

**College Area Community Council
Regular Meeting
7:00 PM, Wednesday, June 9, 2021**

Via Video-Conferencing on Zoom

Join Zoom Meeting

<https://us02web.zoom.us/j/82097856060?pwd=aDlRaFhLVkFqZDVIQ0ZZWTdKZ2ZnZz09>

Meeting ID: 820 9785 6060

Passcode: 153749

- I. Call to order/ Roll call**
- II. Approval of Agenda**
- III. Approval of Minutes of Regular Meeting of Wednesday, May 12, 2021.**
- IV. Public Comments on Non-Agenda Items within the Jurisdiction of the CACC. (3 minutes per speaker – please advise the president prior to the start of the meeting)**
- V. Law enforcement, local, state and federal elected officials, Business District, AS, IFC & SDSU, Reports (3 minutes per speaker).**
- VI. New Business**
 - A, Discussion to send a letter of opposition regarding proposed laws for new ADU's and Junior ADU's to the City Council, Mayor's Office, State Representatives, and other local officials**
- VII. Treasurer's Report (3 minutes)**
- VIII. Committee Reports (3 minutes each)**
 - A. Community Outreach Committee**
- IX. Delegate Reports**
 - A. CARPUS**
- X. Adjournment.**

*** Designates College Area Community Planning Board Agenda Items
Questions regarding the agenda may be directed to: Jose Reynoso, CACC President,
(619) 994-2157, president@collegearea.org**

**College Area Community Planning Board
Regular Meeting**

**Immediately Following CACC Meeting,
Wednesday, June 9, 2021**

Via Video-Conferencing on Zoom

Join Zoom Meeting

<https://us02web.zoom.us/j/82097856060?pwd=aDIRaFhLVkFqZDVlQ0ZZWTdKZ2ZlZz09>

Meeting ID: 820 9785 6060

Passcode: 153749

- I. ***Call to Order/Approval of Agenda**
- II. **Public Comments on Non-Agenda Items within the Jurisdiction of the CACPB. (3 minutes per speaker – please advise chair prior to the meeting)**

- III. **New Business**
 - A. **Project Review Committee Recommended Letter of Comment on Mixed-Use Project at 6050 Montezuma Road (Action Item).**

While an action was previously taken on this item at the May 12 CACPB meeting, the item was not noticed in accordance with the Brown Act. This item is to rescind the previous vote and provide public notice consistent with the Brown Act in order to make a recommendation to the City. See letter on page 3.
 - B. **Appeal the list of recommendation dated June 2, 2021 from the Project Review Committee. (Action Item)**
 - C. **Establish a Capital Improvements Program Priority Ranking subgroup for the College Area. (Action Item)**
 - D. **Change the boundaries of the College Area. (Action Item)**

- IV. **Committee Reports- (information item- 3 min.)**
 - E. **Community Plan Update Committee. (Information item-5 min.)**
 - F. **Project Review Committee. (Possible Action Item)**

- V. **Delegate Reports (information item)**
 - A. ***Community Planners Committee (Information item- 5 minutes)**

- VI. **Chair's Report (Information item- 5 min.)**

- VII. **Adjournment.**

* Designates College Area Community Planning Board Agenda Items
Questions regarding the agenda may be directed to: Jose Reynoso, CACPB Chair,
(619) 994-2157, president@colleqeara.org

Library Friends position
June 2 CACPB Project Review Committee

WE NEED TO RE-FRAME THE SITUATION REGARDING DEVELOPMENT OF 6650 MONTEZUMA RD.

City interests and the private interest remain in conflict. That's a fact. We're talking more than planning principles.

The city position has been defined clearly by the CACC and the Planning Commission over this past year. It is to:

- Preserve the civic interest of the continued function of the library.
 - We have lived experience to demonstrate the extent of the damage to library functioning if access and parking are lost. In 2016, the year access from Montezuma Rd. was blocked, 1/2 to 2/3 of library functionality lost: in circulation of books, patrons thru the door, participation in programming.
 - Public interest requires protected exclusive library parking on the 6650 property..... in perpetuity along with accompanying access from Montezuma Rd.

The private interest is defined in the existing joint-use agreement:

- Protect the private use of the 6650 property.

TODAY. The private owner is seeking an upgrade in zoning to realize his new plans. The city has no obligation to grant his desire, and in fact has a responsibility to protect civic interests. The Planning Commission recognized this and directed that it wants to see a resolution of the conflict before they are asked to rule on a zone change.

There has been one prior attempt to resolve the conflict: the 2019 joint-use agreement. That document is a disaster for the city. Let's look at that history. The owner asked the city for a zone upgrade to build a hotel and promised to make a deal to preserve library access and parking.

The upgrade was given prior to striking the details of the agreement. And how did the agreement turn out? Very badly for the city. Library parking on 6650 is not protected. Library parking options are specified to be in a limited area and are available only if not required by private use. If the city fails to meet the many conditions in the agreement, the agreement can be revoked, and the city is left without library access and parking from Montezuma Rd.

Today we are adding the high parking demands of student housing to this sorry situation. Leftover parking for the library would be non-existent. In fact, parking for

library patrons on the city's own land is threatened by spill-over parking from the student housing next door.

The 2019 agreement cannot be a starting point for today's discussion, but it does inform us of the importance of arriving at a binding agreement in advance of the development of construction plans. The specifics of how the public interest will be addressed is STEP ONE in the planning for 6650 Montezuma. Without this resolution, both civic and private interests remain in peril.

The parties have battled for 5 years. Enough is enough. We need to proceed post-haste to an enforceable deal that protects civic interests.