



Rancho Peñasquitos Planning Board Meeting Minutes

April 3, 2013

Attendees: Jon Becker, Joost Bende, Suzanne Brooks, Thom Clark, Bill Diehl, Bill Dumka, Steve Gore, John Keating, Darren Parker, Jeanine Politte, Keith Rhodes, Scot Sandstrom, Mike Shoecraft, Dennis Spurr, Ramesses Surban

Absent: Ruth Loucks, Cynthia Macshane

Community Members & Guests (Voluntary Sign-in): Jon Pak, Deborah Gunn, Rick Telles, Jennifer Hamm, John Friedlund, Joanne Markart, Lee Friedman

1. The meeting was called to order at 7:41 pm at the Doubletree Golf Resort located at 14455 Peñasquitos Drive, San Diego, California 92129. A Quorum was present.
2. Agenda Modifications: none
3. MINUTES:
Motion: To approve the March 6, 2013 Rancho Peñasquitos Planning Board Meeting minutes as corrected. M/S/C - Brooks/Clark/Approved, 13 in favor – 0 against – 1 abstentions (Spurr).
4. Guests: Public Safety Agencies were not present.
5. NON-AGENDA, PUBLIC COMMENTS:
 - a. Brooks asked if RPPB has any say in what businesses go into vacant storefronts.
 - Becker replied, that there will be a use permit and underlying zone would be reviewed.
 - Brooks said she was concerned with the loss of the Hallmark store in the Town Center and what might replace it.
 - Becker said the underlying zoning and potential use permit would restrict or limit what could go in to the vacant location.
 - Sandstrom added that if multiple types of a similar business want to go in, RPPB has no say in that. If it is consistent with the zone and the CUP, RPPB has no say.
 - b. Gore stated that the City has Solicitor regulations for anyone who solicits door to door. They must have a City permit and wear a Police Registration Card (badge) displayed and easily visible. Gore said that residents are seeing more solicitors and need to know that the City has this requirement; citizens can report the unlicensed to the City. More info is located on the City website at <http://www.sandiego.gov/police/pdf/permits/SolicitorAppPackage-New.pdf>
 - There was a brief discussion of who might be exempt from the requirements; refer to the City website above for details.
 - c. Bende thanked the PQ Park & Rec Council and City Staff for putting on the Spring Egg Hunt in 4 local parks – it was another great event for families.
6. ANNOUNCEMENTS & INFORMATION ITEMS:
 - a. San Diego City Development Services Dept. Report – Michael Prinz, not present.
 - Becker noted that Prinz will be at the May meeting to review the process for Community Plan Amendments and how things will proceed as future development and other updates move forward.

