

EL CERRITO COMMUNITY NEWSLETTER

Volume Fifteen Number 6 June 2021



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El Cerrito Community Council Meeting DOUBLE HEADER

**JOIN US FOR
JIM SCHNEIDER, Executive
Director of the COLLEGE AREA
BUSINESS DISTRICT, with news
about our businesses and
upcoming events
AND**

**KATY CALLEN
OF LIVABLE SAN DIEGO with an
introduction to the group, its
concerns and goals**

**JUNE 17TH - 7:00 – 8:30 PM
VIA ZOOM**

It is time to start venturing out now that Covid-19 restrictions have loosened up. One of the best things we can do is get some walking exercise into our routines. A fun way to do that is to add a destination stop at your favorite El Cajon Blvd business.

Jim will bring us up to date on business activities.

Katy Callen is with a newly formed group, Livable San Diego <http://livablesandiego.org/>, organized due to concerns residents in many areas of the City have voiced regarding development being pushed without supporting infrastructure and quality of life considerations for the residents.

Join Zoom Meeting Link

<https://nu.zoom.us/j/8586428437>

Meeting ID: 858 642 8437

OR join the ZOOM Meeting by Phone

[Join by Phone - Dial and enter Meeting ID](#)

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VOTE FOR YOUR FAVORITE COLLEGE AREA BUSINESSES AND ATTEND THE AWARDS CEREMONY

The College Area Business District (CABD) is still taking votes through Friday, June 18th for the BEST . . . in the CABD. Then celebrate all of the great College Area businesses at the Awards Ceremony on **June 30th**.

You (the public) get to vote for your favorite businesses in the College Area Business District's Annual Choice Awards!

Voting is open through **Friday, June 18th**. Click here to Vote: <https://bit.ly/34rbTGT>

Then Celebrate the award-winning businesses of the College Area Business District! They have planned a tailgate themed event that promises to be an evening full of FUN with light refreshments supplied by local businesses and, of course, the UNVEILING OF THE AWARD WINNING BUSINESSES!

Come attired in your favorite sports jersey or gear! Admission is \$10 per person. Tickets are available at the door or in advance online: https://www.paypal.com/webapps/shoppingcart?flowId=69f7a425fc86f&mfid=1623798523164_69f7a425fc86f#/checkout/openButton

Admission includes:

- * Two drinks
- * Buffet-style food
- * Entry in the Door Prize Drawing
- * All the FUN you can bring/take!

RECAP OF ECCC MAY MEETING & VOTES – IN FAVOR OF NFABSD & PARC

At our May meeting, we learned about our City's elected officials' new regulations for Accessory Dwelling Units (ADU's).

Many of you know Newell Booth, who was the ECCC Chair some years ago and is still very active in the El Cerrito community.

Newell and other El Cerrito members, Bob Jaynes and Danna Givot, are with Neighbors For A Better San Diego (**NFABSD**). The main concern for this group are current regulations for ADU's in single family residential neighborhoods. Following is a summary of their concerns and presentation.

