
Jamul Dulzura

Community Planning Group

Unincorporated County of San Diego

“ Final ” MINUTES

August 1, 2023

1. CALL TO ORDER 7:42pm

2. ROLL CALL

Present: Preston Brown, Kevin May, Dan Neirinckx, Michael Casinelli
Paul Dombkoski, Rachel Vedder, Lisa Hodgson, Eve Nasby

Guests: Barry Hutchings, Branda G.

Excused: Paul Romero, Janet Mulder, Steve Wragg, Thomas Gray, Ed Mollen

Vacant Seats: 2,9

3. APPROVAL: Minutes for June 6 and July 18, 2023. Dan moved to approve the Minutes.
Approved Unanimously.

4. OPEN FORUM

- **Michael Casinelli** contacted Code Enforcement concerning the 3025 Jamul Highland Rd property. Luke is the new contact person. He was unsuccessful in meeting with the owner. The owners do have a valid permit for the containers and the only RULE is that they cannot be seen from the road. If there is a fire hazard, we contact the Fire Marshal. For other issues we can contact Environmental Health.
- **Preston Brown** read the recent news release from Ron Bonta, California’s Attorney General. He announced a settlement with the Biden administration to stop the disputed wall construction and provide money to help restore environmental damage. Specifically, the U.S. Department of Homeland Security will give the state \$25 million to help an environmental nonprofit buy 1,200 acres (known as the **Otay Village 14 property**) in San Diego County near the border — or if the group can’t come up with the other \$35 million, to fund conservation projects in the Proctor Valley/Lower Otay Lakes area. Under the settlement, the department will also provide \$1.1 million to monitor endangered species and install wildlife passages in the border area for those animals.
- Subcommittee meeting with Sheriff Amber Bragg, Rancho San Diego Office.
Preston Brown and **Lisa Hodgson** met with **Captain Amber Bragg** of the Ranch San Diego Command of the Sheriff Department to update her on the Jamul Casino Expansion Project and its potential impacts of additional traffic, emergency evacuation and the concerns of increasing crime in our community. Captain Bragg explained how data was collected and how we could assess it. We need to be able to accurately evaluate the impacts of rising crime levels along the SR-94 corridor in the town of Jamul and the surrounding neighborhoods. At our Public Meeting on November 3rd 2022 on the Casino Expansion Project, members of the community reported a steady increase of incidents throughout the Jamul region but mostly concentrated near the vicinity of the Casino. **Preston Brown** stated he would like to form a “permanent subcommittee” that would meet quarterly with the Captain of the Rancho San Diego Sheriff Division, Captain of the CHP, El Cajon office, Fire Chief of the County Fire Station 36, Fire Chief of the USFW at

Station 36 and Staff from the Caltrans District 11. These meetings would create a solid, reliable and lasting forum of communication with the public agencies responsible for our safety. **Lisa Hodgson** had received many pages of code to interpret crime statistics from Captain Baggs and said that it was very complicated and difficult to unravel. **Eve Nasby** suggested using an online AI program called “CLAUDE” that is similar to Chat GPT. It could download the data and pull together the relevant data points that we request. This could be very useful.

- **Association of Planning Groups, Robin Joy Maxim**

Kevin May attend the recent meetings of our County Community Planning Groups efforts to form a new Association of Planning Groups in order to gain an advisory seat on the SANDAG Board. He reports that:

- “Draft Bylaws” for the new Association of Planning Groups - San Diego County have been submitted to County Counsel for review. Because of County support for this initiative and the subsequent required creation of a formal “Association” (as required by SANDAG’s Bylaws) County Counsel was asked to see if there were any red flags in our draft Bylaws.
- County Counsel is expected to respond with their thoughts within the next week or two.
- Once we have our Bylaws an initial meeting of the new Association will be scheduled. This will be an in-person meeting as the Brown Act will apply.
- When this is completed the Association of Planning Groups will send a letter to SANDAG requesting admittance as an Advisory Board Member. SANDAG will need to place our request for the Board meeting agenda. We intend to be in place with our representative for the new Advisory Board Seat by January 1, 2024.
- Sponsor Groups have expressed concern that they will not be a part of this initiative. Because the unanimous support from the County Board of Supervisors was based on the SANDAG Advisory Board Member representative and alternate being “elected officials”, we have drafted this initial set of Bylaws reflecting this expectation. However, the objective is to have input from all Unincorporated Area representatives. Our newly formed Association of Planning Groups - San Diego County will hold public meetings. Continued attendance and input by Sponsor Groups is expected and encouraged.