- b. San Diego City Council Member Mark Kersey, District 5 Report – Lee Friedman
- Friedman reported that City Council Budget meetings are beginning.
 - Councilmember Kersey is working with CPC Chair, Joe LaCava, to formalize the process that planning groups used last fall for prioritizing CIP projects with the intent to make it an annual review, then reconcile City's list with our priority lists and hopefully finding a middle ground.
 - Becker inquired if the County Auditor's office methodology would be included in the evaluation process, value engineering of the process. Friedman said that the other departments would be included in the policy planning as it moves forward; hoping to have a more inclusive, holistic process finalized this summer.
 - Friedman mentioned RPPB's transportation project lists discussed at the March 6th meeting; District 5 office is working in conjunction with Prinz to schedule a meeting with Caltrans to get these items moving forward. In terms of those items that are more City specific, they are hoping to move them into the CIP process.
 - Friedman noted the emailed Streets Report that went out last week about repaving of City Streets in District 5.
 - Politte inquired about the repaving of Alamazon St., Paymogo St. and Peñasquitos Drive following the trenching for sewer lines in conjunction with the Sewer Pump Station 62 & 84 work. Per an email from the project manager, Rolf Lee, Alamazon St. and Paymogo were to be repaved 19' along the trench side and 24' on Peñasquitos Drive over Spring Break. As of today, TCC has only repaved the trench areas and patched specific spots. Politte added that the patch where SDG&E had to come out to repair the street light electric line that TCC cut during trenching was poorly patched and not repaved by TCC. Politte would like the Council office to check into the status of the repaving.
 - A local resident added that a segment of Alamazon St. was paved curb to curb, approx. 150' in length between Nawa St. and Madrigal St.; was very appreciative.
 - Friedman added that the Infrastructure Committee is working on creating new mapping software for infrastructure construction, funding, and status of those projects using GIS. There is a mapping system presently on the City website but it is not user friendly and does not provide enough detailed information.
 - Becker asked if Friedman received his letter addressed to Mayor Filner pertaining to the Torrey Meadows T-9 bridge overcrossing to assure that this project is on the radar; Friedman said he received. Keating added that the project was on the list of projects he sent to staff on RPPB's behalf needing to be completed.
 - Surban noted that the Master Bike Plan was out, adding that repaving projects should include standards specifically for the bike lanes. Repaving needs to go to the edge adding that Carmel Mtn. Rd. repaving left the edges ragged. Friedman added that he saw the Master Bike Plan and will discuss this concern with the Councilmember.
 - Diehl asked what it might take to keep rental revenues at our facilities, in our community, instead of it going into the general fund. The funds could be kept to maintain assets in our community. Friedman will discuss with the Council Office liaison reviewing the parks and recreation segment of the city budget.
 - Councilmember Kersey will be at the Town Council meeting on April 4th.
 - Shoal Creek pedestrian bridge ground breaking will be on Friday April 5th at 10 am; will email the invite to Politte to distribute.
 - Keating said that he receive an email from a resident concerned about drop offs, use

of private driveways to turn around, and Westview H. S. student parking on Calderon Rd. near Deer Canyon Elementary.

- Sandstrom added that there is a pedestrian walkway to the new subdivision, Terramar. Terramar is considering requesting the extension of their red curbs at this point which he feels will not solve the issue, just moving it down the street. Westview has a limited number of parking permits for students. In January, students who now have a license cannot get a permit and need a place to park.
 - Diehl added that the school has a 10 acre lot behind the school.
 - Sandstrom said that Mt. Carmel H. S. solved the parking problem with angled parking on Sundevil Way which provided the additional parking needed.
 - Politte asked if the residents on the other side of Carmel Mtn. Rd. (Via Tres Vista) were still having problems with students parking on their street. At one time, parking was restricted during daytime hours but the residents were punished.
 - Sandstrom added that he does not want a solution that just moves the problem to another neighborhood.
 - Keating asked if City staff could visit the site in the morning to assess, review and come up with some solutions.
 - Politte suggested that a closed campus would alleviate students needing a car so they could leave campus during lunch and might solve some of the problem.
- c. San Diego City Council Member Lorrie Zapf, District 6 Report – Conrad Wear
- Land Use & Housing is preparing a code update to reduce permitting fees for outdoor cafes from \$12,000 to a few hundred dollars to help small business restaurants and encourage a greater economic contribution to San Diego; for every dollar invested in a small business restaurant, 63 cents comes back to the City.
 - In regards to the Torrey Meadows Bridge, he contacted the Mayor's office and the project is being reviewed; adding that he hasn't seen RPPB's letter and would like a copy. Encouraged RPPB to contact Mayor's office directly. Becker will forward the letter to Wear via email.
 - Wear noted that Councilmember Faulconer introduced a Neighborhood Parking & Safety ordinance that would limit the ability of oversized vehicles to park on City streets. The plan is to move it forward for a Citywide ordinance.
 - The Mira Mesa Welcome sign has been moved closer to Mercy Rd.
 - In regards to RPPB's list of transportation projects, he is talking with City staff in Streets Division to help move these forward and coordinate meetings with Caltrans on those related to their authority.
- d. San Diego County Supervisor Dave Roberts, District 3 Report – Dave Roberts
- Supervisor Roberts reviewed his district boundaries.
 - He and Supervisor Jacobs met with Mayor Filner to discuss getting solar energy for every resident who wants it. They are looking at how the costs could be added to a property owner's tax bill and paid off over a period of time. FHA loans are not allowed.
 - He is working with Supervisor Jacobs to audit all Mental Health Services within the County.
 - The County has a Community Enhancement grant program whereby each Supervisor's office accepts application and selects the recipients. Roberts said he wanted to make the process more transparent by inviting representatives from each

