

SAN YSIDRO COMMUNITY PLANNING GROUP

NOTICE OF REGULAR MEETING

Location:

San Ysidro School District Education Center
4350 Otay Mesa Road [north of Beyer Blvd]
in San Ysidro, California

Monday, May 21, 2018 at 5:30 p.m.

Chairman: Michael Freedman (619) 690-3833 [messages only]

City Planner: Elizabeth Ocampo Vivero (619) 236-6301

Except for Public Comment, Items Appearing On This Agenda May Be Acted Upon
Without Further Notice as Allowed by the Brown Act [California Gov. Code, §54950 et.seq.]

1. **Call to Order, Introduction, and Roll Call**
2. **Agenda & Minutes**
 - a. **Approval of the Published Agenda**
 - b. **Approval of Minutes.**
 - (1) Regular Meeting of February 26, 2018
 - (2) Regular Meeting of April 16, 2018
3. **Communications, Announcements and Special Orders**
 - a. **Chairman**
 1. San Ysidro Library. Now under construction. Community Tile Program donations will fund educational amenities not budgeted. May 31 last day for sign up at www.SupportMyLibrary.org/sy
 - b. **Board Members**
 - c. **Elected Officials and Public Servants.**
 - d. **Members of the Public**

4. **Public Comment on Matters Not on the Agenda.**

Any person may address the SYCPG regarding matters which are not shown in this Agenda. Comments and inquiries must be related to the SYCPG purposes (City Council Policy 600-24). The Chair can limit comment to a set period of time per item, or per speaker. The "Brown Act", a State law, does not allow any discussion of, or action to be taken on, items not properly noticed to the public.

SAN YSIDRO COMMUNITY PLANNING GROUP

5. Docket Items:

a. **“Welcome The Stranger” Sculpture.** (Jim Bleisner, Artist). Illuminated aluminum art piece approximately 40 feet in height set in a customized patio, accessible to the public. Located in the existing parking lot of Our Lady of Mount Carmel Catholic Church. Site is 4.04 acres (175,982sf) located at 2020 Alaquinas Drive (APN 638-060-17-00) in the RS-1-7 zone (Separately Regulated Use) of the San Ysidro Community Plan.

b. **“Living Rooms At The Border”.** (David Flores, Applicant). Construction schedule information for a 10-unit affordable housing project and adaptive reuse of a vacated church building at 114-122 W. Hall Avenue. (SYCPG previously recommended approval). Expected start in July 2018.

c. **125 Cypress Drive.** (David Flores, Applicant). Advanced notice of underground infrastructure upgrades near Blanche Street & Cypress Drive through a *Project Reinvest: Neighborhoods America* grant. Preparation for future housing development on a 0.65 acre (28,314sf) site at 125 Cypress Drive (APN 666-020-11-00) in the RM-1-3 zone of the San Ysidro Community Plan and Historic District Specific Plan.

d. **SANDAG/MTS Community Benefits Agreement.** (David Flores, Casa Familiar rep). Letter of Support *“demanding **community benefits agreements** for any funding spent by SANDAG and MTS in increasing their capacity to operate and take local community funds and small businesses away from our collective vision for San Ysidro....”* Requesting a community forum to discuss future planning, investment and operation surrounding the San Ysidro Land Port of Entry and benefits to San Ysidro.

e. **Special Election Actions.** (Chairman Freedman). A Special Election will be held in June. There are three vacant seats from the regular election in March 2018. Two seats expire April 2022, to be filled by the two candidates with the highest number of votes. One seat expires in April 2020, to be filled by the candidate with the third highest number of votes.

- (1) Select eligible candidates from those present.
- (2) Appoint Election Subcommittee to conduct election matters.
- (3) Determine the date and time in June for the election.

6. Subcommittee Reports

a. There are no active subcommittees.

7. Representative’s Reports

- a. SY POE Expansion & Reconfiguration - (Aguirre)
- b. SY Smart Border Coalition – (Flores)
- c. Community Planners Committee – (Meza)
- d. Otay Mesa Planning Group - (Lopez)

8. Adjournment

SAN YSIDRO COMMUNITY PLANNING GROUP

Minutes from February 26, 2018 [with correction 5.f.]

1. **Call to order:** At 5:39 p.m. Chairman Michael Freedman called meeting to order.

