



RANCHO PEÑASQUITOS PLANNING BOARD REGULAR MEETING AGENDA

Wednesday; June 4, 2008 at 7:30 PM

Sandpiper Room at the DoubleTree Golf Resort
14455 Peñasquitos Drive; San Diego, CA 92129-1603

7:30 pm - Call to Order

7:31 pm - Agenda Modifications

7:35 pm - Approval of Minutes (May 7, 2008)

7:45 pm - San Diego Fire Department (Stations 40 and/or 42)

7:50 pm - Public Forum (Limited to 3 minutes per person and 12 minutes per topic)

8:00 pm - Announcements & Informational Items:

- San Diego City Mayoral Office (Stephen Lew: slew@san Diego.gov)
- San Diego City Council District One (Madeleine Baudoin: mbaudoin@san Diego.gov)
- San Diego City Planning & Community Investment (Brian Schoenfisch: bschoenfisch@san Diego.gov)

NEW BUSINESS:

8:20 pm – Rancho Peñasquitos Pump Station (Info Item)

8:40 pm – Verizon Wireless Carmel Resort (Action Item)

9:00 pm – PPH Community Wellness Campus (Action Item)

10:00 pm - REPORTS:

Chair Report: Charles Sellers (cts.cpa@sdccu.net)

Vice-Chair: Jon Becker (jon.becker@tcb.aecom.com)

Secretary Report: Jeanine Politte (jeanine@jpolitte.com)

Standing Committee Reports:

- Land Use (Jon Becker: jon.becker@tcb.aecom.com)
- Wireless (Lynn Murphy: rp_murphys@sbcglobal.net)

Ad Hoc Committee Reports:

- Bylaws & Elections (Joost Bende)
- Community Funds (Bill Diehl)
- Fire Prevention (Dennis Spurr)
- Santa Fe Summit (Jon Becker)
- Transportation (John Keating)

Liaison and Organization Reports:

- Black Mtn Open Space (Pamela Kelly)
- MCAS Miramar CLF (Dennis Spurr)
- Recreation Council (Jim LaGrone)
- Town Council (Mike Shoecraft)
- Park Village MAD (Jon Becker)
- Peñasquitos East MAD (Bill Diehl)
- Torrey Highlands MAD (Scot Sandstrom)

10:30 pm - ADJOURNMENT.

LAND USE COMMITTEE WILL MEET AT 6:30PM IN THE DOUBLETREE RESORT RE: PPH COMM WELL CAMPUS.
WIRELESS COMMITTEE WILL MEET ON THURSDAY JUNE 19, 2008 AT 6:30PM IN THE DOUBLETREE RESORT.
FUTURE RPPB MTGS: 7-2-08; 8-6-08; 9-3-08; 10-1-08; 11-5-08; 12-3-08; 1-7-09; 2-4-09; 3-4-09; 4-1-09; 5-6-09.



Rancho Peñasquitos Planning Board Meeting Minutes

May 7, 2008

Attendees: Dan Barker, Jon Becker, Joost Bende, Bill Diehl, Sudha Garudadri, Wayne Kaneyuki, John Keating, Pamela Kelly, Lynn Murphy, Jeanine Politte, Keith Rhodes, Charles Sellers, Dennis Spurr

Absent: Jim LaGrone, Mike Shoecraft

Community Members & Guests (Voluntary Sign-in): Morri Chowaiki, John Spelta, Scot Sandstrom, Bill Dumka, Dale Politte, Stephen Egbert

