

**MINUTES OF A MEETING OF THE
RAMONA COMMUNITY PLANNING GROUP**

A regular meeting of the Ramona Community Planning Group (RCPG) was held April 5, 2018, at 7:00 p.m., at the Ramona Community Library, 1275 Main Street, Ramona, California.

ITEM 1: Pledge of Allegiance

ITEM 2: ROLL CALL (Scherer, Chair)

In Attendance:	Torry Brean (Arr. 7:30)	Jim Cooper	Scotty Ensign (Arr. 7:18)
	Frank Lucio	Casey Lynch	Kristi Mansolf
	Robin Joy Maxson	Elio Noyas	David Ross
	Dan Scherer	Paul Stykel	Dan Summers

Members Absent: Chris Holloway, Donna Myers, Richard Tomlinson

Dan Scherer, RCPG Chair, acted as Chair of the meeting, Torry Brean, RCPG Vice-Chair, acted as Vice-Chair of the meeting, and Kristi Mansolf, RCPG Secretary, acted as Secretary of the meeting.

ITEM 3: APPROVAL OF THE MINUTES FOR THE MEETING OF 3-1-18

MOTION: TO APPROVE THE MINUTES OF THE RCPG MEETING MARCH 1, 2018.

Upon motion made by Dan Summers and seconded by Frank Lucio, the motion **passed 9-0-1-0-5**, with Paul Stykel abstaining, and Torry Brean, Scotty Ensign, Chris Holloway, Donna Myers and Richard Tomlinson absent.

ITEM 4: Announcements and Correspondence Received

Ms. Mansolf announced that James Bolz, County DPW, called back after the March 1 meeting to say that regarding the 13th Street Bridge project, the bridge cannot be moved up anymore to provide a trail under the bridge. More silt can't be taken away than originally planned.

James Bolz also got information on the SR-67 boulder issue from Caltrans: Coordination with Geotechnical Design South is currently underway for the design of a Minor B Contract to mitigate rockfall potential. Construction easements will be necessary.

The Pine Street Medical Marijuana Facility had a final inspection and it will open in the near future.

Frank Arebalo, County DPW, replied to the RCPG Road Resurfacing letter and said that the program is a road resurfacing program, and roads identified by the RCPG for pavement cannot be considered since they are not already paved. He offered information for getting roads paved. Regarding the alleyway behind Jack in the Box, Mr. Arebalo said it is privately owned and so the owners will have to repair it. Someone owns to the center line of the alleyway on both sides.

ITEM 5: PUBLIC COMMUNICATION: Opportunity for members of the public to speak to the Group on any subject matter within the Group's jurisdiction that is not on posted agenda.

Speaker: Carl Murray, Ramona Resident

Mr. Murray has concerns about the intersection at San Vicente Road and Wildcat Canyon going into the San Diego Country Estates. He doesn't feel there is enough room for cars to go around traffic as there is a big painted island in the middle of the road and there is also a bike lane.

Mr. Cooper recommended putting the item on the next Transportation/Trails meeting agenda for April 24, 2018.

ITEM 6: APPROVAL OF ORDER OF THE AGENDA (Action)

MOTION: TO APPROVE THE ORDER OF THE AGENDA AS IS.

Upon motion made by Robin Joy Maxson and seconded by Elio Noyas, the motion **passed 10-0-0-0-5**, Torry Brean, Scotty Ensign, Chris Holloway, Donna Myers and Richard Tomlinson absent.

ITEM 7: ACTION ITEMS:

- 7-A: (East Subcommittee Item) MUP 18-005 AT&T Proposes a new unmanned wireless facility at 374 Washington St: 35 foot Faux tree; proposed 9 foot, 4 inches by 26 feet, 8 inches CMU Enclosure; 12 new antennas; 24 new RRU's; 4 surge protectors; 6 filters; one diesel generator 15 KW**

Ms. Mansolf announced the applicant was not in attendance as members of the public at the East Subcommittee meeting felt that the item was on the RCPG agenda too soon after they received notice of the project, so the project will be pushed back for review to the May 3, 2018, meeting.

