

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

A regular meeting of the Ramona Community Planning Group (RCPG) was held September 5, 2019, at 7:00 p.m., at the Ramona Community Library, 1275 Main Street, Ramona, California.

ITEM 1: Pledge of Allegiance

ITEM 2: ROLL CALL (Lynch, Chair)

In Attendance: Torry Brean Scotty Ensign Chris Holloway
Lynn Hopewell Casey Lynch Kristi Mansolf
Robin Joy Maxson Donna Myers Elio Noyas
Paul Stykel Dan Summers Richard Tomlinson
Kevin Wallace

Absent: Jim Cooper
Lawrence Graham (resigned)

Casey Lynch, 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 8-1-19.

MOTION: TO APPROVE THE AUGUST 1, 2019, MINUTES AS PRESENTED.

Upon motion made by Lynn Hopewell and seconded by Robin Joy Maxson, the motion **passed 11-0-1-0-3**, with Elio Noyas abstaining, Jim Cooper and Richard Tomlinson absent and Lawrence Graham resigned.

ITEM 4: Announcements and Correspondence Received

Ms. Mansolf said the In His Steps recovery home project is going to the Planning Commission meeting on September 13, 2019.

The Chair said the applicants for Item 7-B have requested their item being pulled from the agenda and placed on a future RCPG meeting agenda. The applicant will let us know when they are ready to come back.

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 -- None

ITEM 6: APPROVAL OF ORDER OF THE AGENDA (Action) – Not Addressed

ITEM 7: ACTION ITEMS:

- A. Mt. Woodson Parking Issue – Presentation by County Department of Parks and Recreation on the plans for Mt. Woodson Parking**

Marcus Lubich, Senior Park Manager, and Dave Knopp, Operations Chief, were in attendance from the Department of Parks and Recreation to present the project.

Mr. Lubich said the purpose of the Mt. Woodson parking area is to get people off of the road, provide parking and preservation of habitat. The County is working with Caltrans on the right-of-way permits, directional signage, road striping, and providing safe access. The access point will be the gated road just north of the existing fire station access. The gate to the parking lot will be open at dawn and will close at dusk. If people are in the parking lot at dusk, the gate will open automatically to let them out, but the gate won't open to let anyone in. The County is going to analyze to see if there will be access at night; however, if in the staging area before closing, people in the parking area will be able to stay after dusk.

There was some discussion on the new public access being used by the trucks that go up to the towers. The County doesn't want the trucks to be followed so the plans are to keep 2 separate accesses.

None of the buildings are historically significant, as determined by an archeologist. They may be used for training purposes by the fire department before they are torn down. The buildings are not ADA compliant and may have been built with lead and asbestos – they will be tested for lead and asbestos. Without the buildings there will be more parking. Right now, without the buildings, they can accommodate 150 to 200 parking spaces. The parking spaces will not be painted. They are looking into RV parking.

The project will have no impact on the existing trail to the top. The trail is under the jurisdiction of the City of San Diego. The County plans to put a given number of portable restrooms on concrete pads to start. Water fountains may be provided.

There will be a monument sign showing where the entrance to the road and parking area will be. They will try to do what they can to make the signs on Highway 67 be less confusing than they are now. The County has plans to put an informational kiosk into the parking area. There will be trash cans and security lighting only.

For CAL FIRE, the County is planning on using chain link fencing to separate the CAL FIRE property from the parking area. The County will be using the place where helicopters land now for medical transports for parking. The County is going to look at relocating the helicopter pad. Before the buildings will be torn down, the fire department may be using them for training purposes.

The County is planning on keeping the FDR CCC walls built with rock facing, if possible. There will be signs relating to the history of the camp as an FDR CCC camp and a CAL FIRE training camp. There may be a place for promotions for Ramona.

The Chair asked if the current existing access could be closed off once the parking area is completed?

Mr. Wallace said that hazards are being eliminated. He doesn't want to see commercialization of the area and business promotions in the parking area.

Ms. Myers asked about the historic value of the buildings?

Mr. Lubich said the archeologist determined there was no historic value to the buildings.

The Chair said there were restrictions used to purchase the property and there may be limitations.

Ms. Myers asked if it would be possible to move the buildings if it is determined they have historic value to the CCC's?

Mr. Knopp said that 2 structures may be tied to the CCC. They are not built to code today.

The Chair asked if the Quonset hut was a CCC building?

Ms. Myers said the CCC's are part of the history of the area and of the nation.

Mr. Tomlinson asked if the disposition of the buildings was still to be determined?

Mr. Knopp said the disposition of the buildings is still not fully determined.

Mr. Summers said sometimes if a building is hazardous, the fire department uses it to burn down as a training exercise for the firefighters.

Mr. Ensign asked if we will be presented the signage that will be used?

Mr. Knopp said the signage will be standard.

