



La Jolla Community Planning Association

Regular Meetings: 1st Thursdays | La Jolla Recreation Center, 615 Prospect Street

Contact Us

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President: Joe LaCava

Vice President: Bob Steck

2nd Vice President: Patrick Ahern

Secretary: Helen Boyden

Treasurer: Nancy Manno

Final Minutes

Regular Meeting | Thursday, 5 June 2014

Trustees Present: Patrick Ahern, Cynthia Bond, Helen Boyden, Bob Collins, Dan Courtney, Janie Emerson, Gail Forbes, Joe LaCava, Nancy Manno, Robert Mapes, Phil Merten, Alex Outwater, Jim Ragsdale, Bob Steck, Ray Weiss, Rob Whittemore, Frances O'Neill Zimmerman

1.0 Welcome and Call to Order: Joe LaCava, President, 6:06 PM

2.0 Adopt the Agenda

Approved Motion: To adopt the posted agenda (Collins, Manno: 10-1-1)

In favor: Boyden, Collins, Emerson, Manno, Mapes, Merten, Outwater, Ragsdale, Steck, Weiss

Opposed: Zimmerman

Abstain: LaCava, Chair

3.0 Meeting Minutes Review and Approval: 1 May 2014

Approved Motion: To accept the Minutes of May 1, 2014 as posted and distributed. (Manno, Merten: 9-1-2)

In favor: Boyden, Collins, Emerson, Manno, Mapes, Merten, Outwater, Ragsdale, Steck

Opposed: Zimmerman,

Abstain: LaCava (Chair), Weiss (Absent)

4.0 Elected Officials Report – Information Only

4.1 Council District 1 – Council President Pro Tem Sherri Lightner

Rep: **Justin Garver**, 619-236-6611, JGarver@sandiego.gov

He announced the “Meet the Mayor” with Mayor Faulconer and Police Chief Shelley Zimmerman –see 9.7 below. The Torrey Pines Road Corridor update will be presented at T&T at its June 26th meeting.

Construction on the Children’s Pool Lifeguard Tower is on hold due to nesting birds. The LJ Cove tower is on track for completion by December 2014. The LJ Fireworks Foundation is trying to work out logistics for July 4.

4.2 Mayor’s Office – Mayor Kevin Faulconer

Rep: **Francis Barraza**, 619-533-6397, FBarraza@sandiego.gov was not present

4.3 39th Senate District – State Senator Marty Block

Rep: **Allison Don**, 619-645-3133, Allison.don@sen.ca.gov

She stated that it was the time in the legislative calendar that bills filed in either the State Senate or Assembly had to pass the originating house or be dropped. Senator Block filed thirteen bills. Mention was made of SB 850 creating a pilot program to allow community colleges to grant bachelor degrees; SB 939 on human trafficking; SB 1382 to increase oversight of non-medical Residential Care Facilities for the Elderly.

If a Sign Language Interpreter, aids for the visually impaired, or Assisted Listening Devices (ALDs) are required, please contact the City’s Disability Services Coordinator at 619-321-3208 at least (5) five work days prior to the meeting date to insure availability.

4.4 78th Assembly District - Majority Leader Toni Atkins

Rep: **Toni Duran**, 619-645-3090, Toni.Duran@asm.ca.gov was not present

5.0 Non-Agenda Comment

Opportunity for the public to speak on matters not on the agenda and within LJCPA jurisdiction, two minutes or less. Issues are not subject to debate, discussion, or action.

5.1 UCSD - Planner: Anu Delouri, adelouri@ucsd.edu, <http://commplan.ucsd.edu/> was not present.

5.2 Other comments

LJSA Chair Tim Lucas said the regular June 11th meeting agenda would include Kellogg Park comfort station, proposal to truck in dirt to Pottery Canyon, work on the LJ Shores lifeguard tower, AT&T cell tower proposal (see 9.8 below). The Avenida de la Playa storm drain is 95% complete, with the street opened for public use. See ljsa.org for details.

Member Ann Steck noted that there was no sidewalk next to the Children's Pool construction site. Pedestrians were walking in the street instead of using the sidewalk on the other side of the street adjacent to Casa de Manana.

6.0 Trustee Comment

Opportunity for trustees to comment on matters not on the agenda and within LJCPA jurisdiction, two minutes or less. Issues are not subject to debate, discussion, or action.

