

Spring Valley  
Community Planning Group &  
Design Review Board  
Minutes Of Regular Meeting  
9 April 2013  
San Miguel Fire District Headquarters  
2850 Via Orange Wy Spring Valley Ca 91978

Members:

- |                                     |                            |
|-------------------------------------|----------------------------|
| 1- Bob Eble.                        | 9- Clifton Cunningham (A). |
| 2- Lora Lowes.                      | 10-Vacant.                 |
| 3- Jeff Hansen                      | 11-Vacant.                 |
| 4- Marilyn Wilkinson, Secretary (A) | 12-Walter Lake.            |
| 5- Vacant.                          | 13-Edward Woodruff.        |
| 6- John Eugenio.                    | 14-James Comeau, Chair.    |
| 7- Richard Preuss.                  | 15-L Ben Motten.           |
| 8- Michael Daly, Vice Chair.        |                            |

Chairman Comeau called meeting to order 7PM with 10 members present. Minutes of 26 March 2013 meeting were approved as corrected 10-0-0.

A- Open Forum: None.

B- Action Items/Information/Projects:

1- PDS 2013.STP.13.004 and PDS 2013.CC.13.005. Proposed car dealership at 617 Grand Avenue. Presenter: Lowes. Proponent: Daniel Sawah. Site will not be used for repairs. Liquor store owner next door concerned about property line. Sawah said survey done, submitted to County. Fence, with shepherd's hooks higher than usual, will be placed at front and at side next to liquor store. CMU block walls, with nothing atop them, will mark other sides of property. Curtis Duggan, neighbor, expressed concern that there will be a body repair shop on premises. There is a five foot easement. Drainage questions raised. Lights will be down lit and angled away from homes. Lowes moved to recommend approval, allowing higher walls and shepherd's hooks. Vote 10-0-0.

2- Presentation. Bicyclist and Pedestrian Safety. Presenter: Comeau. Proponent: Brian Pennings, CHP. Spring Valley has highest incidence of accident fatalities, in state, involving pedestrians and bicyclists.

3- PDS 2013.TPM.21200. Proposed subdivision at 9050 Mac Lane. Presenter: Lowes. Proponent: Lawrence Walsh. No curbs, gutters, sidewalks proposed. Proponent said easements might be needed in order to pave Meghan Court and, to date, no easements granted. Suggestions were made for curbs not sidewalks. Lowes moved to recommend approval, with curbs and gutters, not sidewalks, as long as County approves curbs and gutters. Vote 10-0-0.

C- Group Business:

1- Correspondence: Everyone should sign up to receive PDS E-blast newsletter.

Eugenio received Adopt-A-Highway letter. Everyone meets Form 700 requirements.

2- Discussion Items: Review of Site Implementation Agreement. Board Of Supervisors meets tomorrow. Draft Design Review Checklist comments are due 3 May. Lowes and Eugenio will review B Waiver Checklist draft. Discussion of invitation to Dan Thompson to make presentation to planning group. Lowes and Woodruff will review General Plan Cleanup draft, comments for which are due 31 May.

3- Committee Reports: None.

D- Announcements: None.

E- Meeting adjourned.