Mr. Ensign asked about dust control?

Mr. Lubich said the surface of the parking lot may be class 2 base. They are still researching it.

Ms. Mansolf asked that there be consideration of a monument sign or kiosk in the parking area to include mention of the FDR CCC camp, the CAL FIRE camp history, and history of the formation of the grandiorite rock formations on Mt. Woodson since it is unique geologically to this area. She asked if there will be a charge for parking?

Mr. Lubich said they did not think at this time that there would be a charge for parking.

Ms. Maxson asked about the kiosk being an Eagle Scout project?

Mr. Knopp said they could possibly work with the Girl Scouts, the Boy Scouts and the Eagle Scouts on this. Andy Quinn would be the lead.

The Chair said this is a significant infrastructure project for Ramona. This is Ramona, and not Poway, so any information we can put up to show it is a Ramona project would be good.

Mr. Knopp said that there is a timeline for the project. Environmental studies need to be completed, and it may take a year to get the encroachment permit from Caltrans.

Speaker: Tim Corley, Ramona Resident

Mr. Corley asked if there will be some EV chargers in the parking area?

Mr. Lubich said they are not in the budget.

7-B: Village Walk Apartments (TM 5535) and Creekside Village Walk Apartments (TM 5610), Presentation of Modification of Architecture/Visual Elements – To be on a future agenda

7-C: Alteration to Existing Residence 2325 Raymond Ave (APN 282-204-05-00) Applicant is looking to permit an approximately 700 square foot addition to an existing single family residence. Request for consideration of site plan waiver.

Dwayne Moore represented the project, which was a site plan waiver request for a location at Rotanzi and Kalbaugh. The residence is there, and they want to add 700 square feet to an existing 1,100 square foot structure.

The Chair said the applicant has improved the sewer for the neighborhood.

Mr. Stykel asked why a site plan should be waived?

The response was that the request was for a single home and a site plan is very costly.

MOTION: TO APPROVE AS PRESENTED.

Upon motion made by Torry Brean and seconded by Kevin Wallace, the motion **passed 13-0-0-2**, with Jim Cooper absent and Lawrence Graham resigned.

7-D: STP 19-020 Main Street Manufactured Home Lot. Install mobile commercial office trailer with handicap ramp on RMV4 commercial lot. Display manufactured home health care trailers. Display low income manufactured housing cottages single or sectioned with country architectural elevations constructed for use as accessory dwelling units or for primary housing .D5 Special Area Regulation applies.

Per Sharon Quisenberry, Mykel Neuhahn, the project consultant, would not be able to attend the meeting. She asked that it on the next agenda, and to notify her when it would be on the agenda, so she can be sure a representative would be present. She didn't feel knowledgeable enough about the project to present and discuss it.

MOTION: TO TABLE UNTIL NEXT MONTH.

Upon motion made by Lynn Hopewell and seconded by Richard Tomlinson, the motion **passed 12-0-0-1-2**, with Casey Lynch stepping down, Jim Cooper absent and Lawrence Graham resigned.

7-E: Ramona Community Protection and Evacuation Plan (CPEP) Discussion on concerns from members, Section E.

Mr. Summers said the Ramona CPEP is an in-depth 80 page document. A lot of the information, such as the phone numbers aren't applicable. It should be re-vamped. It was last updated in 2014.

Ms. Mansolf said she worked on updating the plan but hit a snag with one of the agencies over a year ago.

The Chair said the CPEP is a static document that doesn't fit the mode of operation for emergency services. Now we follow orders at the time of an incident. The CPEP is a document dump of information and not structured.

Ms. Mansolf said OES created the template for the evacuation plan in 2004-2005. They said if the template was completed, Ramona would have an evacuation plan. The agencies involved wrote their individual sections. She suggested asking OES to create a new, more current evacuation plan template.

The Chair said he would like to explore bringing the plan to be a resource document. Get down to the size of a flip book. He thought the Ready, Set, Go Program information is great.

Mr. Summers said the Transportation/Trails subcommittee also voted to send a follow up letter to OES to see if any scientific road studies were ever done for Ramona. Mr. Summers presented the motion from the Transportation/Trails meeting on this issue.

MOTION: TO SEND A FOLLOW-UP LETTER TO OES REQUESTING A RESPONSE.

Motion made by Dan Summers and seconded by Donna Myers.

(Discussion on the motion)

Ms. Mansolf said that regarding the response from OES about whether or not scientific studies were done for Ramona, she had followed up verbally with OES a year ago in October when she was working with OES to have an evacuation summit in Ramona. She wasn't aware Mr. Cooper wanted only written responses at the time, so she followed up with OES after the most recent Transportation/Trails meeting, in writing, to ask about the scientific studies, and received a written response from the Emergency Services Coordinator at OES, with the Assistant Director copied on the email, that OES is not aware of any scientific studies or standardized traffic modeling programs that identify the peak vehicle traffic flow per time periods per identified evacuation routes.

