

**Greater Golden Hill Planning Committee
Wednesday, January 8, 2020, 6:30 P.M.
Golden Hill Recreation Center- Community Meeting “Clubhouse”
Final Draft Minutes**

By Cheryl Brierton & Michael Nazarinia
www.sandiego.gov/planning/community/cpg
2600 Golf Course Dr.

**The clubhouse is the smaller building south of the main gym along
Golf Course Dr., near 26th St. and Russ Blvd.**

6:32pm Call to Order:

Present: (12) Kathy Vandenneuvel (Chair, GGHPC; Community Planners' Committee (CPC) Representative, Airport Noise Citizens' Advisory Committee (AN-CAC) Representative; Timothy Briggs (Vice Chair); Michael Nazarinia (Secretary); Susan Bugbee (Elections/Membership Representative, Historic Subcommittee Chair); Cheryl Brierton (arrived 5 minutes late); Joe Coneglio; Sabrina DiMinico (arrived 5 minutes late); Erika Espinoza-Araiza; John Kroll; Richard Santini; Paul Schumacher; Susanna Starcevic. Brierton & DiMinico arrived in at 6:36pm.

Absent: (3) Victoria Curran (GGHPC Representative to Balboa Park Advisory Committee; Bike Lane ad hoc subcommittee Chair); Molly Brooks; Valerie Pasquetto.

Review/Approval of Minutes of November 2019

Motion by Bugbee to pass and seconded by Starcevic, **passed 7 yes, 0 no.** Abstain by Santini, Kroll & Coneglio make changes that Schumacher was present at last meeting and correct spelling of Espinoza-Araiza last name. Brierton & DiMinico late, not participating.

Additions and/or Deletions to Agenda None.

6:40 Governmental Reports

39th CA Senate District Chevelle Tate 619.645.3133 chevelle.tate@sen.ca.gov for State Senator Pro Tem Toni Atkins office:

Updated on legislation – priority for senator pro tem Atkins on state budget with governor and will report back on the budget at next meeting. Wildfires and climate change are the biggest priorities. More infrastructure such as helicopters. Climate change hard to work with the federal government. Housing and homelessness – Housing Emergency Assistance Program - \$32M for the region including \$14M for the city for safe parking and other items for homeless. Homeless Housing Aid Program \$650M statewide to local jurisdictions the city and county it's by formula and based on the Point in Time Count. In budget last year and coming online this year. Eligible to receive \$30M this year. Rental assistance, rapid re-housing including deposit help. SB50 was a two year bill carried over to this year, controversial bill that essentially is a land use bill from SF, prioritizes housing near transit and job rich areas. Building 4plexes where there are Single family now, along with making some units affordable. It bypasses local groups to do things by ministerial rights. The big amendment this year is more time for cities to 2023 to come up with a plan that is better than SB50. 179,000 housing units need to be built – need to put that together. **Vandenneuvel** – question about transit and bus lanes as we are on the bus lines and we wouldn't have input. The new bill does it impact the bus route? The SB50 didn't seem good for Golden Hill.

Brierton – all this money coming down, concern about the coordination. For example mentally ill and also criminal background and on drug addiction. Need more conservatorships.

53rd Congressional District Robert Case 619.280.5353 robert.case@mail.house.gov for (Rep. Susan Davis by Robert Case)

Handout of the Davis Digest with the bills that were passed. HR4312 to help Reserve and Guard GI Bill Housing Fairness Act as well as HR661.

Brieron – question on student loan forgiveness, Betsy DeVos held in contempt of Court, what Susan Davis is doing to deal with this? Case will provide previously requested information on forgiveness of student loans, legislation giving military spouse preference in certificated hirings, and status of citizenship questions on census pre-survey and survey. Case indicated numerous legislation that had passed the Democratic-controlled House of Representatives had not been advanced to the Republican-controlled US Senate floor for a vote. Case will provide information concerning how many of the House-proposed laws were bipartisan (**Santini**).

