

**MINUTES OF THE REGULAR MEETING OF THE
MISSION VALLEY PLANNING GROUP**

February 3, 2021

Via Zoom/Electronic Meeting

Members Present:

Steve Abbo, Michele Addington, Cameron Bucher, Ken Callaway, Kaye Durant, Rachel Erwin, Marissa Feliciano, Jonathan Frankel, Alan Grant, Matthew Guillory, Derek Hulse, John La Raia, Elizabeth Leventhal, Andrew Michajlenko, Keith Pittsford, Michael Sherman, Colton Speas, and Josh Weiselberg.

Members Absent: Kathy McSherry, Marco Sessa and Pete Shearer.

City/Government Staff:

Guests:

See list at end of minutes

A. CALL TO ORDER

Jonathan Frankel called the regular meeting of the Mission Valley Planning Group (MVPG) to order at 12:01p.m. via Zoom.

Verify Quorum: 15 members were present, constituting a quorum. Colton Speas joined at Item D, Steve Abbo and John LaRaia joined at Item E.

B. PLEDGE OF ALLEGIANCE – None.

C. INTRODUCTIONS / OPENING REMARKS/REPORT OF THE CHAIR

Jonathan Frankel welcomed everyone to the meeting and reminded all there would be a record of the meeting made. Also provided announcement from Office of Councilmember Raul Campillo's office regarding a meeting concerning the Utility Franchise Agreement on February 11th at 6:00p.m. and a Mission Valley Town Hall meeting on February 23rd at 5:30p.m. Links provided below:

<https://sandiego.zoomgov.com/meeting/register/vJItduqvqT0rG3xjI81gII9iSOkYfq0wHVQ>

https://sandiego.zoomgov.com/meeting/register/vJItdu2opj4tGWravGDJEaW0GCg9z_joUvM%20

D. APPROVAL OF MINUTES

Jonathan Frankel **moved to approve the minutes of the January 6, 2021 regular meeting as amended to reflect the vote on item I.1; Michele Addington seconded the motion. Minutes were approved 14-0-2 with Michele Addington, Cameron Bucher, Ken Callaway, Kaye Durant, Rachel Erwin, Johnathan Frankel, Alan Grant, Derek Hulse, Elizabeth Leventhal, Andrew Michajlenko, Keith Pittsford, Michael Sherman, Colton**

Speas, and Josh Weiselberg **voting yes, and** Marissa Feliciano, Matthew Guillory, and John La Raia **abstaining**.

E. Public Input – Non-Agenda Items but within the scope of authority of the planning group.

- Kathleen Lippit expressed concern regarding the impact of recent Board of Supervisors proposals regarding marijuana uses and needle exchanges and the same being pushed into the unincorporated areas of the County. Concerned there is a lack of transparency on such issues.
- Becky Rapp provided updated statistics on marijuana use by youth and similar concerns regarding expanded acceptance of marijuana businesses/uses in San Diego County. Ken Callaway had questions regarding a “push” of these uses into the incorporated areas as well as citations for the statistics provided (CDC, November 2020).
- Derek G is a community member and provided updated information on personal/community efforts regarding homelessness and impact on their complex, including work with River Park Foundation and SDPD to address the issues.
- Rob Hutsel indicated the regional task force on homelessness’ We All Count effort was suspended due to COVID-19, but that River Park Foundation was continuing count in the river areas despite the suspended effort. Also discussed partnership with PATH regarding homelessness and affect on river areas.

F. Membership Committee – Michele Addington

1. Open positions on the MVPG Board

There are three vacancies; one in each of the Resident, Property Tax Payer and Property Owner categories. We are soliciting interest and all who are interested and qualify are urged to apply.

G. Treasurer’s Report – Elizabeth Leventhal

1. Reported that the balance remains the same; \$1,344.16.

H. Information Items

1. Update on SDSU Mission Valley Construction Progress – Albert Valdivia

Description: Clark Construction will be providing an update on the progress of the SDSU Mission Valley project, including demolition of the existing SDCCU stadium. This is an information item only.

