

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO  
MINUTES OF REGULAR SCHEDULED MEETING OF  
AUGUST 18, 2016  
IN COUNCIL CHAMBERS – 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING  
202 C STREET, SAN DIEGO, CA 92101**

**CHRONOLOGY OF THE MEETING:**

Vice-Chairperson Stephen Haase called the meeting to order at 9:03 a.m. Vice-Chairperson Stephen Haase adjourned the meeting at 3:17 p.m.

**ATTENDANCE DURING THE MEETING:**

Vice-Chairperson Stephen Haase – present  
Commissioner James Whalen – present / out at 1:25 p.m.  
Commissioner Anthony Wagner – present  
Commissioner Sue Peerson – absent  
Commissioner Theresa Quiroz – present  
Commissioner Douglas Austin – present  
Commissioner William Hofman - present

Staff

Corrine Neuffer, City Attorney – present  
Nancy Bragado, Planning Department - present  
PJ Fitzgerald, Development Services Department – present  
Louis Schultz, Development Services Department - present  
Carmina Trajano, Recorder –present/in at 1 p.m.  
Stacie Maxwell, 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ITEM – 2: **REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:**

NONE

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

ITEM # 8 – ROWLAND AUTO DISMANTLING – PROJECT NO. 93389

ITEM – 4: **APPROVAL OF THE AGENDA:**

COMMISSIONER AUSTIN MADE THE MOTION TO MOVE ITEM # 10 – SAN YSIDRO COMMUNITY PLAN & LOCAL COASTAL PROGRAM LAND USE PLAN AND SAN YSIDRO HISTORIC VILLAGE SPECIFIC PLAN – PROJECT NO. 310690 TO THE END OF THE AGENDA. Commissioner Quiroz seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Austin, Quiroz, Wagner and Whalen voting yea and with Commissioner Peerson absent.

ITEM – 5: **DIRECTOR'S REPORT:**

Nancy Bragado introduced Lisa Lind, who was in the audience as the new Senior Planner in the Planning Department. She came from a private sector with a lot of Environmental and Project Management experience.

Lisa Lind introduced herself to the Planning Commission as the new Senior Planner in the Planning Department, Long Range Planning Division. She stated that she is pretty excited to work with a capable and knowledgeable team; she came from the private sector doing Project Management and Environmental Planning with previous experience in Downtown and Neighborhood Revitalization. During those work experiences, she obtained her Master in Planning at SDSU and she is a certified Planner.

ITEM – 6: **COMMISSION COMMENT:**

Commissioner Quiroz commented that as requested, she was looking at the Permanent Rules and it does states that the Commission can elect the Chair and

Vice-Chair if the Mayor hasn't made the decision. She would like to officially vote in a Chair and Vice-Chair and requested the staff to add this to the next Agenda.

Commissioner Haase commented that he will work with staff to add the item on the Agenda to elect the Planning Commission Chair and Vice-Chair when Commissioner Peerson returns.

ITEM – 7: **APPROVAL OF MINUTES FROM JULY 21, 2016 AND JULY 28, 2016**

COMMISSIONER WAGNER MADE THE MOTION TO APPROVE THE MINUTES FROM JULY 21, 2016. Commissioner Austin seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Austin, Quiroz, Whalen and Wagner voting yea and with Commissioner Peerson absent.

COMMISSIONER WAGNER MADE THE MOTION TO APPROVE THE MINUTES FROM JULY 28, 2016. Commissioner Austin seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Austin, Quiroz, Whalen and Wagner voting yea and with Commissioner Peerson absent.

ITEM – 8: ***Continued from June 2, 2016***

**ROWLAND AUTO DISMANTLING – PROJECT NO. 93389**

City Council District: 8                      Plan Area: Otay Mesa

Staff: William Zounes

Speaker slips in favor of the project submitted by Carlos Wallmark, Don Ayles and Matt Peterson.

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 RECOMMENDATIONS TO CERTIFY MITIGATED NEGATIVE DECLARATION NO. 93389 AND ADOPT THE MITIGATION, MONITORING AND REPORTING PROGRAM AND; APPROVE CONDITIONAL USE PERMIT NO. 1256220; APPROVE SITE DEVELOPMENT PERMIT NO. 1256222. Commissioner Whalen seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Austin, Quiroz, Wagner and Whalen voting yea and with Commissioner Peerson absent.

