

Normal Heights Community Planning Group

Normal Heights Community Center at 4649 Hawley Blvd. SD. CA 92116

Tuesday, August 3, 2010 6:00 p.m.

Normal Heights Community Project Review Committee

Normally at 5:30 p.m. preceding the Planning Group meeting

(No meeting scheduled since no projects are ready for review.)

A G E N D A

Welcome & Introductions - though not required, please sign-in on our attendance sheet

Non-Agenda Public Comment – for non-agenda items only, 3 minute limit per speaker

Approval of Previous Meeting Minutes – reviewing June 2010 draft minutes

Requests for modifications to the agenda -

Reports from Government Representatives or other NH groups may be heard

76th Assembly District Office, Lori Saldaña -- Lindsey Masukawa, (619)645-3090

4th District County Supervisor Ron Roberts – Lauren Prescott, (619)531-5544

3rd City Council District Councilmember Todd Gloria – Dion Akers, (619)236-6633

City Planning and Community Investment Dept. – Michael Prinz, (619)533-5931

San Diego Police Dept. Community Relations – Officer Dean Thomas, (619)516-3009

Updates from other Normal Heights or Mid City organizations

Adams Ave. Business Association – Jim Schneider, Director. To subscribe to the email newsletter of the AABA contact Jim Schneider <aaba.jim@sbcglobal.net>

Adams Ave. Recreation Council – Ted Ewing, (619)235-1149

Friends of Normal Heights Canyons – Kevin Johnston

City Heights PAC – Larry Hofreiter

Safe Neighborhoods, Citizen's Patrol - Oscar Padilla

Information Items

1. Dino Serafini will be resigning. We should find a replacement member and a new Recording Secretary. Thank you Dino for your service to the Normal Heights Community.
2. Notices of Applications received for potential future action:
 - a. Kenmore Terrace Street Vacation, Project 196254 – public right of way vacation to vacate a portion of Kenmore Terrace at 4879 Kenmore Terrace
3. Notices of Future Decisions received or pending further information:
 - a. Arco 6083 El Cajon, pending landscaping plans
7. Reminder and opportunity: The City Planning & Community Investment (CPCI) Department has the Community Orientation Workshop (COW) Training online at the following link: <http://www.sandiego.gov/planning/community/ecow/index.shtml> . Attendance by all elected planning group members at a COW session satisfies the requirement for planning group members to complete an orientation training session or Electronic COW (E-COW) within 12 months of being elected or appointed to a planning group.

Discussion and potential Action Items – taken in a sequence to be decided during the meeting

1. Project Review: none pending.
2. School fence issue:

The principal of Adams Elementary, Derek Murchison (dmurchison@sandi.net) and the Area 9 Superintendent, Tony Burks are planning to install a new fence around the park. The Park & Rec. Area Manager, Gordon Bordson and the Chairperson, Ted Ewing, will attend to provide more information.

The area to be impacted is the north side facing School & Mansfield streets. The original idea was to put a 10' fence where a 4' fence currently exists. The reason for the interest in changing the fence is a change in staff at the school. For the past several years there has been a security officer at the school. One of his functions was to keep people out of the park during school hours. For budget reasons, the officer has been moved to another school and the district will spend \$20,000 for a new fence. The Planning Group was instrumental in the design of the park and desired public access to the park space. The signage regarding hours of use is small and no times are posted.

3. Update on concerns regarding electrical utility undergrounding; will the schedule be changed to delay Kensington installations until after Normal Heights, what mitigations may be available to reduce the impacts from installations of above ground utility boxes, and should Normal Heights collaborate with other impacted communities to request mitigations?
4. Update on issues concerning commercial trucks using 36th street; pavement damage and noise. The Associate Traffic Engineers for the area, Monica Firsht reported to Kevin Johnston the following. A study, TR 312104 was closed out in January 2010. It was to investigate the installation of truck prohibition signs on 36th Street between Adams Avenue and Meade Avenue. There are existing truck prohibition signs posted between Adams Avenue and E. Mountain View Drive. The first step in the evaluation was to conduct a field investigation to get a feel for the area and to note existing field conditions. The next step is to order a vehicle classification study. This is a 24 hour study that gives us a breakdown of the different types of vehicles that travel this roadway. In this case, the study told us that there were 1140 vehicles that traveled this segment of 36th Street in both directions. It also told us that there were 2 big trucks (over 5 tons) traveling southbound and 2 traveling northbound. Because this is relatively low volume street and due to the low number of big trucks on this segment we do not recommend the installation of truck prohibition signs at this time.
5. Update on pending question: Shall the NHCPG recommend that the City of San Diego initiate changes to the Land Development Code needed to restore the moratorium on multi-family housing that does not offer play space on site?

In 2000 the City adopted a Land Development Code (Municipal Code Chapters 10-15) to replace older land use regulations. Part of the code, §151.0253(a)(1), put a moratorium on multi-family development in an effort to prevent further overcrowding in facility-deficient areas and to induce the development of parks and other open space amenities. The Code section required three acres of new play space to be added in the whole of Mid-City before the moratorium could be lifted, but it allowed joint-use play space at schools to count toward the three-acre requirement. Adoption of agreements with the school district led to the waiver of the original moratorium.

Development continues in Mid City which continues to suffer a facilities deficit. The same can likely be said for other parts of the City. The City Heights Area Planning Committee discussed the matter at its July 2009 meeting. It concluded that the moratorium on building multi-family housing without play space was important enough to re-instate. The moratorium would apply to multi-family housing that

does not offer 750 SqFt of play space on site for each unit of housing. A moratorium should continue in each community (not community plan area) until at least three acres of dedicated, usable park space is added in that community after the adoption date of an ordinance to restore the moratorium. This can be initiated by the City Council.

Committee Reports (All subcommittee meetings scheduled are open to the public)

1. Historical Housing Designations – (Nancy Wolfing)
2. Project Review – (Kevin Johnston, Larry Hofreiter, Art Harrison, Mark Rowland)
3. Community Dinner organization – (inactive committee)
4. Community Needs Wish List & Prioritization Listing & CIP Plan – (Art Harrison)
5. Transportation -- (Jim Baross) SANDAG recommending target greenhouse gas emission reductions plan to respond to State Air Pollution Control District recommendations.
6. Bylaws -- (Susan Redelings)
7. Canyons -- (Kevin Johnston)
8. Normal Heights Library – (inactive committee)
9. Community Planners Committee – (Jim Baross)
10. NH Website revitalization – (Nancy Wolfing, Allan Acevedo)
11. Housing Moratorium Issue – (Aaron Allen)

New Business/Agenda Items for the next meeting September 7, 2010.

Agenda order is approximate. Items may be heard before, on, or after listed order. This information is available in alternative formats. To request an alternative format (sign language, oral interpreter or an Assistive Listening Device) for the meeting call 619-533-3650 at least five (5) working days prior to the meeting. If you have questions concerning the NHCPG please express them at the meeting or contact the NHCPG Chair Jim Baross at 619-280-6908 or jimbaross@cox.net, or City of San Diego Community Planner Michael Prinz, at 619-533-5931.