

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO
MINUTES OF REGULAR SCHEDULED MEETING OF
JUNE 2, 2016
IN SAN DIEGO CONCOURSE, SILVER ROOM
202 C STREET, SAN DIEGO, CA 92101**

CHRONOLOGY OF THE MEETING:

Vice-Chairperson Stephen Haase called the meeting to order at 9:04 a.m. Vice-Chairperson Stephen Haase adjourned the meeting at 11:49 a.m.

ATTENDANCE DURING THE MEETING:

Vice-Chairperson Stephen Haase – present
Commissioner James Whalen – present
Commissioner Anthony Wagner – present
Commissioner Sue Peerson – present
Commissioner Theresa Quiroz – present
Commissioner Douglas Austin – present
Commissioner William Hofman - present

Staff

Shannon Thomas, City Attorney – present
Brian Schoenfisch, Planning Department - present
Elyse Lowe, Development Services Department – present
Louis Schultz, Development Services Department - present
Carmina Trajano, Recorder – present

ITEM – 1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:**

NONE

ITEM – 2: **REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:**

ITEM # 10 – ROWLAND AUTO DISMANTLING – PROJECT NO. 93389 – **CONTINUED TO INDEFINITE DATE**

ITEM – 3: **REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:**

ITEM # 11 – ENCANTO NEIGHBORHOODS COMMUNITY PLAN UPDATE – CLEANUP ACTION

ITEM – 4: **APPROVAL OF THE AGENDA:**

COMMISSIONER PEERSON MADE THE MOTION TO MOVE ITEM # 12 DEL MAR 3 – PROJECT NO. 331749 AS THE FIRST ACTION ITEM. Commissioner Wagner seconded the motion. The motion passed by a vote of 6-1 with Commissioners Haase, Hofman, Quiroz, Peerson, Wagner and Whalen voting yea and with Commissioner Austin voting nay.

ITEM – 5: **DIRECTOR'S REPORT:**

Brian Schoenfisch announced that the Kearny Mesa Community Plan Update kick off Workshop will be held tomorrow, June 3rd from 2-6 p.m. at the Metropolitan Operations Center in Topaz Way, Kearny Mesa.

ITEM – 6: **COMMISSION COMMENT:**

NONE

ITEM – 7: **APPROVAL OF MINUTES FROM MARCH 17, 2016, APRIL 7, 2016 AND APRIL 14, 2016**

COMMISSIONER QUIROZ MADE THE MOTION TO APPROVE THE MINUTES FROM MARCH 17, 2016. Commissioner Peerson seconded the motion. The motion passed by a vote of 7-0 with Commissioners Haase, Austin, Hofman, Quiroz, Peerson, Wagner and Whalen voting yea.

Speaker slips in favor of the project were submitted by Joe Street, Jessica Street, James Street, Linda Cone, Anthony Dieli, Al Tarvyd, Sarah Street Everist, Alison Cone, John Leppert, Nicola Boon, Ricardo Rodriguez and Lahab M. Batona.

No speaker slips in opposition to the project were submitted.

COMMISSION ACTION:

COMMISSIONER PEERSON MADE THE MOTION TO CERTIFY MITIGATED NEGATIVE DECLARATION NO. 91725 AND ADOPT THE MITIGATION, MONITORING AND REPORTING PROGRAM; APPROVE CONDITIONAL USE PERMIT NO. 1267106; AND APPROVED SITE DEVELOPMENT PERMIT NO. 1267107. Commissioner Whalen seconded the motion. Commissioner Hofman requested that a condition be added that a bike lane be added within the Otay Mesa Road right-of-way if adequate area exist between the existing curbs to the satisfaction of the City Engineer. The applicant agreed to added condition. The motion passed by a vote of 7-0 with Commissioners Haase, Austin, Hofman, Quiroz, Peerson, Wagner and Whalen voting yea.

ITEM – 10: **ROWLAND DISMANTLING – PROJECT NO. 93389**

City Council District: 8 Plan Area: Otay Mesa

Staff: William Zounes

Speaker slips in favor of the project submitted by Matt Peterson.

No speaker slips in opposition to the project were submitted.

COMMISSION ACTION:

COMMISSIONER WAGNER MADE THE MOTION TO ACCEPT THE APPLICANT'S REQUEST TO CONTINUE THIS ITEM TO INDEFINITE DATE. Commissioner Whalen seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Quiroz, Peerson, Wagner and Whalen voting yea and with Commissioner Austin abstaining due to late arrival.

ITEM – 11: **ENCANTO NEIGHBORHOODS COMMUNITY PLAN UPDAT – CLEANUP ACTION**

City Council District: 4/9 Plan Area: Encanto Neighborhoods

Staff: Lara Gates

No speaker slips in favor of the project were submitted.

No speaker slips in opposition to the project were submitted.