Mr. Lucio said the East Subcommittee looked at the project, and he does not feel the project needs to go to the East Subcommittee again for review but can go directly to the RCPG

Speaker: Mike Pavlocak

Mr. Pavlocak said the notice that went out to property owners did not have the cell site showing at the correct location. The cell site will be near his property and he is concerned with toxic waste. The property the cell site will be going on is **next to** vacant land that has not been cleared. He just put in black top on the road and he is afraid the cell site servicers will damage it. He feels if the cell site is allowed to go in, the cell site provider should pay for the paving of the whole road. The tower is tall and won't clear the top of his house.

Mr. Lynch said the neighbors' input should be considered by the cell site provider.

Mr. Lucio said a technical person was not at the East Subcommittee meeting, but an architect, and he was unable to answer many of the questions the neighbors had. The cell site is located incorrectly on the notice to residents. Mr. Lucio would like the project representative to be able to answer all of the questions that came up for the project at the subcommittee meeting.

MOTION: TO TABLE THE PROJECT REVIEW UNTIL NEXT MONTH (MAY 3, 2018).

Upon motion made by Paul Stykel and seconded by Jim Cooper, the motion **passed 10-0-0-0-5**, with Torry Brean, Scotty Ensign, Chris Holloway, Donna Myers and Richard Tomlinson absent.

7-B: Presentation by County staff on Comprehensive PLDO Update. Discussion on Proposed changes to the PLDO and Board Policies will follow Presentation

Marcus Lubich, County Parks Department, made the presentation. County Parks collects fees for park improvements. The County took a look at the current PLDO Ordinance starting in 2016 to look at the fees, how they were structured, how they were implemented, and also looked to adjust the active recreation definition. County Parks has attended 60 stakeholder meetings County wide to consider what should be in the ordinance. Some boundaries have changed. For instance, in Ramona, Barona will be its own park planning area in the future. County Parks doesn't want to lose dedicated park land. How fees will be applied and how fees have been calculated are all being considered. Park construction costs have been updated. They are planning to use 25 percent of parks fees on trails every fiscal year. PLDO funds haven't been used for operation and maintenance and won't be in the future. They are expanding the definition of active recreation and adding additional types of parks, such as dog parks.

Ms. Maxson asked if the PLDO funds go into the General Fund or do they stay in Ramona?

Mr. Lubich said the funds stay in Ramona. When there are trails proposed, drainage and storm water facilities will be considered and credit will be given for them if they are constructed. If there are 10 acres of parkland, 1 acre could be identified for a storm water facility for a trail.

Mr. Lynch said that we have been told storm water and engineering studies could not be paid for with PLDO funds.

Mr. Lubich said that when the item goes to the Board of Supervisors, they will be asking for funding for these types of project additions. As far as parking, parking is required in the Ordinance. For fees for commercial and industrial development – they will consider how many employees live in the community. They are planning on going to the Board of Supervisors in early May. Right now there will be a 10 percent credit for trails – this is not in the current trails master plan. The Board of Supervisors may say this will not need to be included in the trails master plan.

Mr. Cooper suggested getting information together as soon as possible. Maybe the Parks Subcommittee can have a special meeting and come up with comments, and follow up with going to the Board of Supervisors. Mr. Cooper asked if all projects in the system with funding authorized will be grandfathered through?

Mr. Lubich said projects would be grandfathered in. Right now projects are going forward under the current ordinance. Prior to project approval, they may be going under the new ordinance. January 1, 2019 is the proposed effective date for the new Ordinance.

7-C: (Transportation/Trails Subcommittee Item) Transportation/Trails Subcommittee to prepare correspondence and background information to request Supervisor Jacob hold a Transportation Summit in Ramona, with stakeholders, to potentially request Federal infrastructure improvement funds to widen SR-67. Current projected SR-67 improvement date is 2050.

Mr. Cooper said the Transportation/Trails Subcommittee discussed having a Transportation Summit, led by Supervisor Jacob, to try and acquire funding to widen SR 67 to 4 lanes before 2050. Federal funds may be available to do the work. Mr. Cooper presented the draft letter prepared by Mr. Summer on the subject.