Roll Call: Present: M. Aguirre (5:57 pm); F. Castaneda; M. Chavarin; Freedman; B. Gonzalez (6:10 pm); R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish.
Absent: D. Flores; J. Goudeau; A. Martinez; B. Meza.
Quorum of 8 present at Call to Order, Item #2a, 2.b, 5.a, 5.b
Quorum of 10 present at 5.c, 5.d, 5.e, 5.f
2. **Agenda & Minutes:**
 - a. **Approval of Published Agenda:** A motion was made by R. Moran and seconded by D. Qasawadish to approve the Agenda as Published. Motion Passed (8-0-0). Yes: F. Castaneda; M. Chavarin; M. Freedman; R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish. No: None. Abstain: None.
 - b. **Approval of Minutes:** CONTINUED.
3. **Announcements:**
 - a. **Chairman:**
 1. Effective February 3, 2018 Alyssa Muro was appointed Interim Planning Director upon the departure of Jeff Murphy. A national search will be conducted for a new Planning Director.
 2. Beyer Park Site Development Permit will be presented at the SYCPG Meeting on March 19, 2018 at 7:00 pm. Beyer Community Park general development plan will be presented as an action item at the SY Park & Rec Council, Tuesday April 12, 2018 at 6:00 pm.
 3. Regular meeting will start next month (March 19, 2018) at 7:00 pm after the elections which will be held from 5:30 pm to 6:30 pm.
 4. Recycle Event to be held on March 3, 2018 at Montgomery High School.
 - b. **Board Members:**
 1. R. Lopez: Fundraiser for SW Little League announcement
 - c. **Elected Officials and Public Servants:**
 1. Officer Carlos Lacarra SDPD: David Nisleit was appointed as the new Chief of the SDPD.
 2. Gabriela Dominguez, Representative for Council Member David Alvarez: Residents Budget Academy announced.
 - d. **Members of the Public:** None
4. **Public Comment on Matters Not on the Agenda:** None

5. **Docket Items:**

- a. **Annual Report for 2017** (Chairman Freedman). Adopt the Annual Report 2017 and direct the Chairman to deliver to the City of San Diego as required by CP 600-24 and the Bylaws. **A motion was made by R. Lopez and seconded by A. Perez to approve the Annual Report 2017 as presented. Motion Passed (8-0-0). Yes: F. Castaneda; M. Chavarin; M. Freedman; R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish. No: None. Abstain: None.**
- b. **Sellsway Street TM** (Robert Bateman, Representative): Tentative Map for the creation of 4 single story, 840 sf 3-bedroom residential condominium units with 8 tandem parking spaces, under construction, located at 165-171 Sellsway Street (APN 638-120-08 & 09). The 0.32-acre (13,939 sf) site is within the RM-1-1 zone and San Ysidro Historic Village Specific Plan. **A motion was made by R. Lopez and seconded by R. Moran to recommend approval of the Tentative Map as presented. Motion Passed (8-0-0). Yes: F. Castaneda; M. Chavarin; M. Freedman; R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish. No: None. Abstain: None.**
- c. **Dairy Mart -ROW Vacation** (Rudy Pacheco, Applicant): Right of Way Vacation, Land Sale Plat and Easement Reservation located at the northwest corner of West San Ysidro Blvd. and Dairy Mart Rd. The 0.39-acre (16,988sf) site is in the CC-2-1 zone. Discussed lack of maintenance of property, overgrown vegetation, illegal dumping, transient encampments. **A motion was made by R. Lopez and seconded by R. Moran to recommend approval the ROW Vacation with the condition that upon transfer, the new owner shall maintain property in a clean, safe and sanitary condition at all times. Motion Passed (10-0-0). Yes: M. Aguirre; F. Castaneda; M. Chavarin; M. Freedman; B. Gonzalez; R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish. No: None. Recuse: None.**
- d. **Air Quality Task Force** (Heather Garcia, Casa Familiar): Letter of Support for CalePA Environmental Justice Small Grant application to fund the support and creation of an Air Quality Task Force that includes the Community Steering Committee (residents of SY) and 5 partners 9Casa Familiar, the California Office of Environmental Health Hazard Assessment (OEHHA), the University of Washington (WU), San Diego State University (SDSU) and the University of California San Diego (UCSD)). The Air Quality Task Force will provide a forum for community education and engagement to identify and prioritize projects informed by air quality data with the goal of implementing mitigation strategies to reduce pollution exposure to the San Ysidro community. **A motion was made by R. Moran and seconded by R. Lopez to direct the Chair to send the drafted Letter of Support. Motion Passed (10-0-0). Yes: M. Aguirre; F. Castaneda; M. Chavarin; M. Freedman; B. Gonzalez; R. Lopez; R. Moran; S. Otto; A. Perez; D. Qasawadish. No: None. Recuse: None.**
- e. **Impact Fee Study Recommendations** (I&PI Chair Steve Otto): Accept the report of the Infrastructure & Public Improvements Subcommittee and approve the proposed reprioritization of 64 projects in the IFS. **A motion was made by M. Aguirre and seconded by R. Moran to continue the recommendation until March. Motion Failed (4-6-0). Yes: M. Aguirre; B. Gonzalez; R. Moran; D. Qasawadish. No: F. Castaneda; M. Chavarin; M. Freedman; R. Lopez; S. Otto; A. Perez. Abstain: None. A motion was made by R. Lopez and seconded by F. Castaneda to accept the report of the I&PI Subcommittee and approve the proposed reprioritization. Motion Passed (6-4-0). Yes: F. Castaneda; M. Chavarin; M. Freedman; R. Lopez; S. Otto; A. Perez. No: M. Aguirre; B. Gonzalez; R. Moran; D. Qasawadish. Abstain: None.**

