

**OTAY MESA PLANNING GROUP**  
**MEETING MINUTES, JULY 20, 2022**  
Via ZOOM

Otay Mesa Planning Group member, Mr. Rob Hixson called the meeting to order at 3:02 p.m.  
Introductions are made via the zoom meeting screen.

| <b>Members present:</b> | <b>Members absent:</b> |
|-------------------------|------------------------|
| Rob Hixson              | Tony Blas              |
| Jimmy Ayala             | Tom Simmons            |
| Diane Kirma             | James Street           |
| Rita Mahoney            | Clarissa Falcon        |
| Felipe Nuno             | Tom Ricotta            |
| Mark Freed              | Jason Wells            |
| Ronnie Taylor           | Scott Merry            |
| Ted Shaw                | Chris Holder           |
| Alejandra Mier y Teran  |                        |
| Jayson Christopher      |                        |

**Approval of minutes:**

June 2022

- **Vote:** A motion was made by J. Ayala & seconded by F. Nuno. Motion passed (09-1-0)
- **Yes:** R. Hixson, D. Kirma, J. Christopher, R. Taylor, T. Shaw, A. Mier y Teran & M. Freed
- **Abstained:** R. Mahoney.
- **Vote No:** None.

**Public Input/Comments on Matters Not on the Agenda:** None.

**Chairman's Report:**

None.

**Government Liaison Reports**

**A. COUNCILMEMBER MORENO'S OFFICE:** Gerardo Ramirez:

City of San Diego Proposed Budget

- City Council approved the Fiscal Year 2023 budget on Monday June 13th, 2022.
  - This budget features an increase of \$141 million from the initial proposed budget in May, a 2.9% increase.
- La Media Road
- Total cost of the project increased to \$52.5M.
  - The Engineering and Capital Projects Department informed our office that full funding has been identified.

**B. MAYOR'S OFFICE:** No report provided.

**C. ASSEMBLYMEMBER WEBER'S OFFICE:** Mo Alo:

- Our legislative packet as you know, the legislative session is on break right now.
- A vast majority of our bills have cleared the Assembly floor and are now on the Senate floor.
- If you have any questions regarding any one of the bills, I'd be happy to share some fact sheets with you to go into more detail.
- Our office will be hosting our annual back-to-school backpack giveaway next month on the 13th. We will be doing the city of Lemon Grove.
- September, which is in a couple of months, we're going to be accepting a legislative proposal in our office. So, if anybody has any ideas, comments, or complaints about something they think should be a bill send them my way.

**D. SUPERVISOR VARGAS' OFFICE:** Andrew Harvey:

- Th The County of San Diego Planning and Development Services will be having a public hearing on July 22nd at 9:00am for implementing Vehicle Miles Traveled analysis for the environmental review in the unincorporated region. **Project Description** This is a request for the Planning Commission to consider adopting a Transportation Study Guide for Vehicle Miles Traveled (VMT) that would establish a threshold based on the regional average VMT (rather than an unincorporated area average), which includes the entire San Diego region. In addition, the TSG identifies Infill Areas with higher densities, intersection counts, and near jobs and transit where no VMT analysis or mitigation would be required, excluding any areas designated as High or Very High Fire Hazard Severity Zones. Additionally, the TSG will provide screening criteria for small-projects, 100 percent affordable housing, locally serving uses and public facilities.

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- The County of San Diego has opened the Office of Environmental and Climate Justice. This will provide more staffing to help create the County's role in regional decarbonization efforts and sustainability. Positions for this office were allocated in this passed budget cycle, so it is currently open. After staffing all of the positions this office focus on programs and strategic goals.
- Supervisor Vargas continues to elevate the TJR issues at the Federal level and will present a resolution at the National Association of Counties NaCo next week to make it a national priority for Counties.
- The CEP and NRP grants are open again, please encourage any non-profit organizations or small businesses to apply.