Two minor corrections were recommended to the draft letter.

MOTION: TO APPROVE THE DRAFT LETTER TO SEND TO SUPERVISOR JACOB WITH 2 MINOR CHANGES AS PRESENTED.

Upon motion made by Robin Maxson and seconded by Casey Lynch, the motion **passed 11-0-0-0-4**, with Torry Brean, Chris Holloway, Donna Myers and Richard Tomlinson absent.

7-D: (Transportation/Trails Subcommittee Item) Request follow up information from Caltrans on 2 letters sent by the RCPG in 2017. One issue is the boulders above SR-67 on the west side of Ramona, north side of SR-67, by the Poway border. The second issue is the median barrier request by the RCPG on the west side of Ramona by the Poway border.

Mr. Cooper said there was discussion on sending a letter to Caltrans to ask them for a status update on this issue, since Caltrans hasn't responded to either the August letter regarding the boulders over SR-67 or the October letter asking for a permanent median barrier between Cloudy Moon Drive and Rockhouse Road.

Mr. Brean asked that the original letters be referenced in the letter.

MOTION: TO SEND A FOLLOW UP INQUIRY TO CALTRANS ASKING THE STATUS OF THE PERMANENT BARRIER REQUESTED BETWEEN CLOUDY MOON DRIVE AND ROCKHOUSE ROAD (AUGUST, 2017) AND TO FOLLOW UP ON THE REQUEST OF THE INVESTIGATION OF BOULDER FALL POTENTIAL BETWEEN CLOUDY MOON DRIVE AND ROCKHOUSE ROAD (OCTOBER, 2017).

Upon motion made by Jim Cooper and seconded by Torry Brean, the motion **passed 10-1-0-1-3**, with Paul Stykel voting no, Kristi Mansolf stepping down, and Chris Holloway, Donna Myers and Richard Tomlinson absent.

7-E: (Transportation/Trails Subcommittee Item) Status of Alleyway behind Jack in the Box

Mr. Cooper said Ramona resident, Nancy Price, asked that this item be on the agenda. The Transportation/Trails Subcommittee recognizes this is a long standing community issue. The alleyway is privately owned, so the work needs to be done by the owners. There was some discussion at the subcommittee meeting that Ms. Price or someone contact Jack in the Box and 7/11 to discuss the issue. Maybe it could go to the Design Review Board as a code violation issue. He wants to keep this item on the agenda for the next month.

The Chair said maybe someone from the community will step forward and fix it.

7-F: (Parks Subcommittee Item) Wellfield Park Storm Water Discussion and Horseshoe Cover

Mr. Lynch reported the County said the Wellfield Parks projects could be built as approved. We asked to add funds for the cover, etc., and the request is in the RMWD hands because of the Joint Powers Authority.

MOTION: TO WRITE A DRAFT LETTER TO BE SENT TO THE RMWD ON THE 4 PARKS PROJECTS TO EMPOWER BOTH CASEY LYNCH AND DAN SCHERER TO ADDRESS THE RMWD AT A BOARD MEETING.

Upon motion made by Casey Lynch and seconded by Dan Summers, the motion **passed 12-0-0-0-3**, With Chris Holloway, Donna Myers and Richard Tomlinson absent.

7-G: (Parks Subcommittee Item) Wellfield Park Projects: Construction Progress

Ms. Mansolf was sent a letter from RPRA she received just prior to the meeting. The letter asked for the cover for the Horseshoe Cover.

Mr. Lynch had not seen the letter before, but said there was discussion on having the letter at the Parks Subcommittee meeting. He said the conex box and electrical service are not included in the letter.

MOTION: TO SEND A LETTER TO THE RPRA REQUESTING THE CONEX BOX AND ELECTRICAL SERVICE BE ADDED TO THE LETTER REGARDING THE HORSESHOE PITS.

Upon motion made by Jim Cooper and seconded by Robin Joy Maxson, the motion **passed 12-0-0-0-3**, with Chris Holloway, Donna Myers and Richard Tomlinson absent.

