

GREATER NORTH PARK COMMUNITY PLANNING COMMITTEE
P.O. BOX 4825, SAN DIEGO, CA 92164

Minutes: July 18, 2006

Meeting called to order 6:35 pm

A. In Attendance: Sal Arechiga, Elaine Boyd, Jeremy Cowan, Vernon Franck, Vicki Granowitz, Dan Holsenback, James Longley, Brenda Martin, John Stewart McGaughy, Judith O'Boyle, Shane Pliskin, Keoni Rosa (at 7:45pm), Rob Steppke, Rene Vidales, Stephen Whitburn.

B. Subcommittees, Liaisons and leadership roles since previous meeting

- Salvador Arechiga: Public Facilities/Public Art, Maintenance Assessment District;
- Elaine Boyd: CPC
- Jeremy Cowan: Urban Design/Project Review, Policy/Housing/Community Relations;
- Vernon Franck:
- Vicki Granowitz: Urban Design/Project Review, Policy/Housing/Community Relations, Balboa Park Committee, Historic Resource Board;
- Dan Holsenback: Public Facilities/Public Art,
- James Longley:
- Brenda Martin: Altadena Neighborhood Association, Maintenance Assessment District;
- John Stewart McGaughy: Public Facilities/Public Art, Main Street Design/Streetscape Improvement for University Ave, Ray @ Night Committee;
- Judith O'Boyle: Urban Design/Project Review;
- Shane Pliskin:
- Keoni Rosa: Urban Design/Project Review;
- Rob Steppke: Urban Design/Project Review, Policy/Housing/Community Relations; PAC
- Rene Vidales: Public Facilities/ Public Art, PAC;
- Stephen Whitburn: Urban Design/Project Review, Law Enforcement Committee.

C. Adoption of Agenda Motion to adopt agenda Martin/Steppke 14/0/0

D. Chair's Report Need to update key items with regard to updating by-laws. Present issues at meetings with opportunity for input from community/planning group which can be used in committee for by-laws update. See Chair's Role Survey.

E. Approval of Previous Minutes June 20, 2006 Steppke/Arechiga 12/0/2. Correction noted: Vidales motion to adopt May minutes; Arechiga absent from June meeting.

F. Treasurer's Report \$378.22 in account; signature card updated with Union Bank of CA.

G. Announcements

- Jennifer Crawford, Executive Director of North Park Main Street—new to position. North Park Farmer's Market will be introduced in April located behind North Park Theatre in Parking Lot. Contact info: 3076 University Ave. 619/294-2501.
- Vicki Granowitz, Chair, GNPCPC Walgreen's at corner of 32nd/University Ave. opening 11/2006. La Boehme 94/224 units sold. Bungalow Court demolition this committee approved, planning denied heard by council in session on 07/25/2006. Land Use Committee General Plan Update Wednesday, 07/19/2006, 2pm. Canyon Coalition meeting at Tecolote Nature Center 07/22/2006, 9a,-12pm. Plaza de Panama traffic circle modified to accommodate valet parking, pedestrian traffic. Feedback welcome.
- Beth Swersie, North Park Community Association, Bird Park Concerts continuing 7/29, 8/5, 8/19 5:30-7:30pm, Bird Park 28th and Pershing.
- Ed Lavelle: San Diego Community Policing. Transiency is on the increase. Report all grafitti and gang activity 619/284-1122 or 619/692-4800 (Western Division) or sdpol630@hotmail.com. Additionally, residential burglaries up due to warmer weather, open windows. Car burglaries are easy hits. Use gel pens to write checks as the ink "burns" into paper. Needle exchange returning, details TBD./

H. North Park Project Area Committee

Roger Lewis. Board seated with Roger Lewis as Chair, Susan Tinsky as Vice President, Gail Anderson, Secretary. Line of Credit pursued by developer, Bud Fischer for redevelopment. Cutbacks proposed of up to 50%. Meeting on Sept. 12, 2006 to include Jim Waring of Mayor's Office.

I. Planner's Report –Maxx Stalheim Not present.

J. Elected Officials & Representative Announcements

- Todd Gloria, Susan Davis, See Newsletter for additional details. Contact phone: 619/280-5353.
- Kirsten Clemons, Lori Saldana, Budget passed in timely manner with additional revenues earmarked for education. See Newsletter for additional details. Contact phone: 619/645-3090.
- Monica Pelaez, Toni Atkins. Canyon Preservation strategy needed, with progress slow. See Newsletter for additional details. Contact phone: 619/533-4068.

