

SAN DIEGUITO PLANNING GROUP

P.O. Box 2789, Rancho Santa Fe, CA, 92067

Minutes of Meeting

July 14, 2016

1. CALL TO ORDER: 7:03 P.M. PLEDGE OF ALLEGIANCE
Present: D. Dill, D. Willis, S. Biszantz, L. Lemarie, J. Zagara, P. Fisch, N. Christenfeld, J. Arsivaud-Benjamin (left at 9:30 pm), M. Hoppenrath
Absent: T. Parillo, B. Liska
2. AGENDA REVIEW
3. APPROVAL OF MINUTES:
4. OPEN FORUM:
 - A. D. Willis reported that although he was the Elected Representative from the San Dieguito Planning Group, the City of San Diego allowed him only 60 seconds to speak on the important matter of the Surf Cup and its possible lease of the polo grounds.
 - B. L. Lemarie commented that the San Francisco Bay Club was buying the Fairbanks Country Club and the City of San Diego was requiring that some eucalyptus trees be removed; Lemarie was concerned this may have an adverse visual impact.
 - C. Liz Mullarkey complained about on street parking of inoperative vehicles in a 4S Ranch business area near Thornmint St. During the ensuing discussion, Kenton Jones, a County traffic engineer, offered a suggestion that she contact the nearest California Highway Patrol office, which may be in the Mission Valley area, for assistance in resolving this problem.
5. GENERAL PLANNING ITEMS:
 - A. **Informational presentation on County of San Diego Climate Action Plan** by Bulmaro Canseco, SD County Land Use/Environmental Planner (858-694-2216). This CAP is an implementation measure of the 2011 County General Plan Update to address climate change and reduce greenhouse gas emissions. The County has developed a strategy to set baseline emissions at 2014 levels and to achieve a reduction to 1990 levels by 2020 and reach a further 40% reduction by 2030. They expect the CAP will be adopted by the fall of 2017, after undergoing public outreach and public hearings. Full details are available at the project's website: <http://www.sandiegocounty.gov/pds/advance/climateactionplan.html>. M. Hoppenrath asked about impact of developments approved by ballot initiatives that are not required to do EIRs and B. Canseco remarked that such developments due to the ballot initiative process would not be subject to restraints of the CAP but that the plan will accommodate some GHG excesses. L. Lemarie asked about lowering energy costs and B. Canseco explained that the plan should do this by encouraging energy efficiency, alternative energy uses, and renewable energy sources.
 - B. **Informational presentation by Joe Britton San Diego Association of Governments (SANDAG) Senior Public Outreach Officer regarding the potential "Keep San Diego Moving Forward" measure.** J. Britton explained this ballot measure to increase sales tax by ½ cent per dollar would provide a source of revenue that would stay in San Diego and fund specific transit projects. He said ~42% would be used to improve public transport, 14% would be used for highway improvements, 11% would be used for open space acquisition and about 3% would help improve bicycle and pedestrian projects throughout the region. This tax would be in effect for 40 years, and would be in addition to the existing ½ cent TransNet tax, which will expire in 2057. For questions: <http://priorities.sandag.org/comments>.

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Please consider this a courtesy notice that you are a member of the distribution list for the San Dieguito Planning Group. You may recommend changes to your personal information you believe are in error by submitting a written request that credibly shows the error. If you believe that your personal information is being used for a purpose other than what was intended when submitted, you may contact us. In all cases, we will take reasonable steps to verify your identity before granting access or making corrections.

- C. **Informational presentation by Orelia DeBaal, Orelia.DeBaal@sdcounty.ca.gov 858-694-2691, and Kenton Jones, County Dept of Public Works, recommending to the Board of Supervisors a revision to the current annual assessment of \$6.48 (per benefit unit) for the San Diego County Street Lighting District (District).** Revenues from the proposed fee increase to \$13.50 will be used to retrofit the remaining County-owned streetlights with energy efficient LED lights to reduce long-term operating and maintenance costs. This is an indirect benefit assessment and applies to those not necessarily living near streetlights. Street lighting is not permitted to be a “pay-on-use” fee system. J. Arsivaud-Benjamin asked how residents might find out if they would be charged this fee and was told this could be done by checking the information for individual parcel numbers on the assessor's website. Energy rates have increased 18% in the last two years and the charges on LED lighting have increased by 200% due to a change in the way SDG&E calculates charges. The public hearing is July 20th and the final confirmatory hearing is Aug.3rd.
- D. **Informational presentation by Surf Cup Sports on plans for Del Mar Polo Fields.** By Rob Haskell (Rob@surfscup.com) and Jeremy McDonald (jmcdonald@surfsoccer.com). Rob stressed that Surf Cup intends to keep only the historic uses, explaining that the grass must not be overused to keep it alive, with no increase in lighting, amplified noise, or number of events. There can be 64 horses stabled on the property. They anticipate area traffic problems to be reduced once the road widening project is completed. Surf Cup plans to make improvements to the facilities once they take over the lease. They hope to work with the neighbors to address concerns in a timely manner.
- E. **8210 Artesian Road residence code enforcement issue.** (PDS2016 ENFCOM-000144 - County Code Enforcement Officer, Sheila Ligayon, PDS – Code Compliance Division. 858-505-6699). **Continued to August 11th**

