The Prevent Drowning Foundation of San Diego and San Diego Junior Lifeguards held the first session of their annual Pier Jump on July 8. Dozens of Junior Lifeguards, parents and members of the public jumped off the Ocean Beach Pier and swam back to the beach during this annual fundraiser.

The San Diego Housing Commission (SDHC) has determined that a controversial five-acre lot at Famosa and Nimitz boulevards is suitable for development of affordable housing.

In a letter to Mayor Kevin Faulconer and City Council members, the SDHC wrote: “The study determined this property, also known as Site 428, is feasible... No specific development design or plan has been created or proposed for this site at this point in time. The feasibility study utilized a preliminary site plan to determine whether or not 78 affordable rental housing units could be developed... Based upon the determination from this feasibility study, SDHC will release a request for proposals within 60 days to obtain proposals from developers for a potential affordable rental housing development at this site.”

SDHC said in its letter that since no specific development design or plan has been created or proposed for this site at this time, that the specific population and income levels that would reside in such a development have yet to be determined.

Peninsula Community Planning Board chair Robert Goldyn said: “The PCPB has not taken an official position on this. If a position is drafted, it will be done at long range planning committee and presented to the board at a later date.”

Added Goldyn: “The SDHC’s request for proposals will include a requirement that prospective developers obtain feedback from PCPB and the community, including preferences, regarding the potential development of affordable housing at this site. SDHC recommends that community members share their comments with SDHC at Site428@sdhc.org.”

Goldyn noted additional opportunities for public comment on the site.

Housing Commission approves affordable housing at Famosa lot

‘The need for additional affordable rental housing in San Diego is well-established.’

- SAN DIEGO HOUSING COMMISSION

By DAVE SCHWAB | The Beacon

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1815 Evergreen | 4+1BR/4+1BA | $1,295,000
Judy Kettenburg-Chayka | 619.997.3012 | DRE# 01394260

907 Cordova | 4BR/4.5BA | $2,995,000
Beth Roach | 619.300.0389 | DRE# 01516268

1260 Cleveland #118 | 2br/2ba | $507,500
Beth Zedaker | 619.602.9610 | DRE# 01046470

1092 Evergreen | 2BR/2BA | $1,125,000
The Groark Team | 619.804.3703 | DRE# 00451256 - DRE# 01709714

4627 Castelar | 5BR/2.5BA | $999,000
Sandy & Wendy Collins | 619.889.5600 - 619.804.5678 | DRE# 00915800 - DRE# 01243237

3016 Rogers | 4BR/3BA | $1,975,000
Cecil & Carter Shuffler | 619.980.3441, 619.884.9275 | DRE# 00541390 - DRE# 01965786

Meet Your Point Loma Luxury Real Estate Professionals

Kimberly Platt 619.248.7039 | DRE# 01319826
Deanna Groark 619.804.3702 | DRE# 00451256
Sandy Collins 619.889.5600 | DRE# 00915800
Carter Shuffler 619.980.3441 | DRE# 00541390
Beth Roach 619.300.0389 | DRE# 01516268
Vicki Droz 619.850.3777 | DRE# 01209132
Narda Stroesser 619.850.9777 | DRE# 01214482
Judy Kettenburg-Chayka Branch Manager 619.997.3012 | DRE# 01394260

2904 Canon Street, Point Loma | 619.226.7800 | Info@WillisAllen.com
Judy Kettenburg-Chayka, Branch Manager | Andrew E. Nelson, President & Owner | DRE# 01204280
COLDWELL BANKER

Point Loma Heights | $1,795,000
California coastal meets contemporary sophistication. Beauti-
ful 40-ha superintendent enjoys the coast to
and the city. 2 balcony w/ a wall
designed entertainment is open floor plan.
Catrina Russell
619.226.8151; 850-82637
www.CatrinaRussell.com
catrina@catrina.com

Point Loma Heights | $1,995,000
55 down panoramic views highlight this sophisticated beauty tucked
high on the hill in Point Loma. Drop dead gorgeous coastal home with
personae use of natural wood and gabinet styling. Tile, 4.5 bath beauty features open concept great room, pool, movie theater
views galore of the Bay, City, Mexico, Pt Loma, canyon & beyond!
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Point Loma | $1,075,000
This one of the most desirable streets in the Sunset Cliffs
neighborhood. This 4br & 2.5ba, 3,289 sq ft home is perfectly
located on a 6000 sq ft lot.

