

## Valley Center Community Planning Group

**Approved Minutes** for a regular meeting held on **January 13, 2025** at 7:00 p.m. in the Valley Center Community Hall, 28246 Lilac Road, Valley Center, California 92082.

Delores Chavez Harmes, **Chair**; Dorí Rattray, **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

### Zoom Link:

<https://us02web.zoom.us/j/88949827302?pwd=clxkDCBoEA8TE8QSoNboaSj1UMgP6r.1>

### A. Roll Call

- The Meeting was called to order at **7:00 p.m.** and a Quorum was established with **13 members present**. Ms. Fajardo\* arrived immediately after the Approval of December 9, 2024 Minutes. Tom Stinson\* was unable to vote at tonight's meeting, as in accordance with I-1 Policy, all newly elected and appointed planning group members being seated on the first Monday after January 1, 2025, must attend one of the live trainings prior to being seated.
- |                                  |                              |                              |
|----------------------------------|------------------------------|------------------------------|
| • Lisa Adams - <b>P</b>          | • Susan Fajardo - <b>P*</b>  | • Bob Littlejohn - <b>P</b>  |
| • Chris Barber - <b>P</b>        | • James Garritson - <b>P</b> | • Matt Matthews - <b>P</b>   |
| • Michelle Bothof - <b>P</b>     | • Mary Hodson - <b>P</b>     | • LaVonne Norwood - <b>P</b> |
| • Delores ChavezHarmes- <b>P</b> | • Steve Hutchison - <b>P</b> | • Dorí Rattray - <b>P</b>    |
| • Vlad Ciupitu - <b>A</b>        | • Karen Lieber - <b>P</b>    | • Tom Stinson - <b>P*</b>    |

### B. Pledge of Allegiance - Chair Harmes

### C. Approval of December 9, 2024 Minutes

- **Motion: To approve the December 9, 2024 Minutes.**
- **Maker/Second:** Rattray/Norwood
- **Motion Carries 9-0-0 (Y-N-Ab).**
- New members Mary Hodson, Karen Lieber, Bob LittleJohn, and Tom Stinson did not vote to approve the minutes, as the chair announced that they were not eligible to vote because this was their first meeting as official members of the Planning Group.

### D. Public Comments: Members of the public may address the Planning Group on any topic not on the agenda.

- Billy Wagner shared his concerns about the traffic signal at the intersection of Valley Center Rd and Woods Valley Rd. He believes that drivers do not have enough notification that the speed limit becomes 45 MPH at the bottom of the grade. Mr. Hutchison shared that the County will not place rumble stakes at this interaction.
- Ms. Rattray would like a posted sign notifying drivers of a reduction of speed prior to reaching the intersection and the solar speed sign to be repaired on the grade prior to

Woods Valley Road. Mr. Barber shared that the 45 MPH sign is currently posted at the top of the grade.

### **1. Swearing in of Board Members: Supervisor Jim Desmond Office**

- Adrienne Cisneros-Seleekman, Community Relations Liaison for Supervisor Jim Desmond, swore in Planning Group members.

### **2. Code Compliance Overview: Conor McGee, Chief Code Compliance Division, PDS**

- Conor McGee shared that there are roughly thirty members of the code compliance division. The community needs to contact the code division whenever they observe property owners that are out of compliance. The division tries to educate property owners about building permits and County codes.
- Ms. Norwood asked a question about how the County responds to a community complaint about a property that is out of compliance. Conor shared that the first interaction with a compliance officer is usually by a phone call or knocking on the door of a property owner. Ms. Norwood also asked how callers were vetted.
- Ms. Rattray and Chair Harmes asked if the County always calls back the person who reported a code violation.
- Mr. Barber asked a question about how the code compliance officers respond to emails.
- Mr. Hutchison asked a question about what is the typical response time when a property owner is out of code compliance. Conor shared that it depends on what type of violation. The County tries to resolve code cases within a year.
- Mr. Littlejohn asked about the scope of the Code Compliance Division's work, and Mr. McGee responded with an outline of the group's responsibilities.
- The Code Compliance Hotline is 858-694-2705. A question was asked by a community member if an individual is able to speak with someone in person at the County Zoning counter.
- A community question was asked about nighttime noise violations. After contacting the sheriff, the County Code Officer will attempt to document noise violations.
- Chair Harmes asked a question about a recent grading project. The project was in compliance.

