

Valley Center Community Planning Group

Draft Minutes for a regular meeting held on **January 13, 2020** at 7:00 p.m. in the Valley Center Community Hall, 28246 Lilac Road, Valley Center, California 92082.

Oliver Smith, **Chair**; Jeana Boulos, **Vice-Chair**; James Garritson, **Secretary**

A=Absent; Ab=Abstention; DRB=Valley Center Design Review Board; N=Nay; P=Present; R=Recused; VCCPG=Valley Center Community Planning Group; VCPRD=Valley Center Parks & Recreation District; Y=Yea

A. Roll Call

- Meeting was called to order at **7:00 p.m.** and a Quorum was established with **12 members present.**
- Lisa Adams - P
- Jeana Boulos - P
- William Del Pilar - P
- Susan Fajardo - P
- James Garritson - P
- Dina Gharmalkar - P
- Delores ChavezHarmes-P
- Steve Hutchison - P
- ~~Susan Janisch~~ - A
- LaVonne Norwood - P
- James Radden - P
- ~~Kevin Smith~~ - A
- Oliver Smith - P
- Renee Wolf - P
- ~~Vacant~~

B. Pledge of Allegiance - Hutchison

C. Approval of Minutes from Regular Meeting of December 9, 2019

- **Motion: To approve the November 11, 2019 Minutes.**
- **Maker/Second:** Boulos/Norwood
- **Motion Carries 12-0-0 (Y-N-Ab).**
- **Motion: To approve the December 9, 2019 Minutes.**
- **Maker/Second:** Norwood/Gharmalkar
- **Motion Carries 11-0-1 (Y-N-Ab). Mr. Del Pilar abstained because he was not present at the December 9th meeting.**

D. Public Communication/Open Forum

- Mr. Del Pilar shared information about the Fair Political Practice Commission and thanked the Planning Group for making the right decision at the meeting last month.
- Mr. Del Pilar also shared information about the Vote 50 Forum. This event is on **Friday, February 7, 2020** at the Maxine Theater located at Valley Center High School and is from 7-9 p.m. Carl DeMaio, Ammar Campa-Najjar, and Darrell Issa will attend this event.

E. Action Items (VCCPG advisory vote may be taken on the following items.)

1. For discussion only. SDGE Public Affairs led discussion on their plans for fire hardening their equipment in Valley Center, including undergrounding utilities along Cole Grade Rd. (O.Smith)

- Todd Voorhees shared a short presentation about the **TL 6926 Fire Hardening Project**. It traverses the Rincon Reservation within Tier 3 High Fire Threat zone District 3 (HFTD). This project will take about 18 months to complete. This proposed project will replace the

existing 7-mile long overhead transmission line with a new route, with a mixture of underground and overhead alignments.

- Transmission lines will be undergrounded, but distribution poles will remain above ground. Once the new line is in service, the existing transmission line would be removed from service.
- Any road section that is damaged will be replaced and left in better condition. SDG&E will spend the next ten years replacing wood transmission poles with steel.
- Ms. Adams asked if cable lines will be buried along with electrical transmission lines. Todd said that cable companies are responsible for their own lines. Mr. Hutchison asked for further information about the transmission lines.
- Ms. Norwood asked about moving existing transmission poles. Todd shared that it is difficult to move poles because SDG&E must renegotiate existing contracts with property owners.

2. For discussion only. Update on Matz property draft site plan, 2.9 acre C-36 property at 8719 Old Castle Rd, APN 172-120-20. (O.Smith)

- Chair Smith shared a brief background about this project located at 8719 Old Castle Rd. The County will review the property and then share more information with the Planning Group. The property owner is trying to develop the property for mixed use.
- The property is a former car dealership. Plans include using the property for automotive, bus parking, and container storage. The property currently has code compliance issues. The property owner is working with the County to obtain necessary permits.

3. For discussion only. Update on County PDS Planning Commission Workshop held December 13, 2019. (Hutchinson)

- Mr. Hutchinson shared background about this meeting. He attended the meeting representing the fire district and Planning Group. He asked Mark Wardlaw about alternative road plans and this plan still does not exist.

4. For discussion only. Update on Ridge Ranch traffic signal proposal. (Gharmalkar)

- Katherine Ayala (audience) shared that the community living at Ridge Ranch would like the County to add a traffic light because of existing dangers of pulling out along Valley Center Road. The light was not approved, but she plans on taking this matter to the County Supervisors. A number of people in the audience were residents of Ridge Ranch. Ridge Ranch consists of 51 lots and 42 homes.
- Mr. Hutchinson asked a number of questions to the Ridge Ranch residents. It took over a year for the County to add a turn lane. The group is dedicated to taking their case before the Board of Supervisors. When asked if the community is willing to pay for a traffic light, residents said that there was discussion about this proposal.
- Mr. Del Pilar shared that the residents should contact Supervisor Jim Desmond because this type of proposal would fit into the Revitalization Group plans.

- An audience member shared that Marie Waldron has sent Ridge Ranch residents a letter to share with the County.

