



**Rancho de los Peñasquitos Planning Board
REGULAR MEETING Minutes
Wednesday, March 4, 2026**

Approved: April 1, 2026

District 1	Brian Reschke-C	Present
District 2	Stephen Egbert	Present
District 3	Giovanni Benson	-
District 4	Andrew Kiesling	Present
District 5	Vacant	-
District 6	Jon Becker	Present
District 7	Matthew Megna	-
District 8	Corey Buckner	Present
District 9	Sunanda (Nina) Kishore Cruz	Present
District 10	Tim Dougherty	Present
District 11	Martha Laundroche	Present
BMR 1	Ken Heinz-VC	Present
BMR 2	Cory Shepard	-
CO 1	Vacant	-
CO 2	Arlene Tendick	Present
Rec Council	Steve Leffler	Present
RP Town Council	Jessica Eaton	Present
Renter @ Large	Beth Tennyson	Present
TH 1	Vacant	-
TH 2	Evelyn Heidelberg	Present

7:37 pm – The Call to Order (all times listed are approximate) by Chair Brian R.

7:38 pm – Appoint a Secretary for the Meeting or Term – Andrew K appointed.

7:38 pm – Agenda Modifications – 8:00pm Action Item: Cellular Project has to postpone, noticing of the neighbors was not completed in time.

7:39 pm – Approval of Minutes – February 2026 (motion by Corey B, seconded by Jon B to approve the February 2026 Minutes. Motion passes, vote: 11/0/1 (with Jessica E abstaining due to attendance)

7:40 pm – Public Safety Agencies (Fire Station 40, SD Police Northeastern Substation) - Not Present

7:40 pm – Public Forum - Non-Agenda Items (3 minutes per person and 12 minutes per topic):

- *Lima Saft* – Recently retired from CalTrans and has always been involved with transportation, is serving as the D5 representative for the mobility board, which is a city advisory board to review and provide accessibility and mobility related projects within each of the council districts. While the mid-city community is reviewing their community plans now, and has a lot of attention on



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their requirements, projects within district 5 have been scarce. Is here tonight to connect with planning board members, and see what avenues there are to coordinate information on planning issues related to mobility to take back to the city.

- *Kathleen Lippitt* – Is here tonight to share issues that she brought up to the City Council regarding their Cannabis program, and that equity is not shared proportionately amongst neighborhoods. With 36 licensed establishments in city limits, the communities of Pacific Beach and Ocean Beach have a disproportion number of licensees along with on-premises establishments, requiring higher public safety resources dedicated to those neighborhoods and thus indirectly reducing service levels to the other communities. In the absence of sound policy, she proposes the Council adopt a conditional use permit process for on-premises sale licenses, similar to how they proposed to license the streateries.
- *Arelene Tendick* – Update on the Junipers: Traffic patterns will soon change with the move to phase 2 of the roundabout at Penasquitos Drive and Cuca Street. A notice will be sent out to all those on the Junipers interest list.
- *Brian Reschke* – Youth Basketball championship is this weekend at Black Mountain Middle School.

7:55pm – Public Officials (Community Announcements and Informational Items)

- San Diego City Office of the Mayor Todd Gloria - Lucero Maganda (LMaganda@sandiego.gov) – Not Present
- San Diego City Council, 1st District Joe LaCava - Joaquin Quintero (JQuintero@sandiego.gov) – Not Present
- San Diego City Council, 5th District Marni von Wilpert – Lauren Hirschmann (LHirschmann@sandiego.gov; 619-629-1810)

Update: March is the last month for teachers grants by the district office, and there are still funds available. In the next public safety meeting (Wednesday, March 14, 2026 at 2pm) the Council will hear about a potential e-bike ordinance. The community event at Mostra Coffee in Carmel Mountain Ranch on February 7, 2026, at 9:00am was postponed, new date and time will be announced.

Comments: The RP Town Council is grateful for the Council office's help in repairing the potholes on Black Mountain Road in anticipation of the Fiesta. Ken H appreciates the Council office's help with reviewing potential traffic issues at Canyon View Elementary School, and the surrounding streets – a traffic engineer is assigned and putting together a study now.

- San Diego City Planning Department – Matthew Nasrallah (MNasrallah@sandiego.gov) – Not Present
- San Diego County, District 3 Supervisor Terra Lawson-Remer - Evan Bridgham (Evan.Bridgham@sdcounty.ca.gov) – Not Present
- CA State 76th Assembly District, Member Darshana Patel, PhD – Tracy Nguyen – (Tracy.Nguyen@asm.ca.gov; 858-675-0760) – Not Present



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- CA State Senate District 38, Senator Catherine Blakespear - Aurora Livingston (Aurora.Livingston@sen.ca.gov) – Not Present
- CA State Senate District 40, Senator Brian Jones - Marc Schaefer (Marc.Schaefer@sen.ca.gov) – Not Present
- US Congressman 52nd District, Scott Peters – Priscilla Huang (Priscilla.Huang@mail.house.gov) – Not Present

BUSINESS:

8:00 pm

Action Item – Seat at the Table

- Summary: Should the RPPB submit a formal request to the City Council, Planning Commission, and other relevant City boards and commissions to allow the Community Planning Groups (CPGs) and the Community Planners Committee (CPC) designated presentation time during public meetings without requiring the ceding of public comment time; for issues within their planning districts.
- Discussion: A priority of the CPC, the RPPB would copy a similar letter of support to provide to the City.
- Vote: Motion by Evelyn H to approve writing and sending a letter, seconded by Ken H. Motion passes, vote 13/0/1 (with Arlene T abstaining due to seeming to be a duplicative process)

8:06 pm

Action Item – Election Results

- Voting was held from 4:30 to 7:30 at the YMCA, immediately prior to the meeting. Winners of the district races are as follows, and will be seated at next month's regular meeting:

District	Candidates
2	Stephen Egbert
4	Andrew Kiesling
6	Jon Becker
10	Tim Dougherty
Renter at Large	Beth Tennyson
BMR #2	Evelyn Heidelberg

- Districts / Seats that are currently vacant with no candidates are District 5, Commercial seat #1 and Torrey Highlands seat #1.

