

KENSINGTON TALMADGE PLANNING GROUP
REGULAR MEETING
AUGUST 13, 2008

A regular meeting of Kensington Talmadge Planning Group (KTPG) was called to order by Chair Tom Hebrank on August 13, 2008 at 6:32pm in the Normal Heights Community Center located at 4649 Hawley Blvd., San Diego, CA 92116.

Members present: Robert Coffin, Gail Greer, Tom Hebrank, Sherry Hopwood, David Moty, Guy Hanford, Jeri Dilno, Shauna Pribyl, John Garrison, Carl Davis, Deborah Sharpe, and Dave Pfeifer.

Members absent: Chance Bilmeyer, Clinton Kisner, and Jonathan Tibbitts.

Also present: Nicholaus Norvell, Marlon Pangilinan, Victoria White, Cynthia Gaddes, Louise Guamotta, Danielle Laman, Akram Bassyouni, Cecilia Maristela and numerous members of the public.

MODIFICATIONS TO AND ADOPTION OF AGENDA

A motion was made by D. Moty, seconded by D. Pfeifer, and unanimously approved to amend the current agenda to add 1) an update on the Kensington Sign from the Kensington-Talmadge Community Association and 2) a presentation from the City of San Diego, Engineering and Capital Projects Department, Right-of-Way Design Division regarding the sewer and water main replacement to the non-subcommittee information items.

MINUTES

After a motion made by D. Moty and seconded by S. Hopwood, the July 9, 2008 minutes were approved with changes by a vote of 9-0-3.

TREASURER'S REPORT

The Treasurer, S. Hopwood, presented the July 2008 Treasurer's Report. There is \$568.51 in the KTPG account. During the month of July 2008, receipts consisted of \$17.00 in donations and disbursements consisted of \$29.97 paid to Cox Communications.

A recommendation is made by T. Hebrank to cancel the Cox Communications contract at its expiration.

PUBLIC COMMUNICATIONS

Various members of the public were present and conveyed the following:

- I. R. Riebi – FYI regarding the theft of a vehicle on the corner of Madison and Vista Street. In addition, graffiti was reported south of Adams Avenue between Edgeware and 42nd Street.
- II. S. Pribyl – Reported recent vandalism on Vista Street.
- III. S. Hopwood – Reported that an empty building was broken into at the end of Edgeware.
- IV. D. Moty – City of San Diego is increasing lighting along El Cajon Boulevard and addressing the loitering in the same area.
- V. A. Jansen – Continuation of the Kensington Terrace project is delayed due to financing. Reported a homeless person living in a car near the gas station on Adams Avenue. He notified the proper authorities to remove the homeless person.

CITY/GOVERNMENT INFORMATION ITEMS

- I. **Susan Davis, US Congressional District 53** – On behalf of Congressperson Davis, N. Norvell made the following comments:
 - a. The cover story to the congresswoman's current newsletter addresses a bill on returning tuition dollars to military personnel who are deployed mid-college-semester.
 - b. Congresswoman Davis has a U-Tube story on the "don't ask, don't tell" military policy. The public is encouraged to preview it.
 - c. The congresswoman is here in the district during the congressional break and she is participating in local events.
 - d. A request was made for public comment and questions. No questions and/or comments were made by the public.
- II. **Toni Atkins, City Councilmember District 3** – No presentation was made on behalf of Councilmember Atkins.
- III. **City Planning Office** – On behalf of the City Planning Office, M. Pangilinan and V. White presented:
 - a. An open house will be held on Sept. 11, 2008 at the Lafayette Hotel in University Heights between 3pm and 7pm regarding a Rapid Bus system. The purpose of the open house is to answer questions and accept comment from the public. A flyer was provided to the community entitled "Rapid Bus Coming to Mid-City."
 - b. M. Pangilinan announced that this will be his last KTPG meeting. He brought Vickie White with him to the meeting. V. White is a Jr. Planner and will be the liaison between KTPG and the City.

- c. V. White brought two copies of the new general plan and distributed them to the board.

NON-COMMITTEE ACTION ITEMS

- I. **Filing Board Vacancies** – C. Bilmeyer resigned from the Board in June 2008. After a motion made by T. Hebrank and seconded by J. Garrison, the board unanimously appoints S. Glazer to complete the balance of C. Bilmeyer's two year term, which expires in 2009. S. Glazer took a chair at the table in which the Board sits.
- II. **Subcommittee assignments.** After a motion made by T. Hebrank and seconded by J. Garrison the motion unanimously appoints S. Glazer to the Neighborhood Facilities & Historical Resources Subcommittee.