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1. The meeting was called to order at 8:00 pm at the Doubletree Golf Resort located at 14455 Peñasquitos Drive, San Diego, California 92129 following the conclusion of the PPH Community Wellness Campus presentation to the LUC; PPH will meet with Becker & Bende for further review. A Quorum was present.
 2. Agenda Modifications: PPH Community Wellness Campus will be discussed during LUC report, as information only item.
 3. MINUTES: Corrections were recommended. Page 4, item Fire Prevention Committee Report – change ‘Emergency Preparedness Committee’ to ‘Fire & Safety Committee’ and ‘EP Committee’ to ‘F & S Committee.’
Motion to approve the April 2, 2008 Rancho Peñasquitos Planning Board Meeting minutes as corrected. M/S/C - Spurr/Kaneyuki/Approved 12-0-1 abstention (Murphy).
 4. NON-AGENDA, PUBLIC COMMENTS:
 - a. Marshall Merrifield, Candidate Council Seat Dist. 1, shared that the campaign is going well, the PQ Town Council hosted debate went very well, as did the Fiesta (18,000 attendees). He added that Gene Cubbison, Channel 7, would be hosting a forum for candidates to be shown on May 10th at 5pm.
 - b. Sherri Lightner, Candidate Council Seat Dist. 1, added she looks forward to representing Peñasquitos residents as the next Dist. 1 council member.
 - c. Steve Egbert reported there would be an Environmental Cleanup and Recycling event on May 10th from 8am – 1pm on Sundevil Way (handout).
 5. ANNOUNCEMENTS & INFORMATION ITEMS:
 - a. San Diego City Council District 1 Report – Madeleine Baudoin
 - Linear Park (Salmon River Rd.) construction to begin shortly.
 - Peñasquitos Drive will be repaved from Carmel Mtn. Rd. to Janal Way upon the approval of bond financing; start in October 2008.
 - Canyonside Lights project will begin in July.
 - Ridgewood Park play equipment should be installed in June/July and take a couple weeks to complete.
 - Rancho Peñasquitos Pump Station Design Build Project (City of San Diego Engineering and Capital Projects Dept.) - site investigation phase is beginning, construction will begin in 2009 (handout). The Department would like to make a presentation to RPPB in June.
 - * Cindy Krask inquired about the extent of the resurfacing to Peñasquitos Drive stating that community members had been informed by Street Division Representative that the road would be repaved to Del Diablo Way, not Janal Way. Madeleine will check into

further and follow-up with Cindy.

- b. San Diego City Mayoral Office Report – Stephen Lew – not in attendance
- c. San Diego City Planning & Community Investment Report – Brian Schoenfisch
 - Temporary replacement for Jennifer Cordeau while they interview for her position.
 - Brian's phone # 619-533-6457.
 - Reminded new planning board members to attend the Community Orientation Workshop on May 17th to be indemnified per Council Policy 600-24. The Department is in the planning stages to put the COW online in an electronic & interactive format.
 - * Scot Sandstrom questioned whether he would need to attend again since he had already attended the COW for a prior stint on the planning board? Brian said that if a board member had previously attended the workshop, they would be not need to attend again, but they should contact him and he would make sure the records reflected their prior attendance.

6. BUSINESS.

- a. PPH Community Wellness Campus – Jon Becker summarized the LUC presentation.
 - No committee vote has been taken; PPH will work with Jon & Bende on issues raised in meeting. PPH is reviewing LEED classification options for portions of the plan. Issues raised include: height, potential exchange of property in the future, signage (city has requested a separate permit program), clarification of FBA fees, cell site introduction or permitting of cell sites on industrial lot. Upon receipt of the next submittal, committee will walk through remaining items with PPH before they return for another presentation to LUC and RPPB.
 - i. Planning Board Member Comments:
 - Bende asked about PPH's motivation in moving so quickly? Rich Miller, PPH representative, responded that they are ready to move forward. He felt there were very few outstanding issues remaining from the city.
 - ii. Public Questions & Comment:
 - Stephen Egbert requested a copy of the presentation materials as presented at LUC.

