LAKESIDE COMMUNITY PLANNING GROUP
PO Box 389 Lakeside, CA 92040 / lakesidecpg@gmail.com

***** MEETING MINUTES*****

WEDNESDAY, July 1, 2020 - 6:30 PM
Meeting Location: VIRTUAL BOARD MEETING – ZOOM CONFERENCE

The Lakeside Community Planning Group is an elected body that acts in an advisory capacity to the Department of Planning & Development Services (PDS), the Planning Commission, the Board of Supervisors and other County departments. The Planning Group's recommendations are advisory only and are not binding on the County of San Diego.

1. CALL TO ORDER / ROLL CALL

Seat 1 – John Neumeister	**P**	**Seat 2 – Brian Sesko**	**A**	**Seat 3 – Liz Higgins**	**P**
Seat 4 – Dan Moody	**P**	**Seat 5 – Carol Hake**	**P**	**Seat 6 – Josef Kufa**	**P**
Seat 7 – Sarai Johnson	**P**	**Seat 8 – Jeff Spencer**	**P**	**Seat 9 – Marty Barnard**	**A**
Seat 10 – Milt Cyphert	**P**	**Seat 11 – Thomas Martin**	**P**	**Seat 12 – Steve Robak**	**P**
Seat 13 – Lisa Anderson	**A**	**Seat 14 – Kristen Everhart**	**P**	**Seat 15 – Tiffany Maple**	**P**

***Off the board- waiting for county confirmation**

Quorum reached with ____12____ present.

Public present (approximate #): ___9_____

2. PLEDGE OF ALLEGIANCE lead by ____Milt Cyphert_____

3. APPROVAL OF THE MINUTES FOR THE MEETINGS OF:

Date March 4, 2020

_____ Continued to next month **__X___ Approved as Presented**

Motion: ___John Neumeister_____ Second _____Tiffany Maple_____

Vote: Aye: __12____ Nay: _____ Name(s)_____

Absent: __4___ Abstain: __0_____

4. ANNOUNCEMENTS

1. **Video Recording** – Notification is hereby provided that the LCPG virtual Zoom meeting will be recorded for purposes of preparation of the meeting minutes.
2. **OPEN FORUM**. None

5. COUNTY PRESENTATIONS (Possible Vote)

A. None

6. PUBLIC HEARING (Discussion & Vote)

A. Time Extensions – None

B. STP20-005 – Application for 5 apartment units. Golden Ridge Rd, Lakeside – Jon Cloud

Motion: Liz Higgins Second: Thomas Martin

Action: Approval of project subject to developer submitting to the county a PRMA – private road maintenance agreement –for owners' approval.

Board Questions/Discussion:

Liz Higgins- asking about access through garage and whether the development is accessed by an easement. Presenter Jon yes easement and access through garage.

Milt Cyphert- where does the tenant in the unit without a garage park? How many guest spots? Presenter Jon yes there are two guest spots. Milt- is there an agreement on how the easement will be maintained? Presenter Jon the tenants work it out themselves, but we can add an easement agreement to the development.

Thomas Martin- Is there parking on Golden Ridge? Presenter Jon- No the easement doesn't have any roadside parking.

Community Concerns/Comments: None

Vote: Aye: __11____ Nay: _____ Name(s)_____
Absent: __3___ Abstain: _____

C. PDS2019-STP-19-012 – 16-unit apartment project. Pinkard Lane, Lakeside – Mark Linman

Motion: Steve Robak Second: John Neumeister
Action: Project approved.

Board Questions/Discussion:

Dan Moody- DRB asked dog park to be moved has that been done? Presenter Mark- Yes.

Kristen Everhart- Was a traffic survey done for the area? Presenter Mark- No but we did look at the visibility of pulling out of the area.

Community Concerns/Comments: NONE

Vote: Aye: __12____ Nay: _____ Name(s)_____
Absent: __3___ Abstain: _____

D. PDS2020-TM-5640 – Commercial site – 8445 Los Coches Rd, El Cajon – Sean Oberbauer (*further questions about the project email: Sean.Oberbauer@sdcounty.ca.gov), Todd Dewire and Chase McConnel with On-Point Development

Motion: Sarai Johnson Second: Carol Hake
Action: Move to approve the project with conditions, 1.) come back to the Lakeside Community Planning Group if there are major modifications, and 2.) EIR to include analysis and mitigation measures for noise, traffic safety, light, smells, pollution, and property values.

