

1. Roll Call, Confirmation of Quorum, Call to Order, Welcome. Please be courteous to all. Wait until recognized by the chair to speak, whether attending in-person or virtually. If present virtually, mute your microphone when not speaking. It is time-saving if an answer to your question is acknowledged in a previous speaker's comments. Rob Campbell called the meeting to order at 6:31 p.m. A quorum was established: Sheila Minick, Rob Campbell, Vinetia Jones, Dorothy James, Saige Gonzales Walding, Evan Toma, Brian Matthews, Everett Crudup, Marry Young, Erik Becerra, Jacinta Hinojosa.

2. Adoption of the Agenda: It was M/S/C (Sheila Minick, Vinetia Jones), to approve the agenda as submitted. All approved; there were no objections or abstentions.

3. Non-Agenda Communication from the Public: # approved # abstained Members of the public may raise matters not on the agenda but are within the scope of matters reasonably related to the well-being of the Chollas Valley Community Planning Area. Community planning group members may respond by asking a question to clarify and may schedule the item for a future agenda. However, no detailed discussion or substantive action may take place on such items. (Brown Act section 59454.2).

A. Sally Smull reviewed some upcoming meetings. City Council Item 3 ADU/JADU amendment is on tomorrow's Council agenda. Item 330 is regarding Seabreeze Gardens apartments. Item 4 is a response to the flooding disaster in January 2024. On Friday, the Audit Committee will meet at 10 a.m. Sally shared that there will be a meeting at Second Chance on 7/29 to discuss Marie Widman Park.

4. Chair's Report a. Klauber Appeal status b. SB 79 c. Community Planners Committee update.

Rob Campbell reported that last Tuesday City Council voted to deny the appeal and uphold the Klauber Project 6-3. As of now the developer has approval to move forward with the development of that project. SB79 is heading to the state legislature and has significant impact to all of California. It adds another zoning overlay at the state level and dense multi-level housing primarily surrounding transit. Much of our planning group area will fall within the overlay and it supersedes anything we or the City have in regard to planning. The CPC is meeting tomorrow night, and the Klauber Project is on the agenda. Rob will provide an update. The Board will convene a closed session to discuss the Klauber Appeal.

5. CONVENE CLOSED SESSION: (Action item) Discussion of Legal Advice Regarding the Klauber Project and City Council Vote to Approve the Project CVCPG will discuss legal advice received from our attorney regarding potential legal options and strategies. CVCPG may also consider authorizing the expenditure of available donated funds for fees as proposed by the attorney. RECONVENE OPEN SESSION: Report actions taken.

The open session recessed at 6:39 p.m. and reconvened at 7:41 p.m. A quorum was re-established. Sheila read the action taken into the record:

Marry Young motioned that CVCPG move forward with the initial lawsuit; it was seconded by Vinetia Jones. Brian Matthews made a friendly amendment to include the expenditure of \$5,000, and this was accepted. Members engaged in a discussion regarding whether or not CVCPG can be counter-sued and whether or not CVCPG can legally sue. Rob indicated he believes CVCPG is indemnified but he is not an attorney. Members also discussed that CVCPG previously sued in relation to ADUs. Due to concerns, Evan Toma made another friendly amendment to request from the attorney whether or not CVCPG can be countersued and if CVCPG can legally sue prior to the next financial deadline of 9/1/25.

In response to a question, Rob clarified that the \$5000 is for the attorney and the next payment is due 9/1/25. CVCPG is not aware of a countersuit. Sally Smull, via Zoom, asked how much money has been donated via GoFundMe, how much has been spent, how much is left in the account, and if the holder (Martha Abraham) will be sued. Rob reported that It's not CVCPG's account, and the Board can't answer these questions.

6. Board Elect Officers for the 2025-2026 Term: a. Chair b. Vice Chair c. Correspondence Secretary d. Recording Secretary.

