

CARMEL VALLEY COMMUNITY PLANNING BOARD

Meeting Minutes

7 pm, Thursday, July 25, 2019

Carmel Valley Library, Community Room
3919 Townsgate Dr., San Diego, CA 92130

Board Member	Representing	Present	Absent	Absence (Board Year)
1. Ken Farinsky	CV Voting District 1	x		1
2. Barry Schultz, Vice Chair	CV Voting District 2	x		1
3. Steve Davison	CV Voting District 3		x	1
4. Debbie Lokanc	CV Voting District 4	x		0
5. Frisco White, Chair	CV Voting District 5	x		0
6. VACANT	CV Voting District 6			
7. Annie Glenn	CV/ PHR Business	x		0
8. Allen Kashani, Secretary	CV Developer	x		1
9. VACANT	CV Property Owner			
10. Daniel Curran	CV Property Owner	x		
11. Danielle McCallion	PHR D1		x	2
12. Stella Rogers	PHR D2	x		1
13. Vic Wintriss	Fairbanks Country Club/Via de la Valle/North City Subarea 2		x	3

A. CALL TO ORDER AND ATTENDANCE

B. APPROVAL OF MINUTES - June 23, 2019

June 23rd Meeting:

Ken motioned to accept the meeting minutes with no changes. 2nd: Steve. Approved 7-0-0

C. CONSENT AGENDA

None.

D. PUBLIC COMMUNICATION - Speakers are limited to topics not listed on the agenda. Presentations are limited to 2 minutes or less.

Karen Cody brought attention to weeds located along the SR-56 between Carmel Creek Road and El Camino Real. Chair White stated he will look into the issue.

E. ANNOUNCEMENTS - San Diego Police Department, Officer John Briggs

Officer John Briggs stated there is a spike in home and car burglaries. Officer Briggs encouraged residents to lock their doors and call the police if they notice strange or unusual

behavior. Officer Briggs stated the burglaries are occurring during the afternoons and evenings. Officer Briggs also encouraged residents to email him with concerns.

F. WRITTEN COMMUNICATIONS

None.

G. COMMUNITY PLANNER REPORT - Lesley Henegar, City of San Diego (CV / PHR / Fairbanks CC/Via de la Valle)

None.

H. COUNCIL DISTRICT 1 REPORT - Steve Hadley, Office of Councilmember Barbara Bry

Steve Hadley stated that Caltrans is investigating the “right turn on red” signs located on Carmel Valley Road heading west onto the SR-56. Karen Cody and Debbie Lokanc asked the signage to be enlarged to make it more visible to drivers.

Steve stated that the fence surrounding the pump track at Pacific Highlands Ranch Park is expected to be heightened to 12 feet. Steve stated the heightened fence would diminish noises produced by the pump track and deter residents from using the pump track after hours.

Steve stated that during August 5-9 and August 12-16, the lanes on Carmel Valley Road, north of SR-56 heading towards Del Mar Heights Road, will be restriped.

I. MAYOR’S REPORT - Francis Barraza, Office of Mayor Faulconer

None.

J. COUNTY SUPERVISOR’S REPORT - Corrine Busta, Office of Supervisor Kristin Gaspar

None.

K. STATE ASSEMBLY REPORT - Rob Knudsen or Rikard Hauptfeld, Office of Assemblymember Brian Maienschein

Rikard Hauptfeld introduced the summer interns: Justin and Teryn. Rikard encouraged high school and college students to apply for the internship program next summer.

Rikard brought attention to Assembly Bill 781 which would define “family respite care” as any hours in excess of the approved number of hours per month for purposes of Pediatric Day Health and Respite Care Facility (PDHRCF) care and services. Rikard stated that the bill also specified that pediatric day healthcare may occur any time as long as the total number of authorized hours is not exceeded.