- community to review the proposed projects. Applications were due by March 1st, Supervisors will see the projects on May 11th and the public will get to see the projects on June 10th & 11th with a final decision being made by each Supervisor District. District 3 will hold its final review process on June 12th at the Rancho Bernardo Library; approximately \$520,000 in grant monies available to nonprofits.
- Spurr asked who was providing the funding for the Residential Solar program.
 - Roberts said there is no government funding for this. There are multiple private sources, one being Renovate America in Rancho Bernardo, but there are others. The City or County has to declare their area to authorize PACE (Property Assessed Clean Energy) with authorized contractors. If a property owner wants to participate, they would get a contract and bring it to the company they want to work with, the company gives them the funding, the lien is put on your property and paid off on their tax bill over a 20 year period. Staff has been given 120 days to develop the policy and procedures to be adopted.
 - Roberts added that the Mayor Filner has also declared San Diego City a CCA (Community Choice Aggregation) City which will provide the City the right to set up its own utility company. This will create competition by allowing the City to offer procurement service to electric customers within their boundaries. Roberts added that the County of San Diego has bought their utilities from an alternate source for decades.
 - Rhodes thanked Supervisor Roberts for personally attending the meeting to give his update.
 - Roberts noted that District 3 has opened an office in Escondido.
- e. 77th Assembly District, Member Brian Maienschein's Office Report – Michael Lieberman
- Assembly District 77 completed their move into offices located at 12396 World Trade Drive (corner of Camino del Norte); new phone number 858-675-0077.
 - Lieberman said that the Assembly office is working on RPPB's list of transportation projects provided by Keating; will follow up with Caltrans again.
 - Assembly Member Maienschein will be at the ground breaking for the Shoal Creek pedestrian bridge on Friday also, the public is invited to attend.
- f. 52nd District, U.S. Congressman Scott Peters' Office Report – Hugo Carmona was not present.

7. BUSINESS.

- a. **Rancho Peñasquitos Brush Management Inspections North of SR-56** – Eddie Villavicencio, San Diego Fire Department (Information Item)
- City boundaries were broken down into 19 inspection districts. Those districts were derived by value ranking of 7 fire related factors. Area 11 which is the north side of SR-56 and west of I-15 inspections began 3 days ago, working from the northern edge of area and east to west. The Peñasquitos Fire Safe Council is the driving force behind getting the word out about these inspections and educating the public on brush management. In 2008, the Department was given enough funding to become proactive instead of reactive.
- The flyer distributed explains the process; flyer is also being emailed to distribution lists via the Town Council, Fire Safe Council, and RPPB. Council District 5 is covering the expense of mailing the flyers out to all the homes that abut wild lands or native vegetation/canyons in the area.
 - Area 11 contains 2,417 homes that will be inspected.

