

MEETING MINUTES: Tuesday, May 5, 2020

Location

Online: <https://attendee.gotowebinar.com/register/272458288389817616>

Phone: (415) 930-5321, use access code: 619-222-259

Meeting called to Order: 7:01 PM, Alyssa Burley, Chair

A. Roll Call

Present: 11 (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Johnston, Kossman, Schuppert, Tinsley-Becker)

Absent: 0

Vacant: 4

B. Approval of Previous Meeting Minutes

- **Minutes to Approve:** February 4, 2020 VDO CPG Meeting
- **Motion to approve:** Not Recorded
- **Second:** Not Recorded
- **Yea: 9** (Baillargeon, Bickley, Burley, Feathers, Hermann, Herron, Johnston, Kossman, Tinsley-Becker)
- **Nay:** (None)
- **Abstain: 2** (Burley, Henderson)
- **Absent: 0**
- **Vacancy: 4**
- The CPG adopted the minutes from the February 4, 2020 meeting

C. Public Communication

None

D. Information Items

Eric Lardy, Planning & Development Services, San Diego County

Presentation moved to the last item of the meeting due to technical difficulties.

Lardy: SB 743 is a new way to look at transportation impacts under the California Environmental Quality Act (CEQA). New developments will be evaluated by their impact on vehicle miles. The average Vehicle Miles Travelled (VMT) has been calculated and projects that fall 15% below the VMT will be considered less than significant impact. Anything more than that requires an Environmental Impact Review. Law goes into effect on July 1, 2020. San Diego County doesn't have to adopt specific guidelines but has the opportunity to.

E. Action Items

Item E1:

- **Item issue Summary:** Update on Woodhaven Park project and request to transfer PLDO funds to the County of San Diego.
- **CPG Presenter:** Feathers
- **Applicant Speakers / Representatives:** (None)
- **County Representative:** (None)
- **Abstentions or Disqualifications:** (None)
- **Public Comment:** (None)

- **CPG Discussion Points:**

Feathers: In 1975, California passed the Quimby Act which requires new developments to pay a fee for development of parklands. Therefore, the CPG sets priority lists for the development of parks within the planning boundaries. Woodhaven Park was wasting money watering the grass, which led to this Woodhaven Park project to install a well and convert 2.5 acres of underutilized natural grass area with native drought tolerant landscape with drip irrigation and an ADA compliant fitness path with outdoor exercise stations. Woodhaven Park has been on the list for a while. There was a shortage of funding so the County has requested we use our PLDO funds to finish the project. The total is \$103,937.90.

Johnston: Could that money be used for our top priorities?

Feathers: Lonnie Brewer Park and Estrella Park are already funded.

Tinsley-Becker: Does Rancho San Diego pay into PLDO funds?

Feathers: Rancho San Diego homeowners pay yearly into their County Service Area (CSA 26) fund. That fund paid the lion's share of the Woodhaven project.

Feathers: Since the other parks on our list are funded and underway, we shouldn't begrudge because of it.

Herron: How long will it take to replenish those funds?

Feathers: It only gets replenished once there is new development.

Herron: Is this a good idea?

Feathers: They are building other projects we couldn't afford on our own. They were spending hundreds of thousands of dollars to water the grass. Our top two priorities are taken care of outside PLDO funds.

- **Motion: Approve \$103,937.90 for the completion of Woodhaven Well and Fitness Trail Project.**
Feathers.

- **Second:** Henderson

- **Yea: 11** (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Johnston, Kossman, Schuppert, Tinsley-Becker)

- **Nay: 0**

- **Absent: 0**

- **Vacancy: 4**

- **Abstain: 0**

Item E2:

- **Item issue Summary: Almaraz Administrative Permit Fence Height PDS2020-AD-20-003**

- **CPG Presenter:** Baillargeon

- **Applicant Speakers / Representatives:** Melissa Almaraz, Property Owner

- **County Representative:** (None)

- **Abstentions or Disqualifications:** (None)

- **Public Comment:** (None)

- **CPG Discussion Points:**

Herron: How did they get a permit for something out of code?

