

Alpine Community Planning Group

P.O. Box 1419, Alpine, CA 91903-1419

FINAL MEETING MINUTES

Thursday, March 27, 2025 at 6:00pm

Alpine Community Center | 1830 Alpine Boulevard, Alpine, CA 91901

Archived Agendas & Minutes – <http://www.sandiegocounty.gov/content/sdc/pds/gpupdate/comm/alpine.html>

Group Member Roster

Travis Lyon
Chair

travislyonacpg@gmail.com

Richard Saldano
Vice Chair

rsaldano@contelproject.com

Erika Taylor Simmons
Secretary

taylor.erika@gmail.com

Kim Brown
dawson_kim215@yahoo.com

Darlene Cossio
darlenecossio@gmail.com

Mary Davis
marydavisacpg@gmail.com

Roger Garay
rogergaray1940@gmail.com

Nina Gould
AlpineCPlanningGroupNina@gmail.com

Angela May
angiemay@alpinecommunitynetwork.com

Sarah Reimund
reimundscience@gmail.com

Colby Ross
colby.ross13@yahoo.com

John Paul Sullivan
john.p.sullivan1@gmail.com

Kippy Thomas
kippy123@gmail.com

A. Call to Order

B. Invocation / Pledge of Allegiance

C. Roll Call of Members

Present: Lyon, Saldano, Brown, Cossio (6:10pm), Davis, Garay, Gould (6:19pm), May, Ross, Sullivan,

Excused: Simmons, Reimund, Thomas

D. Approval of Minutes / Correspondence / Announcements

1. Approval of Minutes

i. February 27, 2025

Motion made by T. Lyon to table approval of the minutes. Second by C. Ross. - 9 yes, 0 no, 0 abstain, 6 absent/vacant.

2. **Announcement of Vacancy on the ACPG for Seat #2.** This is an opportunity for those interested in serving on the Alpine Community Planning Group to make a statement to the group about their credentials and desire to serve. Those interested in serving may email travislyonacpg@gmail.com in advance of the meeting stating their intent to serve. Any written comments submitted in advance will be read at the meeting. If possible, those interested in serving should be available to present in person during the meeting and answer any questions from the group. The group may make a recommendation for Seat #2 at this meeting.

3. **ACPG Statement:** The Alpine Community Planning Group was formed for the purpose of advising and assisting the Director of Planning, the Zoning Administrator, the Planning Commission and the Board of Supervisors in the preparation, amendment and implementation of community and sub-regional plans. The Alpine Community Planning Group is an advisory body only.

E. Open Discussion: Opportunity for members of the public to speak to the ACPG on any subject matter within the ACPG's jurisdiction that is not on the posted agenda.

F. Prioritization of this Meeting's Agenda Items

G. Organized / Special Presentations

1. The owner of a property located at 2812 Alpine Blvd, Alpine, CA 91901 has applied for a discretionary permit for a Site Plan (PDS2024-STP-24-015) for construction of a new 3,822 sf steel building to be used for retail sales / specialty production. The county has requested the group make a recommendation on this application. **Presentation, Discussion & Action**

Motion made by C. Ross to table this item. Second by M. Davis. - 9 yes, 0 no, 0 abstain, 6 absent/vacant.

2. The owner of a property located at Taberna Vista Way, Alpine, CA 91901 (APN 403-380-64-00) has applied for a discretionary permit for a Site Plan (PDS2025-STP-25-003) for construction of 13,000sf of heavy vehicle storage, 7,386sf 2 story office building, 29 off street parking stalls,

and 1 trash enclosure on the 3.86-acre lot. The property is zoned M52 which allows for industrial use. The county has requested the group make a recommendation on this application. **Presentation, Discussion & Action**

Motion made by R. Garay to table this item. Second by K. Brown. - 9 yes, 0 no, 0 abstain, 6 absent/vacant.

3. The owner of a property located at 2249 Alpine Blvd, Alpine, CA 91901 (APN 403-272-25-00) has applied for a discretionary administrative permit for tenant improvements to an existing building (PDS2025-AD-25-003). The project intends to utilize the building as a veterinarian clinic. The county has requested the group make a recommendation on this application. **Presentation, Discussion & Action**

Darlen Cossio entered the meeting prior to voting on this item.

Motion made by M. Davis to table this item. Second by N. Gould. - 10 yes, 0 no, 0 abstain, 5 absent/vacant.

4. The Board of Supervisors are considering an Unsafe Camping Ordinance (<https://engage.sandiegocounty.gov/unsafe-camping>) and have requested feedback from local planning groups. The group will consider the proposed ordinance and may offer feedback to the county for its consideration. **Presentation, Discussion & Action**

Motion made by JP Sullivan to provide a letter of support for the proposed ordinance. Second by D. Cossio - 10 yes, 0 no, 0 abstain, 5 absent/vacant.

H. Group Business:

1. Members of the public interested in serving on the Alpine Community Planning Group can make a statement to the group about their credentials and desire to serve. Group may make a recommendation to the Board of Supervisors to fill the vacancy for Seat #2. **Discussion & Action**

C. Ross nominated Brandon Shaeffer for group recommendation to fill the vacancy for seat #2. No other nominations made.

Motion to close nominations made by T. Lyon. Second by C. Ross. 10 yes, 0 no, 0 abstain, 5 absent/vacant.

Roll call vote on recommendation of Brandon Shaeffer to fill the vacancy for seat #2. 10 yes, 0 no, 0 abstain, 5 absent/vacant. Brandon Shaeffer will be recommended to the county Board of Supervisors to fill seat #2.

2. Subcommittee Chairs to submit list of subcommittee members for approval. **Discussion & Action**
None

I. Consent Calendar

J. Subcommittee Reports (including Alpine Design Review Board)

K. Officer Reports

L. Board Reports

M. Request for Agenda Items for Upcoming Agendas

N. Approval of Expenses / Expenditures

O. Announcement of Meetings:

1. Alpine Community Planning Group – April 24th, 2025
2. ACPG Subcommittees – TBD
3. Planning Commission – April 18th, 2025
4. Board of Supervisors – April 8th & 9th and 22nd & 23rd, 2025

P. Adjournment of Meeting

Motion to adjourn made by T. Lyon. Second by R. Garay – 10 yes, 0 no, 0 abstain, 5 absent/vacant.

Meeting adjourned at 6:44pm