Link](#)

[Twitter](#) | [Instagram](#)

To share your thoughts and comments with DCPC members, please email chair@downtownplanningsd.org.

I. Call to Order & Roll Call

II. Non-Agenda Public Comment

Public comment will be limited to 1-minute per person if there are many speakers present. Maximum of 8 non-agenda public comment speakers at this time; additional speakers can speak at the end.

III. Community Reports

A. Representatives from Elected Officials and Agencies.

IV. Committee Reports

A. Public Spaces

B. Balboa Park

C. Downtown Parking

D. Design Review - reserved for Mirka Tower action item

V. Action Items

A. Approve July minutes (pg. 2)

B. Mirka Tower (pg. 5)

C. Ballpark District (pg. 6)

VI. Remainder Non-Agenda Public Comments

The remaining non-agenda public commenters (Item III) will speak at this time.

VII. Adjournment

Next meeting on August 20, 2025, 5:30 PM, at City Hall's 12th Floor Committee Room.

July 16, 2025 Meeting Minutes Approval

Gary Hewitt, Vice Chair

Action Item

Approve the meeting minutes for the July 16, 2025 meeting of the Downtown Community Planning Council.

Draft Minutes:

Downtown CPG Meeting Minutes

July 16, 2025 at 5:30 PM

**12th Floor Committee Room, City Hall,
202 C Street, San Diego, CA, 92101**

I. Call to Order & Roll Call

A. Call to Order

1. Meeting called to order at 5:38p

B. Roll Call

1. In attendance (6 of 12): Bargmann, E. Schwarz, J.P. Schwarz, Link, Hewitt, and Werve
2. Damon joined during the Committee Reports
3. Absent: Helmer, Salas, Barr, and Eddy

II. Non-Agenda Public Comment

- A. Mark Stephen: Requested corrections to June minutes (spelling of name with "Ph" instead of "V").

III. Community Reports

A. Representatives from Elected Officials and Agencies

1. Christina Gaffney: Community Representative (Councilmember Whitburn)
 - a) CPPS renewed for FY26, application process now open July 7th to August 7th
 - b) AB1127 bill support - unanimously approved resolution to close loophole allowing semi-automatic pistol conversions into illegal machine guns
 - c) SB569 Homeless encampments on rights of way - currently in Assembly Transportation Committee
 - d) IKE Kiosks being installed in downtown - 7 projects complete, 5 under construction, 9 under permitting review, 10 under due diligence
 - e) Active & Transportation Committee meeting July 17th at 1pm for SANDAG presentation. Balboa Park streetcar - Chair Whitburn seeking support from streetcar advocates
2. Randy Reyes: Community Representative (Mayor Gloria) via email
 - a) Construction updates at A and Ash Streets - Downtown Mobility Project Phase 3A1 with various phases scheduled through early September

- b) IKE installations continuing with 7 projects complete, 2 pending power, 5 under construction
- c) City completed 500 miles of road resurfacing in FY25, most productive year this decade
- d) City allocated \$43.5 million in federal funding for housing programs including CDBG, HOME Investment Partnerships, and Emergency Solutions Grant
- 3. Clayton Fowler: Public Affairs Manager. (Downtown Partnership) via email
 - a) July walkabout scheduled July 25th at Miracle Potion, 690 W B Street
 - b) Clean & Safe received 5,122 service requests in June 2025 with 97% resolution rate
 - c) Clean & Safe 25th anniversary celebration August 9th, 11:00 AM - 2:00 PM at Children's Park

IV. Committee Reports

- A. Public Spaces (Hewitt)
 - 1. Bargmann noted that there was no DPMG meeting since last month and that IKE kiosk installations were funded through parking district money.
- B. Balboa Park (Eddy) via email
 - 1. No meeting in August, all updates will be at next meeting.
 - 2. Natural history museum getting new roof
- C. Bob Link (CPG)
 - 1. CPG voted 14-2 to oppose SB79 after contentious special meeting with limited public participation
- D. Communications (Werve)
 - 1. Website updated - agendas and minutes more accessible, homepage clarified, board members page updated
 - 2. Drafting letter on how CPC operates - optional for individual board members to sign, requesting amendments to rules on CPC authority to speak on behalf of boards

V. Action Items

- A. Approve June Minutes
 - 1. Discussion
 - 2. Motion by Bargman, seconded by Link, to approve minutes with corrections to name of public speaker. Unanimously approved.
- B. Determine Capital Improvement Program Priorities
 - 1. Discussion- extensive discussion about traffic calming needs, particularly at freeway off-ramps. Current Ash Street solution (expanded parking) considered inadequate. Discussion of safety concerns at various intersections including F & 15th Street near East Village Green.
 - 2. Motion by Bargmann, seconded by Werve to prioritize the following CIP priorities. Unanimously approved.
 - a) Ash St Traffic Calming from 9th Ave to 7th Ave
 - b) F & 15th St Traffic Calming
 - c) Downtown Complete Streets- continued support for pending phases

- d) Send letter to City's Mobility Committee expressing support for reworking highway egress into downtown because of safety concerns

C. Appoint New Board Members

1. Ryan Baham- for at large community organization position (San Diego County Bike Coalition nominee). Background in construction project management software consulting, Masters in Public Administration, volunteer with bike coalition and transit advocacy.
2. Danny Avitia- for at large resident positions. Owns consulting firm specializing in leadership consulting and communications for political candidates. Nine year downtown resident focused on community engagement.
3. Motion by Bargmann, seconded by JP Schwarz to approve Ryan Baham to service remaining term of at large community organization positions and Danny Avitia to serve remaining term of at large resident position. Unanimously approved.

VI. Remainder Non-Agenda Public Comments

- A. None

VII. Adjournment

- A. Meeting was adjourned at 7:04p

Mirka Tower

Downtown Community Planning Council

Action Item

The City is considering an application for a Coastal Development Permit for the demolition of existing structures and the construction of a 21-story, 225- foot tall 100% affordable housing development known as Mirka Tower, comprised of 318 dwelling units. The project site is located on the 43,421-square-foot property at 1430 National Avenue at the southeast corner of National Avenue and Commercial Street in the East Village neighborhood.

DCPC will consider providing a review of the proposed project to the City and will, if applicable, determine the content of that review.

[Deign Review Committee Memo](#)
[Project Plans](#) & [Photo Survey](#)

Ballpark District

Downtown Community Planning Council

Background:

The Downtown San Diego Partnership is a nonprofit organization that serves as the managing organization for several special Downtown districts including the Property and Business Improvement District (PBID), which in pertinent part runs the Clean and Safe program. This year, in connection with their 10-year reauthorization, [the Downtown PBID created a subdistrict](#) consisting of Petco, other Padres-owned land in EV South, and surrounding land. The Ballpark District is run, ultimately, by the Padres. The subdistrict retains the PBID revenues from that district, and has hired New City America (the LIA and EVA management company) to, essentially, provide Clean and Safe Services within the Ballpark subdistrict.

There has been concern articulated by individual board members and the community more generally regarding how this is affecting and will affect the services the PBID provides the community within the Ballpark subdistrict, formerly provided by Clean and Safe. ([E.g.](#))

Action Item

DCPC will consider what action to take, if any, in response to these community concerns.