

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO  
MINUTES OF REGULAR SCHEDULED MEETING OF  
OCTOBER 24, 2013  
IN COUNCIL CHAMBERS – 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING**

**CHRONOLOGY OF THE MEETING:**

Chairperson Naslund called the meeting to order at 9:06 a.m. Vice-Chairperson Golba adjourned the meeting at 3:17 p.m.

**ATTENDANCE DURING THE MEETING:**

Chairperson Eric Naslund – present (left at 2:53 p.m.)  
Vice-Chairperson Tim Golba – present  
Commissioner Anthony Wagner – present  
Commissioner Sue Peerson – present  
Commissioner Theresa Quiroz - present  
Commissioner Michael Smiley – absent  
Commissioner Stephen Haase – present

Staff

Corrine Neuffer, City Attorney – present  
Nancy Bragado - Development Services Department, Planning Division - present  
Mike Westlake, Development Services Department – present  
Don Weston, Development Services Department – present  
Carmina Trajano, Recorder – present

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ITEM – 1: **ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:**

Jim Varnadore commented on the ABC License siting regulations and the land development code.

Mike Costello commented on requesting the Planning Commission to ask the City Council to look in to the issues of the La Jolla Children's Pool on a governmental leadership.

ITEM – 2: **REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:**

NONE

ITEM – 3: **REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:**

NONE

ITEM – 4: **DIRECTOR'S REPORT:**

Bill Fulton reported that on Monday, he announced to the staff that The Planning Department will now be called the Planning, Neighborhoods and Economic Development Department. It will consist of three divisions, the Long Range Planning, Environmental and Resource Analysis, and Economic Development. Nancy Bragado will be in charge of the Long Range Planning and the primary interface on the Community Plans. Mr. Fulton stated that the recruitment for the Director of the Development Services Department is still in progress. For the time being, Cathy Winterrowd will stay in her current position, but will be moving to Planning Department as the Deputy Director for the Environmental and Resource Analysis. The Planning Department will be creating separate CEQA capabilities to deal with Community Plans and will stay on top of the CEQA policy issues, significance threshold and build an in-house capabilities. Tom Tomlinson will go back to being the Deputy Director of the Facilities Financing under Economic Development when the new Director for the Development Services Department is in place. He continued to convey that the merger between the Permit Planners and Community Planners is tremendously valuable, because they come to interact much more effectively than they did before. Mr. Fulton thanked the Planning Commission in helping the Planning Department with the Community Plans and Long Range Planning.

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ITEM – 5: **COMMISSION COMMENT:**

Commissioner Quiroz commented on asking the City staff if the Planning Commission can have some form of workshop or discussion on the Climate Action Plan before it gets to the City Council.

ITEM – 6: **APPROVAL OF MINUTES FROM SEPTEMBER 12, 2013, SEPTEMBER 19, 2013 AND SEPTEMBER 26, 2013.**

COMMISSIONER HAASE MADE THE MOTION TO APPROVE THE MINUTES FROM SEPTEMBER 12, 2013 WITH THE REVISION TO ITEM-3 TO REFLECT THE MOTION FOR A CONTINUANCE. Commissioner Peerson seconded the motion. The motion passed by a vote of 5-0-2 with Commissioners Naslund, Haase, Quiroz, Peerson and Wagner voting yea and with Commissioner Golba abstaining and with Commissioner Smiley absent.

COMMISSIONER PEERSON MADE THE MOTION TO APPROVE THE MINUTES FROM SEPTEMBER 19, 2013. Commissioner Golba seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Naslund, Haase, Quiroz, Peerson, Wagner and Golba voting yea and with Commissioner Smiley absent.

COMMISSIONER GOLBA MADE THE MOTION TO APPROVE THE MINUTES FROM SEPTEMBER 26, 2013. Commissioner Quiroz seconded the motion. The motion passed by a vote of 5-0-2 with Commissioners Naslund, Haase, Quiroz, Wagner and Golba voting yea and with Commissioner Peerson abstaining and with Commissioner Smiley absent.

ITEM – 7: *Appeal of Hearing Officer's decision on September 26, 2012*

**SIERRA MAR RESIDENCE – PROJECT NO.152957**

City Council District: 1

Plan Area: La Jolla

Speaker slips in favor of the project, opposed to appeal submitted by C. A. Marengo, Justine Nielsen, John Oleinik, Robin Madaffer, David Marshall and Tommie Zimmerle,

Speaker slips in opposition to the project, in favor of the appeal submitted by Scott Moomjian, Bruce Judd and Heather Riley.