NON- SUBCOMMITTEE INFORMATION ITEMS

- I. **Painting of Utility Boxes.** A presentation was made by C. Gaddes requesting KTPG support and input regarding artists painting the utility boxes in Kensington and Talmadge. A discussion ensues regarding the boxes to be painted, who will paint the boxes, funding, art maintenance, the number of boxes in Kensington and Talmadge, local business support, and the overall process. It is requested that comments and questions be directed to C. Gaddes at designertastes@hotmail.com. NFHRS will analyze the proposal and make a recommendation to KTPG.
- II. **Zoning and Height Limitations within KTPG.** PRS will analyze the zoning and height limitation via a series of workshops. At the conclusion of the workshops, PRS will make a recommendation to KTPG. A discussion ensues with M. Pangilinan regarding a Mid-City Plan update, the process for changing zoning, getting a list of existing zones, and requesting a presentation of the existing zones.
- III. **Update on Water & Sewer Line Replacements/Repairs.** A presentation was made by A. Bassyouni and C. Maristela on behalf of the City of San Diego, Engineering and Capital Projects Department, Right-of-Way Design Division regarding the sewer and water main replacement. A. Bassyouni and C. Maristela disburse a summary and a map for the sewer and water main replacement project in Kensington. The sewer and water main lines will be replaced in phases over the course of twelve months beginning in June 2009. Members of KTPG and the public raise the following comments and/or questions:
 - a. Not *all* plumbing and sewer lines will be replaced because not all lines require replacement. It was reported that cameras were used to identify which pipes must be replaced. Persons can contact the A. Bassyouni and C. Maristela with questions.
 - b. A recommendation is made for the Engineering and Capital Projects Department to conduct their work at the same time as the SDGE electrical

undergrounding. It was noted that SDGE has been spotted surveying in the area. Simultaneous pipe repairs and electrical upgrades will reduce project costs and limit the inconvenience to residents. The recommendation is strongly supported by the community and KTPG.

- c. Persons can contact A. Bassyouni and C. Maristela if they have concerns when the work occurs on their street. Notices with contact information should be sent to residents affected by the project within a reasonable time before the project begins.
- d. It is agreed that a KTPG member will attend the preconstruction meeting with the contractor when the contractor is chosen.
- e. Water lines will be replaced and upgraded to ¾ inch.

IV. Update on the Kensington Sign. L. Guamotta from the Kensington-Talmadge Community Association (KTCA) presented an update on restoration of the Kensington sign. KTCA requested a permit to take the sign down and restore it. It was reported that the City of San Diego requested a scope of restoration work from KTCA prior to granting the permit. KTCA hired an independent inspector to develop a scope of work. The following was revealed by the inspection:

- a. Poles: The poles are not plum. It was recommended that a complete survey and evaluation of the poles be completed.
- b. Cables: The cables are rusted in various locations and may need to be replaced. It was recommended that the poles be cleaned. Once cleaned, the cables should be reinspected to determine if they are in good condition or in need of replacement.
- c. Sign Cabinet: Pigeons have been making their home in the cabinetry of the sign. It was recommended that the cabinet be completely replaced and/or cleaned. All openings in the cabinetry should be sealed to prevent birds.

At this juncture, the KTCA is going back to the City of San Diego to request that the sign be taken down and restored. A discussion ensued and it was announced that KTCA wants to apply for the permit and then it will decide on “next steps,” if any, regarding the appeal.

SUBCOMMITTEE AGENDAS

A discussion ensues regarding the process for running a subcommittee according to the Brown Act.

- I. Neighborhood Facilities & Historical Resources Subcommittee (NFHRS) –**
 - a. Non-Agenda Public Items:
 - i. At NFHRS it was announced that the Heart of Kensington will be providing a community oriented presentation of the history of the Kensington.

- ii. Members of NFHRS attended the dual committee Library expansion presentation.
- b. Action Items:
 - i. On behalf of the NFHRS, S. Hopwood, Chair, motions for the Subcommittee to set up a co-presentation between Ron May and a member of the City of San Diego Historical Resources Board to present the history of Kensington-Talmadge at the KTPG's October 2008 meeting. The motion passes with a vote of 11-0-1.
- c. Information Items:
 - i. The NFHRS followed up with the City of San Diego regarding asphalt repairs to sidewalks. It was noted that the city uses tar and asphalt to repair sidewalks unless the property owner splits the cost with the city. A question arose as to whom the residents and businesses should contact regarding splitting the cost.
 - ii. Historical research of the Kensington Park pillars was tabled.
 - iii. It was reported that a discussion of Brown Act restrictions on attendance during joint Library expansion presentation was not discussed during the meeting because the NFHRS didn't attend Friends of Library presentation with PRS.