- The Department is getting an 85-89% compliance in north county so they have been moving through the inspection areas quicker than planned.
 - Gnatcatcher breeding season runs March 1 through August 15th at midnight and no work can be done during that period. The vegetation type determines if you are affected because the gnatcatcher could be breeding or nesting in your brush.
 - Fire Department website contains information, phone numbers to call for more info. <http://www.sandiego.gov/fireandems/inspections/brush.shtml>
 - Villavicencio also noted some new things on the Fire Department website, a list of recent emergencies that equipment is being deployed and where. <http://apps.sandiego.gov/sdfiredispatch/>
 - He added that he gets questions as to why Fire Engines (short truck with water on board) are being sent for medical aid instead of just the paramedic truck. Each person on the truck is an emergency medical tech and at least one paramedic is on board. This allows them to meet the response times required; additionally, the ambulances cover a larger territory than Fire Stations. Fire personnel can start the critical life support as soon as they arrive.
 - The embers are the main cause of fire spread and structure loss.
 - Properties may be inspected by viewing it from an adjacent property if the owner is not home or an inspection notice will be left on the door requesting owner contact. Owners are not charged a fee for the inspections.
 - If owner does not abate the brush per requirements, the City can force abatement and if necessary arrange for the brush removal and put a lien on the property for cost recovery. The City can also charge a \$300 non-compliance fee associated with costs of staff following up on those who don't comply.
 - Becker asked if they are planning to do any selective thinning on Black Mtn. Villavicencio said that now we are trying to save the house not the forest. We want to make sure that this is a selective thinning program within 100' of habitable structures starting at the back of structure moving outward.
 - Brooks asked if they would consider community groups holding fundraisers to collect the brush in central location. Villavicencio said this would be a waste collection issue.
 - Parker asked why we are inspecting during breeding season when the residents can't remove coastal sage scrub until breeding season ends.
 - Villavicencio said that the owner will be notified that they can't mitigate until after August 15th at midnight. They are not being asked to remove, only to thin. The hope is that owners will do this annually in maintaining their property.
- b. **BMR North Village General Utility Easement Vacation** – Bill Dumka (Action Item)
 Clark gave a brief overview of discussions on this item at the Land Use Committee noting the Dumka presented the item at the March 2013 LUC meeting and again tonight at the LUC meeting. The area of the North Village being reviewed is converting private streets to public, negating the need for the General Utility Easement. The LUC recommended to approve the easement vacation and forward the proposed to the full RPPB board, 9 in favor – 0 against.
- Motion:** To approve BMR North Village U14 EAB, Project No. 307503 (Black Mountain Ranch North Village General Utility Easement Vacation). M/S/C – Clark/Bende/Approved, 14 in favor – 0 against – 1 recusal (Dumka).

c. **Rolling Hills Park (play equipment fundraising in memory of daughter)** – Jennifer Palkovic (Information Item)

Palkovic explained that following the recent loss of a daughter, her family has become inspired by the special moments they shared at Rolling Hills Park. She stated that she has met with the Peñasquitos Park & Rec Council and City staff to discuss a collaboration to replace the existing equipment with a play garden themed area. Rolling Hills Park is pretty out-dated and it is not ADA complaint. They are looking to collaborate with the City and County as a community project. The park would be modeled similar to the Lake Murray Community Park play area. There, the community raised the money for the play equipment and the City was able to take care of the ground covering, ADA upgrades, etc. Her family has a nonprofit that they will be using and hopefully have all the admin set up to begin fundraising in May. They have met with the local PQ-NE Action Group to set up an information booth at the local neighborhood picnic on June 9th to get the word out and recruit people to help. They'll be looking into grants, and holding fundraisers.

Palkovic said she met with Bill Diehl and Park staff with a plan to add just a single play structure, but they were encouraged to think big. She has been communicating with Jim Winters and is now working with Tracy Dalkamp who headed up the Lake Murray Park upgrade and is now the Landscape Structures representative.