**COMMISSION ACTION:**

COMMISSIONER HAASE MADE THE MOTION TO CONTINUE THIS ITEM TO A FUTURE MEETING. Commissioner Wagner seconded the

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motion. The motion passed by a vote of 6-0-1 with Commissioners Naslund, Haase, Quiroz, Peerson, Wagner and Golba voting yea and with Commissioner Smiley absent.

ITEM – 8: *Continued from October 3, 2013*

**SANTA LUZ ASSISTED LIVING – PROJECT NO. 257983**

City Council District: 5

Plan Area: Black Mountain Ranch

Staff: William Zounes

Speaker slips in favor of the project submitted by Joe Taylor, Andy Plant, Karrin Taylor, Arnold Torma, Allen Haynie, Stan Sokolove, Clifton Williams, Carl Gustafson, Ray Wong, Michael Hasbushka, Gerry Martin and Sayed Ali

Speaker slips in opposition to the project submitted by Jennifer Harang, Paul Sonoski, James Vinson, Stephanie Green, Jennifer Greenhall, Jessica Cooreman, Winfried Ritter, Rhonda Berg-Johnson, Vicki Tarbox, Richard M. Mastaler, Evelyn Heidelberg, Lisa Murphy, Kevin Oboyle, Rick Heisler, R. Zardan Greenhall, Mike Kenney, Fraeda Kopman, Lisa Gomez, Cheryl La Sossa, Elizabeth Kenney, Kathy Matwiyoff, Helen Ryzhak and Maria Simpson.

**COMMISSION ACTION:**

COMMISSIONER HAASE MADE THE MOTION TO RECOMMEND THE CITY COUNCIL CERTIFY ADDENDUM NO. 257983 (ADDENDUM TO EIR NOS. 95-0173 AND 96-7902 & ADDENDUM NO. 95-0173.1 AND 99-1161), APPROVE THE COMMUNITY PLAN AMENDMENT TO THE BLACK MOUNTAIN RANCH SUBAREA PLAN NO. 95-0173 AND APPROVE CONDITIONAL USE PERMIT NO. 908816 WITH THE CONDITION THAT THE APPLICANT WILL FUND THE ROADWAY LIGHTING CROSSWALK IMPROVEMENTS TO THE SATISFACTION OF THE CITY ENGINEER. Commissioner Wagner seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Naslund, Haase, Quiroz, Peerson, Wagner and Golba voting yea and with Commissioner Smiley absent.

ITEM – 9: **THE WATERMARK – PROJECT NO. 180357**

City Council District: 2

Plan Area: Peninsula

Staff: Renee Mezo

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Speaker slips in favor of the project submitted by Colton Sudberry, Anne Law, Janay Kruger, Lorayne Burley, Bob Ilko, Justin Schlaefli, Andrew Stevenson, Tom Sudberry, Victoria Millay, Thomas Meissner and James Sullivan.

No speaker slips in opposition to the project were submitted.

**COMMISSION ACTION:**

COMMISSIONER WAGNER MADE THE MOTION TO RECOMMEND TO THE CITY COUNCIL CERTIFICATION OF ENVIRONMENTAL IMPACT REPORT NO. 180357, ADOPTION OF THE MITIGATION MONITORING AND REPORTING PROGRAM, AND THE APPLICANT'S FINDINGS AND STATEMENT OF OVERRIDING CONSIDERATIONS, AND APPROVAL OF AMENDMENTS TO THE GENERAL PLAN AND THE MIRAMAR RANCH NORTH COMMUNITY PLAN NO. 651696, REZONE NO. 651700, VESTING TENTATIVE MAP NO. 651698, CONDITIONAL USE PERMIT NO. 651699, PUBLIC RIGHT-OF-WAY VACATION NO. 651743, PLANNED DEVELOPMENT PERMIT NO. 651597 AND EASEMENT VACATION NO. 1112013 AND INCLUDE ADDITIONAL CONDITIONS. Commissioner Haase seconded the motion. The motion passed by a vote of 4-1-2 with Commissioners Haase, Peerson, Wagner and Golba voting yea and with Commissioner Quiroz voting nay and with Commissioners Naslund and Smiley absent.