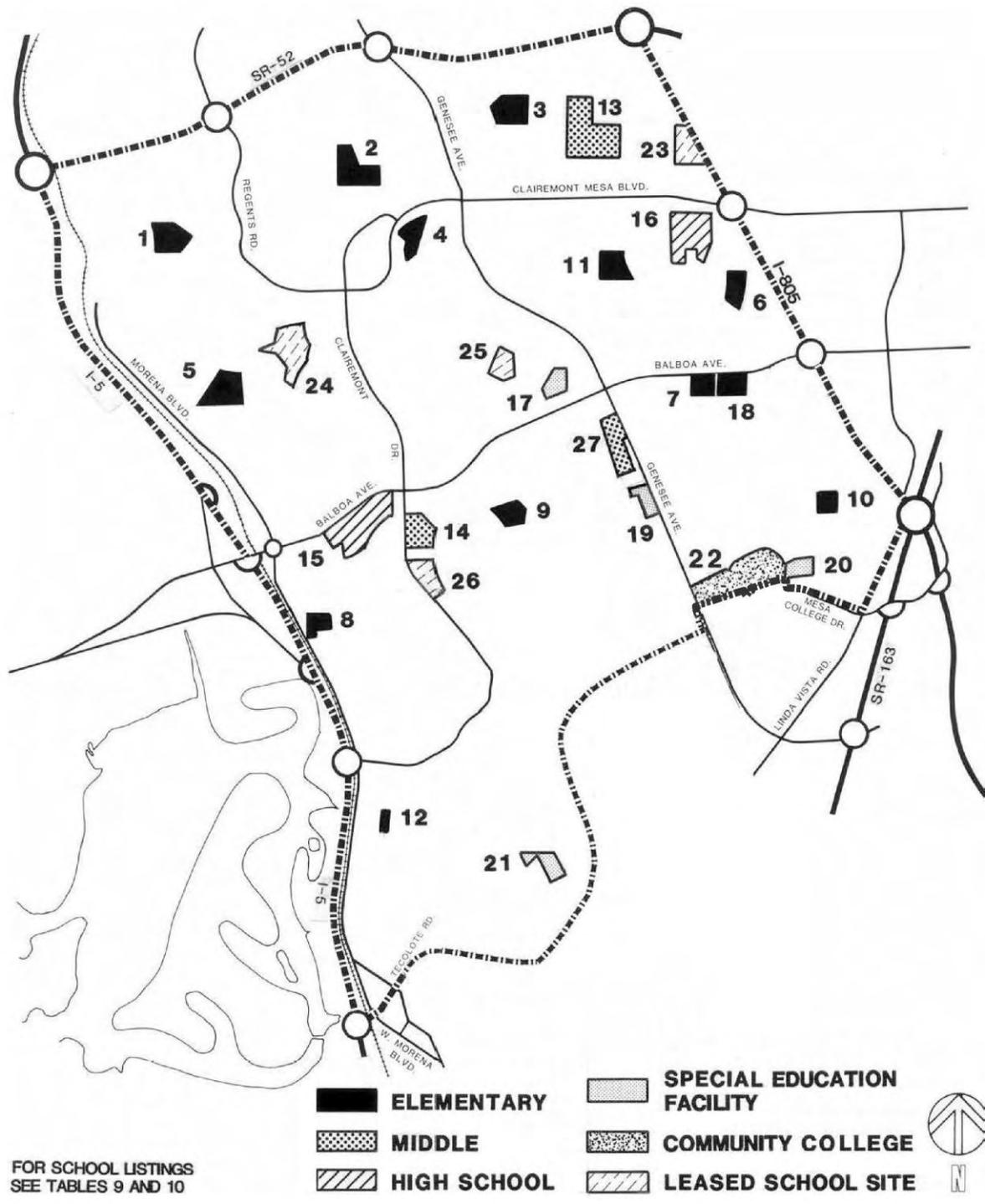

COMMUNITY FACILITIES

Community facilities in Clairemont Mesa consist of educational services, police and fire protection, health care and public facilities.

