

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

Tuesday, February 28, 2017, 7:00 P.M.

Meeting Location:

Otay Water District Headquarters
2554 Sweetwater Springs Boulevard
Spring Valley, CA 91978

E-mail: loralowessvcpg@yahoo.com

A. Members:

- | | |
|----------------------------|-----------------------------------|
| 1. Elizabeth Lavertu | 9. Clifton Cunningham (a) |
| 2. Lora Lowes, Chairperson | 10. Scott Harris |
| 3. Jesse Robles | 11. Jim Custeau, Vice Chairperson |
| 4. Pete Saucedo (a) | 12. Walter Lake |
| 5. Veronika Spagnolo (a) | 13. Edward Woodruff |
| 6. John Eugenio, Secretary | 14. James Comeau |
| 7. Coreena Mulloy | 15. Azucena Flores |
| 8. Lance Unverzagt (a) | |

Chairperson Lora Lowes called the meeting to order at 7:00 p.m. with a quorum of 11 members present.

B. Approval of Minutes:

1. Minutes for February 14, 2017 are continued.

C. Public Communication: None

D. Action Items:

1. **"B" Waiver request. 8738 Troy Street. Vehicle sales at a repair garage.** Proponent: Jael Munoz. Presenter: Lowes.

Proponent presented a site plan of their intentions to sell vehicles at the current existing repair facility. Site is located behind the tire shop on Troy Street. Site will have a covered trash enclosure, handicap parking and customer parking spaces. Lot is zoned C36.

Motion (Lowes & Robles) to approve "B" Waiver at 8738 Troy Street.

Vote: Aye 11 No: 0 Abstain: 0 Absent: 4 (Saucedo, Spagnolo, Unverzagt & Cunningham) Vacant: 0

Motion Passed.

2. Eugenio informed the board about recreational vehicles parking on Campo Road just east of the Jack in the Box. His concern is that people are living in the motor homes which is not allowed under current law. The RV owners appear to move their vehicles every 72 hours.

3. **STP-04-044-W2. Verizon Cell phone site update. 532 Grand Avenue.** Presenter: Lowes.

This project has been previously completed.

4. **Palm Tree removal. 3833 Bancroft Drive.** Proponent: Steve Nelson. Presenter: Flores.

Flores presented a collage of photos that depicted the leaning date palm adjacent to Bancroft Drive. She also indicated that no damage to the surrounding area was noted due to date palm roots.

Motion (Flores & Lowes) to not remove the leaning date palm at 3833 Bancroft Drive.

Vote: Aye: 9 No: 1 (Comeau) Abstain: 1 (Lavertu) Absent: 4 (Saucedo, Spagnolo, Unverzagt & Cunningham) Vacant: 0

Motion Passed.

5. Letter to Supervisor Jacob on Sweetwater Vistas zoning changes. Presenter: Lowes

Lowes presented the letter that she prepared regarding changes to zoning at the Sweetwater Vistas project and the concern that a number of Community Planning Groups are having with Planning and Development Services (PDS) arbitrarily changing zoning densities without Community Planning Group input.

Motion (Comeau & Eugenio) that this letter be approved as amended and sent at the discretion of the Spring Valley Community Planning Group chair.

Vote: Aye 11 No: 0 Abstain: 0 Absent: (Saucedo, Spagnolo, Unverzagt & Cunningham) Vacant: 0

Motion Passed.

6. Zoning Changes to the Community Plan from maximum 15 DUA to 20 DUA from Planning and Development Services (PDS). Presenter: Lowes.

Case file PDS-2016-GPA-16-003. ER-02-ZA-001.

Insufficient data regarding zoning changes to discuss with CPG members at this meeting.

Comeau will locate the on-line copy of case file and e-mail to all members for review.

Item Continued.

E. Group Business: Announcements, Meetings, Correspondence, Projects and Discussion Items.

1. Announcements:

a. The San Diego County has announced a new phone app (Tell Us Now) to report code violations, roadway concerns and building problems.

b. Lowes attended the revitalization meeting and reported that the county is creating an \$750,000 endowment that will be used to build new parks and that the fund will be replaced yearly.

2. Reports:

a. Lake reported that the delineators have been installed on Jamacha Boulevard at the exit from the Spring Valley Shopping Center.

b. Lake reported that DPW will install a five-foot-wide foot-path along Blossom Lane adjacent to Mount Miguel High School. The path will use the existing roadway, and will be marked using concrete berms and delineators. Work will be done by the regular county road crews. Construction is planned during school spring break.

c. Lake reported that KB Home has dropped its bid for the commercial property across from the Post Office on Austin Drive. Cal Atlantic Homes is reviewing the project, and they have indicated that they would follow the same plan that KB Home presented, for 91 single family condominiums with no commercial.

3. Meetings:

a. Next SVCPG meeting March 14, 2017, at 7:00 p.m., at the Otay Water District Headquarters, 2554 Sweetwater Springs Boulevard.

b. Board of Supervisors will meet March 14 -15 and March 21 - 22 2017.

c. Zoning Administrator will meet March 23, 2017.

d. Planning Commission will meet March 10, 2017.

F. Adjournment: 9:04 p.m.

Disclaimer Language:

Purpose of Planning and Sponsor Groups

Advise the County on discretionary projects as well as on planning and land use matters that are proposed within their respective community planning or sponsor group areas.

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