

SANDPIPER

The Sandpiper hears from a growing number of residents that they sense the rules are being manipulated to achieve projects that are out of scale within various neighborhoods. We have collected some random quotes from letters to the DRB which characterize how many citizens perceive a growing problem.

DRB: Residents' Angst

These neighbors are being genuinely harassed and they are nervous and scared. This should not be tolerated in our city. The city must step in and make it clear that the existing zoning laws will be strictly adhered to and not put residents in the position to have to negotiate with bullies.

"The "spec house" proposed for ...is oversized and incompatible with the residences in the surrounding neighborhood. We strongly concur with staff findings that it violates DRO sections 23.08.072,23.08.077,23.08.078, and 23.08.040, and ask that the DRB require the project to be changed to be consistent with these.

"When I met with the architect during the CCP earlier this year, he promised the tree would be removed unless anyone objected to the plans. The neighbors are being held hostage by the trees, so they can get what they want.

"How on earth some of us can be so greedy and selfish wanting to have them all without considering



IS DEL MAR OVERBUILDING?

pages 8 and 9

the neighbors' and not thinking how important this view can be to others...?"

"The proposed house is much higher than the neighbor's and hovers over their home and in different areas looks right into their home or right into their second floor deck thus invading their privacy.

"I think it really devolves to the question of whether Del Mar should

remain a place where a diverse group of people can live, or should it become a city of trophy houses owned by absentee hedge fund managers."

Alternative Views

The Sandpiper invited several residents and groups to offer alternative views but were turned down. Perhaps some will be motivated to respond to the views expressed in this issue?

Also inside:



DELIVERY DEBATED

pages 11 and 13

BUILDING CHARACTER

What we build in Del Mar should be a reflection of who we are as a community and what we cherish about the character of our environment. Both private and public structures should be designed with that in mind.

We urge the City Council and the city hall architects to pay close attention to comments from many in our community about the preliminary design ideas recently presented by the design team.

The architects seem to understand that our civic center needs to communicate a strong statement about our core community values. We are a small, low scale, people-oriented village. Our center should be a warm welcoming place for citizens to gather, talk, listen, and deliberate about how we want to live together, shape our environment, plan our future, and solve problems. That message must be indelibly imbedded in the structures and spaces of our civic center.

We do not want a civic center of pretentious scale that suggests we aspire to be the biggest and best. The structures need to reflect our respect for the staffers who work so hard for us, but at the same time signal how

accessible civic spaces are to citizens who need assistance or want to participate. Shapes that are cold or boxy send the wrong message. Structures that overwhelm the street and nearby neighborhoods send the wrong message. Structures that are big and imposing have a tendency to intimidate those who approach.

We urge the architects to embrace the unique charm and character of some of our most cherished buildings such as the library, St. Peters Church, Stratford Square, the train station, and the Powerhouse. Our civic space should complement, not compete with these admired buildings. Adding to their challenge there are also voices in favor of the designers' proposed more contemporary transparent design. And we appreciate their challenge given the 14 foot height limit they must work within. Our community is embraced by lush greenery, open spaces, and the ocean—they seem to be trying to incorporate those elements into the design.

The design elements must be soft, not hard, using natural materials that telegraph our love for the natural environment. Human scale please.

We have one chance to get this right. It will characterize Del Mar way beyond our time. We look forward to how creative the architects can be in addressing all of these complex ideas. ■



The Sandpiper is published by the Del Mar Community Alliance, a not-for-profit corporation. Its purpose is to advocate the Del Mar Community Plan, to foster informed public and government decision-making regarding issues affecting the community of the City of Del Mar, and to encourage a social and political climate favorable to the protection of the community character of the City of Del Mar and its environs.

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1912. Walkway above train station. Photo courtesy Del Mar Historical Society.

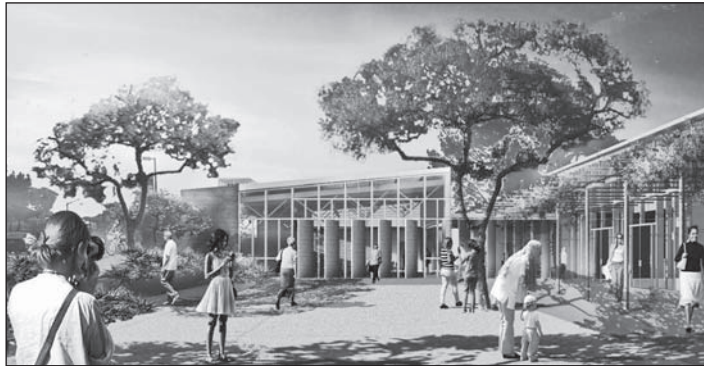
LETTERS TO THE EDITOR

- The Sandpiper welcomes readers' letters and articles.
- Material submitted must include the writer's name, street address, and phone number, and should not exceed 400 words.
- Material selected to be published may be edited or shortened.

Send to: The Sandpiper, Box 2177, Del Mar, CA 92014; or editor@delmarsandpiper.org

DESIGN WITHIN REACH

Karthy Garcia | City of Del Mar, Planning and Community Development Director



Del Mar Civic Plaza rendering. Courtesy City of Del Mar.

The City Hall/Town Hall/Civic Plaza design is underway and progressing according to the adopted City Council schedule. The architects are working hard to combine programmatic needs and community comments into a suitable design of the buildings and plaza areas. On August 26, the architects heard valuable comments from the Design Review Board and the community members who came to testify. Comments included concerns of the proposed bulk, mass and box-like structure; its interface with downtown and how the design could contribute to its vibrancy; and the design in context of Camino del Mar and the community character. Concerns regarding traffic, public views, noise, light, and glare were identified, many of which are addressed in the Draft Environmental Impact Report. The architects have taken those comments and gone “back to the drawing board” to see how they can incorporate the direction they heard. They will test these thoughts at the upcoming workshops as the design evolves.

The Draft Environmental Impact Report is now available for public review. The Draft EIR assesses the proposed project, the future expansion areas and the temporary relocation of City Hall during construction. It can be downloaded online at www.delmar.ca.us/cityhall or viewed at City Hall or the Del Mar Library. Written comments on the Draft EIR are due to the City no later than 5:00 PM on October 26, 2015 and can be emailed to CityHallCEQA@delmar.ca.us or mailed/delivered to 1050 Camino del Mar, Del Mar, CA 92014. Please remember that CEQA requires that comments are submitted in writing by the due date.

And there are many opportunities for community comment on the design during this process as well. Here are a few:

- A workshop at 6:00 PM on September 28, 2015 (in the City Council Chambers) to discuss how the architectural design could manifest the community character; how the plaza can be designed to support the community’s desired activities; and what are the findings of the Draft Environmental Impact Report. Missed the workshop? You can view it on Del Mar TV or online at: www.delmar.ca.us/cityhall
- Community Forums at upcoming City Council meetings (time certain at 6:30) where community members have an opportunity to share their comments on the project’s design. →

NEWSUPDATES

Bud Emerson | Klish Way

CAP Forward

Del Mar’s Climate Action Plan (CAP) took an aggressive step forward with a citizen workshop at the Powerhouse on September 24. Over 50 participants suggested priorities for the Sustainability Committee to build into the final draft. Setting a goal of 50% reduction in greenhouse gas by year 2035, the workshop focused on strategies in three broad categories: transportation, energy and buildings, waste and water. The CAP plan with specific action steps will be presented for City Council approval by the end of the year.



