

**Minutes of the April 04, 2024**  
**Long Range Planning Committee (LRPC)**  
**Peninsula Community Planning Board (PCPB)**  
**Shanghai Bun, 1029 Rosecrans St. San Diego 92106**

18:00 Call to order

Board Members Present: Chair Javier Saunders, Sam Laub, Andrew Hollingworth, Jacquelin Greulich, Margaret Virissimo, Eric Law. Appointed Community Members Present: Paul Grimes, Max Apodaca. Also attending the Committee Meeting was Tracy Dezenzo and Jay Goldberg from the Ocean Beach Planning Board.

**B. Review and Approval of Minutes**

A motion to approve the March 2024 Subcommittee minutes was made by Margaret V. and seconded by Sam. The minutes were approved.

**C. Non-agenda public comments;**

Margaret V. noted the March Elections went well and as smooth as could be expected. She congratulated the re-elected members of the committee.

Margaret V. provided a brief update on the H Barrick status. The item is tentatively scheduled for council on April 18. Margaret met with Mission Hills. The new site is located in a commercial area and closer to resources than H Barrick.

**D.a. Short Term Vacation Rental Presentation**

Tracy Dezenzo and Jay Golberg made a presentation to the committee on recommended improvements to the Short Term Rental Policy. Some owners are exploiting the ordinance and is detrimental to the community. Key recommendations include limiting licenses to a person with ownership and cap number of licenses in communities. Javier S. made a motion to approve. Seconded by Sam L. The motion was approved 8-0.

**D.b. 2024 Land Development Code Update Draft to Changes. Oppose Items #1, #25, and #60.**

Andrew H. provided the committee with a letter of recommendation to oppose Land Code Changes which impact the community. Item 1 is an exception to Sports Areas which benefits the Midway Rising Development. #25 eliminates front setbacks for ADU's with an existing ADU or proposed Dwelling Unit. #60 allows ADU's 16 feet or greater to follow the base zone side setback or 4 ft whichever is lower.

**D.c. Discuss Proposed Midway Rising Tax Increment Financing District.**

Andrew H. stated Midway Rising is working with council to create a tax increment Financing District where tax increments stay within the Midway District. No action was taken.

**D.d Discuss Proposed One Cent Sales Tax increase and future potential Action**

Javier S. mentioned the committee may want to consider taken a position on the One Cent Tax increase. Some points of view include providing a sunset clause and increasing TOT tax (Hotel Occupancy Tax) before increasing a general one -cent sales tax.

**E.** Meeting was **adjourned** at 19:05