



P.O. Box 16391, San Diego CA 92176

## Regular Meeting Minutes

June 11, 2014

Approved September 2014

### Parliamentary Items:

A regular meeting of the Kensington-Talmadge Planning Group was called to order by chair David Moty at 6:35 pm.

Members present at the start of the meeting: Mike Anderson, Frank Doft, Sean Harrison, Ken Horsley, Daniele Laman, Fred Lindahl, Deborah Sharpe, Darlene Love, David Moty, Elvia Sandoval, Don Taylor, Kelly Waggoner and Thomas Weigand. Ann Pease, and Keith Roudebush were absent.

Also present were Daniel Hazard from Congresswoman Susan Davis' office, Ralph Dimaracut from Councilmember Marti Emerald's office, Michael Prinz from San Diego City Planning as well as approximately 25 members of the public.

Approval of Agenda. David Moty asked if there were any objections or modifications to the agenda. Hearing none, the agenda was deemed approved.

Approval of Minutes: A vote was called for approval of the minutes. The minutes of April 2014 were approved unanimously with no objections and Fred Lindahl abstaining.

Treasurer report: Fred Lindahl stated the current treasury balance is \$240.39. David Moty stated the City has decided to provide up to \$500 toward operating costs to official City planning groups. David listed some of the expected major, annual operating costs KTPG, stating he was confident the \$500 would cover them.

## Community Forum/Non-Agenda Public Comment:

Daniel Hazard presented informational news and updates from Susan Davis's office. He presented the concept of mail "cluster boxes" and solicited feedback on desirability from those in attendance through a short paper survey. Additional information was general in nature with details available in the newsletter handouts or online.

Ralph Dimarucut from Marti Emerald's Office presented informational news and updates. He stated Talmadge street repaving was due to start on June 16<sup>th</sup>. Additional information was general in nature with details available in the newsletter handouts or online. Sean Harrison reminded Ralph that the damaged play equipment at the tot park in Kensington was still in need of repair.

Attendee Pat Shinsky asked about placement of pet waste bag dispensers around the neighborhood. David Moty stated they were usually provided by the local community rather than the City. Sean Harrison stated he knew of two dispensers currently in the Kensington area.

Sean Harrison stated a new ice cream shop will be opening in Kensington this week.

David Moty stated the Leticia Leos from the YMCA has offered a tour of the new facility while it is under construction. David stated he will get further information to the Board and gauge interest by email.

## Non-subcommittee Items:

City Planner Michael Prinz made a presentation, addressing some specific questions previously forwarded by the Board. Subject items covered included:

1. The review process for the possible removal of bollards on South Terrace Drive. Michael Prinz stated review came under the City Traffic Engineer. Oscar Padilla raised safety concerns about removing the bollards and requested those concerns be forwarded to Gary Pence.
2. The determination whether Park Place is officially an alley or street. Michael Prinz stated it was a named alley because someone who lives on the alley receives mail there.
3. Whether the proposed 5000sf market at Adams and Marlborough needed to be reviewed by KTPG. Michael Prinz stated if a project meets existing zoning and Community Plan standards, discretionary review by a local planning group is not required. He also stated he will get back to David Moty with specifics related to details and limits of this project.
4. Caltrans ownership transfer of Terrace Drive pocket park to the City. Michael Prinz, along with Deborah Sharpe, stated the intent was to transfer ownership, but the bureaucratic process to do so is complex and will take some time.
5. The approval process for specific striping requests along Adams Ave in Kensington if the proposed KTPG recommended parking plan is implemented. Michael Prinz stated individual businesses could request striping changes, but their requests could be reviewed by KTPG.

## Subcommittee Items:

### A. Transportation (chaired by Sean Harrison)

Sean Harrison presented the five subcommittee recommendations regarding Kensington parking and transportation related issues in the area surrounding Adams Avenue between Alder on the north and Madison on the south, from I-15 to Van Dyke Avenue for review, discussion and possible recommendation by KTPG.