Trustee Ahern announced that Safdie-Rabines architects had been chosen from a group of nine responders to an RFP to design the new comfort stations at La Jolla Cove. An open charrette meeting will be held to get public input on the design.

Trustee Zimmerman thanked **President LaCava** for his response to the AT&T matter. She said that she had not known that meetings were being taped and requested that this be announced at every meeting. She asked trustees to provide her with their e-mail addresses.

President LaCava said he would announce the recording practice in the future and that individual trustees could provide **Trustee Zimmerman** with their e-mail addresses, but said that the City asked CPG members not to communicate via e-mail.

7.0 Officers' Reports

7.1 Secretary

Trustee Boyden stated that if you want your attendance recorded today, you should sign in at the back of the room. There are two sign-in lists: one for LJCPA members and a yellow one for guests.

LJCPA is a membership organization open to La Jolla residents, property owners and local business owners at least 18 years of age. Eligible visitors wishing to join the LJCPA need to submit an application, copies of which are available at the sign-in table or on-line at the LJCPA website: www.lajollacpa.org/. We encourage you to join so that you can vote in the Trustee elections and at the Annual Meeting in March.

You are entitled to attend without signing in, but only by providing proof of attendance can you maintain membership or become eligible for election as a trustee. You may document your attendance by signing in at the back, providing the Secretary before the end of the meeting a piece of paper with your printed full name, signature and a statement that you want your attendance recorded, or providing independently verifiable proof of attendance.

You can become a Member after attending one meeting and must maintain your membership by attending one meeting per year. To qualify as a candidate in an election to become a Trustee, a Member must have documented attendance at three LJCPA meetings in the preceding 12-month period.

Please note that members who failed to attend a meeting between March of 2013 and February 2014 (and similar for all time periods) have let their membership lapse and will need to submit another application to be reinstated.

Reference was made to the deadlines for becoming a member to vote in and to qualify as a candidate in the July 3, election. See Item 8.0 below.

7.2 Treasurer

President LaCava presented the treasurer's report which had been prepared by **Treasurer Nancy Manno**. He reminded trustees and attendees that collections at the meetings are the only source of income for the LJCPA and that all contributions must be in cash. He thanked the members for their generosity in supporting the organization. He also stated that there is a City proposal to provide each CPG with \$500.00 per year to cover expenses.

Beginning Balance as of 5/01/14	\$ 214.74
Income	
- Collections	\$ 112.00
Total	\$ 326.74
Expenses , including Agenda printing & Telephone Expenses	\$(101.04)
Ending Balance as of 5/31/14	\$225.70

8.0 Candidate Statements – Special Election (2 vacancies) July 3rd – Information Only

Candidates present their qualifications and reasons for running (2 minutes each.)

→ *To be listed on the July 3rd ballot, candidacy had to be announced prior to adjournment of this meeting.*

→ See <http://www.lajollacpa.org/elections.html> for eligibility requirements & announced candidates.

Members Cindy Greatrex, Mike Costello, and Michael Morton announced their candidacies before the meeting was adjourned.

9.0 President's Report – Information only unless otherwise noted.

9.1 Reminder: Special Election, 2 seats, July 3rd, 3pm-7pm

President LaCava stated how the election had been advertised, in the LJ Light, via e-mail and on the website. He provided **Election Committee Chair, Trustee Bob Steck** with lists and materials needed to vet members and candidates for the election.

9.2 Coastal Access & Parking Board Appointment: Ann Steck – Action Item

Approved Motion: To appoint Ann Steck to the CA&PB. (Emerson, Ahern: 15-0-2)

In favor: Ahern, Bond, Boyden, Collins, Courtney, Emerson, Manno, Mapes, Merten, Outwater, Ragsdale, Steck, Weiss, Whittemore, Zimmerman

Abstain: LaCava, Chair; Forbes (not familiar with appointee)

9.3 Planned District Ordinance Appointment: No appointment made

9.4 Ratify Joint Committee/Board Appointments, other Organizations – Action Item (see attached)

Approved Motion: To Ratify the Joint Committee/Board Appointments from other Organizations (attached list) (Manno, Ragsdale: 15-0-1)

In favor, Ahern, Bond, Boyden, Courtney, Emerson, Forbes, Manno, Mapes, Merten, Outwater, Ragsdale, Steck, Weiss, Whittemore, Zimmerman

Abstain: LaCava, Chair

9.5 Oversized Vehicle Ordinance ready to go into effect.

This is an adopted ordinance that provides for permit/limits for parking these vehicles on city streets. It will be implemented as early as mid-summer after the permitting process (hopefully online) and signage is completed. No action by the Coastal Commission is needed.

