

Del Mar Mesa Community Planning Board

Thursday, November 13, 2008
Carmel Valley Library, Community Room
3919 Townsgate Drive

7:00 PM Regular Meeting

1. Call to Order

2. Administrative Matters

Roll Call

Adoption of Agenda

Approval of Minutes - September 2008

3. Community Member/Public Comments

Speakers are limited to topics not on the agenda and are limited to 2 minutes or less.

4. Chair's Remarks

- Correspondence
- Park - Update on meeting at City with District 1, Facility Financing and Park and Rec on moving the park construction forward.
- DMM Rd -update on landscaping and maintenance along full length - getting Code Compliance, Fire Department involved
- FBA - Update
- AT&T Wireless - 'The Barn' - 5175 Del Mar Mesa Road
- SDG& E and Sunrise Powerlink - Update
- Del Mar Preserve -Schlachter property -update on landscaping in retaining walls

5. Liaison Reports

- a. Supervisor Slater - Sachiko Kohatsu
- b. Council District 1 - Woo-Jin Shim
- c. Marc Schaefer - Representative Bilbray
- d. Long Range Planning - Tim Nguyen

6. Presentations

7. Consent Agenda

None

8. Action Agenda

- Shaw Lorenz - Pardee - Submittal of Substantial Conformance Application to original application - for design guidelines for lot sale on portion of the parcels and placing garages under homes in some of the other parcels - seeking the Boards Support

- Carmel Mountain/Del Mar Mesa Resource Management Plan – Formal Approval of the full Board to the letter sent to the City in a draft format addressing concerns primarily related to trail management.

9. New Business/ On Going Discussion – Active Items

- MAD – Establishment – Sub-committee Report - Paul Metcalf
- Little McGonigle Canyon Rd – Options to reduce costs or develop alternative access
- Rabbit Property – 12516 Del Vino Court - 4 new garages and Guest Suite
- Maas Properties (Duck Pond) – 67 39 Rancho Toyon Place – Paul Metcalf
- Anand Property - Off Toyon Mesa Court – Proj # 102436 - Jay Ramos / Sandhya Anand
- Meadows Open Space Encroachment SCR -- Paul Metcalf
- Sub area Fire Preparedness Plan – Preston Drake
- Carmel View Project -6360 Shaw Ridge Rd --Don Conley - Little McGonigle Rd – Subdivision for 13 homes on 15 acres –
- Jerry McCaw – Proposed Land Swap – 10 acres west of Del Vino Court
- Farms Del Vino Court – at Del Mar -Job 42 7663 Proj # 127207– Dev Permit for previously graded horse corrals-Michael Rollins
- Finley Del Mar – 12703 Toyon Mesa Court
- Del Mar Estates – (old Stella Property) # 131388– Henry Ho & Dan Wery - RBF

10. Old Business / Inactive Items

- DMM Rd –R.O.W Landscaping plus strip of land along south side of DMM Rd – Sharf Property – future parcel line adjustment?
- Mesa Norte TM – Barratt American – construction of 8 ft paved sidewalk vs. TM approved DG Trail – To be removed when Trail Maintenance Issues are resolved - Paul Metcalf
- Del Mar Ridge - Additional Landscaping Improvements -
- Condition of Right of Way Landscaping and Trail - Old Schotz Project - Monitor

11. Sub-Committees

- Specific Plan Compliance - Hudson
- Community Spirit - Johnson
- Trails - Gerst

13. Items for consideration at next meeting

January 2008 Agenda Issues? Dark in December?

14 . Adjournment

Please direct requests for information to Gary Levitt at gary@seabreezeproperties.com

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October 14, 2008

DRAFT – Subject to approval of complete Planning board at next meeting November 13, 2008

Delivered by e-mail

Christopher Zirkle
Open Space Division
City of San Diego
202 “C” St
MS 5A San Diego, CA 92101

Mr. Zirkle:

Please accept these comments on the draft Carmel Mountain/Del Mar Mesa Resource Management plan.

By way of introduction, the Del Mar Mesa Community Planning Board is the elected advisory body on land-use issues within our community to the City of San Diego’s Planning Commission and City Council.

The Del Mar Mesa Preserve falls within the Del Mar Mesa Specific Plan area. Our approved land use plan is quite specific regarding the special status and role of the eastern part of Del Mar Mesa within the City’s Multiple Species Conservation Program.

At our last board meeting we examined the latest draft of this resources management plan. We are submitting the following principles in accordance with the Del Mar Mesa Specific Plan that should guide the crafting of a final plan.

1. The Del Mar Mesa Preserve is foremost a core habitat preserve. The most important guiding principle of the management plan must be the preservation of the natural resources of this area with the goal of long-term viability of the plant and animal communities that populate these areas. Anything falling short of this goal places the City’s federal permitting in jeopardy and violates the Del Mar Mesa Specific Plan.
2. Recreational uses of this area should be allowed as long as preservation is maintained and improved, and the preservation and enhancement of natural resources is agreed to be the first priority of all concerned.
3. Public safety must be the first priority in designing any trail system and the terms of its use. We also ask that emphasis be placed on trail design and rules of trail use that will foster a calm and enjoyable experience for people of all ages and abilities in our natural areas. We are here suggesting a new principal of trail usage i.e. safety and calm enjoyment. This principal may be useful in deciding which trails are assigned to which user group(s).

4. We recognize that there is continuing pressure to open up new areas for recreational uses; however any expansion of trails beyond those shown in the draft resource management plan should be limited to establishing connectivity. We again emphasize that Del Mar Mesa Preserve is primarily a preserve and not a recreational sport destination.

5. An enforcement strategy should be spelled out in the plan and must be a priority of the Park and Recreation Department.

6. A strategy for repairing the existing damage to the preserve should be outlined. Immediate actions should be implemented to prevent additional trails being established.

7. Extensive public education, including explanatory signage, must be part of the plan.

To prevent additional trails being established, and to minimize further damage occurring, it is critical that actions be taken immediately, especially regarding signage and enforcement. Park and Recreation, as well as Council District 1 staff should be identifying potential immediate funding sources to implement some of the above. It will be unacceptable if no action be taken because the Management plan is not yet finalized.

We understand that the comment period for the management plan ends on October 14 and therefore we reserve the right to modify or add to these comments based on input from the full Board at the November 13, meeting.

Thank you for the opportunity of commenting on this very large and complex plan.

Sincerely yours,



Gary Levitt, Chair

Cc email to bmiller@sandiego.gov
Council District 1 – Woo-Jin Shim – by email
Bernie Turgeon – by email