City Council District 3 Brett Weise 619.236.6633 bweise@sandiego.gov from Councilmember Chris Ward's office:

Handout provided with Ward's priorities listed in a 17-page document. Brett updated on the homeless crisis with the storage facilities and 800 people helped. Annual homeless count survey starting this month; new City budget cycle starting. Safe parking locations also made progress on that. 3 have been opened. Flexible Funding Pool was opened up for state funding for homeless initiative at risk people, for example if you need \$100 to meet rent this will be made available as 0% interest rate loans. Funding requests for the budget please get over to Brett.

Brieron – comment, top priority is golf course drive improvement, Golf Course Drive bike/pedestrian multi-modal path is top capital improvement project. Councilmember Ward is now head of land use decision group, how to make zoning better for example. January 23, 2020 is our annual point in time count of the homeless so city can get more funding from different sources. Ward will report back concerning participation of District Attorney and Office of the Public Guardian (handles conservatorships) on Regional homelessness committee chaired by Ward.

Kroll – bike lanes on 4th, 5th, 6th about bike lanes being used. Weiss will provide data on use of bike paths

For Vandenheuvel – remind her to send out item about planning groups.

City Planner Bernard Turgeon 619.533.6575 bturgeon@sandiego.gov:

Bernie – brief update on potential historical area of Culverts and Taggerts area of Golden Hill. Contractors and subcontractors have been selected and full time staff person Shannon Anthony. The Planning Department has moved in to new quarters downtown, along with Development Services. Kelly Stanko and Bernie are working on it part time with survey work starting up next few months. Bernie in the field and asked Bugbee if they can meet out in the area.

Briggs – requesting meeting about bike lanes in Golden Hill. Turgeon will schedule a bike lane update to community plan with Curran. City requested community plan updates regarding bike lanes to be put in before having to change it.

Brieron question about Mara Elliot and the news media that has a bias against the community planning committees.

Vandenheuvel will circulate the City Attorney Memo issued last week, concerning legality of community planning groups, to GGHPC members.

80th CA Assembly District Lucas Cruz 619.338.8090 lucas.cruz@asm.ca.gov not present

78th CA Assembly District Randy Wilde 619.645.3090 randy.wilde@asm.ca.gov not present

San Diego Police Department (by Community Relations Officer Kevin Vasquez): Not present

7:00: Non-Agenda Public Comment For items not on the agenda but within the scope of authority of the planning committee. Limited discussion, as these have not been “noticed” for consideration, and limit to two minutes, please.

Desiree Taylor -1144 30th street project at southwest corner of B Street and 30th. Big concern with this location. Why is a three-story building being constructed under the airplane path at 1144-30th Street, in violation of the community plan? GGHPC comment: This project did not come before GGHPC.

Maureen McNulty – non-profit healthcare manager. 2956 C Street. On December 24th received. Why is Saad Hirmez being allowed a 24-hr/7-day liquor license for the former Miller's Market site at 30th and "C", when he promised there would be a grocery there? GGHPC Comment: This issue will be on the agenda next month, Project 646980, cannot be discussed.

DiMinico comment, as she requested to have included in minutes: This is emblematic of his deceitful conduct in connection with projects in GGH, such as the Target property.

DiMinico wants the city to know this developer is the same one who keeps saying one thing and another comes out at the last minutes.

7:15 Action Items:

T-Mobile 26th & C Street ROW: Project Number 533580, Neighborhood Use Permit (Process 2). Follow-up presentation from November to present alternative antenna design and address the outstanding concerns and questions the GGHPC identified at our November 2019 meeting. Presenter: Vincent Voss, SAC Wireless, vincent.voss@sacw.com, (630) 220-8156. presented written handouts for a revised antenna, after concerns by GGHPC expressed at its November 13, 2019 meeting. Coneglio: globe lighting is not structurally feasible.