9.6 Election Challenge, Part 2

A complaint against the entire LJCPA has been made to the Mayor who is doing an independent investigation of the same issues as the previous challenge.

9.7 Meet the Mayor, June 16th, 5:00 pm, La Jolla Recreation Center –see 4.1 above

9.8 AT&T-Cliffridge – To be reheard, July 3rd (Project will also be heard at LJSA, ljsa.org)

President LaCava said that concern had been expressed about the procedures with respect to motions made at the April 3 LJCPA meeting with the original vote count first being announced as 7-6-1 and then changed to 7-7-0. An informal challenge has been raised. Additionally, many residents interested in this project were not aware of either the project or the meetings and wanted a chance to offer their opinions. **President LaCava** had consulted with the Officers and suggested that the project could be heard at the July 3rd meeting. He asked for direction as to whether to rehear the project in full at the July 3rd meeting or to reaffirm the original 7-6-1 vote to deny the project.

Trustees Whittemore, Emerson, LaCava, Ahern, and Merten spoke to clarify that we were not discussing the project, but only the procedures involved. **Residents Catherine Carron, Marc Kuritz, Mary King, Katherine Patoff, and Greg Carron** criticized the change of vote by the chair after the vote had been announced and the next item on the agenda called. They wished to have the original LJCPA 7-6-1 vote to deny recorded as the correct vote of the LJCPA. **LJSA Chair Tim Lucas** criticized the City for ignoring the LJSA in the review process of the AT&T project. He stated it would be heard at the upcoming, June 11 regular meeting of the LJSA, though the applicant was not expected to attend. The project is also scheduled to be heard by the La Jolla Shores PDO Advisory board at its 9 AM, June 17 meeting. **Trustee Zimmerman** read her letter objecting to the procedures followed and motions made at the April 3 LJCPA meeting. **Trustees Whittemore, Manno and Weiss** stated that the matter should be reheard in its entirety. **Trustees Courtney, Emerson, Outwater, Forbes and Merten** also commented.

Subsequent to the motion below, **President LaCava** stated that the matter would not be reheard at the July 3rd LJCPA meeting, but that interested parties could attend the LJSA and the LJS AB meeting mentioned above. After all the community hearings, the project will be scheduled for a Planning Commission hearing, likely in September. Public notice to neighbors, advisory groups and interested parties is usually given two weeks in advance.

Approved Motion: To correct the record of April 3, 2014 to show that the LJCPA voted to deny (7-6-1) the AT&T proposal to put up a cell phone tower at the Cliffridge Park sports facility next to Torrey Pines Elementary School. (Zimmerman, Emerson: 11-4-2)

In favor: Ahern, Boyden, Collins, Courtney, Emerson, Manno, Mapes, Merten, Outwater, Steck, Zimmerman
Opposed: Bond, Ragsdale, Weiss, Whittemore
Abstain: LaCava, Chair; Forbes (Absent)

9.9 Henely Residence – Coastal Commission Hearing, Huntington Beach, June 12th – The LJCPA as well as other parties appealed this to the Coastal Commission. **President LaCava** has written a letter to the Coastal Commission to support the LJCPA appeal (attached)

9.10 Children’s Pool Pupping Season Closure – Coastal Commission Hearing, San Diego, as yet undetermined date in August

10.0 Reports from Ad Hoc and Non-LJCPA Committees- Information only

10.1 Ad Hoc Committee on Short-term Vacation Rentals <http://www.lajollacpa.org/minutes.html#vr>

The minutes are online. They are hoping for final action in June.

10.2 Community Planners Committee <http://www.sandiego.gov/planning/community/cpc/index.shtml>

Took no action in June

10.3 Coastal Access & Parking Board <http://www.lajollacpa.org/cap.html>

No action taken at last Tuesday's meeting. **Member Dan Allen** is stepping down as Chair.