II. Project Review Subcommittee (PRS) –

- a. Non-Agenda Public Items:
 - i. A discussion ensues regarding the lack of quorum at the recent PRS meeting. It is requested the V. White comment as to whether or not a standing committee can issue an opinion to the board when 1) a quorum does not exist or 2) disagreement exists between subcommittee members. The CPC is discussing the guidelines for subcommittees.
- b. Action Items:
 - i. Aldine Slope Stabilization Project: The applicant made a presentation to the PRS but no actions were taken due to lack of quorum. Numerous members of the public were present. There was limited discussion of the outstanding items on the cycles report. The applicant will present a summation of the project and answer questions at the September 2008 KTPG meeting. A member of the public suggests that the applicant be contacted prior to September 2008 and asked 1) to provide answers to the outstanding cycles report and 2) to address the potential for widening the road to incorporate a bike lane.
 - ii. T-mobile at the Johnson Residence: No action was taken due to time constraints and lack of quorum. The item was tabled until the August 2008 PRS meeting.

- c. Information Items:
 - i. Friends of Library were present and provided a concept for the expansion of the Kensington-Normal Heights Library both vertically and horizontally to south. Members of the subcommittee and the general public engaged the presenters with questions and suggestions. PRS does not have a recommendation to the KTPG regarding this item.

IV. Transportation & Safety Subcommittee (TSS) –

- a. Non-Agenda Public Items:
 - i. The TSS will not meet in August.
- b. Action Items:
 - i. The TSS made a recommendation to the applicant of the Aldine Drive Slope Stabilization Project to review the City Financing Facilities Plan for funds set aside to build a bike lane on Aldine Drive. No action was taken by the TSS at the meeting.
 - ii. On behalf of TSS, A. Jansen presents the subcommittees discussion regarding repainting the crosswalks located at Marlborough Avenue and Adams Avenue. Upon a motion made by B. Coffin and seconded by S. Pribyl the KTPG unanimously approves a recommendation that the intersection be repainted. S. Hopwood stepped out of the room for this vote.
 - iii. After a discussion on the amount of time the crosswalk signal at Adams Avenue and Marlborough provides pedestrians, the TSS recommends that ample time is available for pedestrians and no actions should be taken by the KTPG at this time.
- c. Information Items:
 - i. Discussion of Brush Removal from Canyon Areas for fire protection purposes - No action was taken and the item was tabled until the next TSS meeting.
 - ii. Discussion on safety patrols and community watch groups - No action was taken and the item was tabled until the next TSS meeting.

V. Membership, By-Laws & Communications Subcommittee (MBCS) –

- a. Non-Agenda Public Items:
 - i. The MBCS will not meet in August.
- b. Action Items:
 - i. Microphone donation made. No actions were taken due to lack of quorum but it was noted that a microphone was donated to the KTPG by J. Dilno.
- c. Information Items:
 - i. The MBCS appointed a task force to discuss communications methodology and report back to the subcommittee.

- ii. Inter-planning group liaisons were established. The liaisons will follow action and information items in neighboring Planning Groups. Pertinent action and information items will be reported to the MBCS, and possibly, the KTPG.

I. KTPG Liaison Committee Reports

- a. Talmadge Maintenance Assessment District (TMAD) is presented by D. Moty:
 - i. It was noted that the TMAD did not get the required number of signatures to operate as a non-profit and will continue the vote.
- a. Community Planners Committee (CPC) presented by D. Moty:
 - i. It was reported that the CPC is recommending that all real property improvements are completed before the final map is issued.
- b. City Heights Redevelopment PAC (CHRPAC) co-presented by D. Laman and C. Davis:
 - i. The CHRPAC is promoting testing for air pollution.
 - ii. A charter school is moving into the building previously occupied by the Ford Regional Fuel Center.
 - iii. C. Davis was elected to the CHRPAC board.
 - iv. At a prior meeting the CHRPAC received a presentation from a group who helps low-income persons purchase homes. The presenting group is currently trying to figure out how to help people who are losing homes via foreclosure. A code compliance program is being drafted for foreclosures to help low-income persons.
- c. City of San Diego Underground Conversion Project: No presentation.

ADJOURNMENT

I. Agenda for the next KTPG meeting.

- a. The applicant for the Aldine Drive Slope Stabilization Project will make a presentation to the KTPG.
- b. NFHRS will make a recommendation to the board regarding the Mills Act.

D. Sharpe leaves the meeting.

- c. Board member G. Greer requests that the board review the City of San Diego's current 300 foot noticing policy and whether or not that policy is consistent with the "city of villages" concept and relevant in Kensington and Talmadge. A discussion ensues and it is determined that the PRS will review the 300 foot noticing policy and make a recommendation to the KTPG.
- d. MBCS will make a recommendation to the board regarding posting draft meeting minutes.

II. The meeting of the KTPG adjourns at 9:24pm. The next meeting will be held at 6:30pm on September 10, 2008 at the Kensington Community Church.

Submitted by, Shauna Pribyl, KTPG Secretary on September 10, 2008.

I, Shauna Pribyl, am the Secretary of the Kensington Talmadge Planning Group and hereby certify that that these minutes were approved by the Kensington Talmadge Planning Group on Sept. 10, 2008.



Shauna Pribyl, Secretary

9-28-08
Date