

**City of Chula Vista**  
**Regular Planning Commission Meeting**  
**MINUTES**

March 25, 2026, 6:00 p.m.  
Council Chambers, 276 Fourth Avenue, Chula Vista, CA

Present: Commissioner Combs, Commissioner De La Rosa,  
Commissioner Felber, Commissioner Jones, Commissioner  
Sanfilippo, Vice Chair Torres, Chair Leal

Also Present: Deputy Director of Development Services Colamussi, Deputy  
City Attorney Horvath, Deputy City Clerk Zepeda

*Minutes are prepared and ordered to correspond to the agenda.*

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**1. CALL TO ORDER**

*The meeting was called to order at 6:00 p.m.*

**2. ROLL CALL**

*Deputy City Clerk Zepeda called the roll.*

**3. PLEDGE OF ALLEGIANCE TO THE FLAG AND MOMENT OF SILENCE**

*Led by Commissioner De La Rosa.*

**4. PUBLIC COMMENTS**

*There were none.*

**5. PRESENTATION**

**5.1 Chula Vista Economic Development Strategic Plan Discussion -  
Presentation by David Graham, Director of Economic Development**

Director of Economic Development Graham gave a presentation on the  
item.

**6. PUBLIC HEARINGS**

**6.1 Conditional Use Permit (“CUP”) To Renew an Expired CUP Permit (PCC-12-053) for a 50-Foot Wireless Telecommunication Facility (“WTF”) Consisting of a Nine-Panel Antenna Array and Associated Equipment for T-Mobile**

*Notice of the hearing was given in accordance with legal requirements, and the hearing was held on the date and no earlier than the time specified in the notice.*

*Senior Planner Narvaez gave a presentation on the item.*

*Chair Leal opened the public hearing.*

*Olivia Oviedo, Chula Vista resident, spoke in opposition.*

*There being no further members of the public who wished to speak, Chair Leal closed the public hearing.*

**Moved by** Commissioner De La Rosa

**Seconded by** Commissioner Felber

To adopt Resolution No. 2026-04. The motion was carried by the following vote:

Yes (7): Commissioner Combs, Commissioner De La Rosa, Commissioner Felber, Commissioner Jones, Commissioner Sanfilippo, Vice Chair Torres, and Chair Leal

**Result, Carried (7 to 0)**

Item 6.1 heading:

RESOLUTION NO. 2026-04 OF THE PLANNING COMMISSION OF THE CITY OF CHULA VISTA MAKING CERTAIN FINDINGS OF FACT AND APPROVING CONDITIONAL USE PERMIT PLN25-0008 FOR THE CONTINUED USE OF A WIRELESS TELECOMMUNICATION FACILITY ON APPROXIMATELY 393.3 SQUARE FEET OF A 2.76-ACRE PARCEL WITHIN AN R1 SINGLE FAMILY RESIDENTIAL ZONE

**7. ACTION ITEMS**

**7.1 Approval of Meeting Minutes**

**Moved by** Commissioner Combs

**Seconded by** Commissioner Jones

To approve minutes dated: February 11, 2026. The motion was carried by the following vote:

Yes (7): Commissioner Combs, Commissioner De La Rosa, Commissioner Felber, Commissioner Jones, Commissioner Sanfilippo, Vice Chair Torres, and Chair Leal

**Result, Carried (7 to 0)**

**8. STAFF REPORT**

*Deputy Director of Development Services Colamussi and Director of Development Services Sapa'u provided comments and updates on information items.*

**9. CHAIR'S COMMENTS**

*Chair Leal thanked staff for the presentation.*

**10. COMMISSIONERS' COMMENTS**

*Commissioner De La Rosa announced his resignation from the Commission.*

*Commissioner Combs thanked City staff for their efforts in assisting him and Commissioner Sanfilippo with attending the Planning Commission Academy.*

**11. ADJOURNMENT**

*The meeting was adjourned at 7:38 p.m.*

*Minutes prepared by: Mariluz Zepeda, Deputy City Clerk*

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Mariluz Zepeda, Deputy City Clerk