f. **Election Subcommittee** (~~R. Lopez, B. Gonzalez, F. Castañeda~~). **The Election Subcommittee appointed on January 22 consisted of M. Chavarin, B. Gonzalez and R. Lopez. At the Election Subcommittee meeting on February 15, Mr. Lopez advised that he will not be available for the March election. Today, Mr. Castaneda agreed to replace Mr. Lopez. The Election Subcommittee members are M. Chavarin, B. Gonzalez and F. Castaneda.** Reporting the candidates already qualified for the March 2018 election, consider and validate any other candidates present, select ballot positions for all qualified candidates, and conduct all other required measures for the March 2018 election. The qualified nominees are: M. Freedman, J. Goudeau, B. Meza, R. Moran, A. Perez, D. Qasawadish. No other nominations from the floor. Nominations closed. There will remain open two seats after the election. One is a previously vacated seat (term expiring April 2020), the second (term expiring April 2022) due to the lack of a seventh candidate.

Selection order for 1st ballot:

1. Michael Freedman
2. Alberto Perez
3. Douglas Qasawadish
4. Ben Meza
5. Raquel Moran
6. Jennifer Goudeau

Selection order for 2nd ballot:

1. Douglas Qasawadish
2. Jennifer Goudeau
3. Alberto Perez
4. Raquel Moran
5. Michael Freedman
6. Ben Meza

5. **Subcommittee Reports:**

- a. **Infrastructure & Public Improvements (Otto)** See item 5.e above.

6. **Representative's Reports:**

- a. **SY POE Expansion & Reconfiguration** (Aguirre):
 - (1) GSA property expansion on 700 E San Ysidro Blvd.
 - (2) Code Enforcement of kiosks at Trolley
 - (3) Border Fusion – Cross Border Smart Growth program
- b. **SY Smart Border Coalition** (Flores): No Report.
- c. **Community Planners Committee** (Meza): No Report.
- d. **Otay Mesa Planning Group** (Aguirre) No Report.

7. **Adjournment** – Meeting Adjourned at 7:44 p.m.

Next Regular Meeting March 19, 2017.

Minutes submitted by F. Castaneda and J. Goudeau

SAN YSIDRO COMMUNITY PLANNING GROUP

Minutes from April 16, 2018

1. **Call to order:** At 5:40 p.m. Chairman Michael Freedman called meeting to order.

Roll Call: Present: M. Aguirre; F. Castaneda (arrived 6:43 pm); M. Chavarin; D. Flores; M. Freedman; J. Goudeau; R. Lopez arrived 5:45 pm); A. Martinez (arrived 6:43 pm); B. Meza; A. Perez; D. Qasawadish.

Absent: B. Gonzalez

Quorum of 8 present at Call to Order, Item #2a,

Quorum of 9 present at Item #2.b, 5.a,

Quorum of 11 present at Item #5.b.

2. **Agenda & Minutes**

a. Approval of Published Agenda: A motion was made by D. Flores and seconded by A. Perez to approve the Agenda as Published. Motion Passed (8-0-0). Yes: M. Aguirre; M. Chavarin; D. Flores; M. Freedman; J. Goudeau; B. Meza; A. Perez; D. Qasawadish. No: None. Abstain: None.

b. Approval of Minutes:

2/26/2018 CONTINUED. Make correction to Docket Item 5.f. (Election Subcommittee)

3/19/2018 -A Motion was made by R. Lopez and seconded by B. Meza to approve the Minutes of March 19, 2018 as published. Motion Passed (9-0-0) Yes: M. Aguirre; M. Chavarin; D. Flores; M. Freedman; J. Goudeau; R. Lopez; B. Meza; A. Perez; D. Qasawadish. No: None. Abstain: None.

3. **Announcements:**

a. Chairman:

1. There are three open seats on the SYCPG. A Special Election will be held in June. Interested candidates should verify qualifications & must attend May 21 SYCPG meeting.
2. Bike to work day is May 17th visit: <https://icommutesd.com/events/bike-month>.
3. Meet SDPD Chief of Police David Nisleit, Hometown Buffet 930 Dennery Road April 26th at 9 am. General Public \$25 includes buffet. RSVP: SYCOC 619.428.1281.
4. San Diego Library. Now under construction. Community Tile Program donations will fund educational amenities not budget. Sign up at: www.SupportMyLibrary.org/sy
5. SANDAG Open House, South County, May 1st, 5-7 pm, San Ysidro Civic Center 212 W. Park Ave.
6. San Ysidro Wayfinding Signs to be fabricated by May 1st and installed by June 1st.

a. Board Members:

1. D. Flores:
 - (a) 18th Annual Day of the Child Fair. Saturday April 28th, 11 am to 3 pm at Memorial Park, 373 Park Way, Chula vista.
 - (b) May 4th at 6 pm the Closing Reception for the 11th Annual *Dia de la Mujer* at The Front, 147 W. San Ysidro Blvd.
 - (c) Saturday May 12th from 11 am to 2 pm *Dia de San Ysidro*, San Ysidro Community Park on Hall, Celebration Dance from 5 pm to 9 pm at the Civic Center \$4.