7. REPORTS.

- a. Chair Report – Charles Sellers – no report.
- b. Vice-Chair Report – Jon Becker – no report.
- c. Secretary Report – Jeanine Politte
 - E-Waste Recycling at Park Village Elementary on May 31st – flyer available for interested parties.
- d. Standing Committee Reports:
 - Land Use (Jon Becker) -
 - Potential applicant for Self Storage site located at Hwy. 56 & I-15. Site may change due to widening of I-15, Rhodes noted that there had been prior discussions of a possible property trade but no definitive outcomes.
 - Doubletree Golf Resort follow-up to the posting of the Liquor License Management Change Notice on the building housing the Bar - Barker's research found that Massachusetts Mutual still owns the Doubletree Resort, but the Hilton's management interest was bought by Blackstone Investment; the Doubletree name should remain.
 - Wireless (Lynn Murphy)
 - Murphy reported that the Verizon project Carmel Resort at the water tower (Project #150787) would be presenting the plan changes requested, adding that the committee was informed by the applicant that the other 2 projects (Sprint/T-Mobile) at the water

tower were not moving forward.

- Sellers reported that he had not received an update on our objections/appeals to BMMS cell projects.

e. Ad Hoc Committee Reports:

➤ Bylaws/Elections (Joost Bende)

- Sellers apologized to the board, that he still needed to email the draft Bylaws to Politte to cleanup the final copy per city's request, send to Marianne Greene & Bernie Turgeon.

- Sellers invited the BMR & TH representatives to join the rest of the board at the table. Sandstrom and Chowaiki are concerned with the timing of getting the Bylaws approved so as projects in their area come forward they will be able to have a say in these projects.

➤ Community Funds (Bill Diehl)

- \$250,000 has been approved by City for the Ridgewood Park upgrades to the Tot Lot. (\$180,000 bid proposal + \$70,000 for administrative costs).

- On 4/15/08, the City Council approved the Canyonside Lights upgrades funding transfer after Diehl suggested an amendment to the wording of the proposed to include that excess funds be applied to Linear Park and other approved projects. Diehl noted that after all costs are expended, \$63,000 remains for administrative costs.

➤ Fire Prevention (Dennis Spurr)

- CERT representatives handed out brush management handouts at the Fiesta.

- Free "Living with Wildfire" Course is scheduled May 14th at Scripps Ranch Library.

- Spurr reported that the Corridor News ran an article on city-wide brush management efforts. Spurr added that the Park Village area needs traffic mitigation in response to the Witch Creek fire. There was additional discussion on the Rhodes Crossing environmental issues (US Fish & Wildlife seems to be moving forward with solutions) & the City's MSCP reapplication's effect on mitigation. Rhodes added that if approved now, Camino del Sur extension to Park Village Road grading could begin during the 1st part of 2010, road opening by end of 2010. Spurr added that designation of shelter in place for Park Village residents, possibly at the elementary school, might be an option to review.

➤ Santa Fe Summit (Jon Becker) – no report.

➤ Transportation (John Keating)

- City of San Diego has proposed the following be installed after 30 day comment period:

Stop Signs:

* Torrey Glenn Rd. x Watson Ranch Rd., facing northbound traffic on Torrey Glenn Rd..

* Camino De La Rosa x Camino De La Luna, facing northbound traffic on Camino De La Luna.

* Torrey Bella Ct. x Watson Ranch Rd., northbound & southbound traffic on

* Torrey Bella Ct.

- V-Calm electronic speed signs to be added to the needs list for FY 2009:

* Facing southwest bound traffic between properties located at 12940 and 12950 on Calle De Las Rosas.

* Facing westbound traffic on Park Village Rd., exact location to be selected by RPPB at a later date.