OBJECTIVES FOR COMMUNITY FACILITIES

1. Provide educational services, police and fire protection and public utilities in accordance with City standards.
2. Provide a full range of health care facilities within the community.
3. Maintain water and sewer facilities to adequately serve the community.



Educational Facilities
 Clairemont Mesa Community Plan

EDUCATIONAL SERVICES

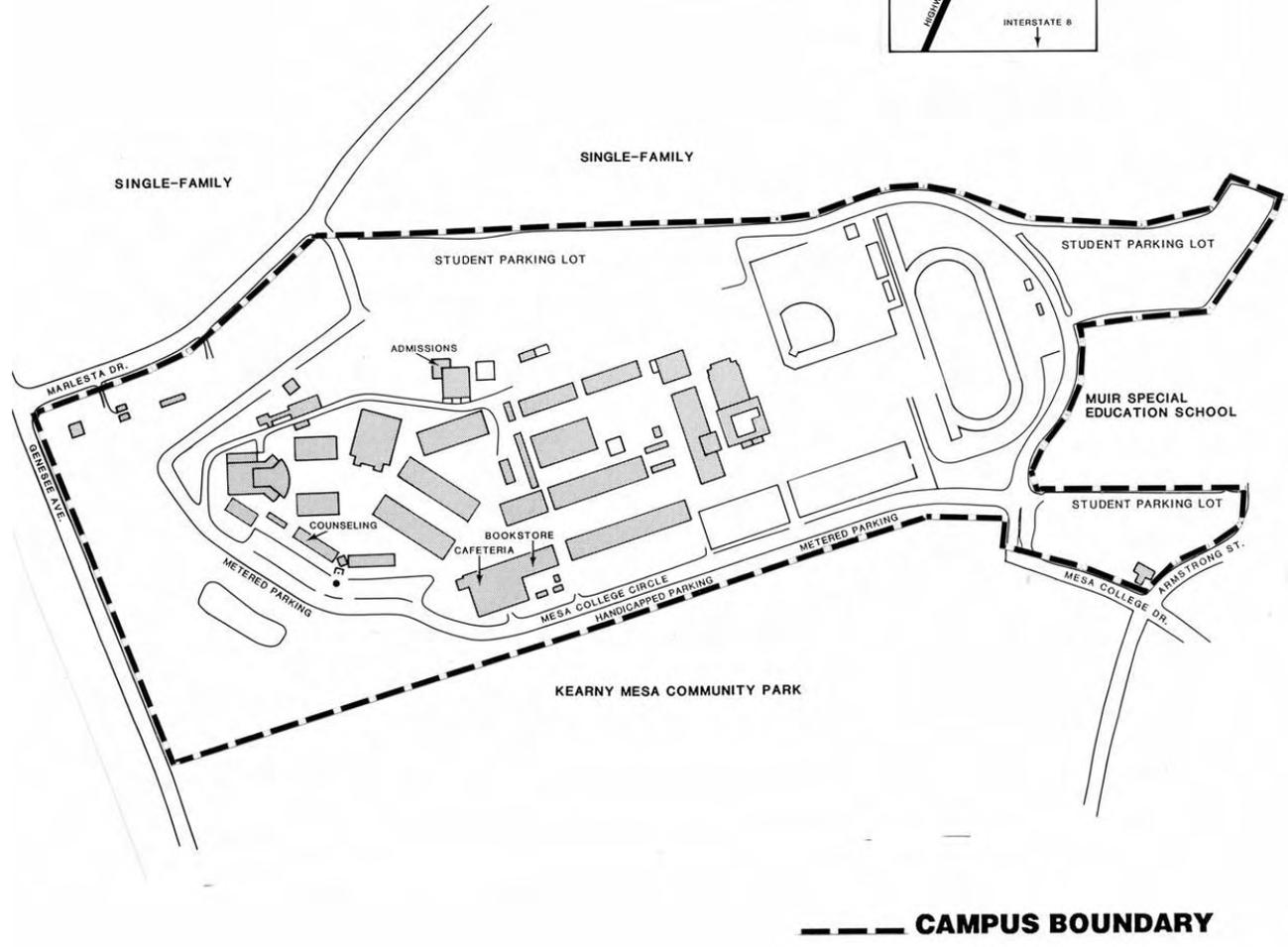
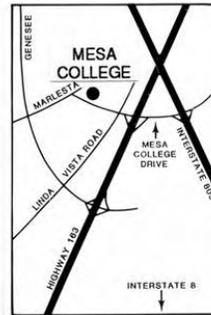
EXISTING CONDITIONS

