

## **CARMEL VALLEY COMMUNITY PLANNING BOARD**

### **Meeting Minutes**

**7:00 to 9:00 p.m., May 26, 2016**

Carmel Valley Library, Community Room  
3919 Townsgate Dr., San Diego, CA 92130

<b>Board Member</b>	<b>Representing</b>	<b>Present</b>	<b>Absent</b>	<b>Absence (Board Year)</b>
1. Ken Farinsky	CV Voting District 1	X		0
2. Barry Schultz	CV Voting District 2		X	1
3. Steve Davison	CV Voting District 3	X		0
4. Debbie Lokanc	CV Voting District 4	X		0
5. Frisco White, Chair	CV Voting District 5	X		0
6. Monique Chen	CV Voting District 6	X		0
7. Shreya Sasaki	PHR Voting District 11	X		1
8. Jonathan Tedesco, Vice Chair	PHR Voting District 12	X		1
9. VACANT	CV Business Representative			
10. Allen Kashani, Secretary	CV Developer Representative	X		0
11. Christian Clews	CV Property Owner	X		1
12. Kimberly Elliot	CV Property Owner	X		1
13. VACANT	Fairbanks Country Club/Via de la Valle/North City Subarea 2			

### **APPROVAL OF MINUTES – April 28, 2016**

There were not enough members present at the last meeting to vote on April's meeting minutes. The vote will be pushed to June's meeting.

### **CONSENT AGENDA**

None.

**PUBLIC COMMUNICATION** - Speakers are limited to topics not listed on the agenda. Presentations are limited to 2 minutes or less.

Ken Farinsky mentioned the apparent size of the movie theater in the Town Center is much larger than expected. Chair White noted that the visual size will reduce when the steel structure is faced.

Chair White stated that One Paseo will be heard by City Council on June 27th, 2016 from 1 PM to 6 PM at Gordon Hall.

### **ANNOUNCEMENTS - San Diego Police Department, Officer Trevor Philips**

Officer Philips provided a report.

## **WRITTEN COMMUNICATIONS**

None.

**COMMUNITY PLANNER REPORT** - Bernard Turgeon and Daniel Monroe, City of San Diego

None.

**COUNCIL DISTRICT 1 REPORT** - Barbara Mohondro, Office of Council President Sherri Lightner

Barbara Mohondro provided a report.

**MAYOR'S REPORT** - Francis Barraza, Office of Mayor Faulconer

None.

**COUNTY SUPERVISOR'S REPORT** - Janie Hoover, Office of Supervisor Dave Roberts

None.

**STATE ASSEMBLY REPORT** - Bob Knudsen, Office of Assembly member Brian Maienschein

Bob Knudsen provided a report.

**STATE SENATE REPORT** - Sarah Fields, Office of State Senator Marty Block

None.

**US CONGRESS** - Hugo Carmona III, Office of US Congressman Scott Peters

Hugo Carmona III provided a report.

## **INFORMATION AGENDA:**

**1. Aperture:** Presentation of PHR Employment Center development concept for an approximately 600,00 SF office campus.

\*Applicant – Brig Black and Scott Moffat, Lincoln Properties

Lincoln Properties purchased the employment center from Pardee Homes. Brig Black and Scott Moffat presented the plan for this site. The campus is planned to be between 607,000 – 609,000 SF. The developer state that this is less than the maximum. The campus will be highly amenitized in order to attract companies similar to those of Silicon Valley. The campus also aims to enhance biking and walking to reduce traffic around the site. The campus will contextually fit into the community by incorporating terracotta tiles, sloped roofs, and staying between four and five stories for each building. The landscape will be drought resistant. The campus is going to be

accessible to the public. There will be a café and dog park for public and employee use. Ken Farinsky identified that the 0.35 floor area ratio identified in the community plan doesn't appear to allow for the size of floor area that the applicant is proposing. The applicant responded indicating that they are consistent with the approvals and would look into the issue. Ken also asked about building height. The buildings will be about 60 to 70 feet high. Jon Tedesco asked about the widening of Carmel Valley Road. It was noted that Pardee Homes intends to get the widening done within the next two years. A resident expressed concern about traffic, as there is a school near the site. Another member from the public asked about a timeline. The applicant is waiting for a tenant before they start construction. It was also noted that there will also be a park and ride within the parking structure for public use.

**2. Park Turf Fields:** Update on end of life cycle (8-12 yrs) for the synthetic turf installation at Carmel Valley and Ocean Air Community Parks.

\*Applicant – Chair

Chair White updated the board on the Park Turf Fields. The City will not be able to pay for replacement turf in 8 – 12 years.

## **ACTION AGENDA:**

**2. Rancho Del Sol Restoration:** Update of Planning Commission Approval and project Document Recordation for the application for the installation of a drainage structure and the creation and enhancement of wetlands to mitigate environmental impacts and satisfy Court ordered Stipulated Settlements with the City and Pardee Homes.

\*Applicant – Paul Metcalf, Barczewski Family Trust

The board has already approved this project but because of a clerical error the board must approve the project again so the correct permit can be used. Christopher Clews motioned to approve the project and was seconded by Ken Farinsky. Allen Kashani recused and the motion was approved (9-0-1).

**3. 5<sup>th</sup> Annual Carmel Valley 5K & Fun Run:** Consider 5<sup>th</sup> Annual Carmel Valley 5K and Fun Run to be held January 22, 2017. PHR's Crunch Fitness parking lot will be the start – finish and post celebration location.

\*Applicant – Katie Wilsey

There will be no traffic impact because the event will take place on a Sunday at 7:30 AM. Allen Kashani asked about use of megaphones early in the morning. Speakers will be turned inward, towards the center of the parking lot to reduce noise. Ken asked about parking. Katie Wisley stated that Canyon Crest will be used. Traffic will be diverted to the west bound side of Carmel Valley Road. Christian Clews motioned to approve the event and was seconded by Allen Kashani. The event was unanimously approved (10-0-0).

**1. Board Officer Elections:** Elect Officers for FY 2016-2017

\*Applicant – Elections Committee

The election was held. Each member (Chair White, Barry Schultz, and Allen Kashani) received 10 votes and were elected for the April 2016- April 2017 term.

<b>Subcommittee</b>	<b>Representative(s)</b>	<b>Report</b>	<b>Next Meeting</b>
1. Design & Planning	Frisco White, Jan Fuchs & Anne Harvey	None.	None noted.
2. CV & PHR FBA	Frisco White	None.	None noted.
3. CV MAD	Debbie Lokanc	Debbie Lokanc provided a report.	June 7 <sup>th</sup> , 2016
4. CV MAD N10	VACANT	None.	None noted.
5. PHR MAD	Jonathan Tedesco	None.	None noted.
6. Bylaws, Policy & Procedures	Frisco White	None.	None noted.
7. Open Space	Christian Clews & Anne Harvey	Christian Clews provided a report.	None noted.
8. CPC	Ken Farinsky	Ken Farinsky provided a report.	None noted.
9. Livability (Special)	Monique Chen & Chris Moore	Monique Chen provided a report.	None noted.

## **CHAIR'S REPORT**

None.

## **OLD / ONGOING BUSINESS**

None.

## **ADJOURNMENT**

The meeting was adjourned at 8:30 PM.

## **NEXT MEETING**

Thursday, June 23, 2016  
Carmel Valley Library, 7 PM

