

NAVAJO COMMUNITY PLANNERS, INC.

Allied Gardens-Del Cerro-Grantville-San Carlos

Meeting materials are available at navajoplanners.org

Wednesday, February 10, 2016

Tifereth Israel Synagogue

6660 Cowles Mountain Blvd.

San Diego, 92119

navajoplanners@cox.net

Start Time
6:30 P.M.

Agenda

Call To Order: 6:30 P.M. called to order at 6:37

- Roll Call of Board Members
 - **Matthew Adams** (San Carlos) March 2017
 - **Eric Aguilera** (Grantville) March 2016
 - **Richard Burg** (San Carlos) March 2017
 - **Terry Cords** (Allied Gardens) March 2017
 - **Tim Flodin** (San Carlos) March 2016 Out
 - **Steve Grimes** (Del Cerro) March 2017
 - **David Hardy** (Allied Gardens) March 2016
 - **John LaRaia** (Grantville) March 2017
 - **Douglas Livingston** (Del Cerro) March 2016 Out
 - **Michael McSweeney** (Del Cerro) March 2016
 - **Lynn Murray** (Allied Gardens) March 2016
 - **Marilyn Reed** (Allied Gardens) March 2017
 - **Dan Smith** (Grantville) March 2016
 - **Daron Teemsma** (Grantville) March 2017
 - **Jay Wilson** (Del Cerro) March 2017
 - **Dan Northcutt** (San Carlos) March 2016
- Modifications to Agenda (Informational items can be changed to action items by 2/3 vote before the agenda has been adopted): **None J. Wilson makes motion M. McSweeney seconds (12-0) in favor (J. LaRaia and D. Hardy missed vote).**
- Approval of the January 13, 2016 Meeting Minutes: **M. McSweeney makes motion J. Wilson Second (12-0) in favor of accepting minutes (J. LaRaia and D. Hardy missed vote).**

Officers Reports:

- Chair's Report: **Lights at Rec Center CEQA notice on NCPI website.**
- Vice Chair's Report: **No Report.**
- Treasurer's Report: **\$33.00 verified by D. Smith.**

Elected Officials' Reports:

- Councilmember Scott Sherman: - Thanks audience for having him here. Streamlining process, street paving. Working on new zoning change 10th land use code to make it easier for charter schools to find locations within the City of SD. 3 zones- 2 commercial 1 multi-house, Charter schools will not have to go thru conditional use process any longer. Chair of Audit committee audit on code enforcement dept. and found serious problem due to no updates in a very long time. Example call into City with violation, electronically to code enforcement print take to box scan into another system the printed back out for an officer to respond. Officer then resubmits into system. Only hitting mark 23% of time. New over the counter system going in will track everything electronically Code Officers will have tablets now. Thinking outside the box, received 1800 signatures from kids in Linda Vista asking for Skate Park. Found \$3,000,000 grant with affordable housing. Qualified for extra 1.5 million gave to Dist. 9 for Skate Park there. Thanks everyone in attendance for being involved in the Community and thanks NCPI Board. Thanks Liz for being a wonderful and talented Representative. Thanks Lynn Murray and presents her with a certificate of recognition for all her service to NCPI Board.
- Colonel Jason Woodworth, Commanding Officer Marine Corps Air Station Miramar: Appreciates the time and thanks S. Sherman. Wants to say hello has been to other planning groups and show face and see if we have any questions. Working on species protection and renewable energy sources (75% by 2018). Wish to be good neighbors. F-35 at MCAS Miramar by 2020ish. Security at installation and public safety big issue and have tried numerous methods to keep trespassers off East Miramar. Have been ticketing regularly for last 1.5-2 yrs. Audience member quotes Miramar website referencing signage. Asks what effort has been made to post according to Title 18? Colonel replies signs posted throughout the base cannot post every single entry and trail. Mountain biker numbers have plummeted since recent enforcement effort. Audience member states low income housing being built nearby and asked about low income projects and advertising for marines to live in them. Audience member ask about exemption for retirees and other people with security clearance to access trail system on base. Used to be artillery range and unexploded ordnance exists throughout the area. M. Adams asked what is done with bikes. Stored in connex boxes and once adjudicated through court thy can get bike back.
- Officer Adam McElroy (Community Relations Officer): Crime stats in area staying low. Last 30 days: 10 burglaries (22 previous month), thefts 14 (23 previous month), car prowls 28 (32 previous month). Check crimemapping.com for crime stats and updates. Be wary of solicitors! All solicitors are required to have/carry a permit and photo id. SD police do not have access to nextdoor.com so please let them now of potential issues. Found car on fire and contacted registered owner but did not know where vehicle was. Fire suspicious.
- Representative Susan Davis - (Daniel Hazzard):
- Mayor Kevin Faulconer – (Anthony George):
- Assembly member Shirley Webber (Jannell Jackson):
- Senator Marty Block (Sarah Fields):
- Seth Litchney City of SD Planning Dept.:

Public Comment on Non-Agenda Items (3 minutes each):

Dave Ege new branch manager at San Carlos Library – His children go to school in area. Sister library in Allied Gardens. Library has both adult/kid programs. Celebrated 40th anniversary in 2014. Re-established new building committee. Audience member states she attends senior programs and the teachers/instructors are outstanding.