Nazarinia motion to accept option B recommends option B, 2nded by DiMinico and 11 yes 1 opposed, **motion passes.**

2) GGHPC Proposed Bylaws Revision regarding establishment of a development review subcommittee. Per the GGHPC action to create a development review subcommittee at our October 2020. Goal would be to look at projects that would be recommended.

Brierton – issue with having extra meetings and extra notice and opposed to this committee.

DiMinico – would've changed her mind about it.

Briggs – regarding too many meetings – challenges are not enough time due to the other reports.

Kroll – two members interested in this.

Brierton – issue was the double work of the subcommittee and then same information is asked at the regular meeting.

Vandeneuvel – Santini – issue will be redundancy.

Schumacher – same presentation issue is at other CPGs. Really to look into plans where you can dig into plans further. Being able to discuss the plans not just to view the plans without the subcommittee, can only view but not discuss the community plan.

Vandeneuvel, Briggs and Schumacher presented their view that such a subcommittee might be useful. Former subcommittee members again unsuccessfully argued that the committee had been unanimously eliminated a few years ago, due to waste of time/duplication (Brierton, Santini), and that GGHPC members could review plans at the Chair's prior to meetings without creating a subcommittee/bylaws amendment (Brierton). In response to a question from the

Chair, Turgeon noted that the process of this bylaw amendment should not take more than a few months.

Motion by Schumacher, Briggs seconded. To accept the bylaws revision creating a Project Review/development subcommittee per the proposal of the Chair (Attachment 1), and forward it to City Planner Turgeon for action. **Motion carried**, 7-yes; 4-no; 1-abstention (DiMinico-not sure).

3) Appointment to Open Board Position: Call for nominations and possible appointment to fill Board. Position vacated by former Board Member Cristina Magana term ending 2021. Reyna Ayala – SD native, first purchased in here Golden Hill, youth programming, and works for Imperial Beach –discretionary planning project. Current city planning student along with Erika and Tim. Intern at SANDAG. Following a presentation on qualifications by Bugbee and Reyna Ayala, **Santini moved**. Nazarinia seconded, to appoint Reyna Ayala to the vacancy. **Motion carried, unanimous.**

Reports by Chair, Vice Chair/Way finding, Airport Noise Advisory Committee, AH CAC, CPC, Bike Plan Subcommittee and GGHPC website.

Chair's Report by Vandenheuvell: Greater Golden Hill Community Planning Committee January 8, 2020 Chair's Report.

1. November 20, 2019 San Diego Airport CAC/TAC Meeting: SAN Noise Study Presentation. The Airport's consultants presented on the Community Noise Equivalent Level (CNEL) existing map contours (2018) and future map contours (2026). The 65 decibel (dB) CNEL is the threshold contour used to assess noise impacts. Approximately 19,000 people are estimated to be within the current 65 dB CNEL contour and a projected 34,000 people are estimated to be within the future 65 dB CNEL. Discussed the alternatives that can be considered for reducing noise impacts. These alternatives are based on the future contour. Discussed eligibility for the quieter home program, namely that a structure must be build prior to 1998. A public workshop was held on November 21, 2019. See SANNoiseStudy.com for additional information.
2. November 26, 2019 CPC Meeting: The November CPC meeting discussed three items: 1) General Plan Housing Element Update 2021-2029 and Planning Department Housing and Mobility Initiatives. This was an information item by the City's Planning Department to introduce the Housing Element Update and to Planning Department Housing initiatives and Mobility Choice Regulations. This item was discussed further as an action item at the December 10, 2020 CPC Meeting (attended by the CPC alternate for GGH, Michael Nazarinia); 2) Land Use Development Code 12th Update (Phase 3 – Cannabis related code updates). The proposed amendment for the distance measurement to a sensitive receptor – pedestrian path of travel vs. straight line measurement. 3) Community Planning Group Reform Task Force Recommendations. The CPC's recommendations were very similar to the recommendations that the GGHPC recommended at our November meeting.
3. December 5, 2019 San Diego City Council Land Use and Housing Subcommittee: Attended the portion of the meeting where the CPG reform task force presented their recommendations to the committee to speak in favor of the CPC recommendations. Many (but not all) of the recommendations that the CPC provided to the Task Force at the November meeting were recommended by the Task Force and Land Use and Housing Committee. Attached are the committee's recommendations to council. I am not sure of the schedule of when this will be brought to the full Council for action.
4. Sewer-Storm Drain GJ 828 SDP, Project 652296 (Switzer Canyon): This project includes sewer replacement and extension of existing storm drains within the Balboa Park community area, adjacent to Golden Hill community area. If there are any specifics of the project you would like to discuss in detail or have any questions, we can have the City present on this topic. Attached is the project area map.