Baillargeon: The county approved the permit and did not disclose who signed it.

Henderson: We can easily tear down a non-permitted fence, but it is much harder for a permitted one. Consider precedence.

Herron: What is the difference between the front and backyard? Is it an aesthetic difference?

Schuppert: It is common around the country to have a higher backyard fence and a lower front yard.

- **Motion to recommend approval of administrative permit considering it is an unusual circumstance and was already issued. This is not precedent setting. Baillargeon.**
- **Second: Kossman.**
- **Yea: 10** (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Kossman, Schuppert, Tinsley-Becker)
- **Nay: 1** (Johnston)
- **Absent: 0**
- **Vacancy: 4**
- **Abstain: 0**

Item E3:

- **Item issue Summary:** Vote to fill vacant seat 3, expiring on 1/4/2021
- **CPG Presenter:** Burley
- **Applicant Speakers / Representatives:** Danielle Weizman
- **County Representative:** (None)
- **Abstentions or Disqualifications:** (None)
- **Public Comment:** (None)
- **CPG Discussion Points:**

Weizman: Has lived in Mt. Helix for over 6 years. Planning degree from University of California, San Diego, also has a Master of Arts in Energy Regulation and Law. Currently works for San Diego Gas and Electric. Has worked directly with the planning group for her own property. Has wanted to get involved with the group since moving here. Now has the ability as her kids have grown up and she is finished with grad school. Has worked with other jurisdictions as well.

Henderson: How is working with the City of El Cajon different than working with the County?

Weizman: Has had positive experiences working with both.

Burley: Any specific issues that interest you?

Weizman: Sees neighborhood through running. Would love to see Campo Road at the bottom of Mt. Helix improved.

Schuppert: Are you pro-growth, smart growth?

Weizman: Non-prescriptive view. Would rather determine for each property.

- **Motion: Approve to recommend Danielle Weizman to fill vacant seat 3.**
- **Second:** Tinsley-Becker
- **Yea: 10** (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Johnston, Schuppert, Tinsley-Becker)
- **Nay: 0**
- **Absent: 1** (Kossman)
- **Vacancy: 4**
- **Abstain: 0**

Danielle Weizman carried the vote and was seated immediately without the ability to vote until approved by the Board of Supervisors.

Item E4:

- **Item issue Summary:** Vote to fill vacant seat 4, expiring on 1/2/2023
- **CPG Presenter:** Burley

- **Applicant Speakers / Representatives:** Jay Steiger
- **County Representative:** (None)
- **Abstentions or Disqualifications:** (None)
- **Public Comment:** (None)
- **CPG Discussion Points:**

Steiger: Lifelong resident. Went to all local schools. Just recently got teaching credentials. Loves public service. His father served on Valle de Oro and Spring Valley Community Planning Groups. Grew up in it. Chose to plant his family here. Through PTA and district oversight committees, he understands the nuts and bolts. Been involved with the CDO Alliance since 2015 and is currently on advisory council. Agrees with Danielle about Casa de Oro. All parts of the VDO planning area are equally important.

Johnston: Time issues with CDO you mentioned, will that still be a problem?

Steiger: No, the time issue only revolved around his credential program, which has ended.

Baillargeon: Thoughts on the Plan?

Steiger: Loves that it is comprehensive. Likes that it concretizes the positives of the community.

Henderson: Change happens: Are you concerned about any?

Steiger: It's a reality that change happens. Likes the smart approach. Not a lot of readily available land to bulldoze and build on. CDO might need some changes in order to be revitalized. CDO could be considered for mixed use, even if we didn't think that 20 years ago.

Tinsley-Becker: Any potential conflicts of interest?

Steiger: Role on GUHSD ending. Does not see conflict.

Herron: Has worked with him, and recommends him for this position.