Additional Topics:

- Cannabis Ordinance - Concern that the phrase 3 of this developing ordinance was not available as a presentation. County presentations to Groups are important to ensure that communities are part of the process instead of being passed over as the County moves to finalize the business of Cannabis. It is important for Groups to look at the County website to view the County’s conclusions and public comments.
- Battery storage sites in residential areas versus industrial areas. It was noted that flow batteries were safer than lithium batteries with respect to fire safety and the environment.
- Short-term rentals and by-right low-income housing. It was noted that there was a trailer community (Butterfield Community) within 27 miles of Julian that was without the benefit of services. Also noted that housing should be compatible with the intended zoning of a community.
- A general question was asked of the Group - “Are your Groups generally reactive or proactive?” Responses were mixed with most Groups being currently proactive or working to be proactive given the rate of change and new laws impacting our Unincorporated Areas.
- LOVELAND RESERVOIR: Report on Zoom Meeting with **Andrew Hays**, currently on staff with Brian Jones, and **Russel Walsh**, a **Lawson Valley** Resident who has been working for a number of years to reestablish recreation rights of fishing and hiking at Loveland Reservoir. **Andrew Hays** held the Zoom meeting and offered some ideas for how to move forward in what has become stalemate of cross jurisdictional and contradictory obligations and responsibilities of government agencies involving the County, the State, Federal (Forest Service) and Sweetwater Water Authority. Andrew has met with many representatives and through his experience in government has ideas on how to break the gridlock involving a very complicated “easement” for

public land use and achieve some agreements for long term management of this valuable resource.

5. CLIMATE ACTION PLAN (CAP): This presentation was Cancelled. The Sustainability Planning Division of San Diego County Planning and Development Services will present at our next meeting.
6. AT&T CELL TOWER: PDS2023-MUP-34-001. Assessor's Parcel #652-020-10-00, 1020 Barrett Lake Road, Dulzura, CA.

Chief **Barry Hutchings**, Senior Operations Advisor of the Western Fire Chiefs Association, presented this project. AT&T is the client.

- In 2012, Congress created the nationwide public safety initiative to expand the cellular reach in rural area in America in order to enhance communication for emergency response capabilities.”. This proposed Cell Tower in Dulzura will be funded partially by the Federal government and will oversee the management of the network. Getting land to permit for a site tower is always the most difficult step. The location is centered in one of the “dead spots” in Dulzura and was chosen by ATT.
- Once it gets built everyone will be able to use it, all cellular carriers will be on this tower. The goal is to integrate all communication systems including “Starlink” and short-wave radio.
- To be effective Barry proposed an 80 FT tower. It is a stand-alone monopine tree camouflaged tower. It is located within a hundred feet of Campo Highway. **Dan Neirinckx**, lives in Dulzura and knows this area well, said he will post notice of this at the community center and try and hold an open house for people to attend and ask questions. He noted the 80 FT height is much taller than any existing structure or indigenous trees and may have to be reduced to get community approval. The current height limit for any structures is 35 FT which requires a variant.
- **Michael Casinelli** asked if they consider the top of a mountain as a suitable site for greater coverage. Barry said that in that location, the site would get bombarded with routing calls. These are made to shake hands with each other. ‘You don’t want to overbuild’.
- **Dan** asked about the scoping letter. **Barry** said we would submit our recommendation on Section Form 435
- If the tower becomes obsolete it will be removed.
- **Dan** said that our group requires more than the County standard. The CMU housing for the generator should have “sound dampening” and they needed a supply of ground water for the landscaping. **Michael** added that earth tones should be used for the paint.
- **Kevin May** thanked **Barry** and said we needed to connect with Dulzura and review the scoping letter and add our revisions.