- Becker asked if they are planning to add new equipment or remove and replace existing? Palkovic replied that her hope is to remove all the old including the sand.
- Becker asked if there were other funding sources available? Diehl said that it would be in conjunction with our standard ADA upgrade program and RPPB authorized \$350,000 per park from the FBA to upgrade all our tot lots. It would be added into that upgrade. Becker inquired if Mr. Winters was familiar with integrating the public and private efforts; Diehl said that Winters was involved in the Lake Murray project and familiar with mixing the public and private funding sources.
- It was suggested they speak with Supervisor Roberts about grant monies available; if not this year's round of grants, but next year possibly.
- Bende inquired if this park qualifies for CDBG funds for the ADA upgrades that City Council distributes for community projects? Diehl said that it would, just like Views West Park.
- Palkovic asked, if they were not involved in this project, what would the City plan to do at the park when upgraded? Diehl replied, replace the existing play structures with up-to-date compliant standard play fixtures, shade structures, new sand, new rubber cushioning, ADA compliant ramps, and path of travel would need to be looked at for ADA compliance. Palkovic added that Jim Winters said the cost to upgrade the park had risen to approx. \$800,000. Diehl said that we've paid around \$350,000 for each park upgrade, not sure why or where Winters came up with that price. Diehl added that if they (Palkovics) can get a better price for the equipment than the City, we can do more but the City does add an administrative overhead of 30%. If they want something specific like benches or climbing rocks, that would be above the standard.
- Bende added that the Palkovics could add a bench or shade structure or gazebo in memoriam.
- Palkovic noted that parents have mentioned restrooms at the park as a need; Diehl said that could cost around \$450,000 to add restrooms depending on the location.
- Gore asked if their goal was to raise money for just a few pieces or all the play equipment adding that it would be a huge undertaking to raise money for all. Palkovic

- said that if they raise the funds for the equipment, there are some really nice nature inspired pieces that look like tree trunks, climbing apparatus and they want to include pieces for special needs children and possibly a playhouse type structure for infants also. If they can raise the money (Lake Murray raised \$200,000) then maybe the City could improve on the basics, seating, shade structures, landscaping, etc. making the park better.
- Diehl said the allocation that has been approved is \$375,000 from the Rec Council and FBA.
 - Rhodes recommended that they make sure their funds are kept separate.
 - Politte asked Diehl if they can keep their project separate from the City's portion to do the installation privately, an MOU or something so the City will do the prep first then Palkovic's team can come in and do the installation. Diehl will talk with Winters on how the process will work.
 - Palkovic said that they are getting the initial renderings back in a couple of weeks and will meet with Winters.
 - Politte asked for clarity, Park and Rec Council will approve the park upgrades and the project won't come back to RPPB; Diehl confirmed.
 - Bende asked if the City would install the higher value level of equipment; Diehl said yes. Palkovic said they are hoping to do a community build/installation and her understanding is that an authorized contractor would need to be present to oversee. She needs to discuss with Winters, but there is a contractor who has offered his services. Diehl said that would require a Right-of-Entry permit signed by the Mayor so that the contractor can oversee.
 - Brooks suggested that they get a booth at the Fiesta on May 5th. Town Council meeting is tomorrow night and they could bring it up, possibly during the open forum.
 - Surban also suggested they apply for a grant from the Town Council.
- d. **Ratification of Election Results** – Joost Bende (Action Item)
- Bende reviewed the results of the Election, as reflected in the March 6, 2013 minutes:
- Rancho Peñasquitos Seats:
- District 1 – Jeanine Politte
 - District 3 – Thomas W. Clark
 - District 5 – Ramesses Surban
 - District 7 – Suzanne Brooks
 - District 9 – Bill Diehl
 - District 11 – Jon Becker
 - Torrey Highlands – Darren Parker
 - Black Mtn. Ranch – Ruth Loucks
- Motion:** To ratify the election results as read. M/S/C – Bende/Spurr/Approved, 14 in favor – 0 against – 0 abstentions/recusals.
- e. **Election of Officers and Vacant Seat Appointments** – Jon Becker (Action Item)
- Becker noted that Mike Kenney is still interested in the BMR2 seat, but was unavailable to attend tonight.

Becker asked for nominations for the following officers:

