

STATEMENT OF PROCEEDINGS
COUNTY OF SAN DIEGO SANITATION DISTRICT
REGULAR MEETING
WEDNESDAY, JULY 19, 2023, 9:00 AM
COUNTY ADMINISTRATION CENTER, ROOM 310
1600 PACIFIC HIGHWAY
SAN DIEGO, CA 92101

A. REGULAR SESSION: Meeting was called to order at 9:17 a.m.

PRESENT: Directors Nora Vargas, Chair; Terra Lawson-Remer, Vice-Chair; Joel Anderson; Jim Desmond; also, Ryan Sharp, Assistant Clerk of the Board of Supervisors.

ABSENT: (District 4 Seat Vacant)

B. Statement (just cause) and/or Consideration of a Request to Participate Remotely (emergency circumstances) by a Director, if applicable.

Pursuant to Government Code Section 54953, Director Anderson participated remotely due to just cause for the following reason: childcare or care giving need of a child, parent, grandparent, grandchild, sibling, spouse or domestic partner. Director Anderson stated no one over the age of 18 was in the room with him.

C. Non-Agenda Public Communication: Opportunity for members of the public to speak to the Board on any subject matter within the Board's jurisdiction but not an item on today's agenda.

D. Approval of the Statement of Proceedings/Minutes for the meeting June 27, 2023.

ACTION:

ON MOTION of Director Anderson, seconded by Director Desmond, the Board of Directors of the San Diego County Sanitation District approved the Statement of Proceedings/Minutes for the meeting of June 27, 2023.

AYES: Vargas, Anderson, Lawson-Remer, Desmond

ABSENT: (District 4 Seat Vacant)

NOTICE: THE BOARD OF SUPERVISORS MAY TAKE ANY ACTION WITH RESPECT TO THE ITEMS INCLUDED ON THIS AGENDA. RECOMMENDATIONS MADE BY COUNTY STAFF DO NOT LIMIT ACTIONS THAT THE BOARD OF SUPERVISORS MAY TAKE. MEMBERS OF THE PUBLIC SHOULD NOT RELY UPON THE RECOMMENDATIONS IN THE BOARD LETTER AS DETERMINATIVE OF THE ACTION THE BOARD OF SUPERVISORS MAY TAKE ON A PARTICULAR MATTER.

Agenda Item

Agenda #	Subject
1.	GENERAL SERVICES - QUITCLAIM A PORTION OF A SEWER EASEMENT IN THE SPRING VALLEY AREA (VACATION NO. 2023-0063) [FUNDING SOURCE: A DEPOSIT FROM THE APPLICANT]

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1. SUBJECT: GENERAL SERVICES - QUITCLAIM A PORTION OF A SEWER EASEMENT IN THE SPRING VALLEY AREA (VACATION NO. 2023-0063) (DISTRICT: 4)

OVERVIEW

The Asset Management Division of the Department of General Services is processing a request to quitclaim a portion of a sewer easement granted to the San Diego County Sanitation District (District). The easement encumbers a portion of the applicant’s property located at the intersection of Sweetwater Springs Boulevard and Jamacha Boulevard within the Spring Valley Community Plan Area of unincorporated San Diego County (Attachment A). Quitclaiming a portion of an easement is a process to give up all right, title, and interest granted to the District within that portion of the subject property. Health and Safety Code section 4743 authorizes the District to dispose of property or interests in property no longer required for purposes of the District. Quitclaiming a sewer easement can provide a public benefit through improved use of the land made available by the quitclaim.

This quitclaim is being requested because an unused portion of the existing easement falls within a private residential unit within Crestline, Phase 1, also known as Assessor’s Parcel Number 505-672-42-07, and the District has determined this portion to be excess to their needs. The parcel is part of an approved development of 203 new market rate condominium units on a 52-acre site. The project site is located in an infill area, per the Revised Transportation Study Guide for Vehicle Miles Traveled (VMT) adopted on September 28, 2022. This means the project will be exempt from additional VMT analysis or mitigation.

If authorized by the Board of Directors of the District, the Director of the Department of General Services or a designee will execute and record a deed to quitclaim the District’s interest in the sewer easement described and depicted in Attachment B (“Sewer Easement Vacation”).

RECOMMENDATION(S)

CHIEF ADMINISTRATIVE OFFICER

1. Find that the proposed action is not subject to review under California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15060(c)(2) and (3) because it would only result in the quitclaiming of an unnecessary easement interest that is not needed for public purposes, and will not have a direct or reasonably foreseeable direct or indirect change in the environment and is therefore not a project as defined in CEQA Guidelines Section 15378, and even if such action was subject to review under CEQA, it is categorically exempt under CEQA Guidelines Section 15305 because it is a minor alteration in land use limitation that will not result in land use or density changes.
2. Find that the portion of Sewer Easement is no longer required for District purposes.
3. Approve and authorize the Director, Department of General Services, or a designee, to execute and record a quitclaim deed for the Sewer Easement described in Attachment B.

EQUITY IMPACT STATEMENT

The removal of an encumbrance from private land that is no longer needed for sewer purposes will provide an overall public benefit and improve use of the land made available by the termination of the easement. The property is in a residential area and will allow the owner to continue to develop the property where the portion of the easement is located.

SUSTAINABILITY IMPACT STATEMENT

The proposed action to quitclaim a portion of a sewer easement contributes to the County of San Diego Sustainability Goal No. 1 to engage the community to partner and participate in decisions that impact their lives and communities and Goal No. 2 to provide just and equitable access to develop their land for housing needs. This action will remove an encumbrance within the owner’s private unit area, allowing the land to be use free of the easement’s restrictions. Development of the 203-unit condominium project will also result in the addition of 25 acres to the Multiple Species Conservation Program (MSCP) preserve. MSCP is a region-wide conservation effort that ensures the long-term survival of sensitive plant, animal species and native vegetation.

FISCAL IMPACT

Funds for this request are included in the Fiscal Year 2023-24 Operational Plan in the Department of General Services. If approved, this request will result in estimated costs and revenue of \$4,000 to obtain District authorization and process the proposed quitclaim. The funding source is a deposit from the applicant. There will be no change in net General Fund cost and no additional staff years.

BUSINESS IMPACT STATEMENT

N/A

ACTION:

ON MOTION of Director Anderson, seconded by Director Lawson-Remer, the Board of Directors of the San Diego County Sanitation District took action as recommended, On Consent.

AYES: Vargas, Anderson, Lawson-Remer, Desmond

ABSENT: (District 4 Seat Vacant)

There being no further business, the Board of Directors of the San Diego County Sanitation District adjourned at 11:06 a.m.

ANDREW POTTER
Clerk of the Board of Directors
of Sanitation District

Notes By: Perez

NOTE: This Statement of Proceedings sets forth all actions taken by the County of San Diego Board of Directors of the Sanitation District on the matters stated, but not necessarily the chronological sequence in which the matters were taken up.