K. Information Items

- **Bylaws:** Rob Steppke, Policy subcommittee Chair spoke to the process of updating GNPCPC's by-laws and how the updated by-laws will work in tandem with the City's recently revised Administrative Guidelines. As part of the process, the Policy subcommittee will introduce items for discussion to the full committee for member comment and direction on a monthly basis. This month's topic was Determining the Chair's Role and a survey questionnaire was distributed. Several members spoke and seemed to favor having the Chair participate in discussion & vote with the full committee. Next month's topic will be vacancies.

L. Consent Agenda: (Member Present UDPR June 26: Ernie Bonn, Kitty Callen, Jeremy Cowan, Vicki Granowitz, Judith O'Boyle, Keoni Rosa, Rob Steppke, Stephen Whitburn)

1. **T-Mobile Palisades Point** (#93015) 2828 University Avenue. Krystal Patterson NUP to locate 12 antennas & associated equipment on the roof.
 - **Motion:** To approve the project to locate 12 antennas and associated equipment at Palisades Point as shown. 14-0-0 McGaughy /UDPR (On Consent)
2. **Bennett Variance** (#90538) 3579 Arizona Street. David Parker. (Process 3) Variance for a lot line adjustment to reduce the side and rear yard setbacks on 2 parcels with a total of 6,259 SF at 3579 Arizona Street in the RS-1-7 Zone. Properties cannot be sold without having a variance for lot line adjustment.
 - **Motion:** To approve variance for a lot line adjustment to reduce the side and rear yard setbacks on 2 parcels with a total of 6,259 SF at 3579 Arizona St. 14-0-0 McGaughy/UDPR (On Consent)
3. Phase III Draft Final Report District 3 Sidewalk Study
 - **Motion:** To approve Phase III Draft Final Report District 3 Sidewalk Study. Vidales/Arechiga 14-0-0 McGaughy/UDPR (On Consent)

M. Action Items

1. **4133 Kansas Tentative Map** (#83998) to convert 43 existing residential units to condominiums.
 - **Motion:** To approve the Tentative Map to convert 43 existing residential units to condominiums and waiver for under-grounding overhead utilities with the condition that the applicant continue the tall vertical elements of landscaping on vertical surface. Holsenback/Arechiga. 15/0/0.

(**The motions below include the following 5 conditions (i.e. maximize parking, maximize landscaping, right of first refusal, save historic sidewalk stamps and scoring, and denial of request to waive undergrounding of utilities) where applicable.)
2. **Mayman Residence** (#102133) 3035 Olive Street. Neighborhood Development Permit for Environmentally Sensitive Lands and Variance to reduce the required setbacks and increase the building height.
 - **Motion:** To deny variances except for garage. McGaughy/O'Boyle 6/8/1 (Chair abstains)
 - **Motion:** To approve all variances. Holsenback/Cowan 6/8/1 (Chair abstains)

- **Motion:** To deny project based on requested variances, large scale, and insensitivity to historical style of neighborhood. Martin/UDPR 8/7/0 (Chair breaks tie)

3. Friends of Switzer Canyon ASLA Grant Application Letter of Support

- **Motion:** To draft letter of support for grant application. McGaughy/Pliskin. 15/0/0.

N. Subcommittee Report

- **Urban Design/Project Review**, Nothing further to report. Vernon Franck/Judi O’Boyle, North Park Main Street Office, 3076 University Avenue, 6 pm, 1st Monday
- **Public Facilities/Public Art**, Reviewed and approved Phase III Draft Final Report District 3 Sidewalk Study. Dan Holsenback, Lafayette Hotel - Mississippi Room, 2223 El Cajon Blvd, 6:30 pm., 1st Wednesday
- **Policy/Housing/Community Relations**, Will continue to work on update of By-laws. Rob Steppke/Jeremy Cowan, Lafayette Hotel – Mississippi Room, 2223 El Cajon Blvd , 6:30 pm, 2nd Thursday

O. Liaisons Repots

- **CPC-** Elaine Boyd CPC elected officers Steve Laub-President; Leo Wilson VP; Vicki Granowitz to be representative starting in July.
- **North Park Law Enforcement Committee-** See Announcements, Ed Lavelle
- **Maintenance Assessment District-** Brenda Martin, Working meeting with regard to re-ballot.
- **North Park Library Task Force-** Vicki Granowitz, nothing to report
- **Balboa Park Committee Liaison-** Vicki Granowitz, see announcements re: Plaza de Panama
- **Clean Needle Exchange Program-** City Council voted to restart clean syringe exchange program. Next meeting and format TBD.

Meeting adjourned 9:15pm
McGaughy/Cowan

Minutes submitted
Brenda Martin