- Chair
 - **Motion:** To nominate Thom Clark as RPPB Chair; Clark accepted the nomination. M/S/C – Bende/Becker/Approved, 14 in favor – 0 against – 0 abstentions/recusals.
- Land Use Subcommittee Chair
 - **Motion:** To nominate Ramesses Surban as Chair of the Land Use Committee; Surban accepted. M/S/C – Becker/Bende/Approved, 14 in favor – 0 against – 0 abstentions/recusals.
- Secretary
 - Becker noted that he sent out an email asking for a volunteer(s) to take on the role of Secretary or to share this role.
 - Politte agreed to continue in a limited capacity as the Secretary with the assistance of one or two other members taking the minutes for 6 months each. Additionally, if each committee chair/rep prepares a report to be entered into the minutes as read at the meeting, the preparation time would be less. She added that the City requires the minutes to be thorough and include the details of our discussion so they can understand why we came to the conclusions we did for action items.
 - Becker suggested that the Chair ask for nominations next month and invited the members to consider accepting this role before the meeting.
- Vice-Chair
 - **Motion:** To nominate Jon Becker as RPPB Vice-Chair; Becker accepted. M/S/C – Bende/Clark/Approved, 14 in favor – 0 against – 0 abstentions/recusals.
- Becker added that he received Sandstrom's resignation and thanked him for his service. He has been a valued resource to the community, serving on the planning board for many years.
 - Sandstrom said that he rejoined the board most recently to give a voice to Torrey Highlands residents and has thoroughly enjoyed his time on the board.
 - Clark thanked Sandstrom for his knowledgeable and thoughtful insight, he's been a great help to him personally.
- Becker added that Gore would possibly fit into a different role. Brief discussion about possible seats.
 - Gore informed the group that he and his wife would be living in Escondido, but keeping their home in Torrey Highlands as a rental and still doing business in the area. He would like to remain on the planning board if there is a seat available, but would prefer to not be the Park & Rec appointed representative.
 - Rhodes suggested that there might be a spot with the Park & Rec Council; with all the work Gore has done for the planning board, it would be a loss if he wasn't able to remain.
 - The Executive Committee will look at RPPB's Bylaws to see if there is an opportunity for appointment.
 - Diehl said that he would check the Park & Rec Council Bylaws if Gore reconsidered.

8. REPORTS.

a. Chair Report – Jon Becker

- Becker stated that he wrote a letter to Mayor Filner to ask for a review of the Torrey Meadows Bridge project, so the community could get this project moving forward.

- The appeal hearing of the Khouli Residences has been tentatively scheduled at Planning Commission for May 23rd at 9:00am. (*NOTE: This date is correct, per correspondence received from City Staff since this meeting.*) He asked the members to mark their calendars and plan to attend.
 - Becker said that all existing members should have taken the COW training previously; upon being appointed, Mike Kenney and any new member appointees would need to complete the COW. Politte added the e-COW could be completed at any time.
 - The CPC's CIP planning process is being reviewed, ramped up and integrated through Councilmember Kersey's office and the Infrastructure Committee.
- b. Vice-Chair Report – Joost Bende
- Bende recommended preparing a Powerpoint presentation for the Appeal Hearing on Khouli residences; refer to Marianopolis lot split powerpoint for direction and use the language from our appeal letter. Politte agreed to begin preparing a powerpoint with the assistance of Clark, Shoecraft, Parker and Becker; and schedule a meeting to go over prior to the Hearing.
 - Doubletree Ad-Hoc Committee – Brief discussion; Politte agreed to contact the board for volunteers but didn't see us having any activity until a project is initiated or if Doubletree wants to come back for further discussion on ideas. Politte briefly noted the history of the initial development project.
 - Brooks asked for information as she was not at the LUC meeting.
 - Becker reviewed, he invited the Doubletree owner's representatives to come to the LUC to meet with other stakeholders. The reps were not aware that the LUC meeting would be public. It was an informational item and they will be considering other alternatives in lieu of the golf course which is losing money.
 - Brooks questioned if the Doubletree was still in the fact-finding stage.
 - Bende said that he believed they are beyond that stage based on the comments made at LUC. They kept saying the 'development of the golf course into' something and reiterating that the course is losing \$500,000 a year. The Doubletree is a resort that includes a golf course. Bende added that the current footprint of the hotel portion of the property could be redesigned, possibly taller, and leave the golf course alone.
 - Rhodes said that this property has been intensified from the community center that was here originally. To say the golf course isn't making money, when this was a resort and destination that includes a golf course; these were never two separate businesses.
 - Politte said that they are trying to unload the part that is not selling.
 - Rhodes added that what was offered the public included the golf course – a Golf Resort. It is a part of their overall business. They may come up with a plan that the community make find acceptable.
 - Politte added that the Stoneridge Country Club is going into foreclosure and the Escondido Country Club has already shut down and they were covered on the news tonight. Politte reviewed the history of this development area and the golf course. Originally, they were granted a commercial development permit to take 8 acres of the original parcel to develop as the hotel; now different legal lots.
 - Surban asked if they would have to disclose their contract (franchise agreement) with Hilton or the golf course management company, the constraints they work