5. Two Notices of Right to Appeal Environmental Determination for Special Events Permits for “ReaderTacobopia 2020” which will be held on May 9, 2020 and “Reader Burgers & Beer 2020” which will be held on September 12, 2020. Both of these events will take place in Golden Hill Park. Notices are attached to Chair’s Report.

6. 30th and C St Market Conditional Use Permit (CUP) for the sale of alcohol, Project Number 646980: This item is scheduled for our February meeting. I have received interest in this item from a couple of community members.

7. 19th and Broadway (1905 Broadway): The owner of this property has reached out to me regarding potential redevelopment for mixed commercial and residential use. This would be an item I would like to the development subcommittee, once fully established, to follow-up on to ensure consistency with our GGH Community Plan. (See Bylaws Revision Item on Agenda).

8. Proposed Parking District Update: A resident, Alesia Buchanan had submitted a request to the City’s Transportation and Storm water Department to evaluate creation of a parking district along 20th Street between Broadway and E Street. Last month the City determined that the area did not qualify. On behalf of Alesia, I have requested Brett Weis at CD-3 to see if he can get specific details regarding the City’s finding.

Vice Chair’s Report by Briggs:

Way finding Update - Consistent with our plan, the City will be installing directional signage directing users to community facilities (ex. Playground) at the following locations:

- Fern & Juniper
- Fern & Grape
- Fern & Date
- 28th & Date
- 25th & B
- 25th & Broadway

There is no plan for installation of additional community character signs unless an alternative funding source is identified.

Nazarinia will provide an update on GGHPC website at next GGHPC meeting.

Kroll – study – on sound – wide body planes are quieter and as a result we have quieter planes.

8:10 Chair, Vice Chair, ANAC, CAC, CPC and Website and Bike Plan Subcommittee reports

Santini – subcommittee update rules notices until after the bylaws are accepted.

Vandenheuvel inquired if GGHPC wished to hear about Switzer Canyon sewer-storm drain Project 652296 (outside GGHPC planning boundaries) at next GGHPC meeting, and most did. Also on next agenda, SDGE Contract Renewal with City of San Diego/Climate Action Plan, and Project 646980, Conditional Use permit for alcohol sales at 30th and Market.

Meeting adjourned at 6:30 p.m., and then briefly re-opened for Elections announcements per Turgeon (Bugbee). There are 9 positions coming up for election in March 2020 (Briggs, Bugbee, Coneglio, Curran, Espinoza-Araiza, Nazarinia, Pasquetto, Santini, and Starcevic).

Announcements for elections must be made in February, and there may be 1-2 vacancies. (Starcevic will not be running again, plans to step down).

8:30 Adjourned

Next Meeting: February 12, 2019 at 6:30 PM

Future Agenda Items:

30th and C St Market Conditional Use Permit (CUP) for the sale of alcohol, Project Number 646980.

Climate Action Campaign – SDG&E Contract Renewal with the City of San Diego.
Sewer-Storm Drain GJ 828 SDP, Project 652296 (Switzer Canyon).

The City of San Diego distributes agendas via email and can provide agendas in alternative formats as well as a sign language or oral interpreter for the meeting with advance notice. To request these services, please contact the City at (619) 235-5200 or sdplanninggroups@sandiego.gov.

Find the GGHPC on the Web at <https://goldenhillplanning.com>