Presenter provided overview of staff and project overview, including schedule and milestones. August 2020 construction commenced, including earth work and significant dirt import. Demolition began December 2020 with demolition to the Plaza level to be complete spring 2021 and new construction (vertical) to commence Spring 2021. Effort to recycle much of the materials being generated from demolition onsite. Discussion

regarding dust mitigation efforts, including dust suppression methods. Question was asked regarding new bike path through the site to the river; construction has caused detours to avoid third-parties coming through construction site and new signs were ordered and to be installed shortly to provide detour path around the site for access to continue to the river. Question whether any City or County inspections had yet occurred; project is a mix of both local and state jurisdictions and no inspections have occurred yet though consultation with local authorities is occurring. Question regarding soil mitigation efforts and footings to address local soil conditions; the same were addressed as part of the initial investigations and footings and other mitigation are planned and/or underway. A question concerning run-off was asked; site run-off is temporarily being detained in temp basis and will be re-directed as part of overall site plan. Question re: monitoring of prevailing winds re: air quality issues; weather in general is a daily consideration for the construction crews.

I. Action Items

LA Fitness Signage at 2348 Russell Parkway – John Hadaya & Mark Radelow

Description: Application for a process two Neighborhood Use Permit associated with building mounted signage at the LA Fitness building in the Civita Community (Project No. 673312). This application does not require a formal recommendation of the MVPG but has been placed on the Agenda at the request of the applicant.

Applicant/Presenter provided a brief overview of the permit application, process and project location/plan. The sign requires a variance from the current plan as it is 2 inches larger than currently permitted. Question was asked about attachment methods as some signs in nearby project were falling off or becoming dislodged and may present a safety issue. No approval of the MVPG is required, but applicant asked for a recommendation from the MVPG.

Kaye Durant **moved to approve the project as submitted**; Keith Pittsford **seconded the motion. The matter was approved 13-0-2 with** Steve Abbo, Michele Addington, Cameron Bucher, Kaye Durant, Rachel Erwin, Marissa Feliciano, Jonathan Frankel, Matthew Guillory, Derek Hulse, Elizabeth Leventhal, Andrew Michajlenko, Keith Pittsford, and Josh Weiselberg **voting yes**, zero **no votes**, and Alan Grant (interest in the project) **and** Ken Callaway (insufficient information) **abstaining**.

J. Committee/Community Reports:

1. Subcommittee Reports:

a. Standing Committees:

- 1) Design Advisory Board – normally meets the Monday prior to the MVPG meeting at 3:30 p.m. at the Mission Valley Library- Andrew Michajlenko

No meeting past few months, next to be April 2021 @ 3:30pm via GoToMeeting

b. Ad Hoc Committees

- 1) Public Health, Safety and Welfare – Elizabeth Leventhal

Thanked Rob Hutsel for update and use of accepted nomenclature re: condition of homelessness and the project with Path.

2) MV Stadium Redevelopment - Kaye Durant

Discussed above; New advisory meeting next week with information to be circulated at a later date by SDSU.

1. Community Reports

a. San Diego River Coalition – Alan Grant-Normally meets the third Friday of each month at 3:00 p.m. at the Mission Valley Library.

February 8th 11:30am meeting if the Wester 9 Working Group (via Zoom). Contact Rob Hutsel for meeting details.

b. Community Planning Chairs Meeting –Michele Addington/Jonathan Frankel

1/26 the Utility Franchise Agreement was discussed as well as Guidance for CPC Elections for 2021 (MVPG not affected until 2022); 600-24 Policy revisions; and Parks Master Plan Updated for long-range plan.

2. Miscellaneous Mail/Items-For the Good of the Order –

K. Adjournment: Meeting was adjourned at 1:09 P.M. Next Regular Meeting Date – March 3rd at noon with location likely to be electronic (Zoom).

Cameron Bucher, Secretary