- within and would it determine or constrain future repurposing of the golf course?
- o Bende noted that the Owners of the property have a contract with Hilton to operate this property as a hotel/resort.
 - o Politte noted the comment from one rep, that they buy properties, optimize them or repurpose them; Keating added that it would be at their risk, not the community's risk.
- c. Secretary Report – Jeanine Politte, no report
- d. Standing Committee Reports:
- Land Use (Thom Clark)
 - Becker noted upcoming agenda items he was handing off to Clark:
 - o Right of Entry Permits for Canyonside Park; Cricket Club mowing and Burrow Blasters Rodent control.
 - o PPH is asking for an extension of time for their permits
 - o Bicycle Master Plan EIR is out for comment, as mentioned by Surban.
 - Telecomm (Darren Parker) – no report
- e. Ad Hoc Committee Reports:
- FBA/PFFP Prioritization (Keith Rhodes)
 - Rhodes said the subcommittee has had 2 meetings.
 - Rhodes reviewed previous projects that RPPB asked to discuss with City staff last year: 1) Looked at the Widening of SR-56 there is a set amount of funds in FBA for that; 2) There is a set amount of money for the northbound connectors to I-5; 3) The Pedestrian Bridge over Camino del Sur was removed from the FBA.
 - Other items that RPPB wanted the committee to review and work with City staff on removing from the FBA are: 1) The Community Pool, whether to remove or change in some way; 2) Additions to BMR Community Park including an off leash dog area, fencing to separate the fields from the canyon and lighting for the upper fields; 3) Community Library (cost schedule is at \$17million), to look at need or an alternative project; 4) Widening of Black Mtn. Rd. the community decided years ago to forego this as the road is landlocked; 5) Park & Ride in Torrey Highlands, looking at where that will go; 6) Removal of the Nature Center as there is no place or compatibility for wild animals near people in the community.
 - Additionally look at all FBA projects, the costs, need and funding sources.
 - Rhodes also mentioned the Carmel Mtn. Rd. bridge over SR-56 and the second set of lanes will be built when there sufficient traffic from outside the community to warrant the additional lanes. The community may not want outside traffic coming through their neighborhoods. Will look at traffic studies and the need.
 - Keating asked if the second two lanes on Carmel Mtn. Bridge are in the FBA or a traffic phasing plan that would determine when those additional lanes would get built? Rhodes said there is \$5 million in the FBA for the lanes and per the phasing plan they are suppose to be in talks with Caltrans for the bridge before they can occupy the commercial. Everything else can be built and occupied without the bridge.
 - Bende said he thought that all roads had to built as a condition of Rhodes Crossing's approval. Rhodes said it's in the FBA, but he can built out without the bridge. Other members of the committee suggested that the community may not want 4 lanes.