ITEM 8: GROUP BUSINESS (Possible Action)

8-A: DESIGN REVIEW REPORT (Ensign) – Update on Projects Reviewed

Mr. Ensign gave the Design Review Board report. The Rubio's lighting case is closed. Code Enforcement is still working on Mike Liquor's, the Ramona Realty classic cars and the modular homes at the entrance to town near Etcheverry. California Firewood needs to come to the Design Review Board for a sign. Mr. Ensign announced the airport runway by Witch Creek had a Major Use Permit that was approved in 1980 and recently expired. North County Health Services was not able to attend the meeting. Circle K lights are now shining down.

Mr. Ross asked about the lot with a chain link around it by the Thai restaurant. He is concerned with the various junk yards that have cropped up along Main Street. He asked who sends the violation letter to a business like Ramona Realty?

Mr. Ensign said Code Enforcement sends the letter. Code Enforcement has been responding well to violations within the community.

Mr. Ross asked if he could come with his concerns about violations around Ramona to the Design Review Board?

Mr. Ensign agreed that the Design Review Board would be a good place to start.

Mr. Ensign said there are 17 transformer boxes around town, and the Ramona Heart Mural Project has approved artists' designs for 4 of the transformer boxes. Several communities around San Diego County have transformer boxes in their communities that have been painted by artists. Not all artists can do big murals. The murals on the transformer boxes have been approved by SDG&E.

8-B: Discussion Items (Possible Action)

8-B-1: Concerns from Members

Mr. Cooper said the Ramona Evacuation Route through the Grasslands was on the RCPG agenda, but it got postponed. He is concerned this agenda item will be lost. We are responsible if we let it drop. He would like a status presentation at the next RCPG meeting.

Mr. Cooper said Supervisor Jacob's Revitalization Meeting will be April 26, 2018, from 2 to 4 at the Library.

8-B-2: Future Agenda Item Requests

Ms. Maxson asked for a reconsideration request of an action taken December 7, 2017, to reduce the speed limit on SR 67, based on new information.

The Chair asked Mr. Cooper if he would like the Transportation/Trails Subcommittee to review the new information?

Mr. Cooper agreed to review the new information with the Transportation/Trails Subcommittee next month.

The Warnock solar project landscaping remains a concern, and Mr. Ensign requested it go on the agenda for May. Mr. Noyas said he would have a South Subcommittee meeting. The owner was given until last May (2017) to fix the landscaping and it is currently very overgrown with plants dying again.

Mr. Cooper asked that the Standing Rules be added to the next agenda (May) so that it can be added that the Transportation/Trails Subcommittee Chair can attend the TAC meeting and represent the RCPG.

8-B-3: Addition and Confirmation of New/Continuing Subcommittee Members – *No Members Brought Forward to be Added or Confirmed*

8-B-4: Pine Street Medical Marijuana Facility – Final Inspection is Complete. Facility to Open in the Near Future – *Announced at the Beginning of the Meeting*

The third medical marijuana facility opening in Ramona is a concern. It is the understanding that once open, it will be open for 5 years and then be amortized out. There may be the possibility for a 1 to 2 year extension.

8-B-5: Form 700 and RCPG Training Reminder

RCPG members were reminded to completed their annual Form 700's and their annual County training.

8-C: Meeting Updates

8-C-1: Board of Supervisor and Planning Commission Meetings

No information was presented on Board of Supervisors and/or Planning Commission meetings.

8-C-2: Future Group Meeting Dates – Next RCPG Meeting to be 5-3-18 at the Ramona Community Library, 7 p.m.

ITEM 9: ADJOURNMENT

Respectfully submitted,

Kristi Mansolf

The RCPG is advisory only to the County of San Diego. Community issues not related to planning and land use are not within the purview of this group. Item #5: Opportunity for members of the public to speak to the RCPG on any subject within the group's jurisdiction that does not appear as an item on this agenda. The RCPG cannot discuss these matters except to place them on a future agenda, refer them to a subcommittee, or to County staff. Speakers will be limited to 3 minutes. Please fill out a speaker request form located at the rear of the room and present to Vice Chairperson.

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Kristi Mansolf