Rikard brought attention to Assembly Bill 605 which would require all school districts to provide

students with Individualized Education Programs (IEPs) with interactive communication devices to be used outside of educational institutional hours. Furthermore, Rikard stated the bill required students to have continued access to interactive communication devices until six months after the students are no longer enrolled in the IEP at the local educational institution.

L. STATE SENATE REPORT - Chevelle Newell-Tate, Office of State Senator Toni Atkins

Chevelle Newell-Tate stated that on June 15 the state budget was signed into law. Chevelle stated that there were no budget cuts. Chevelle highlighted that nearly \$60 million will be sent to the San Diego region for projects that will protect public safety, support vulnerable children, and improve the quality of life. Chevelle stated that \$6.13 million will be used to stabilize the bluffs on the coast of Del Mar. Chevelle stated that SANDAG will handle the project. Chevelle highlighted that \$8.66 million will be used to renovate the Botanical Building, a main attraction located in Balboa Park. Lastly, Chevelle highlighted that \$1 million will be split evenly among the cities of Encinitas, Carlsbad, Oceanside, and Vista for programs aimed at preventing homelessness in North County.

Chevelle discussed Senate Bill 50 and Senate Bill 330 which both deal with housing and local zoning. Chevelle highlighted that Senate Bill 50 is a two-year bill that will continue to be revised and that Senate Bill 330 has passed out of the Senate and is now in the Assembly Appropriations Committee. Chevelle stated that Senate Bill 330 will freeze zoning laws for five years, but does not suspend coastal height limits or bypass local control. Chevelle stated that Senate Bill 35, which passed in 2017, creates a streamlined process for projects. Chevelle stated that projects that qualify to be streamlined under Senate Bill 35, must receive a response from the local government within 30 days of the application being submitted. Chevelle stated that Senate Bill 330 provides support for Senate Bill 35. Chevelle described Senate Bill 50 as an upzoning law which would provide density bonuses to developers building in job and/or transit-rich areas. Chevelle stated that Senate Bill 592 will amend the Housing Accountability Act. Chevelle stated Senate Bill 592 will create a higher standard for local governments to document why they are rejecting a project.

Chevelle encouraged residents to share their suggestions to increase density with the Office of State Senator Toni Atkins. Debbie Lokanc encouraged Chevelle to provide written information on Senate Bills during planning board meetings. Resident Ravi Gopinathan shared that as a young resident he supports Senate Bill 50 and increased density.

M. US CONGRESS - Kiera Galloway, Office of US Congressman Scott Peters

None.

N. INFORMATION AGENDA:

1. **Review of Signage at One Paseo:** Discuss the signage installation and whether it complies to the CV Signage Regulations and calendar as a future Action item.

•Applicant - John Dean

Applicant John Dean stated that 25'x 8' signs are visible on the One Paseo property and are not

permissible under the Carmel Valley Signage regulations. John stated that upon visiting, he noticed that 3-4 buildings have more signs than are allowed. John confirmed that mid-size tenants are only allowed one sign; mid-size tenants are allowed two signs if they are located on the corner. John stated that 3-4 corner, mid-size tenants have three signs. John stated that One Paseo has placed signs on the back of their buildings. John stated that one sign is 30' tall.

John stated that it is necessary to enforce Carmel Valley signage regulations at One Paseo. Chair White suggested inviting the One Paseo management team and the leasing manager to the next board meeting. Chair White stated it is necessary to be equally firm with all real estate developers in Carmel Valley.

Chair White authorized John Dean to visit the leasing agent and ask that signs that are not in compliance to be removed. Chair White stated he will send a letter inviting One Paseo to the next board meeting to discuss signage.

Item placed on August agenda.

2. **Compliant of Commercial Trucking on Village Center Loop Road:** Discuss Chair's receipt of complaints of trucking noise on Village Center Loop Road in the residential area and calendar as a future Action item.

•Applicant - Neil Alan

Daniel Curran stated that in order to resolve the noise issue, Village Center Loop Road must be completed to allow through traffic. Daniel labeled completing Village Center Loop Road as a long-term solution. Daniel stated that he will continue to work to find other solutions.