Vinetia Jones shared the Board election process. Ballots will be distributed to Board Members, one ballot per member, and they will be given 10 minutes to complete the ballot. Brian Matthews will collect, tabulate, check, and confirm the votes twice. Rob Campbell will report the results of the election. Board Members running for election gave a statement. Saige Gonzales Walding introduced herself and shared that she decided to run for Chair because she has been in this fight for the past seven months, showing up to all the meetings, writing to people, and donating money. It is our community, and she would love it to be beautiful and lovely for us to live here, to have our Plan be observed, and see that our regional watershed is preserved. A community as diverse and as amazing as this is

to be valued in the City. Marry Young introduced herself as being from Alta Vista, one of the safest neighborhoods in the city. She is running for Vice Chair to bring continuity and to assist Saige. She loves the community and the people of the community. Sheila Minick is running for Recording Secretary to memorialize the nature of the CVCPG's work. There was no Corresponding Secretary on the ballot, and Vinetia Jones offered to continue in this position, having filled the role for a time. She has learned so much and this work is very important. Board officers will be seated next month. Board Members completed ballots, they were tabulated as noted above, and Rob announced the results: Vinetia Jones received 3 votes for Corresponding Secretary. Sheila Minick received 11 votes for Recording Secretary. Marry Young received 11 votes for Vice Chair. Saige Gonzales Walding received 11 votes for Chair.

7. Infrastructure Priorities for Fiscal Years 2027-2031: Chair of CVCPG subcommittee present rank order compiled list of Capital Improvement Projects to present for vote of approval for submission to City by an August 1st City imposed deadline.

There was a subcommittee consisting of Marry Young, Vinetia Jones, and Brian Matthews, which met to discuss the CIP projects. Vinetia received input from people prior to the meeting. The proposed projects were:

- a. Maintain the Chollas Valley watershed. Located at Castana and 47th. Project will positively impact the community as it will be designed for flood mitigation. Trying to make flood mitigation a priority.
- b. Building an Encanto Fire House for the community of Encanto to provide services for the community at large available when necessary. Safety.
- c. Encanto Rec Center adding new park equipment, skate park, pool, update equipment, add sunshades.
- d. Street repairs to Klauber/Winnett.
- e. Community buildings at Marie Widman Park.
- f. Chollas Creek Watershed improvements. Help with flood mitigation.
- g. Malcolm X library replacement of chairs about \$1500 and paving the parking lot (e.g., stall lines).

- h. Request traffic review in Emerald Hills.
- i. Alta Vista Nye Elementary-61st Street 2.5 acre farm to be converted to a community garden for neighborhood children.
- j. City acquisition for Radio Towers for a park.
- k. City acquisition for Klauber property in Encanto for a park.
- l. Castana Park Project along Chollas Creek Watershed in partnership with Groundwork.
- m. Pedestrian sidewalks on Division between Paradise Rd. and 58th St.
- n. 58th/Division intersection sidewalk needs a LEF beacon for pedestrians.
- o. Streetlights at Division/58th St. north side of intersection.
- p. Install division/Bayview, Plaza “Welcome to Alta Vista” sign.

There was discussion regarding ranking or prioritizing categories. It was M/S/C (Marry Young, Everett Crudup) to reconvene the committee to rank the top three priorities and whatever the subcommittee agrees to the Board will support. Several members supported the suggestion to rank categories vs. individual items on the list. Sheila Minick made a friendly amendment to rank the top 3 areas vs. individual items, and the amendment was accepted. All approved; there were no objections or abstentions. Sally Smull, via Zoom, requested that it be noted that she sent in a request from Emerald Hills that was not included on the list. She stated it was sent to the Acting Chair, Acting Vice Chair, and Corresponding Secretary. The Emerald Hills Park was not mentioned and the community would like to get funding. Sally was unable to attend the subcommittee meeting in person and was disappointed that her feedback was not included. Sally also mentioned that the street safety request is not specific enough, and the City will ignore it. In addition, pedestrian issues need to be specific, and she noted that the City has received funding for park acquisition. Another audience member mentioned that an undriveable part of Winnett is being repaired, but expressed concern about the area between Radio and Federal not being repaired and wondered if it is because of proposed development.

8. Action Item: Approval of Minutes for April 21, and May, and June 23, 2025. It was M/S/C (Rob Campbell, Vinetia Jones) to defer minutes to the next meeting or a special meeting. All approved. There were no objections or abstentions.

Unfinished business shall be tabled and placed on the agenda for a following meeting.

Meeting Adjournment. Rob Campbell adjourned the meeting without dissent.

The next CVCPG meeting is scheduled for August 18, 2025 at 6:30pm at KIPP Adelante Preparatory Academy, 426 Euclid Avenue, San Diego, CA 92114

Respectfully submitted,

Sheila Minick

Sheila Minick

Recording Secretary