COMMISSION ACTION:

COMMISSIONER WAGNER MADE THE MOTION TO PLACE THIS ITEM ON CONSENT APPROVING THE STAFF RECOMMENDATION TO RECOMMEND THE CITY COUNCIL ADOPT A RESOLUTION APPROVING MINOR CORRECTIONS TO THE LAND USE MAP WITHIN THE ENCANTO NEIGHBORHOODS COMMUNITY PLAN; AND APPROVE AN ORDINANCE CHANGING 19.38 ACRES LOCATED IN ENCANTO NEIGHBORHOODS FROM THE IP-3-1-ZONE INTO THE IL-3-1 ZONE; AND APPROVED AN ORDINANCE CHANGING 1.3 ACRES LOCATED IN THE ENCANTO NEIGHBORHOODS FROM THE CN-1-3 ZONE INTO THE CN-1-4 ZONE; AND APPROVE AN ORDINANCE CHANGING 4.4 ACRES LOCATED IN ENCANTO NEIGHBORHOODS FROM THE RM-2-5 ZONE INTO THE RM-3-7 ZONE; AND APPROVE AN ORDINANCE CHANGING 3.4 ACRES LOCATED IN THE ENCANTO NEIGHBORHOODS FROM THE RM-3-7 ZONE TO THE CC-3-6 ZONE WITH AMENDMENTS ON ATTACHMENT 3 AND 4 IN THE PLANNING COMMISSION REPORT NO. PC-16-047; ATTACHMENT 3 SHOULD INCLUDE AN ADDITIONAL MAP TITLED "PROPOSED FIGURE 2.3 LAND USE CHANGE AND VILLAGE BOUNDARIES MAP" AND ATTACHMENT 4 INCLUDES THE ADOPTED LAND USE MAP (FIGURE 2.1) AS WELL AS THE ADOPTED LAND USE CHANGE AND VILLAGE BOUNDARIES MAP (FIGURE 2.3). Commissioner Whalen seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Quiroz, Peerson, Wagner and Whalen voting yea and with Commissioner Austin recusing.

ITEM – 12: **DEL MAR 3 – PROJECT NO. 331749**

City Council District: 2 Plan Area: Ocean Beach

Staff: Sandra Teasley

Speaker slips in favor of the project submitted by Eric Myrmel, Deborah Whitmann, Nancy Truesdail, Brad Whitman, Gregg Calidonia, Kenny Bonilla and Charles Pindrell.

Speaker slips in opposition to the project submitted by Bruce Babcock.

COMMISSION ACTION:

MOTION # 1

COMMISSIONER WAGNER MADE THE MOTION TO PLACE THIS ITEM ON CONSENT APPROVING THE STAFF RECOMMENDATION TO APPROVE COASTAL DEVELOPMENT PERMIT NO. 1159397 PLANNED DEVELOPMENT PERMIT NO. 1639714, SITE DEVELOPMENT PERMIT NO. 1695972 AND TENTATIVE MAP NO. 1498805.

Commissioner Peerson seconded the motion. The motion passed by a vote of 7-0 with Commissioners Haase, Hofman, Austin, Quiroz, Peerson, Wagner and Whalen voting yea.

MOTION # 2

COMMISSIONER HOFMAN MADE THE MOTION TO PULL ITEM # 12 FROM THE CONSENT AGENDA AND RECONSIDER TO HEAR THIS ITEM AS PART OF THE DISCUSSION AGENDA DUE TO THE PROJECT OPPONENT'S LATE ARRIVAL.

Commissioner Austin seconded the motion. The motion passed by a vote of 4-3 with Commissioners Haase, Hofman, Austin and Peerson voting yea and with Commissioners Quiroz, Wagner and Whalen voting nay.

MOTION # 3

COMMISSIONER WHALEN MADE THE MOTION TO APPROVE COASTAL DEVELOPMENT PERMIT NO. 1159397 PLANNED DEVELOPMENT PERMIT NO. 1639714, SITE DEVELOPMENT PERMIT NO. 1695972 AND TENTATIVE MAP NO. 1498805. Commissioner Wagner seconded the motion. The motion passed by a vote of 7-0 with Commissioners Haase, Hofman, Austin, Quiroz, Peerson, Wagner and Whalen voting yea.

ITEM – 13: **COMMISSION DISCUSSION**

COMMISSION ACTION:

COMMISSIONER WAGNER MADE THE MOTION TO ELECT COMMISSION HAASE TO SPEAK ON BEHALF OF THE COMMISSION'S MAY 12, 2016, RECOMMENDATIONS TO THE CITY COUNCIL REGARDING THE DOWNTOWN SAN DIEGO MOBILITY PLAN ("MOBILITY PLAN") AND ASSOCIATED AMENDMENTS TO THE DOWNTOWN COMMUNITY PLAN (DCP). Commissioner Hofman seconded the motion. The motion passed by a vote of 7-0 with Commissioners Haase, Hofman, Austin, Quiroz, Peerson, Wagner and Whalen voting yea.