- **Motion: Approve to Recommend Jay Steiger to fill vacant seat 4.**
- **Second:** Feathers
- **Yea: 10** (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Johnston, Schuppert, Tinsley-Becker)
- **Nay: 0**
- **Absent: 1** (Kossman)
- **Vacancy: 4**
- **Abstain: 0**

Jay Steiger carried the vote and was seated immediately without the ability to vote until approved by the Board of Supervisors.

Item E5:

- **Item issue Summary:** Vote to fill vacant seat 12, expiring on 1/2/2023.
- **CPG Presenter:** Burley
- **Applicant Speakers / Representatives:** Nick Zundel
- **County Representative:** (None)
- **Abstentions or Disqualifications:** (None)
- **Public Comment:** (None)
- **CPG Discussion Points:**

Zundel: Introduced to the group at the February meeting. Became interested after the parole office. Has lived in various parts of San Diego and doesn't want to leave East County. Loves it.

Johnston: Education and employment?

Zundel: Works in background check industry. Wife is in Human Resources. BA in Finance. Participates in the East County Leadership Group.

Henderson: East County and Chamber doesn't always see eye to eye. Have you experienced that?

Zundel: Isn't involved in the government affairs. Doesn't necessarily agree with chamber members.

Will do what is best for the community.

Schuppert: Concerned about time commitments?

Zundel: Runs his own company and can make his own schedule.

Burley: Any specific issues of interest?

Zundel: 94 isn't as beautiful as it could be. CDO business corridor needs love and attention.

Hermann: He has certainly come to many meetings and shown dedication.

Zundel: Always wanted to be involved in the community. Not as a politician but still impactful.

- **Motion: Approve to Recommend Nick Zundel to fill vacant seat 12.**
- **Second:** Hermann
- **Yea: 10** (Baillargeon, Bickley, Burley, Feathers, Henderson, Hermann, Herron, Johnston, Schuppert, Tinsley-Becker)
- **Nay: 0**
- **Absent: 1** (Kossman)
- **Vacancy: 4**
- **Abstain: 0**

Nick Zundel carried the vote and was seated immediately without the ability to vote until approved by the Board of Supervisors.

F. GROUP BUSINESS:

F1: Administrative - (No update)

F2: Subcommittee Update - Local Streets; Herron (No update)

F3: Subcommittee Update – Short-Term Rentals Subcommittee Update; Kossman
Series of Wall Street Journal about Air BNB. Company is struggling. □ of property owners do not live on rental property and have anywhere from 2-25+ properties. Situation could change.

F4: Subcommittee Update – Skyline Church Project Subcommittee Update; Feathers
Move to strike subcommittee.

F5: Subcommittee Update – Estrella Park Project Subcommittee Update; Covered in PLDO presentation. Otherwise, there are delays because of virus and environmental issues.

F6: Subcommittee Update – Casa de Oro Business Corridor; Herron, Tinsley-Becker
Community group input earlier this year. Which direction does the community want to go in? There will be more input meetings later this month. CDO Alliance wants the meetings to be well attended.

F7: Subcommittee Update – Literacy First Charter High School; Bickley. There may have been a lawsuit filed against the school.

F8: VDO CPG Liaison Update – Fire Safe Council; Hermann/ Feathers
CWPP is finished and was approved with revisions. SDGE grant is underway.

F9: Subcommittee Update - Parklands Dedication Ordinance (PLDO); Feathers
(Material covered previously)

F10: Subcommittee Update - Cottonwood Sand Mine Project; Feathers
No new info since Lori resigned. Needs co-chair. Henderson volunteered.

F11: Subcommittee Update- Ivanhoe Ranch; Schuppert
(No update)

Kossmann was able to reconnect and stated for the record that though he couldn't participate in the votes, he would have voted in favor of all the candidates.

G. ADJOURNMENT: 9:41 p.m. Alyssa Burley, Chair

Submitted by: Kyle Hermann