Public educational facilities in Clairemont Mesa consist of twelve elementary schools, two middle schools, two senior high schools and a community college (**Figure 36**). Five schools with specialized educational programs are also located in Clairemont Mesa.

The “operating capacity” of a school is the number of students that a school can serve when each regular classroom is assigned a capacity of 30 students, and each classroom used for special educational purposes is assigned 15 students or less, based upon its use. In Clairemont Mesa, schools that have exceeded operating capacities but are able to accommodate existing enrollment include Alcott and Holms Elementary Schools (**Table 9**). By the year 2000, projected school enrollments for elementary schools will increase and perhaps exceed current operating capacities. According to the Long Range Facilities Master Plan, there will be insufficient school facilities in terms of program requirements, enrollment capacity and space utilization. In Clairemont Mesa, strategies that will be considered by the school district to accommodate the expected increase in enrollment include double session kindergarten, portable classrooms and the reopening of MacDowell Elementary School or Anderson Elementary School.

Mesa Community College consists of 105 acres with 77 useable acres (**Figure 37**) It had a student enrollment of 19,770 people in 1987. During the morning and evening hours, there is congestion at the main entrance to the college on Mesa College Drive and along Marlesta Drive. The Mesa College Master Plan proposes Marlesta Drive to serve as the main entrance to the college, rather than Mesa College Drive. This would require the relocation of administration functions on campus, and Mesa College Drive would then serve as a secondary entrance to the college with direct access to the eastern parking lots. Parking is not a problem on campus. However, students choose to park off-campus leaving campus parking lots underutilized and creating a lack of on-street parking in residential neighborhoods. Residents have an option to petition for a residential parking district or a two-hour parking limit for their neighborhood in order to reduce the number of parked cars or length of stay. The parking permit would be administered by the City and financed by the property-owners or residents living in the neighborhood.

On March 24, 1987, the City Council adopted the Institutional Overlay Zone to preserve and enhance areas for institutional land uses until it is determined that the appropriate long-term use of the site is not institutional in nature. The overlay zone may be applied to publicly owned land, such as public school sites, libraries and police and fire stations, and assures community participation in decisions on future use of these facilities.



----- CAMPUS BOUNDARY



Source: San Diego Community College District

**TABLE 9
SCHOOL FACILITIES**

Location*	School	Net Usable Acres	Current Operating Capacity	Actual Enrollment 1988
Elementary				
1	Alcott	9.7	460	525
2	Whitman	9.0	410	367
3	Hawthorne	10.1	478	468
4	Field	8.2	358	345
5	Cadman	8.2	360	331
6	LaFayette	12.4	576	573
7	Lindbergh	10.0	810	764
8	Toler	6.2	342	326
9	Holmes	9.1	470	472
10	Ross	9.9	546	523
11	Sequoia	11.3	420	415
12	Bay Park	4.5	468	459
Middle School				
13	Kroc	24.0	1,289	906
14	Marston	12.4	1,158	860
Junior High				
	Montgomery**	20.0	1,277	808
Senior High				
15	Clairemont	36.3	1,459	1,121
16	Madison	47.4	2,161	1,776
	Kearny**	32.8	1,392	1,164
Special Education				
17	Wiggen***	9.8	168	122
18	Schweitzer***	7.1	246	127
19	Riley***	8.2	143	136
20	Muir Alternative***	7.7	455	369
21	Longfellow Magnet***	5.4	480	436
College				
22	Mesa College	77.0	---	19,770

