

**DRAFT MEETING MINUTES**  
 OTAY MESA PLANNING GROUP (OMPG) SOUTHWEST VILLAGE SPECIFIC PLAN SUBCOMMITTEE  
 WEDNESDAY, JANUARY 15, 2019  
 2 P.M.  
 Playa Del Sol Recreation Center  
 5185 Avenida Playa Del Sol, San Diego, CA 92154

Members Present	Members Absent	Member Affiliation
Felipe Nuno, Chair		OMPG Member
Tony Blas, Vice Chair		OMPG Member
Clarissa Falcon		OMPG Member
Chris Holder		OMPG Member
Alejandra Mier y Teran		OMPG Member

Public Signed In: Jean Gilles (property owner), Rick V. Nelson (property owner), Juan Gonzalez (property owner), Carlota Navarro (property owner), Sal Salazar (property owner), Monique Fuzet (property owner), Brooke Peterson (Rick Engineering), Elizabeth Hansen (Southwest Strategies), Tiffany Metti (Southwest Strategies), Alexis Lopez (Southwest Strategies)

City of San Diego Staff Present: Michael Prinz

Guests Present: None

Agenda Item		Discussion	Action Item
1.	Call to Order/ Introductions	Felipe Nuno calls the meeting to order at 2:11 p.m. He asks attendees to introduce themselves.	Felipe Nuno calls the meeting to order at 2:11 p.m.
2.	Non-Agenda Public Comment	No non-agenda public comments are made.	None
3.	Information Items/Next Steps	Elizabeth Hansen (Southwest Strategies) gives an update that there will be a Second Planning Commission Workshop meeting tentative for February. She explains that the role of the Subcommittee today is to seek a recommendation from the Subcommittee for the draft plan in its current form while materials are fresh in the Subcommittee's mind. If at any time the plan goes through any significant changes that they believe aren't consistent with the recommendation made today, they would come back to reconvene the Subcommittee. If not, it will advance to Planning Group in advance of the hearing, once the Environmental Impact Report	

Chairperson: Felipe Nuno  
 Recorded by: Tiffany Metti

		<p>(EIR) is released.</p> <p>Tony Blas asks why there is a road being placed in the Oleander subdivision and how people have accessibility to certain lots. Brooke Peterson (Rick Engineering) explains that they plan on maximizing accessibility and use of the properties. The subdivision map act would not allow anything that would take away complete viability of property owners' lands.</p> <p>Tony asked about a letter written by an attendee. Michael Prinz explains they can follow up after the meeting.</p> <p>Felipe Nuno encourages attendees to stay tuned for the Planning Commission workshop.</p>	
3.	Action Items	<p>Alejandra Mier y Teran makes a motion to approve the October meeting minutes. Chris Holder seconds the motion and the October 16 meeting minutes are approved. Tony Blas abstains.</p> <p>Brooke Peterson gives presentation during which she goes over Specific Plan purpose, guiding principles, maximum thresholds and explains that this will define a process by which future development can implement the plan.</p> <p>Brooke explains the plan is consistent with the Community Plan, which calls for a compact active area that creates sustainable land patterns, is pedestrian-friendly, transit-oriented with a variety of residential, civic and commercial spaces.</p> <p>Brooke summarizes the Subcommittee's effort and how the plan has taken shape over 15 meetings and three evening workshops tailored to certain topics the last 18 months.</p> <p>Brooke reviews the timeline and explains it has been submitted for review to the City and they have provided comments that they are going through.</p> <p>Brooke goes over feedback received from the Subcommittee and Planning Commission. She also reviews the land use plan which features the following:</p> <ul style="list-style-type: none"> <li>• Up to 5,130 residential homes</li> <li>• 170 square feet of commercial</li> <li>• Mobility hub (bus/transit opportunities)</li> <li>• 36 acres park</li> <li>• Future school</li> <li>• A dedicated and secondary school site</li> <li>• Beyer connection</li> </ul>	October meeting minutes are approved

		<p><b>Subcommittee Questions/Comments:</b></p> <ul style="list-style-type: none"> <li>• Chris Holder asks whether the project will build all roads. Brooke says they will be building any roads needed for access and will include Caliente and Beyer Boulevard. Brooke explains that Caliente is part of the first phase but because Pardee doesn't own all of the property in the area, they will be constructing only a portion of Caliente.</li> <li>• Tony Blas asks if Pardee can purchase the land needed for Caliente. Brooke says it's an option, but they aren't there yet. They will be building all of Beyer and the portion of Caliente needed for the first phase. Brooke also explains the cohesive alignment for Beyer and gravity sewers.</li> <li>• Clarissa Falcon notes that there is plan for redevelopment of the Brown Field Airport in the future and the uses should cooperate.</li> </ul> <p>Tony Blas asks about noise related to the area. Clarissa Falcon explains there have been extensive noise studies in the Metropolitan Airpark EIR. Future residents should understand that they are neighbors with the Airport. Brooke said there is an Airport Land Use Compatibility Plan.</p> <p>Felipe Nuno will entertain the motion to the Subcommittee to approve the plan in its current form. Tony Blas makes a motion to approve, Chris Holder seconds and everyone approves. There are no oppositions from the Subcommittee or discussion.</p>	<p>Current form of Specific Plan receives recommendation of approval from Subcommittee.</p>
4.	Adjournment	Meeting is adjourned at 2:48 p.m.	Felipe Nuno adjourns the meeting at 2:48 p.m.