Community Concerns/Comments:

Valerie Hernandez- Noise concerns and smell of fast food. I already get noise from the pumps from the restaurant's that exist and it just flows the noise through the canyon straight to the homes. Are these restaurant's open 24 hours a day? This will just attract vagrants. Property values and the entry way into Snow White Village being obstructed.

Sharon Deal- Here with two other residents and they have concerns about the noise from the restaurant's at night and the car wash. They would like a wall on the backside for privacy so people can't look straight down the hill into their homes.

Pat Macitchen- The safety and size of this project, the increase in traffic coming in and out of this area. Am I going to see red, green, and yellow all night. Hours of operations 24 hours a day? Smell of fast food? Property values going down. How much more traffic can Los Coches take? Presenters think they have addressed congestion but residents disagree and would like to

Tom Hershel- My major concern is the noise, the results are misleading because when you do a DBA you do a scale. You need a logarithmic scale that accounts for all of the businesses at one time. Safety issues of children crossing the streets. This sound study is not showing actual noise level.

Tricia Meza- I live in Via Canada Estates, I echo everything that my neighbors said about the noise, property values, and looking at how close the property lines are to where I live.

Geoffery Cook- Traffic backs up from hwy 80 all the way up the street. The 7-11 will be open 24-7 so that is all I have to say.

Kelly Tina Lee- Are there any studies that can be done that would show how this effects our property value? How do we find out how far down the hill to our property line does the project come. Proponents-

Board Questions/Discussion:

John Neumeister- So you are removing the existing station but building a new one with gas pumps as well. The existing station also has an RV dump station is that going to stay? Presenter- Yes there will be pumps but the RV dump will likely be removed. John- Okay and what about the existing sewer system can it handle the additional 4 businesses of waste?

Liz Higgins- Concerned about traffic even with the light being new for awhile it might need a signal ahead warning light. Second, consider keeping the RV dump because people from the dessert will be drawn to stopping there and the community needs the facility. Third, when do you plan to take this to the County and then back to us again? Presenter Sean- We did preliminary work with the County before, hand to reduce having to come back too many times. Also, we will coordinate with CalTrans on the timing between lights and they coordinate additional warning signage needed.

Sarai Johnson- Appreciate the changes made to this project since August of 2018 when you first presented. Like the sidewalks ADA and the landscaping.

Milt Cyphert- Can you put up some kind of a barrier that would deflect the noise from traveling down the hill. Presenter Sean- The County has decibel limitations and noise curfew so this project does has to do that analysis and meet those standards.

Kristen Everhart- Please be mindful of parking lot lay out and access for horse trailers, RVs, and work equipment. Carwash for larger trucks. Consider if you can plant the wall on the back so residents aren't staring at a 25 ft concrete wall.

Vote: Aye: __11____ Nay: _____ Name(s)_____
Absent: __3___ Abstain: ___ **Jeff Spencer**_____

7. GROUP BUSINESS (Discussion & Possible Vote)

A. Required training

1. Ethics training

2. Form 700

B. Website Updates

8. SUBCOMMITTEE REPORTS:

A. Design Review Board (DRB) (Lisa, Brian) – No one to speak on this present

B. County Service Area 69 (CSA 69) (Tom) – No updates

C. Trails (Marty)

D. Capital Improvement Projects (CIP) (Brian) –

E. Park Land Dedication Ordinance (PLDO) (Sarai, Steve) - $2.3 million in our fund for projects but there are no recommendations from the community. Solicit more community participation. Steve- removes himself from this sub-committee.

F. Lakeside Homeless Task Force (Liz) – Nothing at this time no meetings because of Covid-19

9. ADJOURNMENT OF MEETING: at ___8:59_____ pm by Milt Cyphert, Chair-Appointed

Note: The next meeting of the LCPG will be on Wednesday, August 5, 2020 at 6:30 p.m. – Location to be determined

Minutes prepared by __Kristen Everhart Seat 14_____