- Rancho Peñasquitos Community signage & striping changes completed:
 - * Stop signs installed at Texana St. at Pimpernel Drive (westbound traffic); Meadowrun St. at Maler Rd. (all-way)
 - * Parking or loading zones at Rolling Hills Elementary & Mesa Verde Middle School.
 - * Striping to create 2 westbound lanes on Oviedo Way at Oviedo St.; installed red curb on Oviedo Way.
 - * No Parking signage relocated at 9570 Vista Secunda, removed No Parking signage on Tres Vista Ct. at Via Tres Vista
- Black Mtn. Ranch Community signage & striping changes completed:
 - * Guide signage to BMOSP facing eastbound traffic on Carmel Valley Rd.
 - * BMOSP entrance safety – 180’ of trap dots on bike lane and 440’ of single yellow line.

f. Liaison and Organization Reports:

- Black Mountain Ranch Open Space (Pamela Kelly)
 - Kelly is attempting to contact the Park Ranger.
- MCAS Miramar Community Leaders Forum (Dennis Spurr)
 - C130 Aircraft presentation at the last meeting.
- Recreation Council (Jim LaGrone)
 - Diehl reported that Hilltop Park upgrades were extended out to October due to modifications/change order; tot lot plans do not meet handicap accessibility and will require a plan change or grade change, add water/pump, and flag pole location will need to be changed due to soil conditions.
 - BMR Community Park gate – vehicle owners are still parking & blocking the gate if and when the gate is not opened; gate will now be opened/closed by SDPD. Athletic organizations using the park are responsible for the problems by not opening/closing the gates.
 - \$6 million deficit, City budget/staff cuts - The city was considering opening the PQ Skateboard Park unsupervised, Diehl noted that the park pays for itself to keep the supervision. City Attorney wants the monies generated by the Canyonside Recycle bin to be used specifically for recycled items, or to increase recycling and training on recycling.
 - PUSD contractor, Barnhardt Construction, placed power poles at Rolling Hills Park without notifying Park & Rec and through the branches of tree, causing branches to be removed as safety mitigation. Politte asked if an MOU/MOA between PUSD and Park & Rec/City was in place; Diehl did not believe there was. Diehl also noted that construction at Park Village Elementary installed a wall on park property and turned off water.
 - \$2,000 french drain has been installed at Views West Park to mitigate drainage issues.
 - Murphy questioned the safety to children when dog owners allow their dogs off leash on park ball fields where they mark their territory and leave remnants that the owners are not cleaning up.
 - PUSD will be rehabbing BMMS upper fields this summer; there are plenty of parks for recreation use this summer.
 - Rec Council Chair, Bill Diehl, reappointed Jim LaGrone as the Rec Council representative to RPPB (letter filed).
- Town Council (Mike Shoecraft)

- Sellers noted that Mike Shoecraft was reappointed as the PQ Town Council Rep by Randy Nieslsen, Town Council Chair (letter filed).
- Spurr commended the Town Council on the Fiesta, 18,000 attendees, well run event.
- Park Village MAD (Jon Becker)
 - Becker noted the wet slimy sidewalk along Black Mtn. Rd., just south and west of Canyon View Elementary school are gone, the solution to the natural spring runoff was to install a french drain and curb cuts which were recently completed.
 - Surplus funds are being used to recast the entry monument.
 - Getting free trees and asked if they might be able to plant some trees in front of the angled parking, and if Park & Rec Dept. would maintain and irrigate. Diehl suggested Jon contact Jaime Diaz.
 - It was suggested that the 3 MADs work together to align their boundaries.
- Peñasquitos East MAD (Bill Diehl)
 - Solar timers are being installed along Black Mtn. Rd. to reduce watering as replacements are needed.
- Torrey Highlands MAD (Scot Sandstrom)
 - Met with City Engineering and Caltrans today under the Camino del Sur overpass (Hwy 56) to discuss maintenance needs and deficiencies of the D.R. Horton project along Camino del Sur, and the remedies - to clean it up and develop to specs. Group is hoping to get City Engineering to move on this quickly; to notice, get action or call the bonds by end of year.

The meeting was adjourned at 9:37pm.

Respectfully submitted,
Jeanine Politte, RPPB Secretary

Approved as presented 12-0-1 abstention on June 4, 2008.