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

**1. Capital Improvement Projects (CIP): Department of Public Works is requesting our input on prioritizing capital improvement and maintenance projects for county-maintained assets. Project may be related to safety, capacity, accessibility, and operations. Review Project Request Form and return our lists by March 30, 2025. Types include:**

- Road Reconstruction/Reconfiguration/New Roads: Adding/modifying street lighting, drive lanes, turn lanes, bike lanes, roundabouts, new striping, paving a dirt road, or improving a road slope.
- Bridges Repair/Reconstruction: Adding/modifying street lighting, lanes, or bike lanes.

- Sidewalks/Pathways/Pedestrian Access Ramps: Adding/modifying sidewalks, pathways, and ramps.
- Drainage: Improvements and cleaning of publicly maintained roadways and waterways, as evidenced by trash accumulation, blocked drainage, or other indicators of persistent historical flooding.
- Intersection Improvements: Repair traffic signals or install new signals and turn lanes.
- Road Resurfacing: Maintenance such as asphalt resurfacing, approximately 1 mile or less.
- It takes 2 years for a road to be evaluated and placed into a resurfacing project on our annual maintenance list.
- Chair Harmes shared a possible list of Capital Improvement Projects that the Planning Group needs to share by March 30, 2025. Ms. Norwood requested more time to talk with residents about community needs and then share this list at the meeting next month. David Ross, editor of the Valley Roadrunner, will write an article that shares this list in the paper.
- Mr. Littlejohn asked Chair Harmes about the timeline the Planning Group would follow to gather and prioritize potential projects in order to provide the requested input to DPW. Chair Harmes indicated that finalization of input would be completed at the March meeting to meet the March 30, 2025 deadline.
- Billy Wagner shared concerns he has about a creek that runs through his property. This creek now moves water much quicker than it once did because a lot of dirt has been moved around on neighboring properties.
- Chair Harmes asked community members to email recommendations they have to create the Capital Improvement Project list.

**2. Exterior Lighting at Valley Center Market: Complaints received about the change in exterior lighting at VC Market. Does not comply with dark sky ordinance. Request action by board to address the issue. (Vote)**

- **Motion: To notify the Valley Center Market to design their exterior lighting to comply with the dark sky ordinance.**
- **Maker/Second:** Bothof/Littlejohn
- **Motion Carries 9-4-0 (Y-N-Ab). Mr. Hutchison, Ms. Hodson, Ms. Norwood, and Mr. Garritson voted nay.**
- Ms. Norwood shared that the owners of Valley Center Market are currently working with the County and have ordered new exterior lighting.
- Kevin Smith (audience) shared that the DRB approved the design of the sign.
- Ms. Adams stated that the current sign appears to be within the right-of-way. Per Kevin Smith the sign was approved by the DRB.
- Chair Harmes asked Ms. Adams to speak with the DRB and then the Planning Group will write a letter to the owner that they are out of compliance.

**3. County Chair Meeting Update: December 14th, 2024 planning and sponsor group chairs met with the County.**

- Chair Harmes provided an update about the County working to go paperless. Chair Harmes shared that there have been past problems with online applications and she would continue to request paper applications from candidates in addition to filling out the online application.

#### 4. Election of Officers & Subcommittee Chairs: (Vote) [APPENDIX]

- Chair Harmes called for all Planning Group members to vote for the officers and subcommittee chair positions.
- Chair Harmes called for a vote for the chair position. Ms. Rattray provided an overview of the numerous duties and responsibilities of acting as chair. After the first motion to nominate Chair Harmes failed, another vote was taken for the nomination of Mr. Hutchison.

- **Motion: To nominate Chair Harmes to continue to serve as the chair of the Valley Center Community Planning Group.**

- **Maker/Second:** Rattray/Garritson

- **Motion Fails 6-7-0 (Y-N-Ab)**

- |                           |                       |                            |
|---------------------------|-----------------------|----------------------------|
| • Lisa Adams - N          | • Susan Fajardo - N   | • Bob Littlejohn - N       |
| • Chris Barber - Y        | • James Garritson - Y | • Matt Matthews - Y        |
| • Michelle Bothof - Y     | • Mary Hodson - N     | • LaVonne Norwood - N      |
| • Delores ChavezHarmes- Y | • Steve Hutchison - N | • Dori Rattray - Y         |
| • Vlad Ciupitu - A        | • Karen Lieber - N    | • Tom Stinson - Ineligible |

- **Motion: To nominate Steve Hutchison to serve as the chair of the Valley Center Community Planning Group.**

