





**NORTH PARK PLANNING COMMITTEE**  
**Draft Minutes: November 19, 2013– 6:30 PM**  
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I. **Call to order:** 6:33pm

II. **Attendance Report:**

Member	Robert Barry	Howard Blackson	Dionne Carlson	Daniel Gebreselassie	Vicki Granowitz	Peter Hill	Brandon Hilpert	Roger Lewis	Carl Moczydlowsky	Lucky Morrison	Dang Nguyen	Omar Passons	Rick Pyles	Sarah McAlear	René Vidales
Attendance	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
Late		7:13	6:47												
Absences	1	3	1					1	1	1	3	1	3		1

III. **Modifications to and Adoption of the 11/19/13 Agenda**

- a. **Motion to adopt as modified. November 19, 2013 NPPC Agenda Vidales/Hilpert 12-0-0 (Carlson & Blackson Late, Gebreselassie seated)**

IV. **Special Election to fill out a vacated seat (seat will be up for reelection March 2014), by a vote of the Board**

- a. Daniel Gebreselassie – Resident Renter Candidate
- b. Roger Morrison – Resident Homeowner nomination from the floor
- c. Board Vote – **Daniel Gebreselassie-8** (Hilpert, Pyles, Lewis, Hill, Moczydlowsky, Carlson, Passons, Granowitz) : **Roger Morrison- 5** (Morrison, Nguyen, McAlear, Barry, Vidales) **Gebreselassie**-seated at 7:12

V. **Consent Agenda:** Items on the Consent Agenda were heard & voted on at an NPPC subcommittee; are not considered controversial. *Items on the Consent Agenda can be moved to Action for full discussion by any member of the Board or Public;*

- a. **Request for Letter of Support for Toyland Parade. Toyland Parade is a community event that is held yearly. MOTION – Hilpert/UDPR 12-0-0 (Carlson & Blackson Late, Gebreselassie seated later, On Consent)**

VI. **Approval of Previous Minutes NPPC October 15, 2013 Minutes**

- a. **MOTION TO APPROVE October 15, 2013 NPPC Minutes: Hilpert/Nguyen 9-0-4 (Passons, Pyles, Vidales, Lewis abstain, Carlson & Blackson Late, Gebreselassie seated)**

VII. **Treasurer’s Report**

- a. Brandon Hilpert – current balance \$611.87

VIII. **Chair’s Report/CPC**

- a. City of San Diego Pedestrian Safety Study – Study based on 10 year old data and improvements are problematic.
  - i. Teresa Quiroz was at the meeting, planning commissioner – thanked her for her vote on the faux water tower & support on the boundary issue
- b. Granowitz is the new Chair of CPAB – Consolidated Plan Advisory Board
  - i. Will be meeting with Jeff Graham, Civic San Diego on NPPC and CPBA issues
  - ii. Been asked to look into reestablishing the NPBIDC

IX. **Social Media Report, Brandon Hilpert**

- a. Posts scheduled out automatically
- b. Website launch pending

X. **Planner’s Report** - Marlon Pangilinan, 619.235.5293; [mpangilinan@sanidiego.gov](mailto:mpangilinan@sanidiego.gov)

- a. New department name: Planning, Neighborhoods, and Economic Development – looking forward to the comments on the discussion draft and going to planning commission for another workshop. Public Meeting Thursday

December 19<sup>th</sup> 10:00am. Boundary issue update – Bill Fulton & Marlon Pangilinan met with University Heights Community Association/Uptown Planners representatives: Leo Wilson, Chris Ward (in attendance at tonight's NPPC meeting) & JD Abercrombie. Staying with the adopted boundary until City Council reviews. Environmental Analysis has reviewed the potential Boundary change and don't feel that it's a CEQA issue due to the lack of change related to proposed land use/zoning by the two planning groups. Environmental Justice was not reviewed as an option/issue.

#### XI. Non Agenda Public Comment

- a. Uptown Planners holding 3 special meetings regarding the Uptown Community Plan update
  - i. Nov 26, Dec 10, Jan 7 – 6-8pm St Paul's Cathedral
- b. **Toyland Parade December 7, 2013** from 11am-1pm, the festival is from 10am-4:30pm behind the NP Theatre, offering food booths, great entertainment and a whole lot of fun things to do for the kids. For more info <http://www.toylandparade.com/>
- c. Holiday on Adams: Adams Ave Business Association - December 14th 2013 from 2pm-5pm - Family Friendly Children's Activities - Come enjoy snow, Santa, caroling, and a holiday tree lighting. <http://www.adamsavenuebusiness.com/HolidayOnAdams.html>
- d. Sonofest - Sunday, December 1st → 11-5pm → 32nd & Thorn Chili Cook off and Craft Beer. <http://sonofestchilicookoff.wordpress.com/>
- e. RADD – Dick's Last Resort