- Keating added that all FBAs would need to be recalculated.
 - Bende said that residents might want to be able to access the new commercial in Rhodes Crossing causing a need for the additional lanes. Bende said he would leave it in the Community Plan.
 - Cresta Bella/Doubletree (Jeanine Politte)
 - It was recommended that Cresta Bella be removed from the committee's review as the project is now completed.
 - Santa Fe Summit II & III (TBD)
 - Becker asked Parker or Gore, if he is appointed to the board as a rep, to consider chairing the sub-committee and reporting on activities of SFS II & III development when it begins to move forward.
 - RPPB Electronic Media Site (Steve Gore) – no report
- f. Liaison and Organization Reports:
- Black Mountain Open Space Park (Bill Diehl)
 - Trail for All People is now fully funded; \$231,000 from the Park & Recreation Dept. (Mission Bay Park rents) and \$50,000 the Trail already had from community funds. Plans are in process.
 - Ranger Station was awarded \$800,000 in addition to the funds previously given of \$200,000 by the Park & Rec Dept. (Mission Bay Park rents). That is in addition to the Community funds given by Peñasquitos (\$360,000) and there was \$590,000 from the General Park & Rec Dept. Fund for a total of \$1.9 million; totally funded.
 - DSD Facilities Financing (Bill Diehl) – no report
 - MCAS Miramar Community Leaders Forum (Dennis Spurr)
 - Spurr said they offered a Fairy Shrimp tour; spray paint around all the vernal pools to keep Marines out.
 - MCAS Miramar is the center for MCIWEST (Marine Corp Installations West). In process of communicating and educating Congress on the role of the OLA (Office of Legislative Affairs), support and requirements of the Marine Corp here in San Diego region. Priorities have changed to forward deployment, readiness and returning to an integration with amphibious ships.
 - PQ Fire Safe Council (Dennis Spurr)
 - Shoecraft reported they would be meeting on April 18th and preparing for the May 5th Fiesta.
 - PQ Town Council (TBD) –
 - Surban reported that Councilmember Kersey would be attending the Town Council Meeting on 4/4/2013, there is a Fun Run and breakfast scheduled on May 4th organized by the Mormon Church, and the Fiesta de los Peñasquitos is on Sunday May 5th.
 - PQ Recreation Council (Bill Diehl)
 - Wooden ramps and up to 3 shade structure for the Skate Park are being reviewed and approved at a cost of \$285,000; will tentatively be installed after September, not during the summer.
 - Linear Park – dog and people drinking fountains are in, School of Design shade structure plans have been eliminated. City will take the lead, and the current thinking is to put up poles on either side of park for sail type shade.

- Views West Park – the ADA portion of the project is completed including the new sidewalk to parking lot and ramp to the upper field; not sure when the tot lot or restrooms and snack bar will be completed.
- Park and Rec Council purchased 2 new bunny suits for the Spring Egg Hunts to replace ruined ones; \$87.50 ea.
- Los Pen Canyon Psv CAC (John Keating)
 - Last meeting was canceled, it will be at least 6 months between meetings.
- Park Village LMAD (Jon Becker)
 - A new DAD's project will begin April 26th at Park Village Elementary.
 - The Westridge neighborhood monument sign was knocked down; on private property. Working on recovery costs from the individual who caused the damage.
 - Keating noted that Park Village Road landscaping looks awesome.
- Peñasquitos East LMAD (Bill Diehl)
 - Diehl said there was nothing new to report.
 - Becker asked if there is irrigation in the PRW along Black Mtn. Rd. north of SR-56 noting that it is looking pretty rough. He added that fencing and some of the private rear yards (hillside) along Black Mtn. Rd. near the town center are looking pretty bad. Inquired if anyone had noticed this and added that he was unsure if this is an ongoing maintenance issue for the owners or the LMAD public right-of-way.
 - Discussion that this is a code compliance issue; Clark added that owner's have come to Town Council and some is being thrown/dumped over the fences from the road.
- Torrey Highlands LMAD (Darren Parker)
 - Parker reported that the 2 park designs are being reviewed; posted on the TH Facebook page <https://www.facebook.com/torreyhighlands#!/torreyhighlands>
<https://www.facebook.com/torreyhighlands#!/media/set/?set=a.614653851898009.1073741825.160723733957692&type=1>
- Transportation Agencies (John Keating)
 - The Calle de las Rosas V-Calm was suppose to go in late March; will check on status.

The meeting was adjourned at 10:27 pm.

Respectfully submitted,

Jeanine Politte
RPPB Secretary

Approved 5/1/2013, 11 in favor – 0 against – 2 abstentions (Dumka, Loucks).