

**County of San Diego
Spring Valley Community Planning Group
P.O. Box 1637, Spring Valley, CA 91979**

**Regular Meeting Minutes
TUESDAY, May 10, 2022, 7:00 P.M.**

Join Meeting on-line:
<https://us06web.zoom.us/j/85107326350?pwd=Qkxvd24xaVZRWEd1ZWJYdUNdEhKUT09>

Meeting ID: 851 0732 6350

Passcode: 242768

Phone in: +1 669 900 6833 (same meeting ID and Passcode)

Chair: Tim Snyder E-mail: tsnydersvcpg@gmail.com; Facebook: [Spring Valley Planning Group](#)

A. Members

seat	Name	absent	seat	Name	absent
1	Tiffany Gonzalez Secretary		9	Rod Gibbons	
2	Lora Lowes		10	Chris Pearson	X
3	Jesse Robles		11	James "Jim" Custeau	
4	Chris Pierce		12	Victoria Abrenica Vice-Chair	
5	Hoger "Roger" Saleh	X	13	Edward Woodruff	
6	John Eugenio		14	Robert "Bob" Eble	
7	Scott Harris		15	Tim Snyder Chair	
8	Scott Shaffer				

The meeting was called to order at 7:00 p.m.

B. Notification is hereby provided that the SVC PG meeting may be recorded for purposes of preparation of the meeting minutes.

C. Public Comment:

Camila De Oliviera Easland is a student at San Diego State University writing a community plan for Spring Valley and is requesting input. She is going to update the current community plan for academic reasons and wants to know what people would like to see changed or more of in Spring Valley. She left her contact email with the group and a list of proposed questions.

Peggy Walker spoke about the recently passed County cannabis ordinance and mentioned some items still under consideration, such as how taxes will be structured on sales and/or cultivation, as well as considerations regarding tasting/smoking rooms on sites. She mentioned upcoming cannabis equity listening meetings for the community that will be held on various dates, which can be found at sandiego.gov/listening-sessions.

D. Action Items:

1. Emily Hubbard, Senior Park Project Manager, Parks and Land Use/Environmental Planner, County of San Diego, Parks and Recreation, will provide an update on the progress of Calavo Park.

Ms. Hubbard shared about her new role as Senior Park Project Manager and past experience. She shared update on Calavo Park development; the project is fully funded and estimated completion time of about one year.

Pierce asked about the dog park having more trees and grass than what is currently proposed. Ms. Hubbard explained that water conservation is a major factor of consideration in how the dog parks are constructed as grass and trees are heavier consumption and cost.

Abrenica mentioned that the plans of CSA128 and the planning group would have rubberized playground for all play structures. She inquired if the proposed wood chip ground on the playground can be rubberized. Ms. Hubbard said it may be a correlation to the nature park area but will confirm with the project plans on these playground area floors. Ms. Hubbard confirmed this is the case.

Lowes spoke about concerns with access to Estrella Park as a result of no handicap-accessible parking or suitable ramps up and down. Ms. Hubbard said that there is a project being proposed that will include a parking lot on Estrella Drive with accessible spots, including a path to the park from the parking lot.

2. "B" Waiver Request, APN 505-640-01-00, 10225 Austin Drive, Spring Valley, CA 91978. Monument Sign and Wall Sign(s). Presenter is Lowes, proponent is Bruce Jordan. This is a resubmitted request with a landscaping plan for MUP compliance.

2a. Lowes and Woodruff explained the plan for landscaping as proposed by the proponent. There will be a small variety of plants including acacia and majestic beauty as well as drip irrigation plans to be brought into compliance with MUP. County has been made aware and will monitor site for completion of restoration and compliance.

Motion: To approve the proposed landscape restoration to comply with the MUP and continue their remodel of the property and building.

M/S: (Lowes/Gonzalez)

Vote: Aye (13); No (0); Abstain (0); Absent (2); Vacant (0)

Motion: Passes

2b. Lowes discussed the plans for the monument sign with input by Genie Jackson. Ms. Jackson clarified the lighting on the signs and materials used. Eugenio asked the size of the apron. Ms. Jackson answered that it depends on the slope of the ground.

Custeau asked if the signs could be not illuminated at night and how the occupants would feel about that. Ms. Jackson said they likely would want illumination. Custeau asked if the tenant names are required if the offices are all Sharp-affiliated.