#### XII. Elected Official's Report

- a. **Toni Atkins with Jason Wiesz, Hon. Toni Atkins, State Assembly District 76** – 619.645.3090 [jason.weisz@asm.ca.gov](mailto:jason.weisz@asm.ca.gov) - Covered California event regarding health insurance exchanges on Thursday at 7:30a at the Joyce Bier center. Focusing on small business. Several hundred thousand enrolled. Big issues this year include prison realignment and budget issues, 33 prisons, 122K people in prison. CEQA will be a hot topic. Budget gains this year looking towards more improvements. Dissolution of redevelopment is still an issue, new tools being proposed for redevelopment.
- b. **Christopher Ward, Hon. Marti Block, State Senate District 39** – 619.645.3133 [christopher.ward@sen.ca.gov](mailto:christopher.ward@sen.ca.gov) - district service programs. Bills being proposed to expand community colleges for voucher programs for local need specific industries. Teacher evaluation working with the unions. ABC regulations and improving issues.
- c. **Gavin Deeb, Hon. Susan Davis, US Congressional District 53**, 619.208.5353 [Gavin.Deeb@mail.house.gov](mailto:Gavin.Deeb@mail.house.gov) - absent
- d. **Adrian Granda, Hon. Todd Gloria, City Councilmember District 3**, [AGranda@sandiego.gov](mailto:AGranda@sandiego.gov) <http://sandiego.gov/cd3> - Meeting with local community members. Special meeting set for Thursday for water rate increase and budget items. Non-housing due diligence review – redevelopment property management with the department of finance. 5 year outlook for the budget – sustain current levels of service \$18MM deficit. Proposed service levels at deficit of \$88MM. Ramona Theatre building vacancy issues for abandon property. Broker Bill advertising news racks are a code compliance issue. Facilities sub-committee Nile Street speed increase issue requires a speed study 85<sup>th</sup> percentile is to raise the posted speed limit to 30 miles per hour (traffic calming plan can eliminate the speed limit increase).

#### XIII. Discussion/Action Items

- a. **Northparker Mixed Use Project at 3409 30<sup>th</sup> St, #33179**: AT&T WCF NUP & PDP Jonathan Segal Developer, for WCF for 12 roof top screened panel antennas located above commercial offices (not residential), with additional equipment located inside the building. The site is located in the CN-1-2 Zone, project proposes to exceed the 30-ft. height limit by 9-ft with structure heights at 36' and 39'. Affordable units to be included, as NPPC has asked developers to do. This is a Process 4 Planning Commission Decision is appealable to City Council. New Graphics to be provided at meeting. City of SD Proj Mgr: Alex Hempton, (619) 446-5349, [ahempton@sandiego.gov](mailto:ahempton@sandiego.gov)
  - i. **Matthew Segal** – family run business. Post office project in Golden Hill won an award. Moving their office to Northparker building. 2 affordable housing units and redevelopment height bonus variance to ~37ft. Setback 35 feet from the street.  
**MOTION: To recommend approval of the NUP and PDP for the wireless communication facility at 3409 30<sup>th</sup> St including height variances requested at 35 and 39 feet respectively. Moczydlowsky/McAlear 13-2-0 (Barry, Pyles voting no)**
- b. **Angle Parking to Head-in Parking Conversions along Oregon Street and along Kansas St**  
**MOTION: Approve the motions as written coming from Sub-Committee.**
  1. To support the removal of angle parking and installation of head-in parking along Oregon Street from Adams Avenue to Madison Avenue (east side only) from 26 to 32 parking spaces, Oregon Street from Monroe Avenue to Meade Avenue (east side only) from 37 to 42 parking spaces, and Oregon Street from Howard Avenue to Lincoln Avenue (east side only) from 69 to 90 parking spaces with the understanding that this project may be changed in the future to allow for the implementation of the North Park Linear Park as discussed in previous meetings

of the Park and Recreation Element and Mobility Element of the North Park Community Plan Update.