- **Maker/Second:** Fajardo/Norwood

- **Motion Fails 7-6-0 (Y-N-Ab)**

- |                          |                       |                            |
|--------------------------|-----------------------|----------------------------|
| • Lisa Adams - Y         | • Susan Fajardo - Y   | • Bob Littlejohn - Y       |
| • Chris Barber - N       | • James Garritson - N | • Matt Matthews - N        |
| • Michelle Bothof - N    | • Mary Hodson - Y     | • LaVonne Norwood - Y      |
| • Delores ChavezHarmes-N | • Steve Hutchison - Y | • Dori Rattray - N         |
| • Vlad Ciupitu - A       | • Karen Lieber - Y    | • Tom Stinson - Ineligible |

- After the 7-6-0 vote in favor of Steve Hutchison as chair was held, Chair Harmes offered to turn over the meeting and the office of chair to him immediately. Mr. Hutchison declined an immediate turnover, noting that the newly elected officers do not take office until after the conclusion of the meeting.
- No points of order or other objections about the outcome of the vote were made, and Chair Harmes proceeded to the next item on the agenda, the election of the Vice-Chair.

- **Motion: To nominate Dori Rattray to serve as the Vice-Chair of the Valley Center Community Planning Group.**

- **Maker/Second:** Barber/Garritson
- Ms. Rattray declined the nomination. Mr. Barber withdrew his motion to nominate Ms. Rattray. Mr. Barber also nominated Chair Harmes to serve as the Vice-Chair. Chair Harmes declined this nomination.
- **Motion: To nominate Lisa Adams to serve as the Vice-Chair of the Valley Center Community Planning Group.**
- **Maker/Second:** Hutchison/Fajardo
- **Motion Carries 13-0-0 (Y-N-Ab)**
- **Motion: To nominate James Garritson to serve as the Secretary of the Valley Center Community Planning Group.**
- **Maker/Second:** Harmes/Rattray
- **Motion Carries 13-0-0 (Y-N-Ab)**

#### **F. Subcommittee Reports.**

- Mr. Hutchison indicated that the Planning Group would postpone the election of subcommittee chairs until the next regular meeting.
- No subcommittee reports were made as the chair moved to adjourn the meeting.

#### **G. Adjournment**

- Next regular meeting of VCCPG: **February 10, 2025 at 7 p.m.**
- **The meeting adjourned at 8:18 p.m.**
- **Minutes were approved on February 10, 2025.**

**James Garritson, Secretary**

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#### **Appendix VCCPG January 13, 2025 Minutes**

##### **Email from County Counsel: Chairperson Vote from 1/13/25 CPG Meeting**

“County Counsel asked that I reach out to you and let you know that this item should be re-agendized so that a majority of the CPG membership can approve the Chair at the next CPG meeting. Counsel also confirmed that per **Policy I-1, ARTICLE IV – OFFICERS, Section II** - “A

majority vote of the authorized membership is required to elect officers.

Subject: Chairperson Vote from 1/13/25 CPG Meeting

Inbox



**Noble, Dawn**

to me, Samuel ▾

10:36 AM (1 hour ago)

Hi Delores –

It was brought to County Counsel's attention via Supervisor Desmond's office that there was an issue with the vote that took place for the Valley Center Chairperson at the last meeting on January 13, 2025. County Counsel informed me that the vote for Chairperson did not meet the I-1 policy requirements for the majority vote needed and the vote was 6 for you and 7 for Steve Hutchinson. Majority vote requires 8 votes on a 15 member CPG.

County Counsel asked that I reach out to you and let you know that this item should be re-agendized so that a majority of the CPG membership can approve the Chair at the next CPG meeting. Counsel also confirmed that per [Policy I-1, ARTICLE IV – OFFICERS, Section II](#) - "A majority vote of the authorized membership is required to elect officers."

County Counsel also recommended that all members of the Valley Center CPG (that did not already attend the live 2025 Annual CPSG training on January 4<sup>th</sup>), attend the Annual Training that will take place live via Zoom on Saturday, February 1<sup>st</sup> from 8:30 am to 1:00 p.m.

County Counsel will be presenting the majority of this training and Counsel said this will be a good refresher for your CPG members on the Brown Act, Policy I-1 and other legal topics related to the CPG, which should help solve some of these issues going forward.

**The Zoom login information for the Saturday, February 1<sup>st</sup> 2025 Annual CPSG training from 8:30 am to 1:00 pm is:**

Join Zoom Meeting:

<https://sdcounty-ca-gov.zoom.us/j/88999647667?pwd=PKKeONOVsgm5andgFHhHhtfZS2e7eS.1>

Meeting ID: 889 9964 7667

Passcode: 179590