11.0 Consent Agenda – Ratify or Reconsider Committee Action

The Consent Agenda allows the Trustees to ratify actions of our joint committees and boards in a single vote with no presentation or debate. The public may comment on consent items.

- Anyone may request consent item be pulled for reconsideration/full discussion.
- Items "pulled" from Consent Agenda automatically trailed to next LJCPA mtg.
- See minutes from each committee for full details on each project & deliberations.

PDO – Planned District Ordinance Committee, Chair Ione Stiegler, 2nd Mon, 4pm

DPR – Development Permit Review Committee, Chair Paul Benton, 2nd & 3rd Tues, 4pm

PRC – LJ Shores Permit Review Committee, Interim Chair Phil Merten, 4th Tues, 4pm

T&T – Traffic & Transportation Board, Chair Todd Lesser, 4th Thurs, 4pm.

No action items from PDO Committee

11.1 Miller Residence CDP

DPR Motion: That the findings can be made for a Coastal Development Permit to allow the construction of a new two-story, 9,876 square foot single-family dwelling unit, 973 square foot habitable accessory structure, a 1,699 square foot garage and associated improvements on a 1.0 acre site at 1540 La Jolla Rancho Road. 5-0-1.

11.2 Neptune Place Map Waiver

DPR Motion: The findings can be made for a Map Waiver to convert 18 residences under or nearly under construction (building permit pending) into condos on a 0.511 acre property at 6767 Neptune Place. 5-0-1.

11.3 La Jolla Music Society Summerfest

T&T Motion: Approve street closure 8am to midnight on July 30th. 9-0.

11.4 Amendment to Eddy V's Valet Parking Permit –Trustee Courtney agreed not to pull after learning that it would be re-presented to T&T.

T&T Motion: Deny request to amend their permit to also have valet parking to include Saturday & Sundays between 10:30 am to 11:30 pm. 7-0-2.

11.5 Ragen Residence, 7956 Paseo Del Ocaso

LJSPRC Motion: Findings can be made for Coastal Development Permit and a Site Development Permit for the Ragen residence, 7956 Paseo del Ocaso, Project No. 357715, as depicted on marked up drawings on May 27, 2014, to reflect 6' high perimeter fences. The notations were made on plan sheet numbers: 0.0 and 1.3. 4-0-1.

11.6 Wu Residence, 7615 Hillside Drive --Pulled by **Member Myrna Naegle** as she feels it is incompatible with the neighborhood.

LJSPRC Motion: Findings can be made for a Coastal Development Permit and a Site Development Permit to demolish the existing structure and construct a 7,345 sq ft house at 7615 Hillside Drive, Project No. 361774, based on plans presented today, dated March 15, 2014. 3-1-1.

Item 11.6 Wu Residence pulled from the Consent Calendar by Myrna Naegle to be heard in a full hearing July 3, 2014

There were no recommendations from the PDO Committee this month

Approved Motion: To accept the recommendations of the DPR Committee that for: 11.1 Miller Residence CDP: the findings can be made for a Coastal Development Permit to allow the construction of a new two-story, 9,876 square foot single-family dwelling unit, 973 square foot habitable accessory structure, a 1,699 square foot garage and associated improvements on a 1.0 acre site at 1540 La Jolla Rancho Road. 5-0-1; and for 11.2 Neptune Place Map Waiver: the findings can be made for a Map Waiver to convert 18 residences under or nearly under construction (building permit pending) into condos on a 0.511 acre property at 6767 Neptune Place. 5-0-1; to accept the recommendations of the T&T Committee for: 11.3 La Jolla Music Society Summerfest to approve street closure 8am to midnight on July 30th. 9-04 and for: 11.4 Amendment to Eddy V's Valet Parking Permit to deny request to amend

their permit to also have valet parking to include Saturday & Sundays between 10:30 am to 11:30 pm. 7-0-2; and the recommendation of the LJSRPC that for 11.5 Ragen Residence, 7956 Paseo Del Ocaso: Findings can be made for Coastal Development Permit and a Site Development Permit for the Ragen residence, 7956 Paseo del Ocaso, Project No. 357715, as depicted on marked up drawings on May 27, 2014, to reflect 6' high perimeter fences. The notations were made on plan sheet numbers: 0.0 and 1.3. 4-0-1. (Collins, Zimmerman: 16-0-1)

In favor: Ahern, Bond, Boyden, Collins, Courtney, Emerson, Forbes, Manno, Mapes, Merten, Outwater, Ragsdale, Steck, Weiss, Whittemore, Zimmerman

Abstain: La Cava, Chair

12.0 Midway Street Bluff Repair – Action Item

George S. Freiha, PE, City Project Manager. Repair the erosion-damaged bluffs, restore and reconstruct the existing look out area and improve the ADA path of travel. City will present 30% design plans.

