

THE CITY OF SAN DIEGO, CALIFORNIA
MINUTES FOR REGULAR COUNCIL MEETING
OF

TUESDAY, NOVEMBER 19, 1985

AT 9:00 A.M.

IN THE COUNCIL CHAMBERS - 12TH FLOOR

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Mayor Hedgecock at 10:13 a.m.

The meeting was recessed by Deputy Mayor Mitchell at 12:12 a.m. to reconvene at 2:00 p.m.

The meeting was reconvened by Mayor Hedgecock at 2:09 p.m. Mayor Hedgecock adjourned the meeting at 3:44 p.m.

ATTENDANCE DURING THE MEETING:

- (M) Mayor Hedgecock-present
 - (1) Council Member Mitchell-present
 - (2) Council Member Cleator-present
 - (3) Council Member McColl-present
 - (4) Council Member Jones-present
 - (5) Council Member Struiksma-present
 - (6) Council Member Gotch-present
 - (7) Vacant
 - (8) Council Member Martinez-present
- Clerk-Abdelnour (a.m mp;p.m. bb)

FILE: MINUTES

ITEM-300: ROLL CALL

Clerk Abdelnour called the roll:

- (M) Mayor Hedgecock-present
- (1) Council Member Mitchell-present
- (2) Council Member Cleator-present
- (3) Council Member McColl-present
- (4) Council Member Jones-present
- (5) Council Member Struiksma-present
- (6) Council Member Gotch-present
- (7) Vacant
- (8) Council Member Martinez-present

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ITEM-330:

Rezoning a portion of Lot E, Partition Lot 70, Rancho Mission of San Diego (approximately 9.3 acres), located south of Mission Gorge Road between Conestoga Way and Margerum Avenue, in the Navajo Community Plan area, from

Zones R1-5000, R-1000 and A1-10 to Zone R-1500.
(Case-84-0885. District-7.)

Subitem-A: (R-86-626) ADOPTED AS RESOLUTION R-264485
Adoption of a Resolution certifying that the information
contained in Environmental Impact Report EIR-84-0885 has
been completed in compliance with the California
Environmental Quality Act of 1970 and State guidelines, and
that said report has been reviewed and considered by the
Council.

Subitem-B: (O-86-64) INTRODUCED, TO BE ADOPTED DECEMBER
2, 1985
Introduction of an Ordinance for R-1500 Zoning.

Subitem-C: (R-86-1168) ADOPTED AS RESOLUTION R-264486
Adoption of a Resolution containing appropriate findings of
mitigation, feasibility or project alternatives pursuant to
California Public Resources Code Section 21081 in
connection with Environmental Impact Report EIR-84-0885.

FILE: ZONE ORD. NO.

COUNCIL ACTION: (Tape location: A012-016.)

Hearing began at 10:14 a.m. and halted at 10:15 a.m.

MOTION BY STRUIKSMA TO CLOSE THE HEARING, INTRODUCE THE
ORDINANCE, AND ADOPT THE RESOLUTIONS. Second by Martinez.

Passed by the following vote: Mitchell-yea, Cleator-yea,
McCull-yea, Jones-yea, Struiksma-yea, Gotch-yea, District
7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-331:

Matters of:

1) Rezoning a portion of Lot A250, and Lots A251-A257, San
Ysidro Map-1405, (approximately 7 acres), located 700 feet
westerly of San Ysidro Boulevard between Sunset and
Blackshaw Lanes, in the San Ysidro Community Plan area,
from Zone R1-5000 to Zone R-1500.

2) Proposed amendment to the San Ysidro Community Plan by
redesignating from low-medium density residential use
(10-15 du/ac) to medium density residential use (15/30
du/ac).

(Case-85-0108. District-8.)

Subitem-A: (R-86-710) ADOPTED AS RESOLUTION R-264487
Adoption of a Resolution certifying that the information

contained in Environmental Negative Declaration END-85-0108 has been completed in compliance with the California Environmental Quality Act of 1970 and State guidelines, and that said declaration has been reviewed and considered by the Council.

Subitem-B: (O-86-80) INTRODUCED, TO BE ADOPTED DECEMBER 2, 1985

Introduction of an Ordinance for R-1500 Zoning.

Subitem-C: (R-86-709) ADOPTED AS RESOLUTION R-264488

Adoption of a Resolution approving the amendment to the San Ysidro Community Plan, to become effective when the amendment to the General Plan Map is adopted after the next scheduled omnibus hearing.

FILE:

Subitem-A - ZONE ORD. NO.;

Subitem-B --;

Subitem-C

- LAND

COUNCIL ACTION: (Tape location: A017-042; 488-545.)

Hearing began at 10:15 a.m. and recessed at 10:17 a.m.