8:09 pm

Action Item – Removal of District 7 Representative

- Summary: In violation of Bylaws section 8.3; the district 7 representative has missed four or more meetings in a row.
- Discussion: While not intended to be punitive, there is a community member interested in representing district 7 and could be seated soon. The current district representative is encouraged to reapply for a vacant adjacent district seat.



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- Vote: With no further comments, Motion by Corey B and seconded by Ken H to remove the district 7 representative. Motion passes, vote 14/0/0.

REPORTS:

8:15 pm

Chair Report: Brian Reschke (rppb.chair@gmail.com)

- No Report.

Vice-Chair: Ken Heinz

- No Report.

Secretary: Vacant - Secretary (rppb.secretary@gmail.com)

- No Report.

Standing Committee Reports:

- Land Use (Corey Buckner, Andrew Kiesling, Martha Laundroche, Nina Kishore Cruz, Evelyn Heidelberg)
 - o No Report.
- Wireless Communications Facilities (Tim Dougherty, Matt Megna, Steve Leffler)
 - o Will be reviewing Verizon submission for towers located at Mesa Verde likely next month.

Ad-Hoc Committee Reports:

- Media/Communications/Website (Matt Megna, Brian Reschke)
 - o Andrew K and Brian R to meet/coordinate uploading all final agendas and minutes to the website.
- Extra Ordinary Benefits Subcommittee (Brian Reschke, Matt Megna, Corey Buckner, Steve Leffler, Pam Blackwill)
 - o No Report.

Liaison and Organization Reports:

- Black Mountain Open Space Park (Stephen Egbert, Open)
 - o Matt Bartelt has retired from his normal job and will be putting more time into the San Diego Mountain Biking Association and Black Mountain Open Space Park, including organizing an all-volunteer crew to help with trail maintenance and clean up.
- Community Planners Committee (Jon Becker, Evelyn Heidelberg)
 - o Discussed changes to the land development code and reviewed a presentation from a group of residents advocating for revision and expansion to the residential parking permit program.
- MCAS Miramar CLF (Stephen Egbert, Jon Becker)
 - o Stephen attended the formal change of command ceremony on February 27, it was very impressive.
- RP Fire Safe Council (Stephen Egbert, Giovanni Benson)



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- Will be holding three events in the month of April:
 - First Saturday – Bob Ilko will be presenting on Zone 0.
 - Second Saturday – Looking to have an event with the fire department at the emergency egress at Andorra way, to show residents where the evacuation route is, and how they will address opening it.
 - Third Saturday – Host a clean up, details to be determined.
 - Bob Ilko will also be hosting an informational event March 23, at 6pm in the Scripps Ranch Library.
 - The RPFSC will be undertaking a update to the wildfire protection plan this year, which is recommended to be updated every three years.
- PQ Town Council (Jessica Eaton)
 - The RPTC has begun planning for the Fiesta, date is set for May 9th. Still need to fundraise about \$10,000. The new Town Council website is up for everyone to check out - <https://www.rpcouncil.com/>
- PQ Recreation Council (Steve Leffler)
 - No report, next meeting is on March 26, 2026.
- Los Peñasquitos Canyon Preserve CPC (Nina Kishore, Giovanni Benson)
 - No Report.
- Transportation Agencies (Ken Heinz, Matt Megna)
 - Traffic study for Canyon View Elementary School and surrounding streets by the city underway. Also noted news of the city reviewing speed limits for potential reductions on major arterials; includes Black Mountain Road, Carmel Mountain Road and Camino del Sur in our planning district.

Landscape Maintenance Assessment Districts:

- Park Village (Jon Becker)
 - We are currently working on a few intersections.
- Peñasquitos East (Brian Reschke, Matt Megna)
 - We have lost a few trees, currently working on replacements.
- Torrey Highlands (Brian Reschke, Evelyn Heidelberg)
 - No Report.
- Black Mountain Ranch South (Ken Heinz, Cory Shepard)
 - Discussed issue about getting multiple quotes for work, but continuing the road improvements where planned.

Member Comments –

- Jon B: Was curious if there were any postings on the Rhodes Crossing site. None were seen.



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- Ken H: Noted a fence on the Cambridge School site, if there was feedback on status. Arlene indicated that they are working on their 3rd submittal and will be back to the board in April-ish.
- Tim D: Noticed there was work going on at the new fire house; Brian said they are working to relocate some utilities out of an easement area, but the larger project is not yet ready to proceed.
- Arlene T: Wrote and sent the letter of support regarding the Les Braund trail renaming to the Chair. Brian confirmed receipt and will print, sign and send.
- Evelyn H: Went to the Bob Ilko presentation and noted a separate article quoting an assistant director for the Fire Department made the fears proposed by the presentation as over-blown, and enforcement will not as robust as initially described.

Public Comment

- None

8:43pm ADJOURNMENT – With no further discussion, the Chair adjourned the meeting.

LAND USE COMMITTEE - No Meeting

WIRELESS COMMUNICATIONS FACILITIES COMMITTEE - No Meeting

NEXT MEETINGS:

04/01/2026, 05/06/2026, 06/03/2026, 07/01/2026, 08/05/2026 (Dark?)

SEATS AVAILABLE BASED ON DISTRICT VACANCIES:

District 5, TH 1, Commercial 1.

Records - www.rpplanningboard.com