1. Extensive curb restriping along Adams Avenue from I-15 on the west to Van Dyke on the east, up to one block north/south in some locations. This would also include 2hr, non-metered parking from I-15 to Biona to include side streets north and south to the first alleys, and the Terrace Drive parking lots. Questions and discussion arose regarding extending the 2hr parking to Vista St. A substitute amendment stating: "On Adams Avenue from I-15 on the west to Biona on the east, to the first alleys north and south of Adams, implement proposed restriping plan and 2 hour parking without metering from I-15 to Van Dyke Avenue." was moved by Tom Weigand, seconded by Don Taylor and approved unanimously by the Board. The complete proposal, with the approved amendment, was also approved unanimously.
2. Install crosswalks at Kensington Dr. and Edgeware Rd. Sean Harrison stated after speaking with the City Traffic Engineer, single crosswalks would only be considered at both locations. He also stated an update to the City's crosswalks policy was near completion. After questions and discussion, the proposal passed 9-4-0 with Frank Doft, Fred Lindahl, Tom Weigand and Kelly Waggoner opposed.
3. Install a "Ped Scramble" at the intersection of Adams and Marlborough. There was discussion and debate surrounding the design, impact, and overall value of the proposal. The proposal passed 7-6-0 with Danielle Laman, Deborah Sharpe, Don Taylor, Darlene Love, Fred Lindahl and Frank Doft opposed.
4. Add or relocate USPS mail box at Adams & Edgeware, south side. After discussion the proposal passed unanimously.
5. In conjunction with ongoing construction at Marlborough & Adams, northeast side, build recessed protected parking pocket while maintaining road width. There was discussion and debate surrounding the design, impact and overall value of the proposal. The proposal passed 8-5-0 with Kelly Waggoner, Ken Horsley, David Moty, Fred Lindahl and Frank Doft opposed.

### B. City Planner Michael Prinz presented additional general planning and zoning information. Subjects covered included:

1. Height limits associated with different zones within the area. Michael Prinz stated he would get back to David regarding the specific height limitations on Adams Ave.,

between I-15 and Van Dyke. However, he stated that except for one uncommonly used zone, the lowest height limit within the city was 30 feet.

2. Current Residential zoning with respect to single vs. multi-unit use within parts of Kensington. Michael Prinz stated he would get back to David on the Residential zoning, and the rules for grandfathering in multi-unit buildings and their possible expansion or conversion to condos.
3. The City's general policy on use of eminent domain to acquire park land. Deborah Sharpe stated it is rarely used, but may have been used to acquire one parcel to complete Ward Canyon Park in Normal Heights.
4. The relative value of residential/commercial/industrial lands and how that may affect developer interest in particular parcels or interest in re-zoning.
5. The process and general policy for scheduling updates to Community Plans. Specifically the Mid-Cities Community Plan of 1998 is not on the current proposed list of plans to update.
6. General policy toward focused Plan Amendments. We would need to seek support from our council member and the City Council.
7. Overview of the El Cajon Blvd Mobility Study, between Highland Ave and 50<sup>th</sup> St. and possible projects it could produce. The reasons for the boundaries of the study were discussed and Kelly Waggoner expressed concern that any improvements that would encourage loitering would increase crime and decrease safety in areas currently with those issues. Michael Prinz stated that as many stakeholders as feasibly possible would be included in review of proposed projects.
8. Future SANDAG transit plans that included a trolley line on El Cajon Blvd. This is currently proposed for 2050 with no current detail of the plan in place.
9. The Cities willingness to consider projects for grant proposals with SANDAG or Caltrans.
10. A discussion of the vacation of private vs. public easements as they relate to the private easements on canyon land between Vista St. and Vista Dr. More details to David Moty.
11. Daniele Laman asked a question on the possibility of splitting up neighborhood plans and splitting DIF fees. More details to David Moty.

#### C. CIP & Planning (Chaired by David Moty)

David Moty presented a short informational report on the City's responses/questions to our proposed 2013 CIP list. He stated that the City will offer a means for the board to offer feedback in the fall.

#### D. Communications (Chaired by Frank Doft)

Frank Doft stated the subcommittee could not meet because it failed to achieve a quorum, but reiterated the members were continuing to look for assistance with the website.

### KTPG Liaison Committee Reports

Historic Resources Division 45 year review. Fred Lindahl reported on the investigation of 4 properties considered for architectural and/or historical significance. Two properties in Kensington south of Adams, 4527 Marlborough and 4117 Monroe Ave have Criterion C potential. A property at 4205 Ridgeway has had too many alterations and additions to determine what the original design/architecture was and will not be considered. The property at 4659 Winona was not considered architecturally or historically significant.

Talmadge Maintenance Assessment District (TMAD). Fred Lindahl reported that the contract to restore the original 1926 “candlestick” street lights is close to being awarded. The contract will prepare the existing gray poles for a coating of black paint to match the new Talmadge street lights.

Community Planners Committee. David Moty presented general information concerning this group.

### Possible Agenda for the next or future KTPG Meetings

David Moty stated that KTPG had a light agenda for July and because of changes with the custodial staff at Franklin Elementary we could not meet there. He was seeking, but currently could not find an available meeting location for the regular KTPG or Subcommittee meetings. David reported on the different sites he had tried without luck. He will continue to look for a suitable site, but stated an alternative may be the week on which our subcommittee meetings are typically held (July 23<sup>rd</sup>) for the regular KTPG meeting. The Board will be updated by email.

### Adjournment

The meeting was adjourned at 8:30PM.