

MINUTES OF THE MEETING OF THE LA JOLLA COMMUNITY PLANNING ASSOCIATION –  
AD HOC COMMITTEE FOR LA JOLLA SHORES PLANNED DISTRICT-LAND DEVELOPMENT  
CODE UPDATE 2021

Location: Meeting Held Via Zoom due to Coronavirus Pandemic restrictions.

Meeting was called to order on Thursday, June 18, 2020 at 4:06 pm and roll was called.

Committee Members Present: Janie Emerson, Desiree Kellogg, Herbert (Bert) Lazerow, Angeles Leira, Phil Merten, Kathleen Neil, Suzanne Weissman and Diane Kane (who arrived after minutes approval)

Committee Members Absent: Dan Courtney

Public Present: Kate Adams, Jim Fitzgerald, and Irene Lowe

Approval of Agenda of June 18, 2020 (eBlast) by unanimous consent of all committee members present (Kane not yet present).

Approval of Previous Minutes of May 14, 2020 as motioned by Janie Emerson and seconded by Phil Merten. Vote to approve: Janie Emerson, Desiree Kellogg, Bert Lazerow, Angeles Leira, Phil Merten, Kathleen Neil, and Suzanne Weissman (Diane Kane not yet present). No votes opposed.

The meeting opened with Public Comment. Jim Fitzgerald offered insights provided from years of living in the community and participating in community groups, especially with regard to how the La Jolla PDO compares to the La Jolla Shores PDO. Both PDOs reference the San Diego Municipal Code in general and specific segments of those codes are referenced as part of the PDOs. His informed opinion is that whenever possible make code recommendation updates and PDO amendments as specific as possible to assist City staff in their work and to make clear to the public the intent. Janie Emerson stated that in her opinion there is a way around contentious issues, such as floor area ratios, by using the inclusive language so that where the PDO is silent the Municipal Code can be applied.

Both Diane Kane and Phil Merten indicated that in their professional experience, with this nesting of plans and codes, that plans override codes, while codes enforce plans. If the two are at odds, they must be brought into compliance. Although, in general, the source with the most restrictive regulations prevails. But the City has used its “Charter City” prerogative and in San Diego codes override plans. Recent legislation has attempted to apply the “plan over code” requirement throughout with no exemptions but the city has not made the necessary changes.

At this point the discussion moved on to the specific areas that have been assigned to committee members (groups) for development of materials needed to complete the LDC Update Application. There was an open exchange from all members of the committee as each topic (public views, public realm, vegetation, lot subdivisions, sloping lots, FAR, setbacks, fence, retaining walls and maximum height) was discussed and possible sources of materials and approaches were explored. It was emphasized that to adequately complete the City's LDC Update Application (online) Platform, the recommendations will need to be as specific as possible with regard to what is the current situation, what is to be achieved by the request, and what section of the Municipal Code is affected by the proposal.

Further discussion with regard to the Public Realm was presented by Angeles Leira in the form of a short paper identifying what key elements should be addressed (landmarks and places, major corridors, collectors, local streets, trails) including viewshed issues related to "panoramic" and "focused" view corridors. She found that the La Jolla Community/Coastal Plan already addresses many of these issues/solutions with maps and examples that were developed as part of the Coastal Plan, but unfortunately implementation is scattered because the City Code does not address them specifically. Angeles suggested doing an "Ian McHarg Analysis" (layering of large, complex spatial data) overlying each element precisely on a map, and developing adequate code language and drawings so the cumulative conditions can be specified and the proposed solutions can be followed. Diane Kane suggested developing a program for University of California San Diego students to implement with GIS mapping, aerials, etc. Angeles thought that was an excellent idea and she will develop a draft proposal to carry out this program.

A spreadsheet with formatting was provided to all committee members to assist with compiling information for their topics, which will then be reviewed and provided to the LJCPA by September for the City's website for the Code Update submission application process.

The committee continues to encourage involvement and participation of the public. Broad circulation of the minutes and information regarding attending meetings is being pursued through posting on the LJCPA website and emails.

The meeting was adjourned at 5:18 pm. The next meeting date of the committee will be Thursday, July 23, 2020 at 4:00 pm via ZOOM Cloud, hosted (again) by Bert Lazerow.

The undersigned acting secretary of the Committee duly attests that all committee members acknowledge the minutes.

/s/ Kathleen Neil