(d) *Sin Limites* May 31st, 6 pm. Updates on Living Room Project, upgrade to Blanche Street, and Air Quality Monitoring project.

2. R. Lopez – Saturday April 21st at 9 am. I Love a Clean San Ysidro. Meet at Chamber at 9 am for Clean Up and at Noon for a Free Lunch.

b. **Elected Officials and Public Servants:**

1. Carlos Lacarra, San Diego Police Department:
 - (a) Arrest of Individual who was vandalizing and burglarizing several E. San Ysidro businesses.
 - (b) Meet the Chief on May 1st at 6 pm. Outlets at the Border, Suite 131
 - (c) Construction workers found 12 bags of marijuana on Otay Mesa Road.; Vehicle stop and police officer saw multiple cellophane packages, Border Patrol w/K-9 was called in Discovered 62.8# of meth.
 - (d) Attempted Murder on W. Calle Primera, investigation ongoing.
2. Mark Robertson, Deputy City Attorney: Currently working on 7 cases involving homeless individuals. Also will call Officer Lacarra regarding “wildcatters”.
3. Elizabeth Ocampo, City of San Diego: Distributed copies of new Community Plans. San Ysidro Community Plan received award from American Planning Association.

c. **Members of the Public:** None

4. **Public Comment on Matters Not on the Agenda:** Non

5. Docket Items:

a. **Election of Officers:**

Election of Chairperson, Vice Chairperson and Secretary from and by the elected members. “The length of an officer’s term shall be two years, except that no person may serve in the same planning group office for more than eight consecutive years. After a period of one year in which that person did not serve as an officer that person shall again be eligible to serve as an officer. If an officer does not have a full eight (8) consecutive years at the time of officer election, the officer is eligible to serve one additional term”

A motion was made by R. Lopez and seconded by B. Meza nominating M. Freedman as Chairperson. No other nominations. Motion Passed (9-0-0). Yes: M. Aguirre; M. Chavarin; D. Flores; M. Freedman; J. Goudeau; R. Lopez; B. Meza; A. Perez; D. Qasawadish. No: None. Abstain: None.

A motion was made by M. Aguirre and seconded by D. Qasawadish nominating R. Lopez as Vice Chairperson. No other nominations. Motion Passed (9-0-0). Yes: M. Aguirre; M. Chavarin; D. Flores; M. Freedman; J. Goudeau; R. Lopez; B. Meza; A. Perez; D. Qasawadish. No: None. Abstain: None.

A motion was made by M. Aguirre and seconded by R. Lopez nominating J. Goudeau as Secretary. No other nominations. Motion Passed (9-0-0). Yes: M. Aguirre; M. Chavarin; D. Flores; M. Freedman; J. Goudeau; R. Lopez; B. Meza; A. Perez; D. Qasawadish. No: None. Abstain: None.

b. **Appointment/Reappointment of Representatives. (By acclamation)**

1. **SY POE Expansion & Reconfiguration: M. Aguirre**
2. **SY Smart Border Coalition; D. Flores**
3. **Community Planners Committee; M. Freedman/B. Meza (Alternate)**
4. **Otay Mesa Planning Group: R. Lopez**

7. **Subcommittee Reports:**

- a. **Infrastructure & Public Improvements (Otto)**. Disbanded Subcommittee. Will reappoint when needed. The SYCPG Recommendation Priority List has been updated for 2018 on the City's website.

8. **Representative's Reports:**

- a. **SY POE Expansion & Reconfiguration** (Aguirre): GSA's A. Kleppe confirmed the taking of International Building property for the PedEast improvements.
- b. **SY Smart Border Coalition** (Flores): Update on Air Quality, Bayshore Bikeway, Loss of Private Land, ULI Tap and Request for additional SDPD
- c. **Community Planners Committee** (Meza): No Report.
- d. **Otay Mesa Planning Group** (Aguirre) No Report.

9. **Adjournment** – Meeting Adjourned at 7:00 p.m.

Next Regular Meeting May 21, 2017.
Minutes submitted J. Goudeau

San Ysidro Library

Open Doors and Minds. Create Opportunities.

SAN DIEGO PUBLIC LIBRARY FOUNDATION

San Ysidro



A new library is coming !

The 15,000-square foot facility will be LEED certified and feature designated children and teen areas, study and meeting spaces, a computer lab and multi-purpose indoor and outdoor community gathering areas.

The Campaign for San Ysidro seeks private support to infuse the new library with educational resources, innovative programming and the latest technology.

Monies raised will fund and staff an IDEA Lab that includes 3-D and color printers, computers with advanced software and other enhancements to provide access to state-of-the-art learning tools.