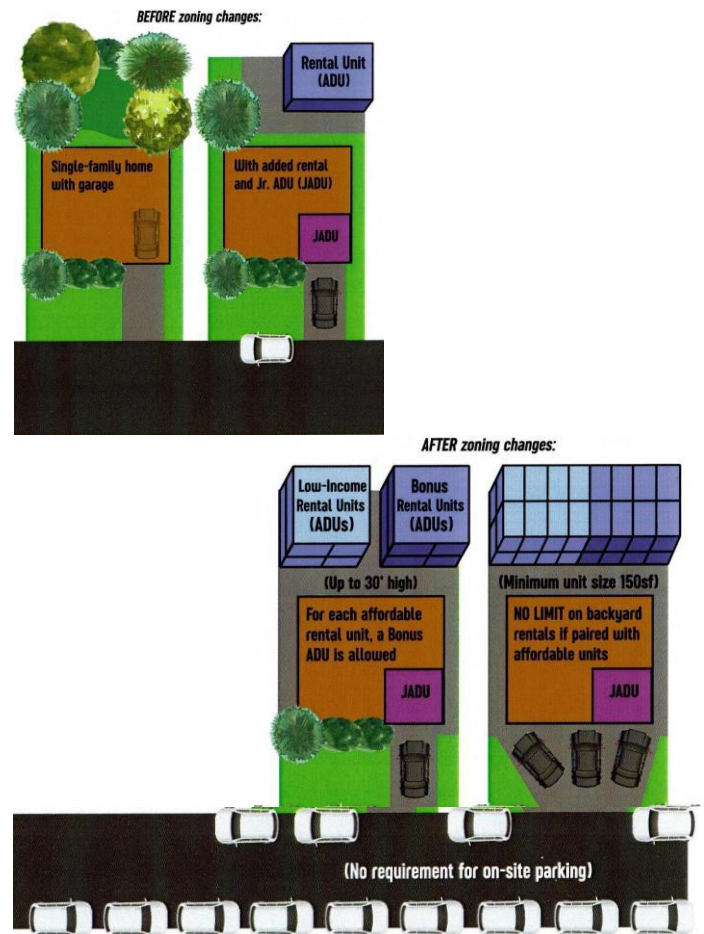
Last October 2020, our City Council voted to allow decimation of single residential zoning and opened the floodgates for two- or three-story backyard apartment buildings.

Parking requirements are eliminated and fees waived for developers (up to \$12,000 PER UNIT) for rental units/ADUs on single residential lots. This leaves resident taxpayers holding the bag for needed infrastructure to support high density in single residential zoned neighborhoods.

Major rezoning is being masqueraded as minor modifications. When changes are large, they should follow the same legal procedures as actual rezoning. Studies confirm that such state-ordered upzoning encourages speculation and drives up land costs. That pushes housing costs up even higher, not lower. We have more than enough underutilized land on our main transit boulevards to meet our housing needs. We must not destroy our single-family neighborhoods and price out first-time home buyers.

Following is an example of the lot development before and after various stages of ADU development and the impacts on the lot, its vegetation and parking. The upper left illustration is a regular single residential lot, to its right is a single ADU; below right and left are examples of:

- 2- or 3-STORY backyard apartment buildings
- ZERO setbacks on the side and rear yards
- NO limit on Bonus ADUs per lot
- NO parking required
- Front yards can be replaced with parking lots
- Green urban canopy replaced with concrete
- Developers incentivized to build AWAY from main transit corridors and IN residential neighborhoods
- Taxpayers pay for needed infrastructure because fees are waived for developers



NFABSD is urging all of us to not let San Diego's Mayor and City Council hand over our single residential neighborhoods to corporate ownership and to OPPOSE these destructive changes and demand that the city place a moratorium on this neighborhood-killing policy.

ECCC voted overwhelming to approve NFABSD proposals against the new ADU regulations.

There are petitions available to OPPOSE the new changes in front of Danna's home at 4669 59th St - a white box is attached to the fence along the driveway, and in front of Newell's home at 56th and Adams Avenue where the petition is sitting on the rock wall at the corner. Check [Nextdoor.com](https://nextdoor.com) for petition drives or contact Better4SD@gmail.com to have one emailed or delivered and to be placed on their mailing list.

Some in ECCC voted against approval of NFABSD's recommendations. If you are in favor of the new ADU regulations, you can sign a petition or have one mailed to you by contacting Melissa Steele at team@steelesandiegohomes.com.

NFABSD also recommends you WRITE OR CALL City Hall and demand preservation of residential zoning:
MayorToddGloria@sandiego.gov 619-236-6330
Dist 1: JoeLaCava@sandiego.gov 619-236-6611
Dist 2: JenniferCampbell@sandiego.gov 619-236-6622
Dist 3: StephenWhitburn@sandiego.gov 619-236-6633
Dist 4: CD4News@sandiego.gov 619-236-6644
Dist 5: MarnivonWilpert@sandiego.gov 619-236-6655

Dist 6: ChrisCate@sandiego.gov 619-236-6616
Dist 7: RaulCampillo@sandiego.gov 619-236-6677
Dist 8: VivianMoreno@sandiego.gov 619-236-6688
Dist 9: SeanEloRivera@sandiego.gov 619-236-6699

PARC, which stands for Park And Recreation Coalition, introduced its recommendations at our March meeting, with improvements to the current City's Plan, including funding proposals that would allow areas to fund park land acquisition and upkeep so City residents can have park acreage based on population, 2.8 acres per 1,000 residents, which was the goal of the prior Recreation Element.