City Council Member Don Mosier speaking at the Climate Action Plan Fair. Photo courtesy City of Del Mar.

News Updates continued on page 4

- Citizens’ Participation Program Meeting tentatively scheduled for 6:00 PM on October 21, 2015 (in the City Council Chambers) to discuss the design evolution and direction to date.
- The online community engagement tool “Engage Del Mar” which can also be found at www.delmar.ca.us/cityhall is available for posting comments
- Emails to CityHall@delmar.ca.us
- Design Review Board on November 18, 2015
- City Council Hearing on December 7, 2015

We’ve also heard that calling this the “Civic Plaza” is confusing, as people think of “The (Del Mar) Plaza” at 15th Street instead. Any suggestions for a name of this great, new community gathering space? Send all ideas to CityHall@delmar.ca.us

The design process is a very exciting time, as ideas begin to manifest into form. As is typical with Del Mar, there are many different ideas and perspectives. Join the dialogue and have your voice heard. ■

ASK DR. RICH

Rich Simons | Upper East 11th Street

Every month Dr. Rich answers readers' most perplexing questions.

How long have you lived in Del Mar? And where do you plan to go after you retire? –c.t.

The short version of the story is that on the morning of April 1, 1970, I awoke in a small motel on Camino Del Mar at the base of 11th Street, called the Lemon Tree Inn. (I'll let you do the math.) It was a glorious day, with a light breeze sweeping in off the ocean. It was so glorious that I strolled up the street and bought the first house I saw for sale, which of course I couldn't afford.

As for your second question, I already retired, in 1983 (again, you can do the math). Anyway, its been a long time, and I must tell you that in all that time I have not thought to "go" anywhere. This is a hard place to leave. I don't think that anyone disputes that we have the most equitable climate on the planet. If the thermometer hits 78 we say we are having a "heat wave." If it plunges to 65 we have got a "cold spell." The residents of places like Houston and Minneapolis alternately laugh and cry when they receive this information. And they hate us. We don't have tornadoes and we don't have dust storms and we don't have hurricanes. And it looks like the next flood is a long way off. And anyway most of us live high on a hill.

So this may be the best place in the world to pass your "senior years." We are only ten minutes from some of the best medical services in the world. Thanks to Del Mar Community Connections, we can stay in our houses as long as we want. We don't need to be able to drive. We can still get to the grocery store and the theatre. We've got concerts, lectures, bridge, mah-jongg, yoga and I don't know what. Add in the sun, the sand and the ocean breeze – AND WHY THE HELL WOULD YOU WANT TO LEAVE!

Actually, there is an answer to that question – and of course I am going to tell you what it is. You see – as we



Dr. Rich at home. Photo courtesy of the author.

seniors become more senior, our lives become a carousel of doctor's appointments, blood tests, scans, operations and orthopedic devices. As Bette Davis said – to grow old you have to be very brave. And to be brave, you need to find something that makes you want to get out of bed every day, that makes you think it's worthwhile to be riding that carousel. Now - you may have already settled on tarpon fishing or your daily game of whist, but I submit to you that the one thing most likely to bring a smile to your face is . . . grandchildren!

That's right – watching those little devils grow, changing almost every day, full of surprises – will put a smile on your face every day.

So if you have to leave to get closer to your grandchildren, that's understandable. It's permissible. I think I can forgive you. ■

NEWS UPDATES

continued from page 3

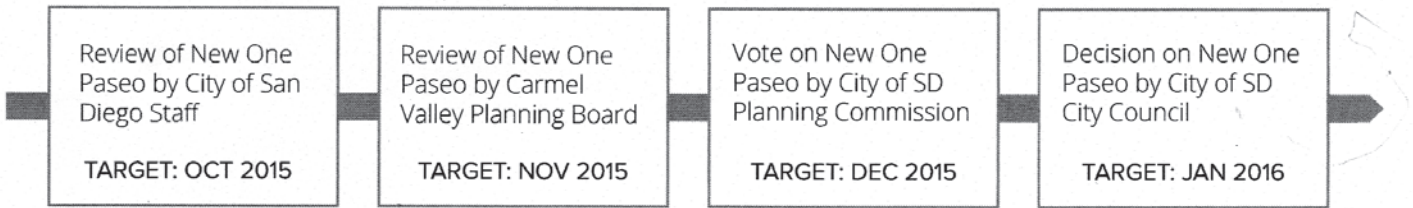
Ban Bad Bags

At its September 17th meeting, the Sustainability Advisory Board(SAB) formed a sub-committee to evaluate regulating the use of single-use carryout bags in the City of Del Mar. Upon the recommendation of Council Liaison Worden who was approached by the Surfrider Foundation urging Del Mar to follow a similar path as its neighbor Solana Beach, the Board will revisit its legwork started in 2013 when it surveyed local merchants. The California Grocers Association sent a letter to SAB's Chair, Andy Friedl applauding the consideration and suggested the model that works best for consumers and the retailers is banning single-use plastic bags and allowing recyclable paper bags for a charge. The impact for Del Mar's merchants may be negligible. Many of Del Mar's merchants have already eliminated plastic bags. The restaurants and those merchants who have to comply with food contact →

regulations are exempt from the ban in all communities. Del Mar has no grocery stores or pharmacies where plastic bag use is the largest. SAB will develop a Resolution for the City Council to consider. This should occur well before the November, 2016 referendum when California voters decide whether or not to scrap the statewide law phasing in restrictions on single-use plastic bags.

TBID Is Dead - Long Live TBID

Del Mar City Council decided to dismantle the Tourism Business Improvement District(TBID) as of September 30. Instead they have decided to raise the same amount of money to fund marketing activities, initially through the Del Mar Village Association (DMVA). The funds will continue to be raised from the same source--visitors will pay 1% tax on each night's hotel stay. DMVA will manage the funds to promote all businesses, not just hotels. The initial period of funding will be 18 months. Unlike TBID there will be accountability reporting to the city which can take corrective action if appropriate. →



PASEO PROBLEMS PERSIST

Ann Gardner | Via Latina

Traffic and delayed emergency services remain big issues for Del Mar area residents despite a new, reduced One Paseo plan being showcased by the developer. That is what Kilroy Realty, who is meeting with area planning boards to both get and report on input, is hearing at their “dialogue” with residents. The dialogue includes meetings with a working group of community representatives, a workshop with the Carmel Valley Planning Board that attracted almost 200 participants and an online virtual workshop comment period that was extended from Sept. 2 to Sept 9.

Del Mar took advantage of the extension to submit their ongoing concerns despite “appreciation for an effort to work more closely with the community and revise the project.

The project still lacks meaningful public transit... We question how the revised ...project can be found consistent with the community plan absent some effort to implement ...public transit. We urge adoption of an east-west bus service to move forward with One Paseo.”



IMPROVING EMERGENCY RESPONSE?

Residents question claims that new light technologies will improve emergency response times.