Our Community Tile Program offers you the opportunity to make a lasting impact by purchasing a tile (or tiles!) that will be placed on a prominent wall in the great room of the new library. Tiles come in two sizes - a 4x8 for \$100 (3 lines with up to 18 characters each) and 8x8 for \$250 (6 lines with up to 18 characters each).

Please visit www.SupportMyLibrary.org/sy to sign up for updates and to offer support through our community tile program.

Your Contact Information

Select Your Brick

4x8 (\$100)

8x8 (\$250)

I'd Like to Donate an Additional...

Donation Total \$0

Continue

San Ysidro Planning Group

Our Lady of Mount Carmel Sculpture Installation

2020 Alaquinas Drive, San Ysidro, Ca

Proposed Agenda Item for May 21, 2018

Project Description

The Catholic Diocese in conjunction with PICO California (San Diego Organizing Project) is proposing to permanently install a major sculpture by artist Jim Bliesner to memorialize the migrant populations of the world. The work in perforated aluminum will be located in the Southwest corner of the existing church parking lot and will be set in a custom designed and engineered patio accessible by foot and ADA compliant. The work will be illuminated internally with low voltage LED lighting with some possible external lighting in the patio area. Installation will be supervised by Reid Middleton Engineers and CNP Sign Company of San Diego. The art style is consistent with existing art elements located on the church campus and church architecture. Existing parking spaces exceed CUP requirements so no additional parking is required.

The work will not exceed the highest point on the existing Mt Carmel site (elevation 40 feet). It will be in compliance with current FAA rules regarding height (no higher than existing structures) and will require no additional parking or modifications to the existing CUP of the church. Necessary building permits will be secured for both the structure and the patio. It is hoped that this notable work will strengthen community identity and encourage economic development.

Respectfully submitted,

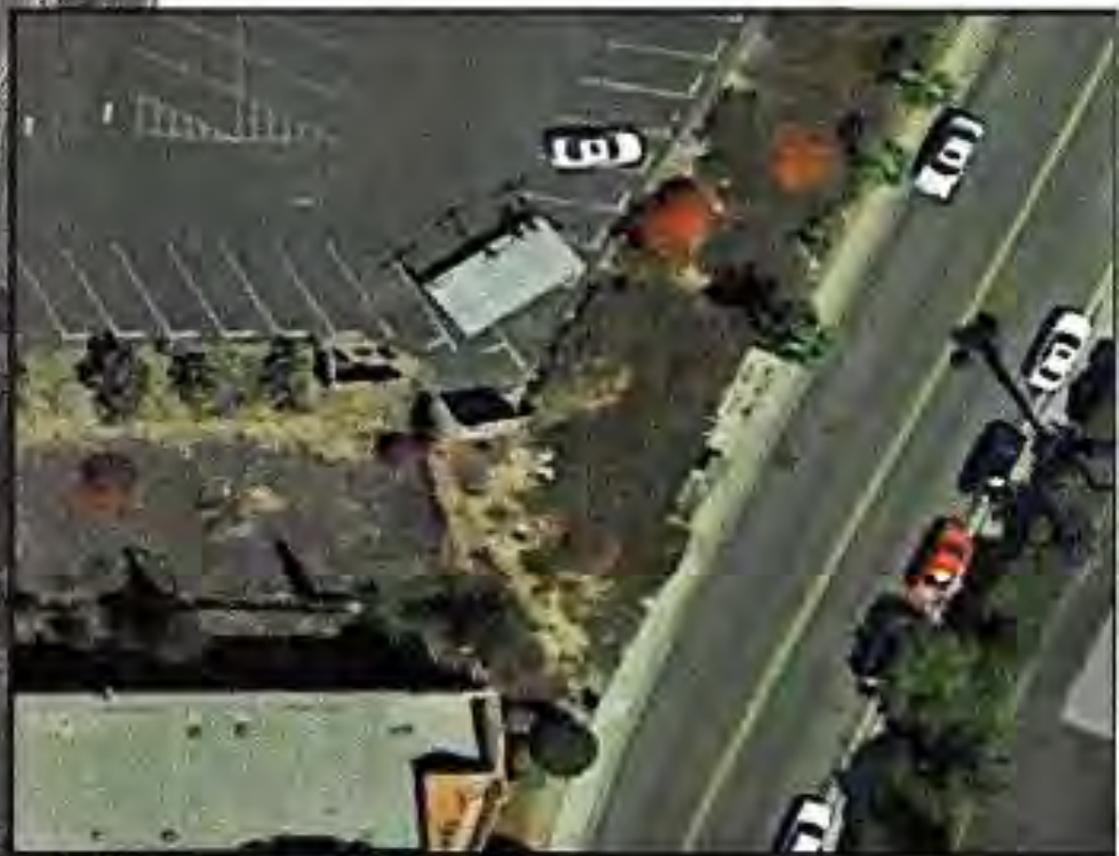
Jim Bliesner MA

Artist

Sculptural Installation
Our Lady of Mount Carmel Catholic
Church
San Ysidro, Ca.

