

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO  
MINUTES OF REGULAR SCHEDULED MEETING OF  
APRIL 16, 2020  
VIRTUAL HEARING**

**CHRONOLOGY OF THE MEETING:**

Vice-Chairperson William Hofman called the meeting to order at 9:08 a.m. Vice-Chairperson William Hofman adjourned the meeting at 11:05 AM.

\*NOTE: Commissioners Whalen, Austin, Granowitz, Otsuji, Boomhower and Moden participated in the meeting by teleconference.

**ATTENDANCE DURING THE MEETING:**

Vice-Chairperson William Hofman – present (in the Chambers)

\*Commissioner James Whalen – present/ (left/offline at 11:01am)

\*Commissioner Douglas Austin – present

\*Commissioner Vicki Granowitz – present

\*Commissioner Dennis Otsuji – present

\*Commissioner Matthew Boomhower – present

\*Commissioner Kelly Moden – present

Staff

\*Corrine Neuffer, City Attorney – present

\*Laura Black, Planning Department – present

PJ FitzGerald, Development Services Department – present (in the Chambers)

\*Tony Khalil, Development Services Department – present

Sheila Santos, Recorder – present (in the Chambers)

\*NOTE: Deputy City Attorney Corrine Neuffer, Planning Deputy Director Laura Black and City Engineer Tony Khalil participated in the meeting by teleconference.

**ANNOUNCEMENTS/PUBLIC COMMENT**

Vice-Chairperson Hofman introduced Kelly Moden as the new member of the Planning Commission. Vice-Chairperson Hofman mentioned her extensive background in both development housing and affordable housing.

Commissioner Kelly Moden spoke, recounting how she grew up in San Diego and how familiar she is with how the City has evolved. She studied architecture at the University of Colorado, Boulder, and, in returning to San Diego, has worked in the area of urban infill development as well as working for the Port. She is extremely knowledgeable in entitlements, CEQA, Affordable Housing, and expressed her passion for community impact through design and development. She looks forward to being part of the Commission.

NOTE: Non-Agenda Public Comments were read into the record by Assistant Deputy Director PJ FitzGerald.

**Public Comment -1:** Received on April 14, 2020 at 1:19 p.m.

Peggy Walker commented on cannabis and vaping use during the COVID pandemic.

**Public Comment -2:** Received on April 14, 2020 at 5:38 p.m.

Kathleen Lippitt commented on cannabis and vaping use during the COVID pandemic.

**REQUESTS FOR ITEMS TO BE CONTINUED AND/OR WITHDRAWN**

None.

**CONSENT AGENDA**

MOTION BY COMMISSIONER AUSTIN TO MOVE ITEM-2 MUNICIPAL WATERWAYS MAINTENANCE PLAN – PROJECT NO. 616992 TO THE CONSENT AGENDA. Seconded by Commissioner Hofman. The motion passed by a vote of 7-0 with Commissioners Moden, Hofman, Austin, Granowitz, Boomhower, Otsuji, and Whalen voting yea.

**APPROVAL OF THE AGENDA**

Item # 2 - MUNICIPAL WATERWAYS MAINTENANCE PLAN – PROJECT NO. 616992 was pulled from the Discussion Item and approved under the Consent Agenda.

**DIRECTOR'S REPORT**

PJ FitzGerald, Assistant Deputy Director of the Development Services Department, thanked the Commissioners for attending the first Virtual Planning Commission Meeting. She also commented on the status of Development Services with respect to COVID-19.

Laura Black, Deputy Director of the Planning Department, commented that the Planning staff are 100% working remotely and continue to support all private development projects being reviewed. The Planning Department has been successful in holding virtual meetings regarding plan updates. She also welcomed Planning Commissioner Kelly Moden.

**COMMISSION COMMENT**

Commissioner Austin asked how to contact City staff. Per PJ FitzGerald, DSD is fully operational and commissioners can contact staff by phone and can refer to the DSD Webpage for further information.

Commissioner Boomhower asked that, if virtual meetings will be continued, that the technology be updated.

**DISCUSSION ITEMS****ITEM-1: 4<sup>TH</sup> AVENUE APARTMENTS – PROJECT NO. 588751**

City Council District: 3                      Plan Area: Uptown

Staff: Firouzeh Tirandazi

Note: Public Comments were read into the record by Assistant Deputy Director PJ FitzGerald.

In opposition to the project submitted by Tony Tafreshi.

In favor of the project submitted by Tina Villa, Eric Comer, Rudy Medina, Heather Riley and Jim Bartell.

Note: Comments in favor of the project submitted after 5 p.m. by David Lessnick Jay Becker Timothy Penkala and Jacob Schwartz.

**COMMISSION ACTION:**

MOTION BY COMMISSIONER AUSTIN APPROVING THE STAFF'S RECOMMENDATIONS TO APPROVE SITE DEVELOPMENT PERMIT NO. 2243451. Seconded by Commissioner Whalen. The motion passed by a vote of 7-0 with Commissioners Austin, Boomhower, Granowitz, Moden, Otsuji, Whalen, and Hofman voting yea.

ITEM-2: **MUNICIPAL WATERWAYS MAINTENANCE PLAN - PROJECT NO. 616992**

City Council District: All                      Plan Area: Citywide

Staff: Catherine Rom

Public Comments in favor of the project were submitted by Clarissa Falcon, Ebin Lanfried, Kevin Simonsen and Melanie Cohn.

No public comments in opposition to the project were submitted.

**COMMISSION ACTION:**

CONSENT MOTION BY COMMISSIONER AUSTIN APPROVING THE STAFF'S RECOMMENDATIONS TO APPROVE THE CITY COUNCIL CERTIFICATION OF EIR NO. 616992/SCH NO. 2017071022, AND ADOPTION OF THE MITIGATION, MONITORING AND REPORTING PROGRAM; THE CITY COUNCIL APPROVAL OF THE COASTAL DEVELOPMENT PERMIT NO. 2392208 AND SITE DEVELOPMENT PERMIT NO. 23922101; AND THE CITY COUNCIL APPROVAL OF AN ORDINANCE FOR IMPLEMENTATION OF THE MWMP. Seconded by Commissioner Whalen. The motion passed by a vote of 7-0 with Commissioners Moden, Hofman, Austin, Granowitz, Boomhower, Otsuji, and Whalen voting yea.

Note: This item was pulled from the Discussion Items and moved to the Consent Agenda.

ITEM-3: **MOVABLE TINY HOUSES**

City Council District: All                      Plan Area: Citywide

Staff: Barrett Tetlow

Note: Public Comments were read into the record by Assistant Deputy Director PJ FitzGerald:

In opposition to the project submitted by David Little, Kathleen Neil, Helen Boyden, James Fitzgerald, Suzanne Weissman, Lawrence Davidson, Philip Merten and Michael Collins.

In favor of the project submitted by Dan R. Fitzpatrick, Matt J. Adams, Belinda Appleyard, Howard Blackson, Joseph F. Kennedy, Genny Crane, and Ellen Stone.

**COMMISSION ACTION:**

MOTION BY COMMISSIONER OTSUJI APPROVING THE STAFF'S RECOMMENDATIONS TO APPROVE THE AMENDMENTS AS PROPOSED TO THE CITY COUNCIL. Seconded by Commissioner Boomhower. The motion passed by a vote of 6-0-1 with Commissioners Austin, Boomhower, Granowitz, Moden, Otsuji, and Hofman voting yea and with Commissioner Whalen absent (Note: left at 11:01 a.m./not present for the vote).