7. COTTONWOOD SANDMINE PROJECT: PDS2018-MUP-18-023 and PDS2018-RP-18-001. Project Description (Chapter 1.0) and the Biological Resources analysis (Subchapter 2.2 and Appendix C) of the Draft EIR. – Update Link for more information:

<https://www.sandiegocounty.gov/pds/ceqa/MUP-18-023.html>

The members working on this project are **Preston Brown - Chair**, **Rachel Vedder** and **Paul Dombrowski**. **Preston** and **Paul** attended the Public Meeting in Rancho San Diego last week. It was held by **Mark Slovick**, Deputy Director of PDS. The developer,Schlesinger, gave an inaudible introduction due to sound tech problems. **Elizabeth Urquhart**, Chair of StopCottonwoodSand Mine.org, introduced herself explained the reasons why she and most of her community opposes this project.

She said, “StopCottonwoodSandMine.org is a non-profit civic organization established in 2018 to fight against this horrific project that will do irreparable harm to neighborhood character, the people in the surrounding area and beyond. I represent 14 members of the Board of Directors as well as over 5,000 residents in our community’.

A live recording of the meeting can be found on Facebook

<https://www.facebook.com/stopsdmine/videos/1091803912206372/>

Preston said the subcommittee will meet and review the RDEIR and make recommendations to our group in a letter to PDS. There are 2 issues that forced a revised Draft to the DEIR.

- The first deals with undeclared species of plants or animals and reptilians. These were somehow missed in the initial field study.
- The second involved the oversight to account for the number of hauling trucks need to fill the mine pit back up. They also had not completed a Reclamation Plan detailing the restoration of the mining pit.

Lisa Hodgson suggested that a new traffic study be done to update the current reality of the post Covid world with kids back in school. The previous study is not representative of the current times.

8. JAMUL CASINO, HOTEL AND ENTERTAINMENT CENTER EXPANSION PROJECT

- On Temporary Cement Batch Plant: **Kevin May** wrote a letter to Mark Slovic PDS concerning numerous violations of the code compliance for the temporary permit for the Cement Batch Plant including a violation of the Public nuisance laws. SEE ATTACHMENT I
- Letter to Caltrans: concerning traffic delays and congestion from hauling trucks crossing SR-94 during Peak Hours. **Kevin May** presented letter. SEE ATTACHMENT II
- Caltrans Letter of Response: from Sam Amen, District Division Chief, stating that they did not have control over hours of operation. Kevin commented that this response does not make sense since they do have control over of the use of the state highway through “encroachments rights”. SEE ATTACHMENT III
- Lisa Hodgson mentioned that there is App. available on the County website called “TELL US NOW”. You can report nonemergency problems and then track the progress of the reported problem. All members of the community can take a picture of something and report immediately, it generates complaint.
- **Preston Brown** contacted **Jamie Abbott**, Director of Airports, DPW Airport Division and inquired whether the Jamul Casino had completed an “aeronautical survey” or filed for an application for approval for the new 225 FT hotel with the Federal Aviation Authority (FAA). The Jamul Valley is a popular recreation area for private aviators. In fact, in 2015, a plane crashed into the foundation of the first casino buildout. Mr. Abbott said he would have his staff look into this.