FIRE AND EMERGENCY SERVICE. Del Mar voiced concern that the revised project will have adverse and unmitigated impacts on Del Mar emergency services. With the addition of One Paseo the number of emergency service calls in the area will increase significantly the City points out, emphasizing that the Del Mar station is back up to the Carmel Valley station which serves the Heights and Del Mar Terrace. The Torrey Pines Planning Group (the Heights and Terrace neighborhoods within San Diego City limits) echoed the same concerns. They were skeptical that the promise of a synchronized light technology will allow emergency vehicles to cross the Del Mar Heights Rd. I-5 overpass without compromising response times. They cited the F level of service (traffic jam status) projected for the overpass in the project’s Environmental Impact Report and suggested that an additional emergency response truck for Del Mar be part of a new One Paseo project.

Kilroy went back to the drawing board after a successful referendum and two lawsuits forced the San Diego City Council to retract their Feb. 23 approval of a larger 1.4 million sq ft mixed use project. The new, reduced One Paseo is about 1.2 million sq feet but, according to Kilroy, the 50% reduction in retail and office space brought the traffic count down 40% to 14,000 average daily trips compared to the original 24,000. Residential units take up the same amount of square footage and, according to Kilroy; the inclusion of affordable housing is still on the table.

Go to www.delmarsandpiper.org for up-to-date information including a date for the next Carmel Valley Planning Board meeting. ■



News Updates: Hotel Del Mar?

Short-term rental companies are flooding Del Mar homes with mailers suggesting they can earn huge incomes by turning their homes into part-time rental units. There is already growing concern about the adverse impacts of short-term rentals (less than 30 days) on



neighborhoods. The promised financial rewards will likely tempt even more residents into short term rental activity, thus increasing the dimensions of the problems we already have. Many are expressing fears that this is changing the character of our community. ■



OCTOBER 2015

Did You Know?

The first community foundation was founded by Frederick Harris Goff over 100 years ago in Cleveland, Ohio. Today there are at least 763 community foundations in the United States that actively make grants, and the Del Mar Foundation is one of them. According to scholar Eleanor W. Sacks, "community foundations are the most identifiable form of structured community philanthropy."

Characteristics of Community Foundations

Here's what community foundations do:

- Raise money in their communities and build a permanent resource to create vital communities by encouraging and supporting the local non-profit infrastructure;
- Have a board of local citizens who are responsible for maintaining the organization and for identifying and funding community priorities;
- Cover a defined geographic region and serve the needs of all the citizens in their region, regardless of race, religion or ethnic origin;
- Are non-partisan and non-political, even though they may take political stands when the good of the community is at stake;
- Operate in an open and accessible manner that is designed to build trust, which they do by reporting back to the community

There is, however, no formula, no "right" way to be a community foundation. Community foundations will develop ways that best suit the communities they serve. (Sacks, Eleanor. *The Growing Importance of Community Foundations*, Taylor & Francis Routledge, 2014, p.18)

In Del Mar, we go one step further

The Del Mar Foundation has all of the above attributes and in addition funds, plans, and manages a wide range of events and activities that **inform, inspire and include** all ages of our community. Coming events include **DMF Talks "Seeing Stars"** with Astronomer Allen Shafter (Oct. 6); **Spooktacular Beach Bonfire** (Oct. 16); **Halloween Dog Parade** (Oct. 25); **First Thursdays with jazz vocalist Keyvn Lettau** (Nov. 5).

For more information on events, on volunteering or to make a donation, visit www.delmarfoundation.org.

DESIGN REDO REVIEW

Richard Jamison | Crest Road

Since it was established in May 2015 by the Del Mar City Council, six meetings of the Ad-Hoc Development Review Process Citizen's Advisory Committee have been held. While the committee structure and appointments process have gotten a lot of attention, not much of it has focused on the Committee's work and what we are hoping to achieve--an improved design review process that benefits the entire community.

While challenges may lie ahead, Committee meetings have been calm, constructive and inclusive. Meetings are open, everyone gets a chance to speak, and no subjects are taboo. While we are making progress, we've really just begun, and there will be many more opportunities for members of the public to participate in shaping the future of Del Mar in the coming weeks and months.

The Committee approved a Work Plan--reviewed by the City Council on September 21--which was a collaborative effort that included public input and feedback from all members of the committee. The plan can be viewed online at: www.delmar.ca.us/507/Ad-Hoc-Development-Review-Process-Adviso

The Work Plan includes the study of five key areas of the City's design review process: DRB Procedures and Practices; the CPP (Citizens' Participation Program section of Chapter 23.08); the DRO (Design Review - Chapter 23.08); related Development Ordinances (Chapters 23.33, 23.50, 23.51); and the Zoning Code (Title 30). These ordinances can all be reviewed on the City's website by clicking on the Municipal Code tab. The topic of DRB Procedures and Practices concerns policies that are not codified, but are available from the Planning Department.

In studying these processes, we will be listening to feedback from different stakeholders, including the Planning Department and the Design Review Board. This will help us identify the critical problems that are negatively impacting the process. To facilitate the communication of concerns and suggestions between the stakeholders and the Committee, four public workshop-style meetings are planned over the next few months. The first of these meetings--for architects, developers, and real estate agents doing business in Del Mar--will take place on October 6.

Those who want to follow the progress of the Committee will find useful information on the Committee's website. Members of the public can communicate with the Committee by sending e-mail to our City staff representative, Adam Birnbaum: abirnbaum@delmar.ca.us. The Committee meets on the first and third Tuesday of every month at 6:00 pm at the City Hall Annex. Members of the public are welcome and are encouraged to give testimony so I hope to see you there!

Richard Jamison, Crest Road, is Vice Chair of the City's Ad Hoc Development Review Process Citizen's Advisory Committee. ■

HAZEL'S MARCH

Shannon Hogan Cohen | Luneta Drive

There were a smattering of curious citizens at the Del Mar library on Wednesday, August 19th to listen and learn how tragedy can impact a family and turn devastation into a positive platform for others. Aaron Byzak, a former EMS operative turned healthcare lobbyist, who currently works with UC San Diego Health shared stories about an experience that left him taking matters into his own hands. His much-loved grandmother Hazel Mensching died from an untreated injury in a local assisted living facility in 2013. He discovered the current laws protecting our golden agers were beyond deficient.

I was flabbergasted when Aaron pointed out, only 40 hours of training will permit someone to operate a 100-bed facility compared to 1600 hours of training to qualify for a state license in Cosmetology. A fine will be issued of \$150 for acts of negligence including incidents that lead to the death of a resident. "It's nonsensical," Byzak states with complete composure. "Someone can get fined \$250 for parking in my grandmother's handicapped space, but they are charged \$150 if they kill her."

Born from the death of his grandmother, Hazel's Army advocacy organization was designed by Aaron and his family to give a voice to those who have lost their loved ones as the result of poor or improper care at Assisted Living Facilities. Aaron has partnered with policy makers to pass seventeen pieces of legislation at both the state and local levels in California, as well as four new policies in the County of San Diego. A publically searchable website and rating systems are now in place for these facilities, thanks to their collective hard work.

In addition to his advocacy, Aaron's philanthropic efforts continue through a community education program he designed called Great Gen 2.0. He visits local high schools and challenges the kids to become the Greatest Generation by standing up for seniors. His goal is to illuminate the importance of previous generations by understanding their life context and perspectives. Hazel Mensching would be proud of her grandson. Hazel's legacy lives on thanks to Aaron and his family for all their diligent determination to effect change in her honor. You can enlist in Hazels Army and discover additional information by calling (760) 889-3609, emailing HazelsArmy@yahoo.com or finding Hazel's Army on Facebook. ■



Seagrove Park. Photo Bill Morris



Del Mar Community Connections

OCTOBER 2015

Pat JaCoby | Del Mar Community Connections

A Timely Program...