Mr. Freiha stated that the design, now 35% complete, is expected to be finished by the end of 2014 with construction to begin in mid-2015. They are applying for a CEQA exemption. The cost will be \$180,000 to \$200,000. In response to a queries from **Trustees Courtney, Collins, and Ahern**, and **Members Tim Lucas and Bill Robbins** he stated that the wall and shotcrete will match the neighboring properties; drought resistant plants will be provided with a temporary irrigation system with water trucked in; they hope to get a waiver for the summer moratorium; and that not much maintenance would be needed.

Member Don Schmidt stated that the area had been deteriorating since 2000 and the construction of Sea Haus had exacerbated the drainage damage; the bluff is dangerous; the area is used as a latrine; and palm fronds block drainage.

Member Don Schmidt and Trustee Ragsdale stated that the project had not been reviewed by the BRCC. **Trustee Merten** suggested full size plans and a 3 D representation would be helpful. **Trustee LaCava** said the scope of the project had increased since first proposed. He had proposed a plan to work away from the bluff to avoid triggering Coastal Commission review. **Mr. Freiha** responded that any project here would trigger a CEQA response and Coastal Commission review.

Approved Motion: To refer to the BRCC and then to DPR for review to include presentation of full size completed plans and appropriate CEQA docs. (Emerson, Courtney: 15-0-1)

In favor: Ahern, Bond, Boyden, Collins, Courtney, Emerson, Manno, Mapes, Merten, Outwater, Ragsdale, Steck, Weiss, Whittemore, Zimmerman

Abstain: LaCava, Chair

13.0 Bay View Reservoir Solar Panels – Information Item

Dirk Smith & Mohammad Rahman, City of San Diego, City project proposes to install photovoltaic solar panels on top of the Bay View Reservoir at 9175 Parkview Terrance, La Jolla, CA 92037.

Mr. Weill of DSD introduced the project which is part of the City effort to convert to 50% renewal energy by 2040, but they are working to achieve this sooner.

By **Messrs. Smith and Rahman**: This project is located at the southeastern border of La Jolla, adjacent to Kate Sessions Park. In answer to queries from **Trustees Collins, Courtney, Merten** and **Members Don Schmidt, Mike Costello, and Peggy Davis**, the applicant stated that: All energy produced will be used on site; the panels will be anti-glare in nature; they will contact the neighbors; it is not in the Coastal Overlay Zone and does not require an SDP; it is subject to CEQA but is exempt as it is not an expansion of use; the panels cover 80% of the roof, are 10" high at a 10 degree angle and pulled 6' back from the edge; because of topography it will not be visible from the ROW, but only to neighboring residences; it will produce 300-500 kw and cost \$1.5 to \$2.0 million dollars.

14.0 Urban Forest Management Plan – Information Item

Public outreach as part of the City's development of an Urban Forest Management Plan.

Presented by **Kristina Cary**, UCSD graduating ecology major, working with the City of San Diego on this plan. She went over the many benefits of trees in an urban area, including reducing heat from concrete in the urban heat

island of downtown San Diego. She distributed a questionnaire asking for opinions on the relative value of these benefits and also possible downsides of urban trees.

The program dates back to 2008, but had been delayed due to lack of funding. The City has now received a grant of \$75,000 from Cal Fire for public outreach to develop a plan. The goals of the program are to take an inventory of what we have, decide what we want, implement and monitor the plan. Stakeholder meetings will be held at UTC Forum Hall on September 22, 2014 and January 26, 2015 and Balboa Park War Memorial Building on September 29, 2014 and February 2, 2015 where experts will be available to answer questions and get feedback. The goal is to have a draft implementation plan by early 2015 and a City Council hearing by Spring 2015.