9. JDCPG OFFICER’S ANNOUNCEMENTS AND REPORTS:

- Letter of Support regarding the completion of the 94/125 Interchange Project. **Kevin May** read the letter Addressed to **Nora Vargas**, Chairwoman of SANDAG. SEE ATTCHMENT IV
- Capital Improvement Program (CIP): Roadwork List submitted to Department of Public Works, listed in order of importance. SEE ATTACHMENT V

10. ADJOURNMENT 10:22pm

NOTICE OF NEXT REGULAR MEETING

Tuesday, August 15, 2023

Jamul-Dulzura Union School District - Jamul Education Center

14581 Lyons Valley Road

Jamul, CA 91935

Hybrid Meeting: Both In-Person and Zoom Attendance

<http://www.sdcounty.ca.gov/pds/CommunityGroups.html>

We strive to protect personally identifiable information by collecting only information necessary to deliver our services. All information that may be collected becomes public record that may be subject to inspection and copying by the public, unless an exemption in law exists. In the event of a conflict between this Public Notice and any County ordinance or other law governing the County's disclosure of records, the County ordinance or other applicable law will control. Access and Correction of Personal Information. You can review any personal information collected about you. You may recommend changes to your personal information you believe is in error by submitting a written request that credibly shows the error. If you believe that your personal information is being used for a purpose other than what was intended when submitted, you may contact us. In all cases, we will take reasonable steps to verify your identity before granting access or making corrections.

JAMUL DULZURA COMMUNITY PLANNING GROUP

MISSION STATEMENT

"The mission of the Jamul-Dulzura Community Planning Group is to represent the best interests of the communities of Jamul and Dulzura while adhering to County of San Diego, California Board of Supervisors Policy I-1."

PURPOSE STATEMENT

The purpose of the Jamul-Dulzura Community Planning Group is:

- *To provide a public forum where local citizens can learn about issues of importance to them and their community and provide input.*
- *To carefully consider all input when advising the county on such issues as planning, land use, discretionary projects, and community and sub-regional plans.*

ATTACHMENT I: LETTER TO MARK SLOVICK, PDS, ON CEMENT BATCH PLANT

6/29/2023

To: Mark Slovick

RE: Code Compliance of Temporary Permit for Cement Batch Plant

I am writing you because I was recently made aware of possible code compliance violations on the use of land, adjacent (across SR-94) to the Jamul Indian Village (JIV), that was given a temporary permit for a temporary cement batch plant for the purpose of construction support. It is my understanding that this temporary permit for construction support allows only activity that is deemed to be a part of the construction support, including the temporary cement batch plant and nothing else.

On June 17, 2023, the Jamul Casino had a recent celebration called “The Jamul Casino Block Party” During this event, the casino used the land mentioned above for “Team Members.” This is a violation of their temporary permit. See pictures below:

Allowing parking on this same land, by the JIV, is a violation of both the Indian Gaming Regulatory Act (IGRA) and the JIV-California Compact. According to IGRA, the JIV’s gaming facility must be entirely on Indian land. Gaming facilities are not allowed on fee owned lands outside the village. The JIV-California Compact’s definition of a gaming facility includes parking lots. In this situation, the County has an obligation to enforce State law. This act could also be considered a violation of the public nuisance laws which the County is also required to enforce. Thus, the reason(s) I am making you aware of this situation.

I would hope, now that the County is aware of this problem, that this does not happen again, and that the county will let the JIV know of these concerns and monitor this situation for compliance thereafter. In case this kind of activity continues, I hope that the county will enforce the law regarding Code Compliance violations as they would with any other entity.