**E. ASSEMBLY MEMBER DAVID ALVAREZ OFFICE:** *No report was provided.*

**F. SENATOR HUESOS' OFFICE:** *No report was provided.*

**G. POLICE DEPARTMENT & CODE COMPLIANCE:** *No report was provided.*

**H. FIRE DEPARTMENT:** *No report was provided.*

**I. IMMIGRATION & CUSTOMS DEPARTMENT:** *No report was provided.*

**J. CITY ATTORNEY'S OFFICE:** *No report was provided.*

**Monthly Report:**

**A. CPC-** *(Mark Freed, Business Representative)*

- **CPC Meeting Minutes 6/13/22** See attached – Update on Council Policy 600-24 and 600-29.
- **CPC meeting Agenda 6/28/22**  
[https://www.sandiego.gov/sites/default/files/cpc\\_agenda\\_2022\\_june\\_28\\_wattachment.pdf](https://www.sandiego.gov/sites/default/files/cpc_agenda_2022_june_28_wattachment.pdf)
- **Election of Officers** – OB Planning Group Chair elected to CPC Chair- Andrea Schlageter  
<https://obrag.org/2022/07/andrea-schlageter-chair-of-ob-planning-board-makes-the-big-time-is-chosen-as-head-of-san-diego-community-planners/>
- **Municipal Code Cannabis Amendment and Cannabis Equity Assessment process-** Presentation by DSD Deputy Director, Cannabis Business division on proposed changes to Cannabis Conditional Use Permits **See the following attached:**
  1. Staff Report on Cannabis Land Development Code amendments & CUP Abandonment
  2. Summary of Land development Amendments and CUP Abandonments
- **New CPG Roster Template & CPC Member Data Form** – Required information from each Planning Group. Send to [SDPlanningGroups@sandiego.gov](mailto:SDPlanningGroups@sandiego.gov) when complete.
- Next CPC meeting July 26, 2022

**B. Southwest Village Committee** – *(Felipe Nuno, Resident)*

- We are still waiting for the city to give us their comments.

**C. Border Transportation** – *(Alejandra Mier y Teran, Business Representative)*

- The last round from the South Bay expressway to 905 West will be open.
- A pilot program will start in late July for pedestrians at San Ysidro. Basically, if you have a sentry card, you'll be able to reserve a spot in the pedestrian lane.

**D. La Media Truck Route-** *(David Wick, Business Representative)*

- Awarded \$52M for improvements.
- Received an email from the mayor's office on June 8<sup>th</sup>. City crews should be on site in the coming days to assess the water pumping and temporary repairs.

**E. San Diego Airport Advisory Committee** – *(Jayson Christopher, Business Representative)*

- *Nothing new to report.*

**F. Otay Mesa Chamber of Commerce** – *(Alejandra Mier y Teran, Business Representative)*

- Member breakfast tomorrow and we're really excited to have Assemblymember David Alvarez as a speaker.

**G. East Otay Mesa Property Owner's Association Update** – *(David Wick, Business Representative)*

- The grading contract for the port of entry has just been awarded, which is about 1.2 million cubic yards of dirt that they need.

**H. La Media West Wetlands** - *No report was provided.*

**A. Informational Items** – Nakano Project, presented by Allen Kashani, Senior Project Manager of Tri Pointe Homes, San Diego

Nakano is a housing project proposed for a 23.8-acre site located south of the Otay River and east of Interstate 805 (I-805). The project site is currently within the City of Chula Vista. However, due to the location of the Otay River separating the site from Chula Vista jurisdictional lands and services to the north, combined with the fact that City of San Diego development,

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access, and services are readily available from the site, the project site is planned to be annexed into the City of San Diego. The project is currently being processed in Chula Vista but will require additional approvals by San Diego including a Community Plan Amendment Initiation for which we'll be back before the Planning Group soon

**I. Action Items:**

A. **Motion:** 9731 Siempre Viva CPF EOT - Project 1059804

**Presented by:** Jessica McElfresh, McElfresh Law, Inc.

- **Vote:** *A motion was made by T. Shaw & seconded by M. Freed. Motion passed (10-0-0)*
- **Yes:** *R. Hixson, D. Kirma, J. Christopher, J. Ayala, R. Taylor, R. Mahoney, A. Mier y Teran & F. Nuno*
- **Abstained:** None.
- **Vote No:** None.

B. **Motion:** 1708 Cactus Road NUP - Project 694597

**Presented by:** Shelly Kilbourn, PlanCom, Inc.

- **Vote:** *A motion was made by F. Nuno & seconded by R. Taylor. Motion passed (10-0-0)*
- **Yes:** *R. Hixson, D. Kirma, T. Shaw J. Christopher, J. Ayala, R. Mahoney, A. Mier y Teran & M. Freed.*
- **Abstained:** None.
- **Vote No:** None.

**J. Closing remarks:**

Thank you.

**K. Old Business:**

No old business.

*Meeting adjourned at 3:48 p.m. by Rob Hixson, Planning Group Chair.*