As extremes in weather patterns continue to occur in our region, now is the time to evaluate just how your individual household is prepared should a disaster occur. If you think you, or someone you know, might need help during a disaster or evacuation, please contact the Del Mar Community Connections office at 858 792-7565 for information on the Neighborhood Emergency Support Team (NEST) program. The program will match you with neighbors who are willing to help.

The aim of NEST, said Carol Kerridge, program organizer, is to help during a disaster if our first-responders are unable to respond. The program matches each participant with two of their neighbors who will help them take simple steps to plan ahead for disasters, help the participants make decisions should a disaster occur, call their emergency contacts, and help them with their pre-arranged evacuation plan if needed.

A New Program...

A new co-ed walking group, "The Beach Striders," invites interested persons to join them for a leisurely beach walk ending with a no-host happy hour at a local restaurant. The group meets Wednesdays at 3:30 p.m. at the west end of 19th St., but Neal Gobar, program organizer, said participants are open to suggestions regarding date, time, frequency and routes. He asked that anyone interested in meeting new friends on a healthy outing contact him at nealgobar@gmail.com to be added to the email list for announcements.

Other Program Ideas...

Are you an artist, a photographer, nutritionist or have other talents or interests you're willing to share? Del Mar Community Connections is looking for volunteers to lead new interest groups to add to its community outreach. Call 858 792-7565 or email dmcc@dmcc.cc

Looking Ahead...

- Mindfulness Workshop at 10 a.m. Oct. 19 at the Del Mar Community Building.

IS DEL MAR DIFFERENT?

Bud Emerson | Klish Way

A recent road trip to several distinctive, small California cities gave me opportunities to reflect on how and why Del Mar is different from most other small towns.

Cities in the Gold Country such as Jackson, Placerville, Auburn, Jamestown, Angels Camp have made important public policy decisions to differentiate themselves from other towns that tolerate mindless development. Clearly many of these towns value small scale buildings, greenery, energetic business centers, and walkability.

Similarly, a number of small cities in Central California, especially Pacific Grove and San Luis Obispo, have intentionally differentiated themselves with some values similar to Del Mar's core values.

Both cities are very walkable and have vital downtown centers. Pacific Grove like its adjacent neighbor Monterey is embraced by large bodies of water, the bay and ocean. Both cities have incorporated the water into their design logic. However, Pacific Grove has a demonstrably stronger commitment to small scale houses, large trees, semi-rural walkways with few sidewalks, and a beautiful bayside bike trail. San Luis Obispo (SLO) differentiates itself with small scale neighborhoods, an energetic downtown with a world class farmer's market, pedestrian and bike amenities, and a warm relationship with Cal Poly University.

What is interesting about these towns is their intention to be different. And they are different in the way our Community Plan differentiates Del Mar. They and we celebrate that they are not like other towns. We do not want to be Rancho Santa Fe or Fairbanks Ranch or San Diego with houses that cry out "look at me ." It is easy to see our differentiators if you compare the bulk and mass of most houses along Del Mar Heights Road with nearby Del Mar houses whose scale is regulated by our design ordinances.

Del Mar is different and we have a right to be proud of our differences. We have invested in a greenbelt of canyons, open space, parks, two lagoons, and our wonderful beach.

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CARBON CONSEQUENCES

Henry Arbarbanel | Crest Road

Larger houses have a larger carbon footprint.

As houses get larger they usually require more electricity, water and natural gas to keep the house lite, warm during the winter and cool during the summer. So as a new residential unit is being reviewed the energy and water consumption might need to be a consideration for approval.

As resources become more scarce the city may need to begin implementation of codes to ensure that new residential buildings are more "green ." This may mean mandatory water-saving devices, the use of gray water and water captured from house run-off for irrigation. It also may mean need for installation of smart-meters and solar panels. Finally, as we want to keep the water flowing to the ocean clean, a water run-off plan might become essential.

Entitlement

As houses get larger many times the residents believe that they have more entitlement rights to modify the approved plans so that they can "build their dream house ." This might include the removal of trees (protected or not) that might interfere with the building. It might include additions of outdoor entertainment areas that could affect the privacy of their neighbors. While the city has the ability to inspect for changes in the implementation of the approved plans, some circumstances may be ambiguous.

Therefore, we might need to have a stricter "contract" between the owner/developer of a project and the city with detailed consequences for breaking the contract. ■

Assessed Valuation of Land (all secured and unsecured land; includes exempt properties)			
Source County Assessor via California State Controller California Local Government Finance Almanac			
City	2000-2001	2014-2015	Increase
San Diego County			
Del Mar	\$755 Million	\$2.156 Billion	186%
Coronado	\$1.595 Billion	\$4.295 Billion	169%
City of San Diego	\$34.735 Billion	\$90.719 Billion	161%
Solana Beach	\$965 Million	\$2.418 Billion	152%
Northern California			
Palo Alto	\$4.876 Billion	\$14.430 Billion	195%
Mill Valley	\$922 Million	\$3.770 Billion	192%
Mountain View	\$3.315 Billion	\$9.420 Billion	184%
Carmel by the Sea	\$855 Million	\$2.265 Billion	165%
Orinda	\$1.258 Billion	\$3.056 Billion	142%
Southern California			
Malibu	\$2.917 Billion	\$9.329 Billion	219%
Laguna Beach	\$3.311 Billion	\$9.045 Billion	173%
Calabasas	\$1.340 Billion	\$3.623 Billion	162%
Beverly Hills	\$6.011 Billion	\$15.175 Billion	152%
Central California			
Santa Barbara	\$3.665 Billion	\$8.489 Billion	132%

DRB: Residents' Angst

"... outdoor great room" at the CPP, should be enclosed and considered part of the floor area. It will be little used as an outdoor space because it is in an unattractive location for outdoor use compared to other parts of the project, as it faces retaining walls closely on the two open sides. In practice, it is an invitation to perform a weekend enclosure project hidden from the streets and from City regulation. Even if it remains as a patio, it increases the bulk without redeeming value without contributing to the FAR..."

DRB: Residents' Angst

"We believe that the DRB should have a paramount interest in maintaining the community character of Del Mar and that this project would have a significant detrimental impact on the character of this neighborhood. Like most of the residents of Del Mar, we moved here because of this character, including the fact that the size of homes were controlled so as to maintain the sense of privacy, space, and uniqueness that Del Martians cherish. We continue to live here because this has been maintained by property owners, consistent with the City's legal requirements. We are not against growth or change but believe that such change must be consistent with these values, which the DRB is charged with protecting."

GREEN: GOING GOING GONE

Lee Haydu | Cofair Court, Solana Beach

It goes something like this:

- You see a for-sale sign on a house in your neighborhood.
- Later you hear about a nasty battle at DRB.
- You see a huge hole in the ground where previously there was a charming beach house that you thought exemplified the character of Del Mar.
- You see a house under construction on multiple levels that looks like it covers half the block.
- When the trucks are gone and the construction fence is taken down, you see a gigantic house that towers over nearby homes and clearly doesn't fit the character of the neighborhood. And with a gated entrance and driveway, you never meet the new neighbor.