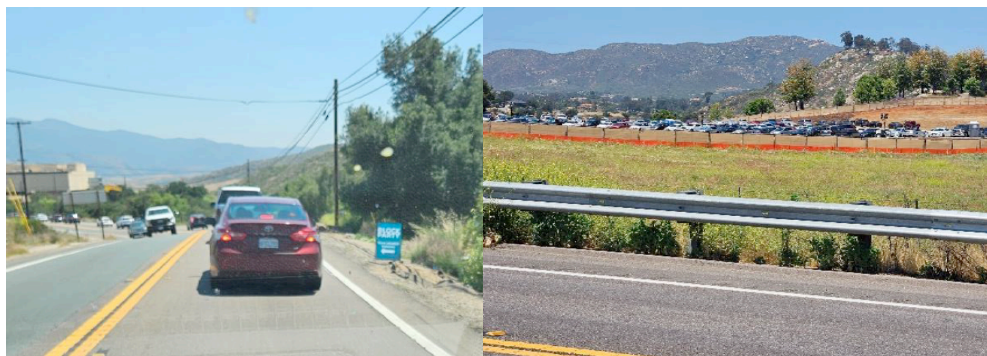
Sincerely,

Kevin James May

Chair, Jamul – _Dulzura Community Planning Group

Email: kjmaycp@gmail.com

Cell: 619-987-258



ATTACHMENT II: LETTER TO CALTRANS

June 26, 2023

Tony Tavares
Director of the Department of Transportation (CALTRANS)
P. O. Box 942873
Sacramento, CA 94273-001

RE: Construction Related Traffic Delays on SR 94 in Jamul, CA

As Chair of the Jamul-Dulzura Community Planning Group, I am writing you regarding the impending traffic delays on SR 94 related to the construction that will be occurring at the Jamul Indian Village (JIV) in Jamul, California. Recently, the JIV received a temporary permit from the County of San Diego to establish a temporary cement batch plant on land adjacent to their reservation. While this land is considered "adjacent" to the JIV, physically it is situated on the other side of SR 94. This is where the problem lies, in that this is going to require traffic stoppages on SR 94 to allow cement trucks, and other associated traffic, to travel from the cement batch plant to the construction site on the JIV.

Currently, the only restriction on this activity is the San Diego County Noise Ordinance, which limits the hours of operation to between 7:00 am and 7:00 pm, Monday through Saturday with no work allowed on Sundays or holidays.

Another concern is the impact on the morning and afternoon commutes. Things to consider are:

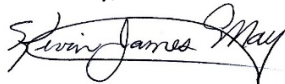
- SR 94 is a route used, both by local county residents and residents from Mexico, to get to work each morning and home each evening.
- For those residents there really is no alternate route that they can take.
- Peak travel times at the Tecate border crossing are: 6 am to 9 am and 4 pm – 7 pm.

Given these factors, we are asking that traffic delays on SR 94, due to JIV construction activity, only occur between the hours of 9:30 am and 3:30 pm.

The Jamul-Dulzura Community Planning Group has unanimously voted for this request.

Please contact us and let us know if this is possible and if not, is there anything else we can or need to do to help prevent traffic delays during this time of construction by the JIV.

Sincerely,



Kevin James May
Chair, Jamul-Dulzura Community Planning Group
P. O. Box 613
Jamul, CA 91935
Email: kjmaycpg@gmail.com
Cell: 619-987-2586

CC:

Gustavo Dallarda, Director of the Department of Transportation (CALTRANS), District 11

ATTACHMENT III: CALTRANS LETTER OF RESPONSE

CALIFORNIA STATE TRANSPORTATION AGENCY

GAVIN NEWSOM, GOVERNOR

California Department of Transportation

DISTRICT 11
4050 TAYLOR ST, MS-333
SAN DIEGO, CA 92110
PHONE (619) 688-6670
www.dot.ca.gov



July 12, 2023

mail log 2023-1897

Mr. Kevin James May
Chair
Jamul-Dulzura Community Planning Group
<kjmaycpg@gmail.com>

Dear Mr. May:

The California Department of Transportation (Caltrans) received your email on June 27, 2023 regarding the proposed construction at the Jamul Indian Village (JIV) Casino in Jamul, California. District Director Gustavo Dallarda has requested that I respond on his behalf.

As you noted, the County of San Diego approved a building permit for a batch plant. No work is planned within the State's right-of-way. Caltrans does not have the authority to limit the hours of operation.

Thank you for bringing your concerns to our attention. Caltrans is committed to providing a safe, sustainable, and integrated transportation system for all.

Sincerely,

A handwritten signature in black ink, appearing to read 'Sam Amen', written over a light blue horizontal line.

