

Mira Mesa Community Planning Group

10606-8 Camino Ruiz #230
San Diego, CA 92126



Annual Report of the Mira Mesa Community Planning Group

April, 2019 - March, 2020

Section I. Introduction.

This is the annual report for the Mira Mesa Community Planning Group (MMCPG). For the period covered, the MMCPG officers were Jeffrey Stevens, Chair; Ted Brengel, Vice-Chair, Albert Lee, Secretary from April 2019-September 2019 and Mary Lightcap, Secretary from October 2019-March 2020.

Section II. Administrative Matters.

The MMCPG has 19 members: 11 residential, 5 business and 3 property owner members. Two of the property owner seats are appointed by MMCPG to represent companies owning developable land within the community boundaries.

Nine regular meetings were held during the reporting period. Meetings were held on the third Monday of each month at 7 PM at the Mira Mesa Library, except that the January and February meetings were held on the Thursday following the first Monday since those Mondays are holidays. No meetings were held in July and December. The March 2020 meeting was cancelled due to COVID-19.

There were no revisions to the bylaws, procedures or policies.

Section III. Members Summary

Elections are held every two years and there were no elections during the reporting period. The next election will be held in March 2021. There was a business member vacancy after the 2019 election that was filled in October 2019.

Section IV. Community Plan Preparation, Plan Amendments, and Implementation

Our Community Plan update began in July 2018. The City Planning Department Staff completed a Community Atlas in November 2018. During the reporting period the Community Plan Update Advisory Committee, a subcommittee of the Mira Mesa Community Planning Group, heard and commented on City Planning Department proposals for the updated Community Plan.

We are reviewing plans for two large projects in Carroll Canyon, both of which will require community plan amendments. The two projects are Stone Creek, by Vulcan

Materials, and 3Roots, by Mesa Canyon Community Partners. The owners and future developers of the 3Roots property are Lennar and Shea Homes. The Planning Group approved the 3Roots project with comments in August 2019 (see below).

Section V. Overall Summary of Project Review & Community Development.

April 2019:

1. Approved an emergency culvert project in Carroll Canyon. Vote was 14-0-0.
2. Approved a request to move a speed beacon on Sorrento Valley Blvd to a more effective location on Vista del Agua. Vote was 14-0-0.
3. Asked the City for an explanation of delays and cost increases for the Mira Mesa Community Park project.

May 2019:

1. Approved the Village at Mira Mesa Shopping Center sign program. Vote was 15-0-0.
2. Recommended rejection of a marijuana processing facility at 7920 Arjons Drive. Vote was 10-5-0.
3. Heard a presentation on the impact of sb50 & sb330 by Jim LaMattery of Raise the Balloon.org

June 2019:

1. Approved recommendation for night parking restrictions on New Salem due to residents filling up parking intended for the Community Park. Vote was 15-0-1.
2. Approved a motion to support the rezone of Little India to eliminate existing zoning conflicts. Vote was 15-0-0.

August 2019:

1. Approved the 3Roots project in Carroll Canyon, with the following comments:
 - a. The new master plan is a significant improvement over the master plan approved in 1994.
 - b. The GDP for the “Seed” Community Park is a good design that has had considerable community review and been approved by the Mira Mesa Recreation Advisory Group.
 - c. The GDP for the “Seed” Community Park leaves a space for a future recreation center. The new recreation center currently planned for Mira Mesa Community Park should be moved to this location.
 - d. Completion of Carroll Canyon Road from I-805 to Camino Ruiz is essential to avoid traffic impacts on the existing community.
 - e. The City must work with the developer as early as possible to ensure that the section of Carroll Canyon Road through El Camino Memorial Park, which is funded by the FBA, is developed concurrent with the section of Carroll Canyon Road through the project.
 - f. A financing plan should be developed to ensure that Carroll Canyon Road, Seed Park and the Recreation Center at Seed park are all developed concurrent with the residential development.

- g. The project proposes to reallocate money currently in the FBA for acquisition and construction of Parkdale Park to construction of Seed Park, and to only build a trailhead at the southern end of Parkdale.
- h. FBA credits used for Seed Park should be limited to the funds currently allocated for Parkdale park.
- i. A small overlook park should be developed together with the trailhead at the southern end of Parkdale.
- j. This project includes right of way for an LRT or BRT transit line as well as a transit stop, but MTS has not included any rapid transit for this project in its master plan. The City, MTS and the developer must ensure that quality transit support is available for the residents of this project.

September 2019:

- 1. Presentation on the Mira Mesa Community Plan Update by Alex Frost on the Urban Design concepts presented at the Community Plan Update meeting.
- 2. Approved an upgrade to Verizon antennas at Camino Ruiz Park. Motion was unanimous.

October 2019:

- 1. Qualcomm's representative Albert Lee resigned and Mary Lightcap, also representing Qualcomm was elected to replace him. She also replaced him as Planning Group secretary.
- 2. Bari Vaz requested that the median on Camino Ruiz on the east side of the Mira Mesa Mall be closed because it is a traffic hazard. Luis Pallera from D6 reported that his office and Rick Moore, the shopping center owner for one of the affected centers, are working on traffic flow and signage solutions. Motion to return with a recommended solution within 6 months was approved. Vote was 18-0.

November 2019:

- 1. Presentation on the Mira Mesa Community Plan Update by Alex Frost. The city's Mobility vision was presented for transit, biking and walking. It can be reviewed on their website: Planmiramesa.org
- 2. Approved a recommendation for a stop sign on Westonhill at Menkar. Vote was 15-1.
- 3. A subcommittee was formed to review the status of the Mira Mesa FBA.

January 2020

- 1. Pam Stevens and Craig Radke confirmed as representatives to the Los Penasquitos Canyon Preserve Citizen's Advisory Committee. Vote was 15-0.
- 2. Presentation on traffic issues near Ericson Elementary School. Approved motion to send a letter to the city and ask for an evaluation/traffic study to be done during drop off and pick up times and include the presentation and contacts at the school in the request. Vote was 15-0.
- 3. Presentation on SDG&E's Natural Gas Pipeline Replacement Projects

February 2020

1. Approved the plan for Jonas Salk neighborhood park and joint use development. Vote was 12-0-1.
2. Recommended against approval of a marijuana processing facility at 7355 Carroll Rd. Vote was 13-0-0

March 2020

1. Meeting was cancelled due to COVID-19.

Jeff Stevens

Chair, Mira Mesa Community Planning Group