

# Serra Mesa Planning Group

Post Office Box 23315 San Diego, CA 92193

Minutes of Serra Mesa Planning Group Regular Meeting

**Thursday, December 16, 2010**

Serra Mesa/Kearny Mesa Library Community Room, 9005 Aero Dr.

**Call to Order:** The meeting was called to order at 7:00 PM by Doug Wescott (Chair).

**Roll Call:** Doug Wescott (Chair), James Feinberg, Brian Peterson, Dicken Hall, Matt Hendry, Sam Safino, Mike Marion, Mark Larson, Brad Savall

Absent: Eric Jimerson, Bob McDowell, Tom Wright

## **Community Forum / Announcements:**

- 1) Monica Fuentes for Friends of Ruffin Canyon
  - a. The next Ruffin Canyon clean up event is Jan. 1<sup>st</sup> at Taft Middle School.
  - b. Trying to get a parking space in front of Taft middle school, but one of them must be a handicap parking space according to code.
  - c. San Diego Canyonlands would like to have a new chapter for the yet unnamed canyon behind the library.
  
- 2) Serra Mesa Community Council Representative Carl Demas:

Christian Fellowship Food pantry is open every Wednesday from 10 AM to 2 PM in addition to the 4th Saturday of the month. The pantry has already served 1,700 families over 6 months; will also be starting a victory garden on the property with the help of Victory Gardens San Diego.
  
- 3) George Holsen (sp); Serra Mesa Resident:
  - a. Informed community about water damage to his house from a leak. The plumber who repaired the leak had noticed that the pressure was 119 psi and recommends that it be below 60 psi. Plumber also mentioned that the pressure is often put up when there are new developments. San Diego water chemistry can turn nylon fitting brittle and so metal fittings may be a better option.

## **Legislative Aides Community Planner:**

None in attendance.

## **Agenda Items:**

*Towerco Wireless Antenna CUP, Action Item*

This is *not* a renewal as the CUP is up and Towerco will need to abide by new provisions as the existing structure is out of compliance. Kathleen Reed from Towerco presented.

Originally built by Sprint and through mergers is now owned by Towerco. CUP expired in 2008 and are seeking a ten year approval.

Doug Wescott noted that on page 2 of the letter from the city to Towerco lists two complaints. They would like to pull the antenna in or add more fronds. There are also some concerns to ensure the landscaping is in compliance. The antenna space is on land leased front the Faith Community Church and the church representative who was in attendance supports the current lease.

Cindy Moore asked the Towerco Rep what was the lawsuit was about. The rep was unaware of the details of the suit other that the lawsuit was settled. However Towerco agreed to install the additional landscaping. The tower is within the FCC limits.

**MOTION:** Sam Safino motions to approve the CUP and Dicken Hall seconds. Doug Wescott asked that the motion be amended to include the agreements in the letter from the city and Sam agreed to the amendments.

Brian Peterson was concerned that the residents were not adequately noticed.

**Vote (7-2-0).** James and Brian opposed as neither felt that the residents were adequately noticed.

*Revitalized Horton Plaza Concept Presentation.*

Clint Carney with Southwest Strategies. Kim Brewer presenting for Westfield Properties:

Westfield plans to demolish the Sam Goody Building adjacent to Horton Plaza and convey the land to the city and want to turn the space into an urban mall. The space will be 60,000 sf. The plan is to open up the plaza to the front door of the mall.

Westfield will maintain the plaza and will use the space for events and will provide event booking and maintenance including a daily porter for 25 years. The vision for the space, to be similar to Pioneer Square in Portland, OR. Events would be fundraising, New Years Eve celebration, charity events etc., and additional programming.

Value of participation agreement \$35.1 M (amount for whole plaza). Rent and parking fees on that space currently do not go to the general fund.

Land and demo value. 25.8 M demo is 4.75 M

Public improvements and maintainwnce. 8.3 M

Westfield contribution. 1.9 M

In addition the CCDC will add 9.95 M

**Additional Items:**

*Wegeforth/ Angier Joint Use Park:*

No additional information at this time.

*Phyllis Place Road Connection (James Feinberg)*

CPCI is hiring consultants for a new EIR and the consultants have not been determined but are in process. Get the city council to withdraw the community plan amendment would save \$300,000.

NOTE: During this discussion, the Reps from Westfield and Southwest Strategies noted that the plans for the Mission Valley Center project have changed substantially and may be reduced or not occur due to changes in the economy.

*Quarry Falls (Civita)*

Have begun their preliminary traffic mitigation.

*Juvenile court parking lot*

Ribbon cutting next Tuesday, Dec 23 at 10:30 am with Supervisor Ron Roberts.

*New Sewer line construction:*

Will begin in January at Mission Center in Murray Canyon.

*Heritage tree:*

Sharp has a Torrey Pine they wish to designate as a Heritage tree but the process with the city is a bit unclear.

**Adjournment:** The meeting was adjourned by Doug Wescott at 8:38 PM.  
BMS 12/23/2010