5. For discussion only. Update on Weston project in North Village. (Del Pilar)

- Mr. Del Pilar shared a short update about the project and then introduced project consultant Jim Chagala.
- The Weston Town Center project has been on hold for several years because Valley Center LLC, the developer who purchased the land from the original owner, Herb Schaffer, defaulted on the loan. The land went back to Schaffer, but he died in July 2019.
- The DRB approves of the present plans. The County is currently discussing traffic issues. The focus for the company is now to complete the project.
- Mr. Hutchinson asked Mr. Chagala a question about the newly revised County stormwater retention rules. This project, as well as the Circle K project have had to undergo changes because of revised stormwater rules.

F. Group Business

1. Annual VCCPG Chair, Vice Chair, and Secretary Officers election. (O. Smith)

- Ms. Norwood asked if Ms. Boulos would consider serving as Chair. Ms. Boulos declined consideration to serve as the Chair of the VCCPG. Ms. Fajardo nominated Steve Hutchison to serve as Chair. Oliver Smith declined to serve again as Chair of the VCCPG.
 - Ms. Chavez Harmes received 8 votes and Mr. Hutchison received 4 votes.
 - Ms. Chavez Harmes was elected as the 2020 Chair of the VCCPG.
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| ● Lisa Adams - ChavezHarmes | ● Steve Hutchison - Hutchison |
| ● Jeana Boulos - ChavezHarmes | ● LaVonne Norwood - ChavezHarmes |
| ● William Del Pilar - ChavezHarmes | ● James Radden - ChavezHarmes |
| ● Susan Fajardo - Hutchison | ● Oliver Smith - Hutchison |
| ● James Garritson - ChavezHarmes | ● Renee Wolf - Hutchison |
| ● Dina Gharmalkar - ChavezHarmes | |
| ● Dee ChavezHarmes- ChavezHarmes | |
- The Planning Group appointed Mr. Garritson as the Secretary in a unanimous vote.
 - There was discussion about who will serve as Vice Chair of the VCCPG. **Chair-elect ChavezHarmes** will ask Kevin Smith if he might consider the Vice Chair position.

2. Annual reconstitution of VCCPG Subcommittees and Chairs (O. Smith)

- There was discussion about the Subcommittees. Mr. Del Pilar requested that the Planning Group combine the North and South Villages. The Planning Group voted to combine the North and South Villages into a new subcommittee called The Villages.
 - Community Plan Update** - (Steve Hutchison, Chair)
 - Emergency Evacuation** - (Dee Chavez Harmes, Chair)
 - Member Training** - (Dee Chavez Harmes, Chair)

- d. Mobility** – (TBD, Chair)
- e. Nominations** – (Susan Fajardo, Chair)
- f. The Villages** (combined into one committee tonight) – (William Del Pilar, Chair)
- g. Parks & Rec.** – (LaVonne Norwood, Chair)
- h. The Villages** (combined into one committee tonight) - (William Del Pilar, Chair)
- i. Tribal Liaison** – (Jeana Boulos, Chair)
- j. Website** – (Renee Wolf, Chair)

3. Revision of the VCCPG standing rules based on member inputs. (O. Smith)

- **Motion: To approve the revised VCCPG Standing Rules.**
- **Maker/Second:** Boulos/Norwood
- **Motion Carries 12-0-0 (Y-N-Ab)**

4. All members need to complete county annual training, annual Form 700 submission, and biennial Ethics training requirements (O. Smith).

- The Chair asked all members to complete and submit the annual Form 700, as well as complete Ethics Training.

5. Resignation of VCCPG Seat #4 Dina Gharmalkar (term ends 01/01/2023) and VCCPG Seat #3 Susan Janisch (term ends 1/1/2021) as of January 13, 2020, initiation of nomination process for open seats, nomination of Julia Feliciano for VCCPG Seat #15 (term ends 01/01/2021) to BOS January 14, 2020. (O.Smith, Fajardo)

- The Chair and Planning Group thanked Mr. Gharmalkar for his service.
- **Oliver Smith** announced his formal resignation from the Planning Group tonight.

6. Meeting updates: Next Regular Monthly VCCPG meeting is on February 10, 2020

G. Reports of subcommittees of the VCCPG

- a. Community Plan Update** - (Steve Hutchison, Chair)
- b. Emergency Evacuation** - (Dee Chavez Harmes, Chair)
- c. Member Training** - (Dee Chavez Harmes, Chair)
- d. Mobility** – (TBD, Chair)
- e. Nominations** – (Susan Fajardo, Chair)
- f. The Villages** – (William Del Pilar, Chair)
- g. Parks & Rec.** – (LaVonne Norwood, Chair)
- h. Villages** - (William Del Pilar, Chair)
- i. Tribal Liaison** – (Jeana Boulos, Chair)
- j. Website** – (Renee Wolf, Chair)

I. Adjournment

- **The meeting adjourned at 8:25 p.m.**
- **Minutes were approved on February 10, 2020**