Stan Subel - Audience member urges people to follow up and help marines secure east mesa. Walked out to area and walked on to Miramar east saw no signage. Believe there is inadequate signage.

Katherine Subel – Wishes for more signage.

Larry Siegal – would like to start org “citizens for responsible planning”. A lot of projects seem questionable such as Portland Lou’s. Appreciates groups like NCPI because we look for best solutions.

Terry Cords -

Informational Presentations:

Action Items:

Reappointment of NCPI Director, Marilyn Reed to serve on the Mission Trails Regional Park CAC: M. McSweeney makes motion to reappoint M. Reed J. LaRaia seconds (14-0 in favor).

Elections Committee:

Election update: NCPI will gavel in Election for 6-7 pm. Election will close at 7pm and regular meeting will then start. J. Wilson will check with Synagogue to see if 6pm start time is OK. Property owners, business owners and residents living in 92119 or 92120 can vote. Need id or proof of residence or business.

Candidate List:

- Dan Smith, Grantville
- Tim Flodin, San Carlos
- Mike McSweeney, Del Cerro
- Dan Northcutt, San Carlos
- Doug Livingston, Del Cerro
- Eric Aguilera, Grantville
- David Hardy, Allied Gardens
- Maggie Pound, San Carlos
- Brigand Kline, San Carlos

Candidate Forum: 3 minutes to address

Brigand Kline (San Carlos) - Has lived here for 15 yrs. SDSU grad small business owner interested in getting more involved in community. Grew up in south. Wishes to be more active in the Community.

Maggie Pound (San Carlos) – 20 yr. resident of San Carlos raised 2 daughters in community. /HR director at Kaiser and Sharp and managed Ped department. Owned a number of businesses and is a business broker. Wishes to be more active in community. Used to be Dist. 3 council rep started first

citizen patrol in SD. Started neighborhood watch program. Understands zoning and importance of zoning.

D. Northcutt (San Carlos) – lived in San Carlos for 18 yrs. background in real estate and land use for 25 yrs. ROW and easement experience. Very active in community kids go to school here. Adopted local Park (1,000 lbs. of trash over the last 3 yrs.).

E. Aguilera (Grantville) – Business owner in Grantville for 8 yrs. got involved to go local focus plan amendment. In Grantville to get things done. Believes we need more apts and new roads.

D. Hardy (Allied Gardens) – Has lived in Allied Gardens for 3 yrs. Received a MS from SDSU in Planning. Looking forward to contributing to community.

M. McSweeney (Del Cerro) - On NCPI Board off and on since 1995. Has lived in Del Cerro for 23 yrs. Raised 2 kids. His way of giving back to community. Would appreciate your support.

D. Smith (Grantville) - Has been on Board longer than anyone (started back in 80's). Re-elected a number of times. On City of San Diego's Wetland Advisory Board. Land broker since 1978. Would appreciate your vote.

Verizon Wireless Masonic Lodge, Project 365747:

Neighborhood Development Permit (NDP) and Conditional Use Permit (CUP), Process 3, for a Wireless Communication Facility (WCF) consisting of antennas located in a new 30-foot tall architectural element with equipment located at the base of the building at 7849 Tommy Drive. Andrea Urbas, Cortel, Inc. and Jane Collier from Verizon Carlos (RF Engineer)

Gives PowerPoint presentation. Handout on back table. Project on book for 3 yrs. Started in Sept 2013. Identified 2 sites, one across street from Masonic Temple and 3 separate sites at the temple itself. Has gone thru numerous reviews from City staff. City staff asked Cortel Inc. to add additional landscaping. Building (temple) would not be visible from public ROW. Sited study showing demand for wireless service expecting to grow 650% between 2013-18.

Audience: (Markob Manalo, Fernando Roldan cede their time to Hedy), Hedy Levine speaks – Lives in Spring Hill condos next door to Masonic Lodge. States multiple facilities already exist at lodge. Has repeatedly reported concerns of number of cellular facilities at lodge to NCPI. Visual impact to community and Navajo Rd. Believe in violation of Navajo Community Plan and referred to clutter along roadway. Have concerns about noise and air quality city package sent to local home owners did not include site drawings or plans. Concerned about reduction in property value. Concerned about long term maintenance of existing and new facilities. ATT promised landscaping also and this has not been done. Vegetation should not be deciduous and mature when initial plantings occur. Not a lot of screening. Concerned about health concerns but cannot talk about it. She has Verizon as her carrier and has had no drop calls. Recommend NCPI drop this project.