This pattern is becoming all too familiar. The big, luxury homes going up in Del Mar are designed from the inside out. Priority is given to the inside for more living space, and the outside suffers—less natural vegetation, less air space between homes, blocked views, a feeling of crowding with adjacent properties, fewer trees, less shade, and less natural ventilation. Oversized homes are less about shelter and more about image and entertaining. As a result, there are large outdoor patios, outdoor lights, outdoor kitchens, fire pits, amplified speakers, multiple chimneys, roof decks, swimming pools, Jacuzzis, etc.

So what's the impact to the neighbors? There is less privacy and lower quality of life. No one remembers to turn off the music to the outdoor speakers when they come inside, so amplified music stays on ...and on...and on. The neighbors don't feel comfortable to call about the noise because of the bad relations caused at DRB. What was once a quiet, wooded street now has cars parked on it at most times because there isn't enough garage space to match the number of cars for the house. With the loss of natural vegetation and trees, there

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SMALL TOWN VALUES

Dave Druker | 10th Street

Ask any real estate agent about a property's value and they will state, "Location, location, location." Del Mar is located by the beach, it is served by two good public school districts and we have easy access to the freeway (in comparison to Rancho Santa Fe, La Jolla and etc.). Some people would argue that if Del Mar had fewer restrictions on the building of residential homes our property values would increase more. Other people have argued that by having restrictions the ambience of Del Mar would be lost.

It is very difficult to determine the effect of restrictions on property values, because it is very difficult to find communities with the same "location, location, location" that have different restrictions on housing. In 2005, Amanda Agan and Alexander Tabarrok of George Mason University published an article comparing prices within the same subdivision of Virginia. (Sandpiper website - "What are Private Governments Worth - Regulation).

Their conclusion was that in order for non-regulated areas to have the same property values as regulated areas, a house would have to have at least one more bedroom. This seems to make sense as the houses across our border with San Diego have similar prices but are bigger.

So Del Mar seems to have a fourth location factor - we are a small town where we can have impact on how our community is modified when new houses are built. Rather than decreasing housing values, these restrictions increase not only are personal values, but our real estate values. ■

DRB: Residents' Angst

"In San Diego County there are many places, most places in fact, where you can build a 5000 or 6000 square foot house on a 5000 sf lot. Del Mar is an exception. That's exactly precisely why we moved here years ago. In Del Mar we have 10000 sf lots with 2100 sf houses and 400 sf garages, and that's maxed out. The rest of the lot may have mature trees and plenty of space between houses. That's the Del Mar I love. I'm really worried that the 3000 sf 'basements' will become standard, expected, demanded, so Del Mar houses without 5000 sf will be highly devalued. The entire gestalt of this project is horrible for Del Mar, from the oversized basement, to the manicured controlled landscaping, to the columns in the front. Who in Del Mar has columns? "

Alternative Views

The Sandpiper invited several residents and groups to offer alternative views but were turned down. Perhaps some will be motivated to respond to the views expressed in this issue? "

ROVING TEEN REPORTER

College Dilemma

Leah Gans | La Jolla Country Day Senior

The weirdest feeling is when it comes time to start something that you have been preparing for your entire life. College applications always felt like these distant things that were coming, but for some reason would never actually arrive. I've spent years being told to participate in extracurricular activities and community service, get good grades, take hard classes, and study for the SATs: all in the hope of getting into a good college (or one I would want to attend). The thing I wasn't prepared for was how to decide where I want to go, what I want to do, and how to sell myself in 500 words or less! When choosing where to apply, most counselors will prompt their students to make a list of factors that are important to them, the "must-haves" for their dream school. I have noticed that most people seem to have some idea of whether they want a big or small school, whether sports teams and school spirit are important, what type of campus they want, and where they want it to be. I, however, have no idea: I feel like I missed some meeting where everyone was told where he or she belongs. This prompted me to ask students what they're looking for, and how they knew what they wanted. What I realized is that, deep down, no one at age 18 is certain what is best for them or where they belong, but they have enough confidence and courage to trust their instincts, and feel secure with the idea that everything happens for a reason and they will (hopefully) end up where they belong.

When prompted with the question where do you want to go and how do you know this place is right for you, LJCD senior Uma shared, "I've decided that I want to go to college in London. One night I was sitting in a Cafe downtown and it just all came to me. I could just picture myself there, walking down the streets in a sweater, leggings and booties. I'm not sure about which college yet, but just a university in London." On the other hand, TPHS senior Liz explained, "I am going with my instincts and what I know. My dream school is Louisiana State University. I know I want a big state school with school spirit, good sports teams, lots of people, and large classes. I've just always thought that's what I wanted. Sometimes I bounce around the idea of going to an art school, but I would rather go to a large university, study something broader now, and narrow my focus later when I am sure of what I want to do." CCA senior Sam answered, "I really want to stay on the West Coast and get recruited for rowing! I've always loved California and feel so comfortable here. No matter the size of the university, I think the West is where I belong. I'm giving a few schools on the East Coast a chance, but most likely the West Coast is where I'll end up!"

Personally, I struggle with what I want. I have days when I want to go to a big state school with a top football team, and days when I want to go to a small urban school with the city as my campus. (I guess everyone second-guesses themselves sometimes.) I plan to apply to a diverse set of campuses and let fate decide where I should end



IS DEL MAR DIFFERENT?

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Our citizens have voted overwhelmingly to tax ourselves to acquire open space to prevent intense development such as condos in Crest Canyon and a restaurant row where Powerhouse Park is now. Our winding streets with no sidewalks trumpet the fact that pedestrians and bike riders have equal standing with autos. The absence of street lights gives us wonderful views of nighttime stars. It is easy to recognize Del Mar's lush greenery, flowers, and magnificent trees. We maintain our parks and long pristine beach as welcome recreation destinations for people from all over.

Our Community Plan is the "constitution" that has guided our careful development for more than four decades. Its vision is clearly to preserve our small town atmosphere. Yes, our regulations are tight, but the result is a town that is the envy of many and one that we enjoy living in. For those who need metric proof, check our high property values.

Is Del Mar Different? You Betcha! ■

GREEN: GOING GOING GONE

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is a loss of shade, privacy, unique neighborhood identity, and charm.

As Del Mar land becomes more valuable than the homes on it, the real estate market provides big profits for teardowns. Developers have a profit-maximizing mentality—every additional square foot of living space built equates to financial gain. But it has been proven time and time again that the cities with strong controls on real estate development appreciate much faster than those without strong controls. Del Mar is small but in a very choice location, and its unique geography makes it one of the most sought-after addresses in California. The city's design review process needs improvement to assure that developers and architects don't "game the system" for their own profit, when others comply. They need clear guidelines and rules so they design and build homes just as if they live next door themselves. The entire community will benefit—and profit. ■

up. I think once I know where I am accepted, the decision will become clear (at least I hope!). If a particular school doesn't want me, then it's not meant to be. The important thing is not to narrow yourself to a vision of the "perfect school," because there is more than one school for everyone. College is what you make of it, how involved you get, and deciding to be happy there.

