

OTAY MESA PLANNING GROUP

Established by the
City of San Diego
February 21, 1990
Resolution #90-018

October 8, 2014

Theresa Millette
City of San Diego
202 "C" Street, 4th Floor
San Diego, CA. 92101-3864

RE: Corrections to the Community Plan Update

Dear Theresa:

Thanks for all your hard work on the Community Plan Update it is nice to have it finished. I have been contacted by a number of owners asking for some corrections to their properties, here are the improvements I hope we can correct. The Otay Mesa Planning Group has formed a subcommittee to suggest corrections to the update. Here are our comments after our first meeting.

Change the IP zone to a LP zone, one of the key industries and uses in Otay Mesa is Warehousing and Wholesale Distribution supporting the Maquilladoras in Mexico, which is prohibited in the IP zone. We have a number of owners who wish to have a zone allowing those uses. No one yet has wanted to keep the IP zone. The IP zone was originally proposed to buffer future residential, we believe the IL-1-2 zone that does not allow Truck Parking would be better along the east side of Cactus Road to buffer the west side residential. This IL-1-2 would be fine, everywhere else, except over near Heritage south of the 905 where some Truck Parking is currently.

Church and places of Religious Assembly should be allowed in the Industrial zone. This uses work well together because of the need for parking on Saturdays or Sundays, when many industrial uses are not operating. I don't recall working on Prime Industrial zoning for our update, it would make sense not to have Church uses in the Heavy Industrial zone or the IBT zone, but it should be allowed in the LP zone.

Re: Parcels
646-111-4600,
646-111-4700

Planning Group
meetings are held on
the 3rd Wednesday
of every month at
OTAY MESA-NESTOR
BRANCH LIBRARY
3003 Coronado Ave.
San Diego, CA 92154
(619) 424.0474

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ATTACHMENT 6

Re: Parcels

646-111-1700

Real Estate offices should be allowed in the LP zone. Maybe we have just misread the zoning and these real estate offices are part of Mobile Home parks, which should not be in the industrial zone?

Allow Junk yards in the Heavy Industrial zone, I thought that's why we made the Heavy Industrial zone. It is allowed but with a CUP.

The Northwest corner of Brownfield Airport, where there is Auto Dismantling now, should have a Heavy Industrial zone, not LP.

Change the zone on the institutional zone on Airway Road south of the College back to LP. It is not owned by the College.

645-090-3100

Correct the two zoned parcel 645-090-31 to one zone

645-040-4100

Zone the Catholic Church site, west Otay Mesa Road to CC

Those are the key issues, please let me know if you have any questions.

Sincerely,

OTAY MESA PLANNING GROUP



Rob Hixson, Chair

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