6. MAJOR PROJECTS AND LAND USE ITEMS:

- A. **PDS2015 TM5609, PDS2015 ER 15-08-020 Detached residential condominiums located at Steven Royce Dr & Linea del Cielo in Rancho Santa Fe.** Request for a Site Plan Waiver for the D Designator for proposed Retaining Walls for several properties within the Rancho Santa Fe Inn (assessor parcel numbers: 268-120-15, 17, 43, 45, 46 & 266-281-05). Applicant: Michael Smith for JMIR RSF Inn LLC/JMI Realty LLC 858-259-8212, ext 110; SDPG Member: Laurel Lemarie 858-756-2835.
Motion: By L. Lemarie, **second** by N. Christenfeld, to approve project as presented.
Vote: ayes = 8 nos = 0 abstain = 0 absent/vacant = 7
- B. **PDS2016 STP 89-094M1 Application for site plan ‘D’ designator recommendation for replacing existing Delicias restaurant signage with new Ponsaty’s signage at 6106 Paseo Delicias (APN 266-271-20-00).** Applicant: TIPP Investments, LLC, represented by Jessica Engelman, 760-458-0023; PDS Planner: Linda Vo, 858-495-5316; SDPG member: Tim Parillo 415-238-6961. **Continued to August 11th**
- C. **PDS2015 TPM-21232, APN 266-110-04, Discretionary permit for tentative parcel map for a minor subdivision on 7.12 acres on two parcels on east side of Via De Fortuna n/o San Elijo, RSF.** Owners: Steven J. Hamerslag & Jean Hamerslag, P.O. Box 730. RSF, CA 92067, PDS Planner Marisa Smith 858-694-2621; SDPG member: Tim Parillo 415-238-6961. **Continued to August 11th**
- D. **PDS2016 VAR-16-002 Application for a variance to reduce front yard setback from 10 feet to 5 feet at 19434 4th Place in Del Dios. APN 272-025-06 Trust Account No. 2055572-D-04010.** Applicant: Janis Brown; PDS planner: Vincent Kattoula 858-694-3959; SDPG member: Nicholas Christenfeld 760-741-1953.
Motion: By N. Christenfeld, **second** by J. Arsivaud-Benjamin, to approve reduction in rear front setback from 10 feet to 5 foot and approve existing footprint of house as built.
Vote: ayes = 9 nos = 0 abstain = 0 absent/vacant = 6

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- E. **PDS2014 STP-14-026 Site plan for 3,397 sf Single Family home and garage, tack room on 4.98 acres located at Avenida de Pompeii in Santa Fe Valley. APN 269-100-47.** County requests letter of opinion from SDPG regarding applicant's wish to have graded slopes surrounding home site instead of retaining walls under D2 guidelines. Applicant: Don Ayles of ERB Engineering representing Tom & Anne Bache 858-748-2130; PDS Planner: David Sibbet 858-694-3091; SDPG Member: Mid Hoppenrath 760-747-1145.

Motion: By M. Hoppenrath, **second** by L. Lemarie, to write a letter of opinion from SDPG supporting the applicant's wish to have graded slopes surrounding home site instead of retaining walls under D2 guidelines.

Vote: ayes = 6 nos = 1 abstain = 2 absent/vacant = 6
 P. Fisch J. Arsivaud-Benjamin
 N. Christenfeld

- F. **PDS2016 AD-16-014, Administrative permit for Strauss Guest Living Quarters, 7008 El Vuelo Del Este, RSF, 92067, APN 267-030-38-00.** New guest quarters of 1,292 s.f. on 2.96 acre lot w/ existing 13,230 s.f. house and 1,055 s.f. garage, owners Matt and Iris Strauss, architect/point-contact G. Kellogg (Kelly) Crain II, 858-792-7834. PDS Project Manager Conor McGee 858-505-6523. SDPG Member: Joe Zagara 858-756-4211. **Continued to August 11th**

- G. **SP96-001 Ground Mount Solar Array Site Plan Waiver. Jizhong Zhang residence, 15611 Via De Santa Fe, Rancho Santa Fe, CA. APN 269-080-16-00.** 14.715kW Ground Mount Solar PV System, 45 Panels, 2 Inverters, No Main Service Panel upgrade. Applicant: Jizhong Zhang, 619-695-8574; Applicant's Representative: Aaron Badillo (Precis Solar), 951-696-9400; County Planner: Jenna Roady, 858-495-5201; SDPG Representative: Laurel Lemarie 858-756-2835.

Motion: By L. Lemarie, **second** by M. Hoppenrath, to approve project as presented.

Vote: ayes = 8 nos = 0 abstain = 0 absent/vacant = 7

7. ADMINISTRATIVE MATTERS:

- A. Community Reports
- B. Consideration and comments on circulation mail
- C. Future agenda items and planning
- D. Prospective & returning Planning Group Members
- E. Supply orders and reimbursement of expenses

The meeting was adjourned at 10:28 pm.

NOTE: If you wish to participate on the SDPG, please provide the chair with a current resume and attend 2 or 3 meetings, depending on our meeting schedule in the next few months.

Future Meeting Dates: 8/11/16 9/8/16 10/13/16 11/10/16 12/8/16 1/12/17

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