*Sponsors – Catholic Diocese, PICO California, San
Diego Organizing Project, Mount Carmel Congregation*

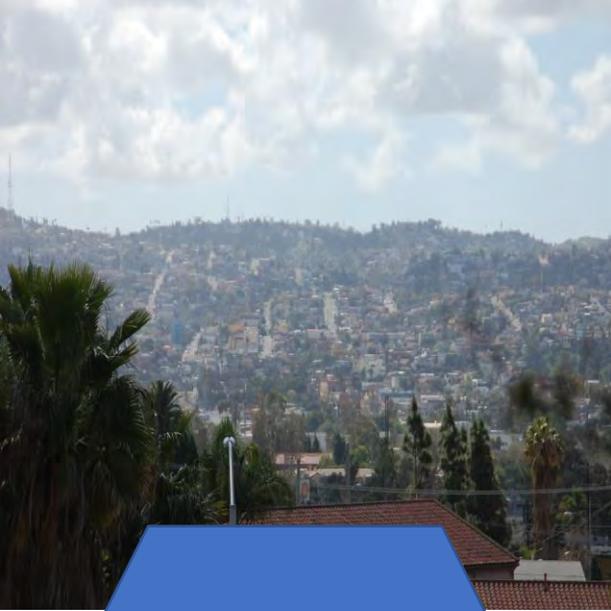
Artist – Jim Bliesner MA



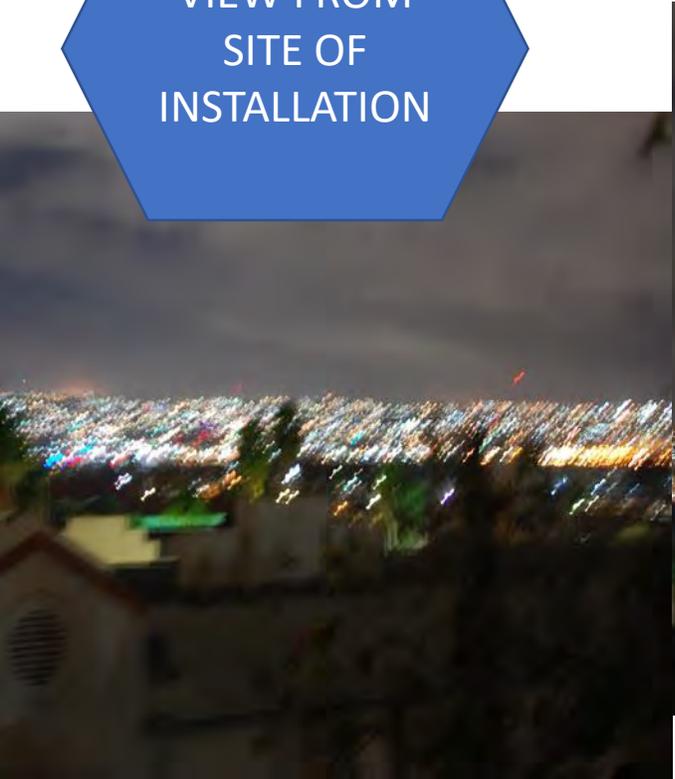
PROPOSED
SITE FOR
SCULPTURE





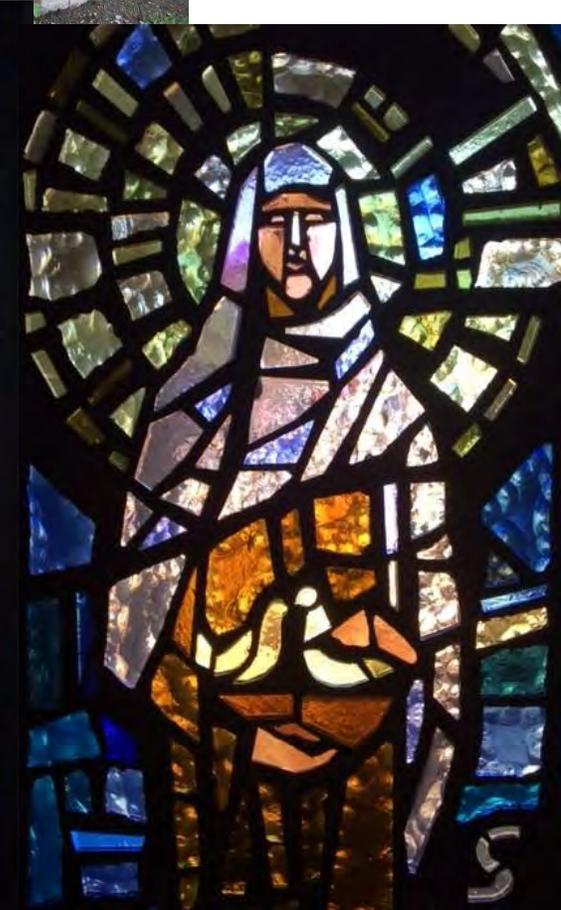


VIEW FROM
SITE OF
INSTALLATION





EXISTING
ART
ELEMENTS
ON
CAMPUS



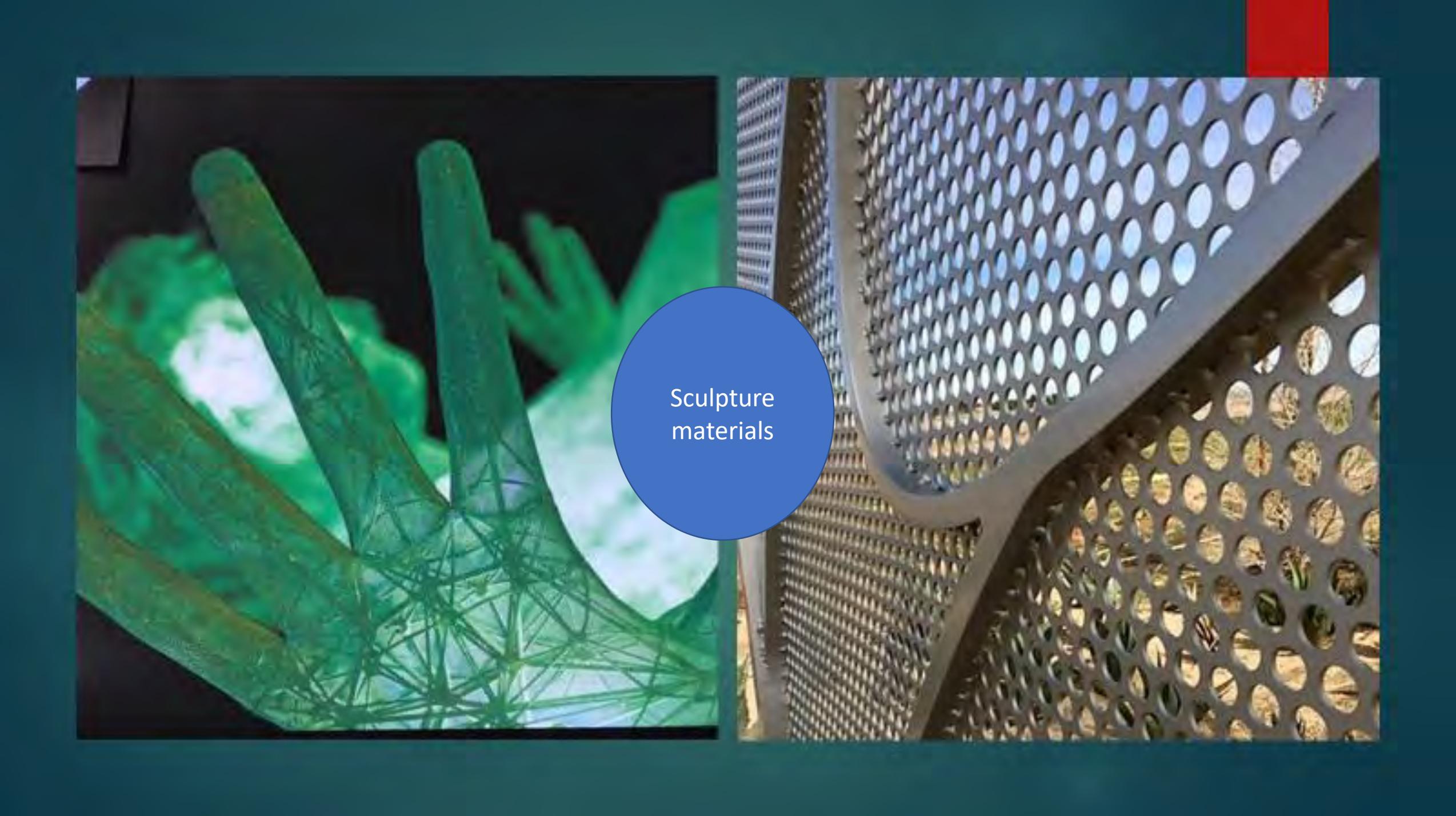


COMMUNITY
ENGAGEMENT
DESIGN
PROCESS

Sculpture moquette -







Sculpture materials

intended to create a reflective and ceremonial space at the base of the sculpture. The work would stand on a cement platform and be lit from inside at night. Opportunity for donors and a memorial space are included. Steps on each side lead to a viewing space below the work and overlooking Tijuana. Multiple surfaces allow for mosaic imaging on the base of the platform (5 feet tall) and on bench surfaces scattered throughout. The patio is lit at night.