To all of my fellow Class of 2016 seniors, good luck! To quote one of my favorite songs, "Everybody's Free To Wear Sunscreen" by Mary Schmich, "Don't worry about the future, or worry, but know that worrying is about as effective as trying to solve an algebra equation by chewing bubble gum." ■

KAABOO SOUNDINGS

Nancy Fisher | 24th Street

The fairground's three-day music festival, Kaaboo, featuring over 100 acts on seven stages, came and went with the jury still out on its impact. Although concerns about security, traffic, littering, and camping in the streets didn't materialize, noise was a huge issue, rocking residents from the Beach Colony to Torrey Pines Terrace. The surprise to some is that the number of residents who complained about the booming bass notes was matched or exceeded by those who happily pulled out their lawn chairs and enjoyed "No Doubt" live from their own backyard.

Attendees found the festival to be well managed, with plenty of excellent food choices. A bright yellow wrist band reading 21+ was required to order alcohol. From a law-enforcement standpoint Kristen Crane, Management Services Director for the City, reports "a few issues on site at the Fairgrounds, but no more than a typical day at the fair." She added that some people tried to observe the concert from the trestle bridge, but since the Ranger and Lifeguards were monitoring the area, they quickly and safely addressed this issue.

On the other hand, noise and sound vibrations were frequently reported concerns. Kaaboo management agrees and points out that after monitoring sound levels on Friday night they turned down (or off) several speakers to reduce noise in the neighborhoods. In spite of this, an unusual combination of wind and humidity on the final night of the concert carried noise as far as Carmel Valley (with one report from La Jolla!). A phone number for noise complaints that many expected to be staffed was often answered by voice mail, although Kaaboo management tells us that calls were returned within an hour. The most extreme case of inconvenience from the noise reported to the Sandpiper was that of a resident who suffered a medical emergency and for half an hour was unable to alert his wife, who was in a nearby room, over the music.

And finally, because the main stage faced "the hill" in



Photo Mike Salt

Del Mar, those residents experienced significantly more light and noise than other areas, annoying some and entertaining others. Several have speculated that orienting the main stage toward the hill helped minimize internal competition between their stages at the expense of neighborhoods.

Becky Bartling, of the the 22nd District Agricultural Association has confirmed that "if Kaaboo complies with the terms of the contract then we will hold dates for them the following year." Kaaboo has already announced returning dates in 2016 of September 16-18.

Del Mar residents and City Staff worked closely with the 22nd DAA board and with Kaaboo management to make their concerns known before the festival, and are expected to continue do so as the City weighs in on whether Kaaboo is an asset to Del Mar either culturally or financially (anecdotally supported, until the numbers are in, by full hotels and increased retail on 15th St.). ■

From the Beach Colony

KAABOO noise Friday night was very loud in the beach community but Saturday and Sunday nights were much better. Sunday night was a bit louder but did wind play a part? KAABOO representatives listened to our complaints and made adjustments. I attended on Saturday and Sunday and was very impressed with the entire experience and music. Traffic was not an issue and buses were directed to I-5 away from downtown Del Mar. Intoxication was somewhat an issue as people left. As this grows larger Del Mar needs to stay alert to increasing attendance and possible problems. *Robin Crabtree, 25th Street*

We were pleasantly surprised as to how well the weekend went. Of course there was noise and traffic, we live by the fairgrounds, so that is a given. KAABOO was very well run and organized. There was no noise after 10 pm each night here on 24th Street, and we didn't have people loitering in the streets, alleys and beaches after dark. What a great

opportunity to see so many diverse bands in a magnificent venue. Congratulations to the organizers of KAABOO! We look forward to next year.

Michelle Fleck and Mike McKnerney, 24th Street

I would be very interested to know the financial benefits to the City in terms of sales tax revenue, and benefits to merchants in the way of increased sales. I think the negative impacts were minimal because the attendance was much less than anticipated, and the City rose to the occasion and was ready for the worst. I'm guessing it also cost the City a lot of money to be prepared, which we won't see in the increased revenue figures. And I hope that next year the City doesn't back off because they think this year went well. *Nancy Stoke, Coast Blvd*

From the Hill

Being able to see and hear everything on the main stage, on balance, we found Kaaboo more entertaining than

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DISASTER CLASS

Over the last 10 years, our Fire Department has offered a simple course that will help relieve your anxieties of not being prepared should a disaster strike. In this 25 hour class, you will learn a set of easy-to-learn skills that you can share with family and neighbors in an emergency. This free program, Community Emergency Response Team (CERT) includes training in triage, basic first aid, basic firefighting, search and rescue techniques, and how to give emotional support in crises.

Remember that in the event of a major disaster, professional services may be overwhelmed or may not be able to get to us. Knowing basic skills ahead of time can make all of the difference in the world for you, your family and your neighbors.

The next CERT training series starts November 5, at 6:30 PM.

For more information and to sign-up, please contact: Arnie Lewin at alewin@encinitasca.gov

COP OPTIONS

Study ready to go to Council in November

Jim Benedict | Christy Lane

The Sheriff Contract subcommittee of the Finance Committee will suggest that the two studies contracted by the city to evaluate alternatives to our current sheriff contract will go to the City Council on November 16th.

Options that will be reviewed include 1) continuing with the existing Sheriff contract, 2) adding additional services to the existing sheriff contract to increase response times, 3) adding additional City staffing to increase public safety response times, and 4) Forming our own police dept.

The timing is good, for the 5 year sheriff contract expires on July 1, 2017. We need to give a 12 month notice to opt out of this contract.

The finance committee will review the options at their Oct. 27 meeting. The consultant will make their presentation at that meeting as well. The community is encouraged to attend and comment. ■

DMTV PRESENTS

Be a Producer

Luana Karr | DMTV

Script, light, shoot – Smile! We listened to your feedback and now Del Mar Television Foundation has a class



Courtesy DMTV

just for you. Viewers suggested a class that would give you information on lighting a subject, shooting with your mobile device, how to plan a production. So we've jam-packed 6 hours with relevant, entertaining and interactive learning.

Regardless of what aspect of production you are leaning towards, this class will give you the tools to explore what you want to do. This class will be held October 10th and 17th at the Del Mar TV Studio, 240 10th Street, Del →

DRB: Residents' Angst

"In these times of extensive drought we should not permit swimming pools, especially in houses built by investors for speculation. Owners wanting pools may be entitled to them at the cost of paying for them, but we should not have investor/speculators imposing swimming pools on all possible owners. The facuzzi may be attractive to a greater audience, but it should be required to be of the type that facilitates a cover, to reduce wasteful water loss and heating requirements. Both pools and lacuzzis contribute greatly to emission of gases causing global warming, which California laws expressly discourage."

Mar. The workshop starts at 10am and ends at 1pm.

You can sign up online by visiting www.delmartv.com and go to the classes section.

The Del Mar Television Foundation Workshop blends in-person learning with virtual interviews so that we can cover everything in a short amount of time. You'll have access to instructors with real life experience who have been working in the production industry for years.

As a bonus, you can join us on November 7th and be part of a "mock" studio shoot.

Once you have completed the class you will have access to mentors who can help you with a project, provide feedback and offer support to keep those creative juices flowing. If you have any questions please call 858-224-3688 or delmartv@gmail.com. ■

LOCAVORES' DELIGHT

Squash Season

Leslie Robson | Lois Lane



John Hudson of Shaner farms. Photo Leslie Robson.