Hearing reconvened at 10:48 a.m. and halted at 10:51 a.m.

Testimony by Barry Ross.

MOTION BY MARTINEZ TO CLOSE THE HEARING, INTRODUCE THE ORDINANCE, AND ADOPT THE RESOLUTIONS. Second by Gotch. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksmayea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-332: (R-86-533) ADOPTED AS RESOLUTION R-264489

Considering the protests and determining that it is in the public interest to acquire 14.23 acres of Valencia Canyon for the San Diego Open Space Park Facilities District No. 1, under Resolution of Intention R-264206, adopted October 14, 1985; authorizing the expenditure of not to exceed \$475,000 as payment for said property and related costs from the Open Space Park District Bond Fund 79103; authorizing the City Manager to accept the deed to said property without further Council action.

(Southeast San Diego Community Area. District-4.)

CITY MANAGER REPORT: Valencia Canyon is the number 56 priority, in Category C, on the Council's adopted open space retention list. This land, which consists of one 14.23 acre parcel, is located south of the 5800 block of Imperial Avenue. On November 21, 1983, Council adopted Resolution R-259663, approving an acquisition plan which included allotting up to \$5 million for Council District 4 parcels, along with funds to have them appraised for purposes of acquisition for open space. The specific acquisition plan including this canyon land was approved by the Public Facilities and Recreation Committee on October 17, 1984. This request is for \$475,000 which would provide funds to purchase these parcels at fair market value plus funds to cover title, escrow, and other miscellaneous costs.

Aud. Cert. 86283.

FILE: STRT OS-1 DEED F-3090 DEEDFY86-1

COUNCIL ACTION: (Tape location: A043-055.)

Hearing began at 10:17 a.m. and halted at 10:18 a.m.

Mayor Hedgecock closed the hearing.

MOTION BY JONES TO ADOPT THE RESOLUTION. Second by Gotch.

Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksmayea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ITEM-333: (O-86-54) INTRODUCED, TO BE ADOPTED DECEMBER 2, 1985

Proposal to approve the Carmel Valley Village Development Agreement.

The proposed development agreement would apply to approximately 142.1 acres in the North City West Community. The primary purpose of the development agreement is to provide for the funding of public facilities through the owner's participation in the community's public facilities financing plan, plus the owner's participation in funding additional public facilities listed in the development agreement. The owner would agree to pay its fair share of fees or contribute facilities in lieu of payment as required by the public facilities financing plan for the community. The development agreement would assure the owner that the property could be developed in conformance with the North City West Community Plan, the Carmel Valley Neighborhood Eight Precise Plan, Development Plan Permit and Tentative Map TM-83-0096, and the SF-4, OS, FW, FPF and A1-10 zones for the 10-year term of the agreement. Additional provisions are included in the draft development agreement.

The subject property is located on the south side of Carmel Valley Road and east of Carmel Country Road in the Carmel Valley Neighborhood Eight Precise Plan of North City West and in the SF-4, OS, FW, FPF and A1-10 zones. A brief legal descriptions is as follows: Portions of the Northwest 1/4 of Section 20 and the northerly half of Section 21, Township 14 South, Range 3 West, SBBM. The specific legal description is on file in the City Planning Department.

(District-1.)

Introduction of an Ordinance approving the development agreement.

FILE: DEVL - Carmel Valley Village Development Agreement

COUNCIL ACTION: (Tape location: A056-079.)

Hearing began at 10:18 a.m. and halted at 10:20 a.m.

Testimony by John Thelan to include in the motion the addition of a minor amendment to the development agreement.

MOTION BY MITCHELL TO CLOSE THE HEARING, INTRODUCE THE ORDINANCE, AND, AT MR. THELAN'S REQUEST, ADD THE FOLLOWING MINOR AMENDMENT TO THE DEVELOPMENT AGREEMENT: (PAGE 16, SEC. 7.9) CHANGE THE PERIOD AFTER "DOCUMENT NO. 256291-1" TO A COMMA, AND ADD "AS AMENDED BY RESOLUTION R-264430, FILED IN THE OFFICE OF THE CITY CLERK AS DOCUMENT NO. RR-264430-1." Second by McColl.

Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksmayea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

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ITEM-334:

Appeal of Southeast San Diego Development Committee, by Verna M. Quinn, for a hearing of an appeal from the decision of the Planning Commission in approving an amendment to Conditional Use Permit CUP-10-597-0, which proposes to allow handicapped residents in an existing 19-unit senior citizen housing development. The 17,500-square foot site is located on the east side of 50th Street, north of Imperial Avenue, in Zone R-1500, in the Southeast San Diego Community Plan area, and is further described as a portion of Lot 42, Horton's Purchase, Map-283.

(CUP-85-0629. District-4.)