ITEM – 9: ***Continued from July 21, 2016; Continued from June 23, 2016***

**CVS 5<sup>TH</sup> & J – PROJECT NO. 2015-71**

City Council District: 3                      Plan Area: Downtown

Staff: Steve Bossi

Speaker slips in favor of the project submitted by Craig Benedetto, Brian Charles, Steve Schneider, Michael De Nitto, Jonathan Whittle and Tracy Lindquist.

Speaker slips in opposition to the project submitted by Michael Trimble, Howard Greenberg, Marsha Sewell, David Marshall, Cindy Blair, Bill Adams, Teri Hartley, Christopher Gomez, Alex Ward, Joey Vaught, Robert Blink, Michael Gearsopoulos, Johnny Castillo, Aron Langellier, Jason Mitchell, Nathan Diaz, Dave Renzella, Kenneth Lovi, Gary Smith, Nathan Wing, L.C. Cline, Kiley Harvey, Jason Mitchell, Rob Vetere, Catlina Presball and Paul Cartuige..

**COMMISSION ACTION:**

COMMISSIONER WAGNER MADE THE MOTION TO APPROVE PDP/CUP NO. 2015-71 FOR THE PROJECT SUBJECT TO THE CONDITIONS IN THE DRAFT PERMIT AND ADDITIONAL CONDITIONS REQUIRING A DESIGNATED AMBASSADOR, REQUIRING SIDEWALK POWER WASHING, AND MINIMIZING SIGNAGE ON WINDOWS.

Commissioner Whalen seconded the motion. The motion passed by a vote of 4-2-1 with Commissioners Hofman, Quiroz, Wagner and Whalen voting yea and with Commissioners Haase and Austin voting nay and with Commissioner Peerson absent.

ITEM – 10: **\* SAN YSIDRO COMMUNITY PLAN & LOCAL COASTAL PROGRAM LAND USE PLAN AND SAN YSIDRO HISTORIC VILLAGE SPECIFIC PLAN – PROJECT NO. 310690**

City Council District: 8                      Plan Area: San Ysidro

Staff: Sara Osborn

Speaker slips in favor of the project submitted by Michelle Svoboda, Kathleen A. Otto, Miguel Aguirre, Steve Otto, David Flores, Michael Freedman, R. Daniel Hernandez, Alice De La Torre, Grace Kojima, Patrick Miller, David Miller, C. Pipitone, Mike Cantera, Ted Shaw, Antonio Martinez, Magdalena Garcia Pulham, Martha Garcia Jacobs, Jeff Frazer, Bon Weiz and Carlo Samicato.

Speaker slips in opposition to the project submitted by Nicole Capretz.

**COMMISSION ACTION:**

COMMISSIONER HOFMAN MADE THE MOTION TO CONTINUE THIS ITEM TO OCTOBER 6, 2016 FOR ADDITIONAL ANALYSIS ON GREENHOUSE GAS EMISSIONS AND CONSIDER THE PLAN UPDATE AND SPECIFIC PLAN. Commissioner Austin

seconded the motion. The motion passed by a vote of 4-1-2 with Commissioners Haase, Hofman, Austin and Wagner voting yea and with Commissioner Quiroz voting nay and with Commissioner Peerson and Whalen absent.

ITEM – 11: **LAKE ATLIN – PROJECT NO. 435025**

City Council District: 7                      Plan Area: Navajo

Staff: John S. Fisher

Speaker slips in favor of the project submitted by Matt Hamilton, Ted Shaw, Tyler Sherer and Zach Tanner.

Speaker slips in opposition to the project submitted by Chris Turner.

**COMMISSION ACTION:**

COMMISSIONER QUIROZ MADE THE MOTION TO ADOPT MITIGATED NEGATIVE DECLARATION NO. 435025 AND ADOPT THE MITIGATION MONITORING AND REPORTING PROGRAM; AND APPROVE TENTATIVE MAP NO. 1521740 AND PLANNED DEVELOPMENT PERMIT NO.1521738. Commissioner Whalen seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Haase, Hofman, Austin, Quiroz, Wagner and Whalen voting yea and with Commissioner Peerson absent.