Joining the summer squash at the Del Mar Farmers' Market, fall and winter squash have started to arrive. With hard shells and long shelf life, great variety, and multiple uses, these sculptural beauties are truly a sign that the seasons are changing. Squash possess all the virtues one could ask for in produce: low fat, high fiber, low glycemic load, high in minerals and vitamin A and C. Protecting eyes, lungs, heart and brain, these winter squash truly fit the definition of a "super" food.

When you take a winter squash home from the Farmers' Market, let it adorn your kitchen as decor until you decide how to use it. These versatile squash can be served savory or sweet, steamed, sautéed, mashed, roasted or microwaved. Try them as soup, stir fried, tossed on a salad, or in desserts. You can find the popular Butternut and its cousin, the Tahitian. Or the green Acorn or Kabocha. Or the beautiful Hubbard, Delicata or unique Spaghetti squash. Also, remember that most pumpkins fall into this gorgeous group.

Find a variety of winter squash now and in the coming months at Schaner Farms, Ray's Subtropical and at our newest produce vendor, Good Taste Farm. Annie, the egg lady, will have spectacular heirloom Cinderella pumpkins, soon, as well. Join the fun and shop these vendors and many more at the Del Mar Farmers Market every Saturday at the City Hall parking lot from 1:00-4:00. ■

KAABOO SOUNDINGS

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nuisance. It's very dependent on your taste in music. The traffic impact was minimal and the usual "trolling for free parking" was prevented by the "Resident Parking Only" signs placed at the bottom of David Way. It'd be nice to see the signs out there for all large Fairground events!

Jeff Weitzen, David Way

My comment would be that at 10:00 pm sharp every night the music stopped. I liked that. No traffic issues at all on Jimmy Durante. Music was louder than the race track concerts, but oh well. Jim Benedict, Christy Lane

From the South

I live in the south end of town approx 2 miles from the Fairgrounds. I think I can speak for many neighbors who found the constant "BOOMING" (bass playing) very annoying. It was pretty constant, particularly in the late afternoons and until it stopped at 10:00 PM. We didn't hear music at all, just the loud rhythmic "BOOMING"! It will be interesting to learn more about the benefits for the City. Perhaps if this event occurs again, they could give interested residents a special deal on admission tickets!

Carol Kerridge, El Amigo Road ■



Another noisy activity next to the Fairgrounds - shoring up the timber train trestle with rip rap. Photo Bill Morris

DRB: Residents' Angst

"Proponents argued at the CPP that this house (which they told us is a "spec house") would enhance property values nearby through proximity to a very large very expensive house, but the opposite is true. This house will tend to convert nearby houses to "scrapers," In the last month we have received three letters from three different "professional investors" offering to buy our house regardless of the condition of the house. ("I buy houses in any condition-good, bad, or even ugly. I buy houses AS IS.") Clearly, to these investors any existing house is simply an annoying encumbrance that they will demolish in order to construct a new much more expensive house. As with the proposed structure, the houses they envision start invariably with a huge hole in the ground for the maximum subterranean floor."

KAABOO IN REVIEW

Dwight Worden | City Council Member



Photo Mike Salt

1. I'm advised that, in response to noise complaints Friday night, some speakers were turned off for Saturday. Not sure about Sunday.

2. Del Mar received noise complaints from a variety of locations, including several from all the way in Carmel Valley on Sunday. Apparently wind and humidity conditions on Sunday facilitated this kind of noise travel. Many people also complained they could not get a live person on the hotline--they got an answer machine--notwithstanding

PIPE UP: KAABOO Unsuitable for Del Mar

Dear Sandpiper

Thank you for providing a number to report noise issues - but since the calls simply went to an answering machine it is not clear how that could possibly help.

Admittedly a Kaaboo like event worked well in the desert community of Indio, but why anyone thought a similar event could possibly be suitable for Del Mar is completely beyond my understanding.

Bob Jellison, Mira Montana Drive

pre-event assurances a live person would answer who could address issues immediately.

3. I did not go into the event (I declined the offered free tickets) but reports from those who did go in were, generally, that it was well run, good food, etc.

4. We do not yet know the attendance figures, but all indications are it was down from Kaaboo's predictions--they estimated 30,000-40,000 per day and our best guesstimates are they got about 20,000. 5. The Del Mar council will be getting a report from city staff on the specifics of attendance, noise complaints, etc. so consider the info in this email preliminary.

Bottom Line: Most things seemed well managed, except the noise impacts to Del Mar and some other areas, and the complaint hotline. For next year we need to see if we can improve noise management and keep the things that worked well in good shape as the attendance ramps up. ■

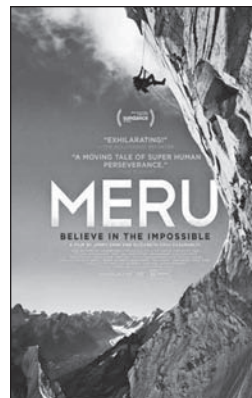
There is a 4-minute Video of KAABOO shot by Dwight Worden from various locations in Del Mar on Saturday, September 19 on the Sandpiper website: www.delmarsandpiper.org/#kaabovideo

LAST INDIE STANDING

Ann Gardner | Via Latina

Unhappy about the loss of Flower Hill and La Jolla Village Landmark theatres? Try La Paloma Theater on South Coast Highway 101 in Encinitas for fun. La Paloma retains the rustic feel of an old time movie theatre, is very reasonable (\$9 for seniors) and is showing some current films. Recently I had a choice of *Love and Mercy*, *In My Dreams*, and *Me and Earl and the Dying Girl*, all somewhat indie films showing in other theatres "far distant" from Del Mar. Last weekend the family saw "Meru" an amazing climbing film touted on PBS. And although the theatre had a nice sized audience we were able to find parking on the main street in front of the theatre.

And before or after the movie you can experience the vibes of a real live, functioning Main Street. Take a stroll on either side of old highway 101 (with sharro lanes) to explore thriving commercial establishments that range from the high end Gardenology to the second hand, Cash for Clothes; from the long established Italian restaurant with table cloths, to juice bars crowded with all ages that



seemed to know what acacia was. I didn't and asked a middle aged man in line. He looked at me in amazement and sneered "fruit!" I eventually found just what I needed to get me through a dinner time showing: a quinoa salad at a smart looking fast food place called Sonima Wellness Center. After seeing "Meru" the family happened onto Roxy Restaurant just as one of us said "Boy, would I love a Milk Shake." We slid into an empty booth for shakes and sandwiches before walking back to our parking spots,

vowing to keep our eye out for upcoming attractions.

A heads up if you decide to go: the box office is open only minutes before the feature is shown (they are not closed), and during *Love and Mercy* I had trouble distinguishing between the sound of the train passing behind the La Paloma Complex (Encinitas has a great transit center with lots of parking) and the music of the Beach Boys who played at our own Powerhouse Park years ago with the occasional passing Amtrak Train sounds. ■

DEL MAR COMMUNITY CALENDAR

Highlights for October 2015

DM Library Kids - Toddler Art Class. Ages 16 months—3yrs. Paint, glitter, glue & more.

Thu, Oct 1 & 15, 3:15pm. (1st & 2nd Thursdays of the month.)

DM Foundation - First Thursdays: Camarada.

Thu, Oct 1, 7-8:15pm, Powerhouse. Subscription holders only.

DM Library Kids - SD-STEM Club. Science, Technology, Engineering and Math. Open to all SD students.

