

Community Planners Committee

City Planning & Community Investment • City of San Diego
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CPC MINUTES FOR THE MEETING OF MARCH 24, 2009

MEMBERS PRESENT:

Manjeet Ranu, Carmel Valley	Landry Watson, Ocean Beach
Jim Varnadore, City Heights	Jeanne Ferrell, Old Town
Doug Case, College Area	Mel Ingalls, Otay Mesa
Laura Riebau, Eastern Area	Daniel Wagner, Otay Mesa-Nestor
Chris Blatt, Greater Golden Hill	Marcie Beckett, Pacific Beach
Tom Hebrank, Kensington/Talmadge	Cal Jones, Peninsula
Joe LaCava, La Jolla	Ellen Willis, Rancho Bernardo
Ron Tomcek, Linda Vista	Craig Balben, Sabre Springs
Jeff Stevens, Mira Mesa	Guy Preuss, Skyline/Paradise Hills
Tracy Reed, Miramar Ranch North	Reynaldo Pisano, Southeastern San Diego
Jim Baross, Normal Heights	Donovan Geiger, Tierrasanta
William Kenton, North Bay	Dash Meeks, Torrey Hills
Rob Steppke, North Park	Leo Wilson, Uptown

VOTING ELIGIBILITY/RECUSALS: None

NON ELIGIBLE REPRESENTATIVE PRESENT: None

Guests: Eli Sanchez, Felix Tinkov, Lee Campbell, Lisa Wolf, Mignon Scherer, John Ziebaith

City Staff: Mary Wright, Nicholas O'Donnell, Cathy Winterrowd, Amanda Lee, Dan Joyce, Sara Lyons, Tait Galloway, Bill Anderson, Nancy Bragado, Linda Pratt

NOTE: *The sign-in sheets provided at the entrance to the meeting are used to list CPC Representatives, guest speakers, and staff present at the meeting.*

1. **CALL TO ORDER:** Chair Leo Wilson called the meeting to order at 7:00 p.m. and proceeded with roll call.

2. **NON-AGENDA PUBLIC COMMENT:**

Lisa Wolf, San Diego Housing Commission, requested comments on the San Diego Affordable Housing Fund Annual Plan. The Affordable Housing Fund is local revenue that supports programs for low to moderate income households.

Guy Preuss, Skyline/Paradise Hills, informed CPC that the Tehachapi Loop allows trains to travel across California over its high mountains. Because there are no flat routes for these trains to travel on, this makes it difficult to build high speed rail.

Mignon Scherer from Peninsula was concerned over the lack of water for the future of San Diego.

3. MODIFICATIONS AND APPROVAL OF AGENDA:

Guy Preuss, Skyline/Paradise Hills, moved to approve the March 24, 2009 agenda. Motion passed.

4. APPROVAL OF THE MINUTES OF FEBRUARY 24, 2009:

Ellen Willis, Rancho Bernardo, moved to approve the February 24, 2009 minutes. Motion passed. Abstentions: Eastern Area, Linda Vista, Peninsula, and Uptown.

5. COMMUNITY PLAN PREPARATION MANUAL:

Landry Watson, Chair, CPC Community Plan Preparation Manual Subcommittee and Sara Lyons, Senior Planner, CPCI, gave a presentation on the Community Plan Preparation Manual (CCPM). The CPPM is an administrative document that is intended to be used by staff, consultants, planning group members, and the general public to inform them of the update process and guide them through the plan update. It also provides format and content standards to streamline how plans are organized.

Landry Watson, Ocean Beach, moved to approve chapters 3,4,5,7 and 8 of the CPPM. Motion Passed: 24-0-1. 1 abstention: Uptown.

The Plan Preparation Manual Subcommittee was asked to work with City staff to resolve outstanding issues with chapters 1,2, and 6.

6. SUSTAINABLE BUILDING POLICY:

Linda Pratt, Program Manager, Environmental Services Department, gave a presentation on the Sustainable Building Policy. The new Sustainable Building Policy has a mandated sustainability requirement for city buildings (new or significant retrofit). Existing buildings that meet certain criteria will have the building permit expedited. The new policy will require staff to update this policy every 2-3 years, will bring the private sector up to par with the new green building standards which the state has implemented and will become mandatory in 2011.