San Ysidro Planning Group

Our Lady of Mount Carmel Sculpture Installation

2020 Alaquinas Drive, San Ysidro, Ca

Proposed Agenda Item for May 21, 2018

Project Description

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Respectfully submitted,

Jim Bliesner MA

Artist



April 2, 2018

NOTICE OF VIOLATION

Location: 5967 1/2 Rail Court

Assessor's Parcel No.: 667-020-80-00

Owner: San Diego Metropolitan Transit System
Attn: Timothy E. Allison, P.E.
Address: Manager, Real Estate Assets
1255 Imperial Avenue, # 1000
San Diego, CA 92101-490

Tenant: SYPS LLC
Agent for Service: CT Corporation System
Address: 600 Vine Street # 1400
Cincinnati, OH 45202

Tenant: Greyhound Lines Inc.
Agent for service: CT Corporation System
Address: 600 Vine Street # 1400
Cincinnati, OH 45202

Tenant: BriceHouse Inc.
Agent for Service: George Bradford Saunders
Address: 2550 Fifth Avenue #600
San Diego, CA 92103

Zone: CC-2-5

A representative of the Code Enforcement Division, Development Services Department conducted an inspection of the above referenced premises on December 8, 2017.

The specific elements in violation include, but may not be limited to, the following:

- The unpermitted construction and placement of several commercial coaches, structures, vending machines, paid restrooms and kiosks on the property. Work also includes the installation of plumbing, mechanical and electrical throughout without the required permits, inspections and approvals.

- The following tenants (businesses) are currently occupying the unpermitted structures:
 - Greyhound
 - Las Vegas Shuttle
 - Futuranet
 - Executive lines
 - Duty Free
 - Fronteras Del Norte

In accordance with the San Diego Municipal Code (SDMC), this is to notify you that the following violation(s) were observed and must be corrected by **July 4, 2018**.

The specific code sections in violation include, but may not be limited to, the following:

<u>SDMC Sec.</u>	<u>Violation Description</u>
121.0202/121.0203	Provides the authority regarding enforcement of the Land Development Code.
121.0302	Required Compliance with the Land Development Code (a) <i>It is unlawful</i> for any person to maintain or use any <i>premises</i> in violation of any of the provisions of the Land Development Code, without a required permit, contrary to permit conditions, or without a required variance.
129.0202	When a Building Permit Is Required (a) No <i>structure</i> regulated by Land Development Code shall be erected, constructed, enlarged, altered, repaired, improved, converted, permanently relocated or partially demolished unless a separate Building Permit for each <i>structure</i> has first been obtained from the Building Official, except as exempted in Sections 129.0202(b) and 129.0203.
129.0302	When an Electrical Permit Is Required No electrical wiring, device, appliance, or equipment shall be installed within or on any <i>structure</i> or <i>premises</i> nor shall any alteration, addition, or replacement be made in any existing wiring, device, appliance, or equipment unless an Electrical Permit has been obtained for the work, except as exempted in Section 129.0303 ..
129.0402(a)(b)	When a Plumbing/Mechanical Permit Is Required (a) No plumbing system, or portion of a plumbing system, shall be installed within or on any <i>structure</i> or <i>premises</i> , nor shall any alteration, addition, or replacement be made in any existing plumbing system unless a Plumbing/Mechanical Permit has been obtained for the work.

Page 3
Notice of Violation
5967 1/2 Rail Court
April 2, 2018

Corrective Actions Required By July 1, 2018:

You shall obtain permits for all unpermitted work observed at the property.

OR

Obtain permits to remove all unpermitted work and return the property to its previously approved configuration.

THIS NOTICE MUST BE SUBMITTED WHEN APPLYING FOR APPROVAL TO DEVELOP AND/OR APPLYING FOR REQUIRED PERMITS.

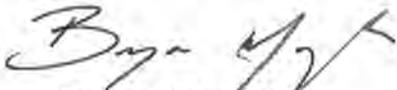
Engineering and building permits may be applied for at the Development Services Department, 1222 First Avenue, third floor. Please telephone (619) 446-5000 for general information about getting the required permits.

FAILURE TO COMPLY WITH THIS NOTICE

Failure to comply with this Notice may result in enforcement actions, including but not limited to administrative abatement, civil penalties, appointment of a receiver, revocation of permits, withholding of future municipal permits, civil injunction, or criminal prosecution.

Be advised that there is a reinspection fee (\$264.00 or \$295.00) to recover costs for additional inspection services in accordance with San Diego Municipal Code, Section 13.0103. A bill for this service will be mailed to you immediately following the third (3rd) scheduled inspection.

If you have any questions, please call me at (619) 533-6134.



Bryan Monaghan
Senior Combination Inspector

BGM/jf

cc: File

CE# 239859

This information will be made available in alternative formats upon request.

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SAN YSIDRO NEEDS YOU!

¡SAN YSIDRO TE NECESITA!

- ✓ HOMEOWNERS
- ✓ RENTERS
- ✓ BUSINESSES
- ✓ NON-PROFITS
- ✓ PROPERTY OWNERS



You can help decide the future for our community.

No special skills necessary!

**With the San Ysidro Community Planning Group (SYCPG),
you will make recommendations to the City of San Diego.**

NEW BOARD MEMBERS ARE NEEDED NOW!

Learn NOW how you can help create the **NEW San Ysidro!**

Contact: Michael Freedman, Chairman
San Ysidro Community Planning Group
michaelf@cox.net