3. **Transit Subcommittee:** Update.

•Applicant - Karen Cody & Sonya Solinsky, Co-Chairs

Sonya Solinsky stated that she attended the San Diego Metropolitan Transit System's (MTS) Elevate San Diego 2020. Sonya stated that 60 Carmel Valley residents attended the meeting. Sonya stated she also attended the second MTS community advisory committee meeting in which 18 potential projects and transit investments were discussed. Sonya highlighted that increased express bus services, highway transit utility lanes, and beach access would be beneficial to the Carmel Valley community. Sonya stated that during the discussion she suggested discounting transit fares for university and high school students, an express service along SR-56, and beach access to Del Mar and La Jolla beaches. Sonya highlighted that SANDAG's regional plan will create a completed corridor on SR-56.

Sonya stated that community involvement will occur through the MTS Vision Builder Challenge in which residents will provide input for which projects they support. Sonya stated that only the first 2,000 responses will be taken into consideration and it is important that Carmel Valley residents participate.

Sonya stated the third MTS community advisory committee meeting will occur in Mid-August. Sonya stated that in August the transit subcommittee will be hosting a Carmel Valley tour with

MTS and district representatives. Sonya stated that the tour will follow the transit subcommittee's proposed bus routes. Sonya encouraged residents to share suggested sites to include in the tour.

Karen Cody encouraged community members to join the subcommittee and attend MTS and SANDAG meetings.

- 4. **Cisterra Development:** Update of upcoming development in Torrey Highlands.
 - Applicant - Anne Harvey & Lisa Ross

Applicant Anne Harvey described the Del Mar Mesa Preserves as 900 acres located south of SR-56. Anne stated the Cisterra development is a proposed office project that would be surrounded on three sides by the Del Mar Mesa Preserves. Anne stated that the project is not located inside the Del Mar Mesa Preserves.

Anne expressed her gratitude for mobilization by local community groups to cease the development. Anne stated that involved community groups include Endangered Habitats League, Sierra Club San Diego, San Diego Democrats for Environmental Action and San Diego Mountain Bike Association.

Applicant Lisa Ross encouraged the community to mobilize to protect open space and attend the city council meeting on August 5th at 2 pm.

Anne Harvey informed the community that more information is available at Protectourpreserves.org

O. ACTION AGENDA:

None.

P. SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS

Subcommittee	Representative(s)	Report	Next Meeting
1. Design & Planning Subcommittee	Chair White, Jan Fuchs & Anne Harvey	No Report.	No Report.
2. CV FBA and PHR FBA Subcommittees	Chair White	No Report.	No Report.
3. CV MAD Subcommittee	Ken Farinsky	No Report.	Next meeting is August 6, 2019 with location to be determined.
4. CV MAD N10 Subcommittee	Vacant	No Report.	Next meeting is August 6, 2019.
5. PHR MAD Subcommittee	Stella Rogers	No Report.	Next meeting is August 6, 2019.
6. Bylaws, Policy & Procedures	Chair White	No Report.	No Report.

Subcommittee			
7. Open Space Subcommittee	TBD	No Report.	No Report.
8. CPC Subcommittee	Barry Schultz	Barry Schultz stated that the Council will be considering an amendment to the City's inclusionary affordable housing regulations. The Council is seeking a revision in which 10% of units must be affordable and available to community members making 50% or less of the median income. Barry stated additional recommendations include doubling the fee option and creating incentives for affordable housing to be located on-site as opposed to off-site.	No Report.
9. Livability (Special)	Barry Schultz	No Report.	No Report.
10. Transit Subcommittee	Karen Cody & Sonya Solinsky	No Report.	No Report.

Q. CHAIR'S REPORT

None.

R. OLD / ONGOING BUSINESS

None.

S. ADJOURNMENT

The Board adjourned at 9:00 p.m.

T. NEXT MEETING

Thursday, August 22, 2019
Carmel Valley Library, 7 p.m.