Pierce asked if the existing lighting near the sign would be removed and Ms. Jackson said it will. Pierce and Woodruff mentioned that it would be helpful for them to add the numeric street address to the signage. Pierce asked about the existing directional monument sign which Ms. Jackson answered will just be repainted to match color scheme and have no lighting.

Snyder asked about the reflective properties of the aluminum as base of monument sign. Ms. Jackson said it will be painted with more a matte finish and not be brushed or polished.

Motion: To approve signage as presented.

M/S: (Custeau/Harris)

Vote: Aye (12); No (1-Robles); Abstain (0); Absent (2); Vacant (0)

Motion: Passes

3. "B" Waiver, Request for Exemption from Site Plan Permit Processing, APN 503-290-09-00, New Steel Accessory Building, 8921-B Troy Street, Spring Valley, Ca. Presenters are Schaffer and Snyder, Proponent is Mike Somo.

Eble expressed that this project does not seem minor and within scope of a "B" waiver. Woodruff agreed this project is far beyond a "B" waiver. Eugenio expressed that code compliance may need to examine the illegal signage on and near the site as well as the parking situation.

Motion: To reject the "B" waiver as presented.

M/S: (Shaffer/Eugenio)

Vote: Aye (13); No (0); Abstain (0); Absent (2); Vacant (0)

Motion: Passes

4. Proposed Design Guidelines update for signage portion of the guideline. Presenter is Custeau.

Custeau presented preliminary changes to the existing guidelines. The group gave input and discussed contributing more changes and inputs to Custeau for incorporation and further examination at future meetings before a vote to approve our changes.

5. Continuance of Teleconferencing Meeting Option Pursuant to Government Code Section 54953(e). The group will vote to continue meeting on-line for the next 30 days. Motion: Pursuant to Government Code section 54953(e)(3), a motion to find the legislative body has reconsidered the circumstances of the State of Emergency and state and local officials continue to recommend measures to promote social distancing. [This

motion is intended to apply to all the legislative body subcommittees this legislative body has created.] Presenter: Snyder

Motion: To continue meeting via teleconference for the next 30 days.

M/S: (Loves/Shaffer)

Vote: Aye (13); No (0); Abstain (0); Absent (2); Vacant (0)

Motion: Passes

E. Approval of Minutes of April 26, 2022 meeting.

Motion: Approve the minutes of April 26, 2022 meeting

M/S: (Eble/Eugenio)

Vote: Aye (12); No (0); Abstain (1-Loves); Absent (2); Vacant (0)

Motion: Passes

F. GROUP BUSINESS

1. Announcements.

- a. Chris Pierce inquired on the process for working with proponents on requesting plans for items on agenda.
- b. Various members expressed that it would be helpful to have a central area for documents and presentations related to planning group matters. There was discussion and agreement that Google Workspace should be used. Pierce, Robles, and Gonzalez offered to help with training. The executive group will communicate on how to get this Workspace started.
- c. Abrenica spoke about; plans to submit a letter on behalf of CSA-128 to urge county to replace wood chips at Lamar Park, park accessibility, tree planting, and for building community gardens. Community gardens are hoping to be placed near Kempton Elementary, STEAM Academy, and within Lamar County Park. Pierce commented that tree planting should extend beyond County parks and within the general community. Abrenica agreed and reiterated that Spring Valley parks aren't in compliance with County's Climate Action Plan, with only 47 of 550 trees planted so far.
- d. Snyder spoke about a tour of a cannabis facility near Gillespie field. Anyone interested should contact Chair Snyder for more details. Ildica Park grand opening is Friday, May 13, 2022 at 3:30pm.
- e. Gonzalez mentioned that she will need to take a leave of absence from Secretary as early as middle August but no later than September of 2022.

2. Reports:

- a. Chair: Snyder said that someone from County will be asked to come to the group to speak about "B" waivers. Even numbered seats on the planning group are up for election this year. Jessica Turner will get back with more details. Snyder is working on getting a community power representative for a presentation.
- b. CSA 128: Abrenica reiterated updates on Ildica Park opening, Calavo Park, and upcoming events offered as part of the County's Climate Action Plan.

Pierce inquired if there would be a pedestrian access put into fencing at Lamar County Park. Abrenica responded yes, but no date set for completion.

- c. TAC: No report
 - d. Highway Cleanup: Eugenio updated about the cleanup on Southbound 125 on Saturday, April 30.
3. Assign projects: No new projects as of today. Pending more information on incoming projects.
 4. Next meeting: May 24, 2022

G. ADJOURNMENT: 9:56 PM

FINAL