* For location of schools, see **Figure 36**

** Serves residents of Clairemont Mesa but outside the planning area.

*** Located in Clairemont Mesa but serves entire school district.

RECOMMENDATIONS FOR SCHOOLS

1. Zoning and Alternative Uses

All school sites, including schools that have been leased to private institutions in Clairemont Mesa, should be designated for institutional uses in accordance with the Institutional Overlay Zone (**Figure 38**). Surplus school sites should be used for administration, private schools and community purposes. If it is determined that such uses or other public uses are not needed, alternative development should be compatible with the surrounding neighborhood.

- a. Schools which should be rezoned from R-3000 to R1-5000 and the Institutional Overlay Zone to ensure that alternative development is compatible with the surrounding single-family neighborhood include: Alcott, Whitman, Hawthorne, Cadman, Ross, Stevenson, and Bay Park Elementary Schools and Longfellow Special Education Facility (**Figure 38**).
- b. If Lindbergh Elementary School and Schweitzer Special Education School are developed in the future, the R-1500 Zone would be an appropriate density for these sites because both school sites are located on Balboa Avenue which has a medium residential density along the transportation corridor and are in close proximity to commercial services.

2. Master Plan

The San Diego Unified School District's Long Range Facilities Master Plan should be the prevailing document to guide the district in meeting the facility needs of the community.

**TABLE 10
USES OF CLOSED SCHOOL FACILITIES**

Location*	School	Net Usable Acres	Current Use During 1986
Elementary			
23	McDowell	10.0	Leased to Association for Retarded Citizens
24	Stevenson	11.0	Administrative Offices
25	Anderson	9.4	Leased to Children's Performing Arts Academy
26	Whittier	9.2	Special Education Offices
Junior High			
27	Hale	18.2	Leased to Horizon Christian Fellowship

* For location of schools, see **Figure 36**

3. School Site Improvements

Improvements to school sites should include exterior painting, landscaping and turfing of community-use fields in order to enhance the surrounding neighborhood and provide a better community image. A joint-use agreement between the school district and the City of San Diego should be developed to turf decomposed granite playground areas of a school site and maintain the turf areas as a means to provide community-use fields.

- a. Crosswalks adjacent to schools should be clearly identified in order to provide a safe means of pedestrian circulation.
- b. Portables should only be considered to accommodate a change in student enrollment at public schools. The location of portables should be integrated with the existing facility, and landscaping should be provided.

4. Curriculum

Adult education and continuation classes should be sponsored after school hours to provide educational opportunities for all economic segments of the community.

5. Mesa Community College

The Mesa College Master Plan should incorporate the following recommendations:

- a. Parking lots should be enhanced with landscaping in accordance with the citywide Landscaping Ordinance.
- b. As student enrollment increases, the Mesa College Master Plan should consider the development of parking structures in order to alleviate future on-street parking problems in adjacent neighborhoods (see **Transportation Element**).
- c. Secure bicycle storage facilities (such as bicycle lockers and racks) should be provided to encourage bicycling instead of driving to campus.
- d. Alternative forms of transportation to the single occupant motor vehicle, such as bicycling, carpooling and transit, should be promoted by Mesa College in order to reduce the student demand for off-campus parking simultaneously with posting limited parking restrictions on streets in the adjacent neighborhoods.

LIBRARIES

EXISTING CONDITIONS

The three City branch libraries in Clairemont Mesa include: the Balboa Branch located on Mt. Abernathy Avenue; the Clairemont Branch located on Burgener Boulevard; and, the North Clairemont Branch located on Clairemont Drive. The Balboa Branch offers 33,400 books to the public, while the Clairemont and North Clairemont Branches offer 28,900 and 24,700 books, respectively. The average size of the branch libraries is 4,702 square feet.