7. MODEL DROUGHT RESPONSE ORDINANCE:

Dan Joyce, Senior Planner, Development Services, gave a presentation on the Model Drought Response Ordinance. Development Services has drafted Landscape Standards in response to the California State Conservation Landscaping Act. There is a two phase approach to the state standards.

1. Changes to the Landscape Standards will be sent out for a 30 day public review.
 - a. If there is not a great deal of controversy then the standards can be adopted.
 - b. If there is controversy then the Landscape Standards will proceed to phase 2.
2. Take the Landscape Standards to CPC, Planning Commission, and to the City Council for adoption.

The new Landscape Standards now require a landscape irrigation meter. New (industrial, commercial, and multi-family) development and certain remodels that have a landscape area of 5,000 sq. ft will have to have a dedicated meter that can be read by the Water Department. New development with 1,000 sq. ft of landscape area will have to have a water budget.

8. AIRPORT LAND USE COMPATABILITY PROJECT:

Tait Galloway, Senior Planner, CPCI, and Amanda Lee, Senior Planner, Development Services, gave a presentation on the Airport Land Use Compatibility Project (ALCUP). Currently, the Airport Authority is in the process of adopting an ALUCP for all local airports. These plans are based on the airport master plans and they regulate the surrounding airport influence area. They address factors of noise, safety, airspace protection, and aircraft over-flight. They apply to all new development within the airport influence areas. To address the ALUCPs City staff intends to translate them into City policies and regulations. City staff intends to discuss the ALUCP ordinance with the effected community planning groups. All policy statements will be added to the General Plan and Community Plans. All regulations will be incorporated into the Land Development Code.

9. CPC MEMBER REQUEST: OVERSIZED VEHICLE ORDINANCE:

Jim Varnadore, City Heights, and Craig Balben, Sabre Springs, requested that the CPC pass a resolution asking the Mayor and City Council to enact the Oversized Vehicle Ordinance, applicable to the entire City of San Diego. The concern is over large vehicles parking on public streets instead of having their own storage areas.

Guy Preuss, Skyline/Paradise Hills, moved to approve the Oversized Vehicle Resolution drafted by Craig Balben, Sabre Springs. Donovan Geiger, Tierrasanta seconded the motion. Motion Passed: 18-4-1. Nays: Eastern Area, Kensington-Talmadge, Mira Mesa, and Miramar Ranch North. 1 abstention: Uptown.

10. REPORTS TO CPC

- Staff Report:
 - Mary Wright, CPCI, informed CPC that the Electronic Community Orientation Workshop (E-COW) should be available within a month. The current Indemnification Ordinance requires new members read the COW handbook 30-60 days after being elected.
 - The Community Orientation Workshop will be offered to all elected members at the MOC II Auditorium on May 2, 2009.
 - The Administrative Guidelines are in the process of being updated.
 - The City Attorney is going to strictly enforce the 72 hour timeframe that the Brown Act requires for agenda posting at the meeting facility. If the agenda is not available to the public then the groups may be responsible for posting it early to make it available to the public 72 hours before the meeting.
- Subcommittee Reports:
 - Guy Preuss, Skyline/Paradise Hills, gave an update on the Bicycle Master Plan Update meeting of March 12, 2009.
 - Jim Varnadore, City Heights, invited CPC members to the dedication of the Euclid Tower on April 20, 2009. He was also concerned that if someone removes the agenda from a meeting facility it could count as a violation of the Brown Act.

- Chairperson's Report:
 - Upcoming Agenda Items
 - Administrative Guidelines
 - Airport Land Use Compatibility Project
 - Community Plan Preparation Manual Subcommittee
 - CUP Process
 - Demolition Policy
 - Electric Utility Boxes
 - Indemnification
 - Model Drought Response Ordinance
 - Smoke Shops
 - Substantial Conformance Review
 - Wireless Facilities

It was moved and seconded to adjourn the meeting. The meeting was adjourned by Leo Wilson at 9:00 p.m.