Mr. Summers withdrew his motion and there was no vote.

7-F: Disposition of letter Ramona Community Trails Master Plan, regarding Obstructions of Trails

The Chair said Margaret Diss has been requested to attend an RCPG Transportation/Trails meeting twice and still has not attended a meeting. The topic to discuss is the obstructions of trails regarding the Ramona Community Trails Master Plan.

MOTION: TO WRITE A LETTER TO THE SUPERVISOR OF MARGARET DISS FOR HER TO ATTEND AN RCPG TRANSPORTATION/TRAILS MEETING (WITH A COPY SENT TO MS. DISS).

Upon motion made by Dan Summers and seconded by Lynn Hopewell, the motion **passed 13-0-0-0-2**, with Jim Cooper absent and Lawrence Graham resigned.

7-G: Follow up with Caltrans on the addition of a warning sign for the southbound side of Highway 67 before the Airmail Lane curve due to safety reasons as stated in the RCPG letter dated 12-27-17

The request to install signs was originally made in a letter to Caltrans dated 12-27-17. Caltrans sent back correspondence that the signs would be installed. The “no passing on the right” signs have been installed in the vicinity of Via Penasco, but the signs for line of sight have not.

MOTION: TO SEND A FOLLOW UP LETTER TO CALTRANS TO ASCERTAIN THE STATUS OF THE LINE OF SIGHT SIGNS NEAR VIA PENASCO.

Upon motion made by Dan Summers and seconded by Robin Joy Maxson, the motion **passed 13-0-0-0-2**, with Jim Cooper absent and Lawrence Graham resigned.

7-H: Highway 67 Ad Hoc Committee Report. The Ad Hoc is working on scheduling the Ramona Evacuation Summit

Mr. Summers said SANDAG would be revealing their big transportation plan at the meeting the next day (September 6, 2019). The Supervisors requested everyone attend with an interest in this issue. The meeting will be at 401 B Street at 9 am.

Mr. Summers talked about the upcoming Community Wildfire Safety Preparedness Night, that will be hosted by the RCPG and the fire safe council in Ramona. The event will be at the OPMS auditorium on October 16, 2019, from 6 to 9. Fourteen local organizations will be invited to attend the event, and pass that invitation along to their membership. The RUSD is letting us use the space without charge. Mr. Uribe is inviting the official organizations and the RCPG is inviting the community groups. Because the RCPG is sponsoring the event, Mr. Summers said he would like to have support of this involvement by the RCPG.

MOTION: TO SPONSOR THE OCTOBER 16, 2019, COMMUNITY WILDFIRE SAFETY PREPAREDNESS NIGHT WITH OUR LOGO AND OUR PARTICIPATION.

Upon motion made by Dan Summers and seconded by Kevin Wallace, the motion **passed 13-0-0-0-2**, with Jim Cooper absent and Lawrence Graham resigned.

7-I: Warnock Solar Project Landscaping

Ms. Myers said the panels still make noise when they rotate.

As far as the landscaping, there has been no real progress.

Mr. Noyas said he would send an email to David Kahler.

7-J: Creelman Solar Project Landscaping

Mr. Ensign said the Creelman Lane is getting regraded. No progress was made with the landscaping work, but they were doing some weed whipping on the property.

ITEM 8: GROUP BUSINESS (Possible Action)

8-A: Pursuant to the Vacancy of RCPG Seat #4 Left Vacant by the Resignation of Lawrence Graham, Effective 7-11-19, the RCPG Will Take a Vote Recommend 1 Replacement for Seat #4. The RCPG will Hear from Parties Interested in Filling the Seats prior to Voting. *All Applicants must have Certified applications prior to the meeting to address the RCPG*

https://www.sandiegocounty.gov/content/dam/sdc/pds/Groups/Chair_Resources/Application.pdf

Applicants Tim Corley, Debra Foster and Dawn Perfect were in attendance. Tim Corley withdrew his name from consideration.

The Chair asked if anyone wanted to hear from the 2 applicants again? It was decided to go straight to a vote since the candidates had spoken at the August 1 meeting and no one requested they speak again.

Voting Record, First Vote

Torry Brean	<i>Dawn Perfect</i>
Jim Cooper	<i>Absent</i>
Scotty Ensign	<i>Dawn Perfect</i>
Chris Holloway	<i>Dawn Perfect</i>
Lynn Hopewell	<i>Debra Foster</i>
Casey Lynch	<i>Dawn Perfect</i>
Kristi Mansolf	<i>Dawn Perfect</i>
Robin Joy Maxson	<i>Debra Foster</i>
Donna Myers	<i>Debra Foster</i>
Elio Noyas	<i>Debra Foster</i>
Paul Stykel	<i>Dawn Perfect</i>
Dan Summers	<i>Dawn Perfect</i>
Richard Tomlinson	<i>Debra Foster</i>
Kevin Wallace	<i>Debra Foster</i>
1 seat vacant	

Dawn Perfect: *7 votes*

Debra Foster: *6 votes*

Ms. Myers said she has a concern that many of RCPG members were not voted in.