According to City standards, branch libraries are intended to serve about 30,000 residents and should have a maximum service area of a radius of two miles. In addition to the above standards, branch libraries should have an eventual capacity of 4.4 volumes per square foot of floor area. All three branch libraries currently meet these standards. The need to expand a library, as with the Balboa Branch, is based on an increase in the circulation of books from the community.

RECOMMENDATIONS FOR LIBRARIES

1. Zoning

The branch libraries on Mt. Abernathy Avenue, Burgener Boulevard and Clairemont Drive in Clairemont Mesa should be designated for institutional uses in accordance with the Institutional Overlay Zone (**Figure 38**).

2. Balboa Branch Library

The existing 5,092-square-foot branch library should expand its facilities by utilizing a small portion of City-owned vacant land, which is located adjacent to the parking lot. The expansion should include an additional 5,000 square feet for book shelves, reading rooms, additional parking space and the development of an outdoor reading area. The park could be designed as an outdoor reading area that should include amenities such as benches, patio furniture or a fountain.

- a. The entranceway to the library, which has a wide pedestrian walkway, should be enhanced with landscaping.
- b. Bicycle racks should be located in a visible location to the passerby and convenient to the library entrance, without creating a hazard to pedestrians.

3. North Clairemont Mesa Branch Library

The North Clairemont Mesa Branch Library should provide amenities such as a meeting room and bicycle racks that are conveniently located near the library entrance (without creating a hazard to pedestrians) in order to improve service to the community.

4. Clairemont Branch Library

The existing 4,437-square-foot branch library should be replaced with a 10,000-square-foot facility on the current site. The library expansion should include an outdoor reading area/sculpture garden at the rear and side yard of the building in order to improve service to the community.

POLICE AND FIRE PROTECTION

EXISTING CONDITIONS

Police protection in Clairemont Mesa is provided by the Northern Area and Western Area stations of the San Diego Police Department located in the Linda Vista and University communities. The average response time for priority calls for Clairemont Mesa in February 1988 was 8.8, compared to the citywide average of 8.6 minutes. Crime rates in Clairemont Mesa, like most of San Diego, have increased over the past few years. Residential burglaries have become more frequent which has stimulated the establishment of 685 community alert groups in Clairemont Mesa. The police department considers these programs to be the most effective means of reducing crime in any given area.

There are five fire stations that serve Clairemont Mesa. Three stations are located in the community, while two stations are located outside the planning area in the Linda Vista and Serra Mesa communities. The City of San Diego's standard for average fire engine response time is six minutes or less, from dispatch to destination. The average response time for fire stations that serve Clairemont Mesa is less than the six-minute standard, averaging 4.9 minutes.

Fire hazards are primarily concentrated within and around the community's undeveloped hillsides and canyons. These areas include portions of Tecolote Canyon and San Clemente Canyon both of which are considered by the San Diego Fire Department as priority one areas. Priority one areas consist of steep, northeast facing slopes with vegetation.

There have been 17 brush fires in Tecolote Canyon from 1976 to 1986, while San Clemente Canyon had three brush fires. Fires in these canyons are difficult to control because of dense native, drought-resistant vegetation, steep slopes, and wind patterns that create changes in temperature. The fire department has required residents adjacent to these canyons to clear brush from their property to prevent property damage and potential loss of life from brush fires.

RECOMMENDATIONS FOR POLICE PROTECTION

1. Community Participation

Community alert groups and Neighborhood Watch Programs should maintain a close relationship with police officers to keep informed of current crime problems in the neighborhoods.

2. Design of New Development

Both public and private improvements should be designed to reduce the opportunities for crime to occur. The physical design of a development project should incorporate features such as lighting and transparent fencing when appropriate in order to deter criminal activities.

