

CREST-DEHESA-GRANITE HILLS-HARBISON CANYON SUBREGIONAL PLANNING GROUP. Minutes of the meeting on 8 February 2016, at Crest Community Building, 113 North Park Drive, El Cajon (Crest).

A. CALL TO ORDER. Chairman Wally Riggs called the meeting to order at 7:00 PM.

B. ROLL CALL. Planning Group members Bowen, Slagill, Carroll, Walls, Wessel, Riggs, Bretz, Manning, Harris and Hertel were present, forming a quorum of 10. Members Ulm and Underwood were absent, but excused. Seat 10, Seat 12 and Seat 15 are vacant.

C. PLEDGE OF ALLEGIANCE. The Pledge of Allegiance was recited.

D. APPROVAL OF MINUTES. Mary Manning moved the Planning Group approves the minutes of its meeting on 11 January 2016 as drafted. The motion passed (9 yes; 0 no; 1 abstain: Hertel).

Darin Wessel moved the Planning Group approves the minutes of its meeting on 14 December 2015, as drafted and considered previously at the 11 January meeting. The motion passed (10 yes; 0 no; 0 abstain).

E. PUBLIC COMMUNICATION. No one requested to speak.

F. ACTION ITEMS.

F1. Verizon at Harbison Canyon, review MUP16-001 for proposed cell site at 987 Crows Nest Lane, El Cajon. Chairman Riggs introduced Mr. Chris Harrison, representative of the Verizon cell phone antenna project proposed for the existing cell phone equipment site at 987 Crows Nest Lane, Harbison Canyon, and invited him to discuss the current status of Verizon application's for project permits. Mr. Harrison said that there are no changes to the project from the description given in his previous informational presentation to the Planning Group; and that Verizon has just initiated the permit process with the County. Group discussion with Mr. Harrison included issues about maintenance of the faux trees masking the antennas; the non-removal of abandoned obsolete equipment; technologic limits to the maximum number of antennas feasible for the Crows Nest Lane site; and the comparatively low level of impacts from this cell tower site to the community.

Jason Harris moved the Planning Group recommends approval of MUP16-001 for the Verizon cell phone antenna project at 987 Crows Nest Lane, El Cajon, as presented to the Group. The motion passed (10 yes; 0 no; 0 abstain).

F2. Notice of Intent to adopt a Negative Declaration for Improvements for Water and Wastewater Facilities; SDCSD00081. Chairman Riggs informed the Group about the proposed Negative Declaration prepared for a large number of San Diego County Sanitation District projects (none in the Crest-Dehesa-Granite Hills-Harbison Canyon Subregion), and noted that the Planning Group would need to hold a special meeting to be able to formally respond with comments by the February 26 due date. Ralph Slagill

asked if the projects are limited only to improvements to existing facilities. The Planning Group did not express interest in formally commenting on the Notice of Intent for adopting a Negative Declaration for SDCSD00081.

F3. Presentation by Sycuan's Chairman Cody Martinez for proposed expansion of their facilities. Chairman Riggs introduced Sycuan Tribal Chairman Cody Martinez, Assistant Tribal Manager Adam Day and Sid Morris, inviting them to speak to the Planning Group about the casino expansion project being planned for the Sycuan Reservation.

Tribal Chairman Martinez explained that the Sycuan Tribe negotiated a new gaming compact with the State of California in 2015, and they are now planning a Sycuan Hotel and Casino expansion project. He said this is a restarting of planning for expansion of their casino facilities that began in 2008, but was put on hold until now due to the recession that also began in 2008. Phase 1 of the expansion will include an 11-story, 300-room hotel; 21,000 square feet of new gaming space to accommodate 500 additional slot machines and other games; and 31,000 square feet of new space for entertainment, dining, etc. Phase 2 could include a second 300-room hotel and a 2,200 space parking structure. Adam Day said the Tribe submitted a Notice of Intent to prepare an environmental assessment of the expansion project in September 2015, the process of preparing and environmental impact statement is underway, and technical reports and a draft Environmental Impact Statement will be released for public review around the end of March 2016. Following release of the DEIS, there will be a 30-day public comment period, and a Final Public Hearing about the project.

Planning Group members asked questions about the proposed location of the hotel; relocation of the existing administration building; availability of water service from Padre Dam and/or Otay water districts; planning for changes to Sycuan Resort; planning for the Sycuan Square commercial corner; and status of the Dehesa Road eastbound right turn lane at the intersection with Harbison Canyon Road.

F4. Discussion of possible proposal for a cell tower on Alta Lane in Crest; Information only, no action. Chairman Riggs informed the Planning Group meeting that a proposal for a T-Mobile cellular telephone antenna project on Alta Lane would likely be submitted soon to the County to begin the permit process. He invited the public, especially residents of the Crest/Alta Lane, to discuss their concerns about the installation of additional cell phone antenna equipment at the Alta Lane site.

Sandy Draper, speaking for a number of the residents of Alta Lane, expressed their concerns and unhappiness about the current state of the communications antennas that have previously been installed at the Padre Dam water tank site at the top of Alta Lane; the primary complaint is that there is a large amount of allegedly abandoned, unneeded communications equipment that has never been removed at the Alta Lane site; and that it is not appropriate to consider and approve the addition of new communications antennas and other equipment there until all of the old and now unused equipment is removed.

Planning Group member Karla Carroll said she had learned that the Alta Lane cell antenna site is not on Padre Dam property, and that the County had not been able to contact the actual property owner by letter yet. She also said that the concerned citizens and residents in that area need to make a formal complaint to the County's Code

Enforcement division, to open a case and start an investigation to determine if there is a legal code violation that can be utilized to motivate removal of the abandoned equipment.

G. GROUP BUSINESS.

G1. Announcements and correspondence. None.

G1a. Consideration of applicants for vacant seats. No applications to consider.

G1b. Planning Group Training reminder. Chairman Riggs reminded the members of the Planning Group about the responsibility for each to: 1) undergo Department of Planning and Development Services annual training; 2) complete an Ethics Training course every two years; and 3) submit a completed Form 700 Statement of Economic Interests by 31 March 2016. Riggs informed everyone that the final County PDS annual training session is scheduled on 27 February in Escondido, but that the annual training can also be done online at the County's website; and that the required ethics training is available online from the Sacramento Fair Political Practices website.

G2. Subcommittee Reports. See G2a below.

G2a. PLDO report (Bowen). Chairman Riggs announced that staff from the County Department of Parks and Recreation would give a presentation about Park Land Dedication Ordinance (PLDO) projects at the March 14 meeting of the Planning Group. Riggs also announced that he had contacted Supervisor Jacob's policy advisor Adam Wilson, and had discussed with him the concept of grandfathering South Lane Park in Crest into the category of parks that qualify for maintenance support from the County's General Fund.

PLDO Subcommittee Chair Judy Bowen reviewed the historical PLDO projects' priority list, and suggested the following projects for the updated 2016 PLDO list: 1) Nancy Jane Park, 2nd Gazebo, with electricity; 2) Old Ironside Park, outdoor weight training equipment; 3) Nancy Jane Park, renovate tennis court. The Group could consider a final 2016 PLDO projects' priority list at the March meeting.

G3. Meeting updates. The next meeting of the Planning Group will be at 7:00PM, on 14 March 2016, at the Crest Community Building, 113 North Park Drive, El Cajon (Crest).

H. ADJOURNMENT. Phil Hertel moved adjournment at 8:35PM. The motion passed unanimously.

Respectfully submitted, William Bretz (Secretary)