

## Memorandum to Peninsula Community Planning Board

**Date:** July 13, 2019

**RE:** Long Range Planning Committee Meeting Notes; and,  
Recommendations for Board Initiated Action Items, PCPB Agenda of July 18, 2019

**From:** Jim Hare, LRP Chair

This memorandum will serve the multiple purposes of providing

- [1] notes for the July 10, 2019 meeting of the PCPB Long Range Planning Committee;
- [2] committee action recommendations for the PCPB July 18, 2019 agenda action items regarding the City of San Diego Capital Improvements Program, the Famosa Site Feasibility Analysis, and the Port Master Plan.

### **Meeting Notes**

#### ***Attendance:***

The LRP meeting of July 10, 2019 was attended by Jim Hare [Chair], Robert Goldyn [Ex Officio], Lucky Morrison, Margaret Virissimo, Korla Eaquinta, Mark Krencik, Jerry Lohla and Cameron Havlik [Jarvis Ross and Aaron Taylor absent]

#### ***Public Comment:***

Korla reported on the current suspension of the Governance *Ad Hoc* committee, funding requests to the District 2 office for the discretionary grant program and the Point Loma Association newsletter comments on review of ministerial projects.

Cameron commented on the release of the Famosa Site feasibility analysis by the Housing Commission, which began a discussion by the group on the process of considering that document. The Chair was adamant about avoiding discussion on the merits of the project, but allowed the process discussion based on the urgency of the timeline. Margaret stated that other committees have and will discuss the process and will submit particular comments. Mark said that an LRP discussion should include the consideration of alternatives, project conditions and a list of minimum standards to be applied to any project resulting from the any bid requests which might be sought or received by the Housing Commission. Cameron advocated for a review of the feasibility document and comment by the PCPB on its adequacy. Lucky indicated that the importance of the matter should require the PCPB to meet in August.

Recommendation [Relates to PCPB 7/18/19 Action Item #8]: *After further discussion, it was the opinion of the group by consensus that the committee recommend that the PCPB should:*

- *Seek clarification of the Housing Commission timeline and request an adequate time extension to complete the PCPB review of the Feasibility Study; and,*
- *Call for PCPB committees to devote time during the month following the July PCPB meeting to form input for discussion by the PCPB at either the August or September meetings, as determined by the project schedule and deadlines.*

#### ***Capital Improvement Program:***

The committee discussed the response required for the City's Capital Improvement Program [CIP]. Initial and editable entry of preferences by community planning groups is requested on or before July

12, 2019. There was agreement that items included in the “wish list” developed by the PCPB *ad hoc* committee to the Development Impact Fee [DIF] Study should be replicated and added to existing CIP projects. While most of these were traffic improvements, the list also included rehabilitation of the Cabrillo Recreation Center, which was adamantly supported by Korla. The DIF *ad hoc* committee had also included a contribution to the Ocean Beach life guard center in their recommendations. Robert also requested consideration of a separated pedestrian and bike path parallel and on the ocean side of Sunset Cliffs Boulevard between the Natural Park boundary and Point Loma Avenue.

Recommendation [Relates to PCPB 7/18/19 Action Item #9]: *After discussion, it was the opinion of the group by consensus that:*

- *The data entry to the CIP program portal should be provisionally made, to include existing CIP projects, DIF projects [including but not limited to traffic improvements, the Cabrillo Recreation Center rehabilitation and the Ocean Beach Life Guard center], and the Sunset Cliffs Boulevard separated pedestrian/bike path; and,*
- *That the committee recommend that the PCPB confirm these provisional project entries.*

Post-meeting note: The data entry task per the first bullet above has been completed, comprising the following entries at the City of San Diego CIP portal:

1. The FFP Ad Hoc Committee Roundabout Proposals for,
  - a. Voltaire at Poinsettia
  - b. Catalina at Santa Barbara
  - c. Rosecrans at McCall
  - d. Chatsworth at Catalina
  - e. Catalina at Point Loma Av
2. Portion Contribution to Ocean Beach Lifeguard Facility
3. Cabrillo Recreation Center Rehabilitation
4. Sunset Cliffs [Pt Loma to Ladera] Ped/Bike path

***Port Master Plan:***

Korla reported on the Port Master Plan, for which the Port District has set a July 31, 2019 comment deadline. The PCPB has a core value in preserving height limitations within the community, but the Port District lands are not subject to the City initiative, and, per Korla, the plan draft proposes only that heights be “compatible”. Of critical importance to the community would be heights of buildings within the village area, where adherence to a 30-foot standard should prevail. In addition, the Port District currently provides critical visitor-serving public parking, the preservation of which is important to the success of restaurants and other uses both on Port property and elsewhere.

Recommendation [Relates to PCPB 7/18/19 Action Item #1]: *After discussion, it was the opinion of the group by consensus that the committee recommend to the PCPB that comments be made to the Port District regarding the Port Master Plan that:*

- *The Master Plan should include a height limitation of 30’ for the properties located between Scott Street and the Shelter Island neck; and*
- *The Master Plan should preserve or maintain in number its visitor-serving off-street parking within the Peninsula Community Plan area.*