RECOMMENDATIONS FOR FIRE PROTECTION

1. Zoning

The three fire stations located on Chicago Street, Clairemont Drive and Chateau Drive in Clairemont Mesa, should be designated for institutional uses in accordance with the Institutional Overlay Zone (**Figure 38**).

2. Fire Prevention

Fire hazards should be reduced to the extent feasible. The following fire prevention methods when used in conjunction with one another (no single method alone will reduce the chance of property damage from fire) should be employed:

- a. Property owners along the canyon rims should improve the landscaped areas that border their property and the open space canyon area to reduce the potential for spread of brush fires. Examples of landscaping improvements include: thinning out existing woody or dry vegetation; removal of branches near structures; removal of highly flammable plants; and installing irrigation systems at the top of the slope to establish a fire retardant buffer. Residents should landscape their property adjacent to the canyon with non-invasive and compatible plant species in order to prevent the modification of biological resources in the canyon areas.
- b. Construction materials, such as fire retardant roofing materials and stucco siding should be incorporated into project design. Site design features such as nonflammable walls and swimming pools should be considered as barriers when topography allows.

PUBLIC UTILITIES

EXISTING CONDITIONS

Public utilities include water and sewer lines and electrical transmission lines. Water mains and sewer lines are considered generally adequate throughout the community. In the developed portions of the community, the system has been fully operational for several years. In those portions of the community that still have vacant developable land, such as along Clairemont Mesa Boulevard, Genesee Avenue and Balboa Avenue, sewer and water is available for new development.

The maintenance and replacement of water mains and sewer lines have been occasionally needed because of the age of the utilities in the developed portions of the community. The City of San Diego has a sewer and water main replacement program that is funded on an annual basis. According to the City's 1988 fiscal year budget, six million dollars have been budgeted for sewer main replacements with an annual increase of five percent thereafter; and 6.3 million dollars has been budgeted for water main replacements with an annual increase of five percent thereafter. Monies allocated for this program have been spent in priority areas based on: frequency of sewer and water main breakage; adequate capacity to meet the demand according to zoning and the Community Plan; and, sufficient water pressure for fire fighting.

A major electrical transmission line traverses Clairemont Mesa. The corridor is several hundred feet wide and runs north to south. SDG&E does not permit development within the transmission line corridor. However, they have allowed uses such as parking lots for adjacent commercial development, nurseries and additional open space in Clairemont Mesa. A major utility service center is located in Rose Canyon just north of Balboa Avenue.

Overhead utility wires in the older portions of Clairemont Mesa visually detract from the neighborhood character. The City of San Diego and SDG&E have a joint program to remove overhead utility wires and place them underground. Undergrounding improvements have already been scheduled for the Morena Revitalization Area in the Linda Vista community, extending northward into Clairemont Mesa at the intersection of Morena Boulevard and West Morena Boulevard.

RECOMMENDATIONS FOR PUBLIC UTILITIES

1. Undergrounding of Utility Lines

All utility wires and transmission lines in Clairemont Mesa should be placed underground where technically and economically feasible. Priority areas for the undergrounding of overhead utility wires should include the community's major transportation corridors in order to visually improve the community character. These areas include:

- a. West Morena Boulevard from Tecolote Road to Morena Boulevard
- b. Morena Boulevard from West Morena Boulevard to Balboa Avenue
- c. Balboa Avenue from Morena Boulevard to Genesee Avenue
- d. Clairemont Drive from Morena Boulevard to Balboa Avenue.

2. Screening

Transmission lines and other utility fixtures that are not underground should be screened from the public right-of-way by landscaping the surrounding area whenever possible.

3. Electrical Transmission Corridor

Uses within the transmission corridor should be integrated into the project design and be in accordance with the citywide Landscaping Ordinance. Examples of uses include nurseries, parking lots, parking storage for motor homes and recreational vehicles and passive open space.