PARC's goals are important considering the push for higher density development and the need for getting outdoors for exercise and recreation. You can review the PARC presentation on the ECCC website.

THE ECCC vote was unanimous in favor of the PARC recommendations and sent a letter to City officials.

*****FUN READ!*****

5 Reasons COLLEGE AREA SAN DIEGO is a Great Place to Live in 2021

Posted by Scott Taylor on Sunday, June 13, 2021 - San Diego Real Estate Hunter
<https://www.sandiegorealestatehunter.com/blog/5-reasons-college-area-san-diego-great-place-live/>

RECAP OF HOMELESS STORAGE BIN FACILITES MEETING OF JUNE 11TH

San Diego Housing Commission (SDHC) held a meeting on June 11th, with very little notice to the public regarding approval of extending a contract between SDHC and Mental Health Systems (MHS) to operate the City of San Diego's Transitional Storage Centers at 116 South 20th in Logan Heights and on Lea Street, part of Chollas Triangle, in Redwood Village.

Of major concern in both neighborhoods is that the facilities have increased the homeless population in the areas. The Logan Heights facility is very near to schools and trespassing on their properties by homeless people has become so significant that fences have been built and security patrols hired - at quite an expense for the schools. Plus, young children are seeing sexual activity, people reliving themselves in public and are exposed to the anxiety they and the adults are feeling when the break-ins by some of the homeless people occur during class and on campus hours.

Neighborhoods near these sites, including El Cerrito, are dealing with break-ins and vandalism, as well as having to clean up human waste, needles and trash left behind.

When these facilities went in, Georgette Gomez, who was City Council President at the time, instructed all

nine City Councilmembers to start looking for locations within each of their districts where homelessness issues can be resolved. It is time for this consideration to start.

SANDAG INVITATION TO VIRTUAL TOURS FOR THE MONTH OF JUNE REGIONAL PLAN FOR 2050

FROM SANDAG (San Diego Association of Governments <https://www.sandag.org/>) [draft 2021 Regional Plan](#) Join a SANDAG virtual open house for an opportunity to hear from SANDAG leadership and staff on key considerations of the draft 2021 Regional Plan, proposed improvements in the event's subregion, and an opportunity to give verbal public comment on the draft plan.

Virtual open houses are scheduled throughout the month of June ([English](#) | [Español](#)). Attendees are encouraged to join the meeting focused closest to their residence. Simultaneous interpretation in Spanish will be provided. Registration is not required.

Click to join:

North County Coastal: [Tues, June 15, 2021, 6-8 p.m.](#)
County Unincorporated: [Wed, June 16, 2021, 6-8 p.m.](#)
South County: [Tues, June 22, 2021, 6-8 p.m.](#)
East County: [Thurs, June 24, 2021, 6-8 p.m.](#)
North County Inland: [Mon, June 28, 2021, 6-8 p.m.](#)
Central San Diego: [Wed, June 30, 2021, 6-8 p.m.](#)

To learn more and participate in these events, visit SDForward.com. To join the open house by telephone, dial+1 669 900 6833 and use webinar ID: 987 9265 8224. International numbers are available at: <https://zoom.us/j/abSVhX79ZC>,

Explore the Plan at [draft 2021 Regional Plan](#). This is a long-term blueprint for the San Diego region that seeks to improve quality of life, address social equity, and preserve our environment for generations to come. It is designed to reimagine the San Diego region with a transformative transportation system, a sustainable pattern of growth and development, and innovative demand and management strategies.

The draft 2021 Regional Plan outlines the key strategies, projects, and priorities being explored to enhance the region's transportation, equity, and climate action goals through a more connected transportation system for all San Diegans

Comments provided at the open houses will be documented and responded to within the final 2021 Regional Plan. Each open house will be recorded and made available on SDForward.com

The SANDAG open houses will be followed by virtual public hearings **in July** at SANDAG [Board of Directors](#) and [Transportation Committee](#) meetings.

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