SAM AMEN, P.E., P.M.P.
District Division Chief, Design

c: Nora Vargas, Chairwoman, San Diego County Supervisors, District 1
Tony Tavares, Director, Caltrans
Gustavo Dallarda, District Director, District 11, Caltrans
Mario Orso, Chief Deputy, Capital Program, District 11, Caltrans
Everett Townsend, Chief Deputy, Maintenance & Operations, District 11, Caltrans
Karen Jewel, Central Corridor Project Director, District 11, Caltrans
Maurice A. Eaton, Senior Transportation Planner, District 11, Caltrans
Michael Lubin, Senior Transportation Engineer, District 11, Caltrans

"Provide a safe and reliable transportation network that serves all people and respects the environment"

ATTACHMENT IV: LETTER TO SANDAG – 94/125 INTERCHANGE PROJECTS

June 26, 2023

Hon. Nora Vargas

Chairwoman SANDAG

C/O Staff Contact: Robyn Wapner

As Chairperson of the Jamul-Dulzura Community Planning Group, I am writing to you in support of the completion of the 94/125 interchange Projects and request that it be given the highest priority possible.

These projects would include:

- Widening of SR 125 at the Merritt Blvd Bridge
- Adding a freeway interchange from SB 125 to EB 94
- Improving the WB 94 to NB 125
- Widening NB and SB SR 125 at Merritt Blvd Bridge

These improvements are becoming paramount due to the increasing amount of traffic in this area, which is compounding the already existing problems of congestion and delays, resulting in dramatic increases in:

- Air pollution
- Noise pollution
- Traffic accidents

Thus, steadily decreasing the health and quality of life of those living and/or having to travel through this area.

Another concern is the continuing decrease in efficiency of the transportation of both people and goods, both locally and internationally. This will only get worse with the continued expansion of the Ports of Entry with Mexico.

The Jamul-Dulzura Community Planning Group, as a representative of all our constituents, has unanimously voted to encourage the expedition of these projections and request your consideration to do the same.

Sincerely,

Kevin James May

Chair, Jamul-Dulzura Community Planning Group

P.O. Box 613

Jamul, CA 91935

Email: kjmaycpg@gmail.com

Cell: 619-987-2586

CC:

- Tony Tavares, Director of the Department of Transportation (CALTRANS)
- Gustavo Dallarda, Director of the Department of Transportation (CALTRANS) – _District 11
- Michael Lubin, SR 94/125 Project Manager
- Karen Jewel, Sr. Transportation Engineer, Department of Transportation (CALTRANS) – _District 11

ATTACHMENT V: CAPITAL IMPROVEMTN PROGRAM (CIP):

Capital Improvement Plan (CIP) 2023 - 2028
Projects ranked in importance by the Jamul-Dulzura CPG
7-10-2023

RANK	ITEM FOR REPAIR	COMMENTS
1	Lyons Valley Road "dead man's curve" just before light on SR-94, needs a guardrail and reflectors.	Site of numerous accidents; Live saving improvement.
2	Proctor Valley Road Improvement: Asphalt, maintenance, or DG combination.	Could be improved to make safer for emergency evacuation situations.
3	Repave Lawson Valley Road. Last resurfacing stopped at mile marker 3, needs to be completed and repair areas of deterioration.	Especially critical for emergency evacuation
4	Otay Lakes Road near the airport gets flooded and impassable in every bad rainstorm. Needs culvert.	Major lifeline between Chula Vista and the East County.
5	At 2278 AND 2160 Honey Springs Road, the dip gets flooded in rainstorm and becomes impassable at times or dangerous. Needs culvert.	Would allow continued access for residents during storm periods.
6	Skyline Truck Trail Spur (Near 4 Corners) needs 3 culverts because of yearly road washouts. 1) Near intersection with Twisted Oak 2) Area further east where natural creek runs. 3) Area further east where road gets flooded	Alternative road for ingress and egress, for daily use and emergencies.
7	Jamul Highland Drive: asphalt is falling apart, full length of road from the Lyons Valley Intersection.	Numerous chunks of asphalt and dips/holes are dangerous