Sat, Oct 3 & 10, 1pm. (1st & 2nd Saturdays of the month.)

DM Library Adults - Print Goes to the Movies Matinee.

Watch *The Prize Winner of Defiance, Ohio*.

Fri, Oct 2, 2pm. (1st Friday of the month.)

DM Library Kids - Kids Chess.

Sat, Oct 3 & 10, 1pm. (1st & 2nd Saturday of the month.)

DM Community Connections - Monday Lunch Club.

Mon, Oct 5, 11:30am to 1pm, Restaurant TBD

City Council Meeting.

Mon, Oct 5, 6 to 9pm. Del Mar Communications Center

DM Community Connections - Tuesday Lunch Connection.

Tues, Oct 6 and 20, 12 noon to 1:30pm, Del Mar Community Building, 225 9th Street.

DM Foundation - DMF Talks. Dr. Allen Shafter from SDSU on "Seeing Stars: Time Domain Astronomy,"

Tue, Oct 6, 6 - 8pm, Powerhouse. Registration required - www.delmarfoundation.org/events

Ad-Hoc Development Review Process Citizen's Advisory Committee.

Tues, Oct 6 and Tues, Oct 20, 6pm, City Hall Annex.

DM Community Connections - Flu Shot Clinic.

Wed, Oct 7th, 9am to 2pm, Annex.

DM Library Kids - STEM & M. Kindergarten—6th grade. Practice magic and learn about the math & science that make the tricks possible.

Wed, Oct 7, 3:15pm. (1st Wednesday of the month.)

DM Library Kids - Pajama Story Time.

Wednesdays in October, 4:30pm. On October 28, be sure and wear your Halloween costume!

DM Library Adults - Print goes to the Movies. Discuss books made into movies. Print and dvd copies available for check-out.

Fri, Oct 9, 2pm. (2nd Friday of the month.)

DM Community Connections Board.

Sat, Oct 10th, 9am, DM Community Building, 225 9th St.

DM Community Connections - Senior Health Forum with Dr. Kalina.

Tues, Oct 13th, 10 to 11:30am, DM Community Building, 225 9th St.

DMTV - Plan a Production workshops.

Sat, Oct 10 and Sat, Oct 17, 10am to 1pm at the TV Studio. Sign up: www.delmartv.com and go to the classes section.

Planning Commission Meeting.

Tues, Oct 13, 6 to 9pm. DM Communications Center

Shores Advisory Committee - Monthly Meeting.

Wed Oct 14, 8am, City Hall Annex Building, 235 11th St.

DM Library Kids - WonderWorks. Ages 3—4. Explore

science, technology, engineering & math.

Thur, Oct 15 & Thur, Oct 22, 3:15pm. (3rd & 4th Thursday of the month.)

Sea-Level Rise Stakeholder-Technical Advisory Committee.

Thur, Oct 15, 3:30 to 5pm. City Hall Annex.

DM Foundation - Young Del Mar: Spooktacular Beach Bonfire.

Fri, Oct 16, 6-8pm, Powerhouse Park, Registration required! - www.delmarfoundation.org/events

DM Community Connections - Annual Benefit Celebration "Havana Nights."

Sat, Oct 17, 5:30 to 10pm, Powerhouse.

"Plan Your Park" Workshop - Shores Park Master Plan.

Sun, Oct 18, 2 to 4pm. Winston School Auditorium

DM Foundation - Cultural Arts Bluegrass and Beyond: The Railsplitters.

Sun, Oct 18, 7 - 8:30pm, Powerhouse. Tickets: www.delmarfoundation.org/bluegrass2.html

City Council Meeting.

Mon, Oct 19, 6 to 9pm. Del Mar Communications Center

DM Village Association - Promotion Committee.

Tues, Oct 20, 4 to 5pm, 1104 Camino del Mar, Suite 4.

DM Historical Society - Board meeting.

Tues, Oct 20, 5pm. DM Community Building - 225 9th St.

DM Village Association - Business Assistance Committee.

Wed, Oct 21, 8:30 to 9:30am, 1104 CDM, Suite 4.

DM Village Association Board.

Thur, Oct 22, 8:30 to 10am, City Hall Annex.

DM Community Connections - Travel Club.

Thur, Oct 22, 10 to 11am, DM Community Building, 225 9th St.

DM Library Adults - Who Picked That Book? Book Club. October's theme is "Let's Dance."

Fri, Oct 23, 2pm. (4th Friday of the month.) Call 858-755-1666 for a list of recommended titles.

Friends of the San Dieguito River Valley - Board meeting.

Mon, Oct 26, 7pm, City Hall Annex - 235 11th Street.

Business Support Advisory Committee.

Tues, Oct 27, 9 to 10am. City Hall Annex

DM Community Connections - Romeo Men's Lunch Club.

Tues, Oct 27, 12:00 noon, Sbicca Bistro, 215 15th Street. Reservations required. 858 792 7565.

Finance Committee.

Tues Oct 27, 4:30 to 5:30pm. City Hall Annex

Design Review Board Meeting. Wed, Wed, Oct 28, 6 to 9pm. Del Mar Communications Center.

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This month's complete issue **plus** web exclusives, colored pix, photo essays, useful links, alerts, and much more!



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SANDPIPER

DEL MAR'S COMMUNITY JOURNAL
Box 2177, Del Mar, CA 92014

DATED MATERIAL

OCCUPY SHORES PARK

Ann Gardner | Via Latina

Planning for the Shores Park will move into its design phase on Sunday, October 18 when residents will be asked to fit cut-outs of community-preferred activities on a site plan of the 5.3 acre property. The event will be held on-site at the Winston School Auditorium from 2-4 p.m. with break out work areas in the breezeway and in class rooms. The workshop will provide residents with an opportunity to work together with consultant Schmidt Design toward a final Park Master Plan expected to be completed in late 2016.

Preferred activities were identified by the community earlier this year through numerous surveys, interest group meetings and on-site park events. Residents are encouraged to go to www.delmar.ca.us/shorespark to review the results of this "discovery" phase which also identifies guiding principles and prioritizes a list of possible activities, or in the report's jargon, "amenities." For instance open turf for flexible play is listed as a "Tier One amenity." Seating, shade, indoor community recreation, walking paths, off-leash grassy areas and gardens are also on the Tier One list.

On the 18th residents will first help the Design team identify how they would like a preferred amenity to look by selecting what they like best from a board of photo samples. Next, participants will work at small group tables to place cut outs of specific activities, for instance a picnic area or a sandbox, on the park's site plan. At the September Shores Advisory Committee (SAC) meeting members were given red Lego blocks to represent indoor community recreation. The site plan includes the existing Winston School buildings and the Community Center which has a short term lease with the City. While the fate of the



Board game lets participants place activities on Shores Park site plan. Photo Schmidt Design Group.

existing building is up in the air, minutes from the July 6 City Council meeting read, "Council provided staff with direction to incorporate indoor recreational programming space and offices for the community organizations operating those programs into the Del Mar Shores Park Master Plan." The existing Winston School buildings on 1.8 acres of the site plan are covered by a 50 plus year lease that includes non-exclusive use of the parking area and athletic field during school hours.

The two hours promise to be a creative, hands on event that will move the community further toward a neighborhood park that aims to integrate the needs of the Winston School, offer recreational opportunities for all ages and reflect the unique character of Del Mar. ■