Members Mike Costello and Don Schmidt and Trustee Ahern commented on Diane Kane's work on defining the cultural landscape. **Trustees Collins, Ragsdale, Courtney, Forbes, and Weiss,** and Member **Tim Lucas** also commented, addressing such issues as currently designated street trees, unauthorized tree removal, "Heritage Tree Project" "People for Trees," City required maintenance agreements for street trees, possibility of a fee, status of City Urban Forester position, suggestions for the form.

Ms. Cary said suggestions should be put on the survey form to insure their consideration and agreed to forward specific information on the upcoming public meetings to **President LaCava**.

15.0 City of San Diego BikeSharing Program (aka DecoBike) – Information Item

Presentation on City of San Diego program and proposed bike station locations.

Reference: Map of Proposed Stations and FAQ: <http://www.lajollacpa.org/BikeShareLaJolla.pdf>

Deputy Director of Transportation Engineering Operation Linda Marabian said that in July 2013 the City Council approved a bike sharing plan and contracted with DecoBike to provide it. Outreach began in August 2013 with a link to the DecoBike website to inform and to collect suggestions for locations of bike stations. An e-blast was sent to CPGs and BIDs and Parking districts, inviting them to three city wide meetings. From these efforts thousands of anonymously submitted suggested were collected. DecoBike evaluated them from the point of view of establishing a viable network. City evaluation of the suggested sites included pedestrian safety, red curbs, grassy areas, private property, and utilities. After the City and DecoBike agreed on a network, letters were sent to the previously mentioned groups as well as occupants and property owners adjacent to the sites and neighbors as well. Attachments describing the relevant sites were included. Feedback was asked for. A downtown San Diego group had 75 locations and based on feedback, 75% of them were relocated and new people affected were contacted. She is here to listen to the group's concerns.

Angela Landsberg, Community Outreach Representative for DecoBike presented:

The bike sharing program is designed to provide rental bikes 24/7 for ½ to one mile trips and a rental period from ½ to 2 hours. Rentals are can be on a membership or short term basis--so to serve both residents and tourists. The City is fully indemnified. There are 180 bike stations allocated to San Diego, but the actual locations are not yet determined. The stations are solar powered and have spaces for either 8 or 16 bikes. Stations are modular and can be moved. The program has green benefits and is designed to mesh with public transit. Stealing has not been found to be a problem; there are proprietary devices to secure individual parts of the bikes. Station monitoring is provided 24/7. You also can't get a flat tire. The City did a nationwide RFP and DecoBike was the only proposal that was completely privately funded.

Many persons commented including **Bobby Sukhanil, Jack Prober** and **Members Cindy Greatrex, Tim Lucas, Mike Costello, Jim Fitzgerald, Don Schmidt, Esther Viti, Odile Costello** and **Trustees Manno, Courtney, Ahern, Forbes, Outwater, Whittmore, Mapes, Ragsdale, Zimmerman, Emerson, LaCava, and Bond**.

Issues raised included: Why no other permits required? Don't like the sponsorship or billboard aspects. We're being asked Where? But not Whether? Why not only on private property? Sidewalks being taken over by cafes and valets already. Did whole City participate in where to put them in La Jolla? How big are the kiosks (not known)? Conformity with PDO? Challenges in other cities? (Lag time for tourists to get memberships, empty kiosks). Monitoring? (Real time 24/7, can punch in complaints of bike condition, etc.) Other cities? (Miami, New York and Long Beach, CA). In La Jolla Shores will be in competition with other rental businesses for bikes and kayaks which

go through an expensive RFP process and pay other fees to City, therefore; LISA not amenable. Suggest inside private garages. Not a franchise. Cost? (see DecoBike website). Stations will block view of approved design features of local buildings. Aesthetics? Miami is flat, bikes are heavy and La Jolla has hills. How to restrict those under 18 from renting? La Jolla already has a shortage of public space.

Expressed by many: Should have come to LJ groups with proposal earlier before proposing sites. The applicant requested a group response by July 1st deadline for group reply on site preferences. It was noted that this was not possible.

16.0 Adjourn at 9:20 PM to next Regular Monthly Meeting, **3 July 2014**, 6:00 pm

Note: Special Election, Polls open 3:00 pm to 7:00 pm, 3 July 2014