2. To support the removal of angle parking & installation of head-in parking along Kansas Street from El Cajon Boulevard to Howard Avenue (east side only) from 14 to 19 parking spaces, and Kansas Street from Polk Avenue to Lincoln Avenue (east side only) from 31 to 43 parking spaces with the understanding that the project may be changed in the future to incorporate bike lanes, electric car charging stations and any other items in conformance with the Sustainability Element and Mobility Element of the North Park Community Plan Update. Vidales/Carlson 14-1-0 (Passons voting no)

c. Bylaws – Review

i. Art VIII,

1. Sec I, C – Creates the ability to move agenda items to the consent agenda.
  - a. Marlon to suggest additional language.
  - b. Change majority to 2/3 rds for consistency
  - c. Remove the word “assuming” replace with “when”.
2. Sec I, E – Changes to voter identification, roster screening, and early voting procedure

ii. Art IX,

1. Sec 3 – Violations by members.

**MOTION to Approve the bylaw changes with the above modifications. Blackson/Carlson 13-0-2 (Passons/Gebreselassie abstain)**

d. Community Plan Update:

- i. The North Park Community Plan Update Discussion Draft was released for review & comment: [ftp://ftp.sannet.gov/OUT/Planning/North%20Park%20Community%20Plan%20Update/North%20Park%20CPU\\_Discussion%20Draft\\_Sept2013.pdf](ftp://ftp.sannet.gov/OUT/Planning/North%20Park%20Community%20Plan%20Update/North%20Park%20CPU_Discussion%20Draft_Sept2013.pdf)
- ii. Potential December Special Meeting: To tentatively focus on Urban Design Element/Design Guidelines, Zoning, P&R Element.
- iii. Need Further Review of:
  1. Input on the Discussion Draft
  2. Zoning
  3. BID Input
  4. Elements
    - a. Draft Urban Design Element attached
    - b. Design Guidelines
    - c. Park & Rec
      - i. Prioritize Projects
      - ii. Equivalences, define, establish criteria, create/define admin process –
  5. Implementation Element?

e. **Traffic Calming at Madison Avenue and Mississippi Street.** Traffic calming including stop sign, traffic circle and bike lanes. Item was pulled from consent by Ms Elias & moved to Action Item

- i. Stop sign approved By subcommittee at this location, property owner at the corner objected to the stop sign initially. City study allowed for changes that are presented here.
- ii. Alexandra Elias – 5 property owners supported the traffic circle instead of the stop sign.
- iii. Scott Casperwitz – supports the stop sign – feels it is imperative. But would like the option of replacing it with the traffic circle.
- iv. Sean Dooley – supports the stop sign with traffic circle in the future.

**MOTION: To remove the center turn lane on Madison Avenue from Georgia Street to Louisiana Street and support the installation of bike lanes.**

**MOTION: To recommend the installation of a traffic circle at the intersection of Madison Avenue and Mississippi Street while installing a stop sign at the intersection as an interim traffic calming solution. Carlson/Blackson 14-0-1 (Gebreselassie abstain)**

**MOTION: To add the installation of a traffic circle at the intersection of Madison Avenue and Mississippi Street to the NPPC CIP Priority List. Granowitz/Lewis 12-1-1 (Passons voting no, McAlear left, Gebreselassie abstain)**

XIV. Subcommittee Reports:

- a. **Urban Design/Project Review, Robert Barry - NP Adult Community Center, 6:00pm 1st Monday. Next meeting, December 2, 2013** – Community housing works project and the Northparker; Dec meeting to focus on Urban Design Element/Design Guidelines

- b. **Public Facilities/Public Art, Dionne Carlson, Rene Vidales – NP Adult Community Center, 6:00 pm, 2nd Wednesday. Next meeting, Wednesday January 8, 2013** – Median choker removal is the primary topic.

**XV. Liaisons Reports**

- a. **Balboa Park Committee, Steppke:** Balboa Golf Course path is planned for the outside of the golf course. 2013 Regional Park Improvement funding for the California tower for the next few years. Signature project for 2013 will be for the botanical building. Progress for fully merged conservancy. Cabrillo Bridge update – scaffolding on the bridge in December. Phases of construction through May and June.
- b. **Maintenance Assessment, District Peter Hill:** No November meeting.
- c. **North Park Main Street:** Final numbers from Taste of North Park – 1300 tickets sold. Tourism grant for the festival of the arts. ~\$40K. Renewed the ED and Farmers market manager contracts. Green Business Council project. PBID – still in progress and using the \$5K from the Northparker.
- d. **Regional Bike Plan Proposed Initial Implementation, Carlson:** No update.
- e. **Adams Ave BIA, Dionne Carlson:** Improvements to the Adams Ave bridge on the 805.
- f. **NPBID Collaborative, Vicki Granowitz:** To restart

**XVI. Unfinished and Future Agenda Items**

- a. Bylaws
- b. Special meeting in December

**XVII. Next Meeting Date:** Board Meeting January 21<sup>st</sup> 2014.

**XVIII. Motion to Adjourn: Barry/Nguyen 14-0-0**

Minutes submitted by Carl Moczydlowsky