Subitem-A: (R-86-1259) ADOPTED AS RESOLUTION R-264490

Adoption of a Resolution certifying that the information

contained in Environmental Negative Declaration END-80-03-21 has been completed in compliance with the California Environmental Quality Act of 1970 and State guidelines, and that said declaration has been reviewed and considered by the Council.

Subitem-B: (R-86-1260) ADOPTED AS RESOLUTION R-264491
DENYING APPEAL AND GRANTING
AMENDMENT

Adoption of a Resolution granting the appeal and denying the amendment to the permit or denying the appeal and granting the amendment to the permit with appropriate findings to support Council action.

FILE: PERM - CUP-85-0629

COUNCIL ACTION: (Tape location: A081-484.)

Hearing began at 10:20 a.m. and halted at 10:48 a.m.

Testimony in favor of the appeal by Verna Quinn and Reynaldo Pisano.

Testimony in opposition of the appeal by the applicant.

MOTION BY JONES TO CLOSE THE HEARING, DENY THE APPEAL, GRANT THE AMENDMENT SUBJECT TO THE PROPERTY COMING INTO FULL COMPLIANCE WITH THE ORIGINAL CONDITIONS OF THE CUP WITHIN A PERIOD OF 60 DAYS. THE DEPARTMENT WILL MONITOR COMPLIANCE OF THE CUP CONDITIONS. REPORT BACK TO COUNCIL WITHIN 60 DAYS ON COMPLIANCE OR NON-COMPLIANCE. IF NON-COMPLIANCE, SET A REVOCATION HEARING. NOTICE OF THE REVOCATION HEARING IS TO BEGIN 60 DAYS FROM THE GRANTING OF THIS CUP. ALSO, APPLICANT WILL CONVERT THE STUDIO UNIT BACK TO A RECREATION CENTER. Second by Gotch. Passed by the following vote: Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksmayea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

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ITEM-335:

(Continued from the meeting of October 1, 1985 at Patrick Osio Jr.'s request.)

Matter of an application for Conditional Use Permit CUP-82-0262 to construct and operate a recreational campground and related facilities in the San Dieguito River Valley. The site lies southeast of the intersection of I-5 and Via de la Valle at the southern terminus of San Andres Drive in Zones A1-10, A1-10 (FPF) and FW and is more particularly described as a portion of Sections 1 and 12, Township 14 South, Range 4 West, SBBM.
(CUP-82-0262. District-1.)

Subitem-A: (R-86-) FILED

Adoption of a Resolution certifying that the information contained in Environmental Impact Report EIR-82-0262 has been completed in compliance with the California Environmental Quality Act of 1970 and State guidelines, and that said report has been reviewed and considered by the Council.

Subitem-B: (R-86-) DEEMED DENIED

Adoption of a Resolution approving or denying the permit with appropriate findings to support Council action.

Subitem-C: (R-86-) FILED

Adoption of a Resolution containing appropriate findings of mitigation, feasibility or project alternatives pursuant to California Public Resources Code Section 21081 in connection with Environmental Impact Report EIR-82-0262.

FILE: PERM - CUP-82-0262

COUNCIL ACTION: (Tape location: A546-C447.)

Hearing began at 10:51 a.m. and halted at 12:12 p.m.

Mayor Hedgecock left the Chambers at 10:51 a.m.

Testimony in favor by Patrick Osio, Jr. and Patricia Butler.

Testimony in opposition by Jay Powell, Bob Richards, John Gillies, Daniel Chesivoir, Phillip Keep, George Watkins, and Lynn Ben.

MOTION BY MARTINEZ TO CLOSE THE HEARING AND ADOPT THE RESOLUTIONS APPROVING THE CUP WITH ALL THE CONDITIONS INCLUDED WITHIN THE CUP. ALSO, THE PLANNING DEPARTMENT IS DIRECTED TO INCLUDE WITHIN ITS UPCOMING FISCAL YEAR BUDGET A WORK PROGRAM AND STAFFING THAT IT DETERMINES NECESSARY TO BRING FORWARD TO COUNCIL IN BUDGET HEARINGS, FOR A GATEWAY PLAN IN THE NEXT FISCAL YEAR AND TO HAVE THAT PLAN COORDINATED WITH THE LONG-AWAITED SAN DIEGUITO RIVER VALLEY PLAN. Second by McColl.

Failed by the following vote: Mitchell-nay, Cleator-yea, McColl-yea, Jones-nay, Struiksma-nay, Gotch-nay, District 7-vacant, Martinez-yea, Mayor Hedgecock-not present.

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ITEM-336:

Matters affecting Parcel Map PM-9470, Parcel Map PM-11842 and Northeast University City Unit 1, Map-9492, located east of Towne Centre Drive between La Jolla Village and Nobel Drives (approximately 123 acres), within the boundaries of the University Community Plan. Previous time extensions have been granted for this project.