Ruth Benjamin (Carol Rodan concedes time) – Lives at Spring Hill condos lived for 34 yrs. Area pristine and beautiful when first bought. Now dealing with antennae farm next door. Protesting the Masons (husband belongs to Masons as did father). Believes Mason needs money and that is why they are allowing this. Overkill on the property. Needs forethought. Europe recognizes health issues. Home 65 ft. from property line. Neighbors have come before board before protesting all the current antennae's. Concerned about diesel fuel tank and generator noise (fires, and earthquake leakage) and visual clutter.

Beauty of neighborhood being destroyed. Concerns about promised upkeep. This can be a dangerous situation and growing concern to condo and local area.

Bob Voss – 23 yr. resident of San Carlos. San Diego Masonic Hall Association member. Understands some of fears whether founded or not. Does not believe the facility improvement would be an eyesore. Would add symmetry to building. Identical in style to recent ATT additions. 55 ga drum and generator is for emergency only. Consolidating to one property would be better than throughout the community. ATT tree being addressed.

Jane Collier – Verizon wireless. Realizes these facilities tend to be contentious. Wishing to help alleviate that. Spent time with SD planning dept. to assist and come up with design and landscape. Generator will use for 20 min once a week to test and tested monthly also. Reduction in property value recent report by Santa Clara County shows no reduction. States cellular facilities in area may actually increase value. States 90% of millennials look for cell coverage when buying a home.

NCPI:

M. Adams states the presentation starts fuzzy (e.g. not very good) including pictures which are fuzzy. PowerPoint presentation not ideal. No simulation as to what the visual impact would be. Cannot get a visual representation based on handout and PowerPoint.

J. Wilson states it will stand out as sore thumb from Navajo Rd for a number of years.

D. Smith – Would like to postpone unless we can get something better. Proposes that maybe AT&T should be booted out of Masonic Lodge area due to CUP violations. States there is an urban forestry push in SD. Would like to see more trees. M. Adams not inclined to postpone meeting. J. Wilson agrees with Matt. Current faux tree been there for years and this could/should have been addressed long ago.

J. LaRaia – asks if landscaping day one or 10 years. Thought they were going to install mature landscaping. John delivers numerous presentations and would suggest a better presentation of materials. Pictures are not very good and package not edited very well.

T. Cords – Cell towers are visual pollution so are telephone poles that have gone underground. Asks B. Voss (Masonic Lodge) asks about revenue from cell towers and how it benefits the community. What does lodge do with money to benefit the community? When going to get rid of faux blue tree? B. Voss responds and agrees faux pine is an eyesore. The lease up very soon and if company continues to ignore demands to do something about it they will have company vacate property and lease. Lodge donates to local schools Patrick Henry, Gage Elementary, Pershing Middle School and supports underprivileged children. Tries to keep property in good maintenance condition so there is an affordable and well maintained facility for the neighborhood to rent for their various functions.

M. McSweeney – Asks Carlos (Verizon RF Engineer) are antennae's line of site? Yes! Does it not make sense to locate further down Navajo Rd. (golf course) using existing driving range netting poles?

D. Northcutt asks about dimensions of structure housing support equipment. 20' x 24' 8' high. Appreciate Masonic generosity to local schools and the community but they need to be better landlord with control over their tenants.

D. Hardy – Masons job to partner with other companies to keep up maintenance. Approving this would

just add more problems. D. Hardy makes motion to deny project as proposed due to poor history of existing site maintenance including antennae facilities, landscaping and screening. D. Smith seconds. 14-0 in favor of motion

S. Grimes – Thinks project is crucial safety component to community. Does project just go away if rejected or would they come back after issues are addressed?

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|-----------------------------------|----------------|
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X indicates a vote in favor of motion

Community Group Reports:

- Allied Gardens Community Council - Marilyn Reed next town hall meeting will be in March speaker to be arranged.
- Del Cerro Action Council - Jay Wilson – Next meeting April 28th considering inviting Executive Director Police Community Review Board.
- San Carlos Area Council - John Pilch – T. Cords for J. Pilch, next meeting Weds March 2nd at San Carlos Branch Library.
- Mission Trails Regional Park Advisory Board – Next meeting in March.

Future Agenda Items

Old Business – Cap Financing Plan – Financing plan and prior 3 letters sent to NCPI Has draft letter to city identifying proposed projects. 6 projects design Alvarado storm water issue, restripe Fairmont Ave ,realignment of Alvarado Rd, Allied garden expansion, Pershing middle school joint development, San Carlos library extension Will discuss at March NCPI meeting.

New Business Adjourn