The Chair said he would like to see a decision made on the vacancy issue. He felt the question to answer when considering the candidates is who would make the best decisions?

Voting Record, Second Vote

Torry Brean	<i>Dawn Perfect</i>
Jim Cooper	<i>Absent</i>
Scotty Ensign	<i>Dawn Perfect</i>
Chris Holloway	<i>Dawn Perfect</i>
Lynn Hopewell	<i>Debra Foster</i>
Casey Lynch	<i>Dawn Perfect</i>
Kristi Mansolf	<i>Dawn Perfect</i>
Robin Joy Maxson	<i>Debra Foster</i>
Donna Myers	<i>Debra Foster</i>
Elio Noyas	<i>Dawn Perfect</i>
Paul Stykel	<i>Dawn Perfect</i>
Dan Summers	<i>Dawn Perfect</i>
Richard Tomlinson	<i>Dawn Perfect</i>
Kevin Wallace	<i>Debra Foster</i>
1 seat vacant	

Dawn Perfect: 9 votes
Debra Foster: 4 votes

Receiving more than a majority of the vote, Dawn Perfect will be seated in Seat #4.

Ms. Foster said she felt the RCPG was staying within their comfort zone with their decision. She asked that the RCPG look outside of the box. Right now the same people are always making the decisions for the community.

Ms. Hopewell encouraged Ms. Foster to continue pursuing a seat on the RCPG.

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

Mr. Ensign said the Design Review Board meeting was postponed until September 12, so there was no report. Usually the meeting is the week before the RCPG meeting.

8-C: Discussion Items (Possible Action)

8-C-1: Concerns from Members – None

8-C-2: Future Agenda Item Requests – None

**8-C-3: Addition and Confirmation of New/Continuing Subcommittee Members –
None brought forward**

**8-C-4: Old Business: A review of the 25 or more RCPG letters sent since 2017
that may need follow-up: and identification of those that do with a
proposed action body identified**

Mr. Noyas said there may be some additional Old Business items that could be added to the Old Business list, such as maintenance of the channelizers on Highway 67. He said the race track out at SDCE by the ravine looks like it is falling off the hill. A County light pole is knocked over on Wildcat Canyon Road, and has been there for awhile.

The Chair said Barona and Wildcat Canyon Road are out of the RCPG purview.

Mr. Cooper was not at the meeting, so Mr. Stykel gave the report, saying there was no real update from last month. He thought all Old Business may be going to the Transportation/Trails Subcommittee.

**8-C-5: Parks Subcommittee Chair seat is vacant – vote on a replacement
subcommittee chair**

Mr. Wallace had expressed interest in filling the Parks Subcommittee chair position prior to the last meeting (August 1) but had been absent for the August 1 meeting. The Chair asked him if he was still interested in being the Parks Subcommittee chair – Mr. Wallace said he was – and the Chair appointed Mr. Wallace to be the Parks Subcommittee chair.

**8-C-6: Consideration of the Highway 67 Ad Hoc Committee changing from an
Ad Hoc Committee to a Standing Committee**

Ms. Mansolf said Jessica Turner heard from County Counsel on this item: “The CPGs can make recommendations to the Board for action on items that while outside their boundaries would affect their planning area. In this case, the extent to which Highway 67 is widened could have traffic and safety impacts within Ramona. It would make sense for the CPG to opine on how far the highway should be widened in order to benefit the community and thus how much money should be sought after to help fund that project.”

Ms. Mansolf said she thought this would apply to Wildcat Canyon Road, too.

Mr. Brean said he felt the ad hoc should stay a committee until the San Diego Regional Plan is sunsetted. The Mt. Woodson ad hoc has been a committee for years.

Mr. Mansolf said the Mt. Woodson ad hoc meets sporadically.

Mr. Summers said a lot is going on at SANDAG. Things change quickly.

The Chair says it is within our purview to improve our position with the widening of Highway 67 with SANDAG. This issue is probably not going to be resolved for awhile. A Standing Committee is more credible and carries more weight. He asked that consideration of a change to the Standing Rules to include the Highway 67 Ad Hoc Committee changing from an Ad Hoc Committee to a Standing Committee be put on the next agenda.

8-D: Meeting Updates

8-D-1: Board of Supervisors, Planning Commission and TAC Meeting – No Information brought forward

8-D-2: Future Group Meeting Dates – Next RCPG Meeting to be October 3, 2019, at the Ramona Community Library, 1275 Main St.

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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