1) Request for an extension of time for rezoning from Zone

R1-5000 and R1-5000 (HR) to Zones R-1500, R-1500 (HR), CN and CN (HR) on the above-described real property; and (Case-85-0534/EOT. District-1.)

2) Appeal of Gerald G. Marans from the decision of the Planning Commission in approving an extension of time for a Tentative Map (The Lake at La Jolla Village) which proposes an 83-lot subdivision on the above-described real property. (TM-85-0534/EOT, previous TM-83-0904 and TM-02-250-0.)

Subitem-A: (O-86-67) INTRODUCED, TO BE ADOPTED DECEMBER 2, 1985

Introduction of an Ordinance amending Section 1 of Ordinance 0-15623 (New Series), adopted December 7, 1981, incorporating Parcel Map PM-9470, portions of Pueblo Lots 1303 and 1278 (Lots 1-20, TM-85-0533), located on the east side of Towne Center Drive between La Jolla Village Drive and Nobel Drive, into R-1500 and CN Zones; extension of time to January 6, 1988.

Subitem-B: (R-86-1261) ADOPTED AS RESOLUTION R-264492, DENYING THE APPEAL AND GRANTING THE EXTENSION OF TIME FOR THE MAP

Adoption of a Resolution granting the appeal and denying the extension of time for the map, or denying the appeal and granting the extension of time for the map, with appropriate findings to support Council action.

FILE:

Subitem A --;

Subitem B - SUBD The Lake at La Jolla Village

COUNCIL ACTION: (Tape location: D007-180.)

Hearing began at 2:10 p.m. and halted at 2:23 p.m.

Council Members Jones and Martinez entered at 2:13 p.m.

Testimony in favor of the appeal by Gerald G. Marans and W. W. Harper.

Testimony in opposition of the appeal by Paul A. Peterson.

MOTION BY MITCHELL TO DENY THE APPEAL AND GRANT THE EXTENSION OF TIME FOR THE MAP. Second by McColl. Passed by the following vote:

Mitchell-yea, Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

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ITEM-337: (R-86-1148) ADOPTED AS RESOLUTION R-264493

The matter of Council discussion of Budget Objectives and
Priorities for Fiscal Year 1987.

FILE: MEET

COUNCIL ACTION: (Tape location: D181-F132.)

MOTION BY GOTCH TO DIRECT STAFF TO: 1) ESTABLISH A BUDGET THAT WILL
STAY WITHIN THE GANN LIMIT AND REPORT BACK WITHIN 30 DAYS WITH
BUDGET GUIDELINES AND AN ANALYSIS OF WHAT WAS PRESENTED ON THIS
ITEM; 2) THAT THE BASIS FOR THE 1987 BUDGET BE ESSENTIALLY THE SAME
AS 1986 EXCEPT FOR SALARY, FRINGE BENEFITS AND UTILITY ALLOWANCES,
AND ALSO FOR THE TWO POLICE OFFICERS PER 1000 COMMITMENT; 3) REFER
ALL MEMOS AND COMMENTS TO THE STAFF FOR REVIEW AND ANALYSIS; 4)
ESTABLISH PERFORMANCE CRITERIA FOR ALL NON-CITY DEPARTMENT

BUDGET

REQUESTS, INCLUDING INDEPENDENT CORPORATIONS, TOT, CDBG AND
REVENUE

SHARING; 5) HOLD A SECOND BUDGET POLICY SESSION IN
JANUARY/FEBRUARY,

AS DETERMINED TO BE APPROPRIATE, PRIOR TO THE PRINTING OF THE
BUDGET; AND 6) ADOPT AND REFER COUNCIL MEMBER JONES'S AND
CLEATOR'S

PROPOSAL FOR BUDGET LIMITATIONS OF COUNCIL OFFICES. Second by
Jones. Passed by the following vote: Mitchell-not present,
Cleator-yea, McColl-yea, Jones-yea, Struiksma-yea, Gotch-yea,
District 7-vacant, Martinez-yea, Mayor Hedgecock-yea.

ADJOURNMENT:

The meeting was adjourned by Mayor Hedgecock at 3:44 p.m.

FILE: MEET

COUNCIL ACTION: (Tape location: F133-138).

MOTION BY GOTCH TO ADJOURN IN HONOR OF THE MEMORY OF ANGELIA C.
GUADERRAMA. Second by Martinez . Passed by the following vote:

Mitchell-not present, Cleator-yea, McColl-yea, Jones-yea,
Struiksma-yea, Gotch-yea, District 7-vacant, Martinez-yea, Mayor
Hedgecock-yea.