Point Loma | $1,250,000
1666 Bayview St 37 6 br 4 ba
in Point Loma. Drop dead gorgeous coastal home with
multiple porches & decks. 2 car garage. Lot 10,200 sq ft.

Point Loma | $1,200,000
Enjoy a one-of-a-kind lifestyle in Point Loma. This
4br & 3ba, 3,090 sq ft home is perfectly
located on a 6000 sq ft lot.

Point Loma | $1,100,000
This home is perfectly
designed to entertain & family. Enjoy views of the bay, downtown skyline, Coronado, evening
lights /mountains. This home lends itself to entertaining & family.

Point Loma | $1,075,000
3rd time on the market in 56 years!
Well maintained 5br 3ba home with a beautiful Spanish
style patio. Approx 10,400 sq ft corner lot.

Point Loma | $1,050,000
This is one of the most desirable streets in the Sunset Cliffs
neighborhood. This 4br & 2.5ba, 3,090 sq ft home is perfectly
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**Midway planners hear about Sports Arena plans, scooters**

Dr. Jennifer Campbell visits the Midway-Pacific Highway Community Planning Group in June to discuss the latest with possible future Sports Arena redevelopment, electric scooter regulation and homelessness.

**Dr. JENNIFER CAMPBELL**

**DISTRICT 2 COUNCILMEMBER**

Dr. Jennifer Campbell visited the Midway-Pacific Highway Community Planning Group in June to discuss the latest with possible future Sports Arena redevelopment, electric scooter regulation and homelessness.

Midway planners also picked mphpcg.com and .org as the name for their website being picked mphcpg.com and .org as the name for their website.

Campbell noted a Request for Proposals has been put out by the City to address short- and long-term leases at Pechanga, for the City to address short- and long-term leases at Pechanga. Campbell said a fourth shelter has been added downtown and that women and children are now being housed in Golden Hall on the 2nd floor administered by Father Joe’s. She added that another safe parking lot operated by Father Joe’s. She added that another safe parking lot operated by Jew.

Asked Campbell: “Should we still have the sports arena there? Build a new one? Should the old one remain?” Do we still need that big parking lot?” It’s really good the City is starting this ahead of time so we’ll have a couple of years to look at the proposals and decide what’s best.”

Noting homelessness remains a problem “practically everywhere,” Campbell said, “I can remember when we had no homelessness, and we can do it again. We just need to have the proper social safety nets. We need to keep moving forward and making progress.”

Referencing that “homeless can be housed for one-third the cost of leaving people on the street.” Campbell said a fourth shelter has been added downtown and that women and children are now being housed in Golden Hall on the 2nd floor administered by Father Joe’s. She added that another safe parking lot operated by Jew.

Chair Cathy Kenton said a representative from Port of San Diego to rule the day.”

The officer said it’s a serious problem. “People are getting seriously injured and killed on them,” he said. “They’re getting intoxicated and riding them in the middle of the night and crashing them in potholes. There’s only so much education and enforcement that you can do. Common sense needs to rule the day.”

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Chad Swofford answered enforcement needs “This is the beginning of what the Navy’s physical presence in San Diego and improving transit connections to the airport, Mayor Kevin L. Faulconer was joined on July 10 by regional planning and transportation agencies as well as the U.S. military to announce Navy Region Southwest and the San Diego Association of Governments have signed an agreement to explore possible options for the redevelopment of Naval Base Point Loma Old Town Complex.

“This is an amazing opportunity to strengthen the Navy’s presence in San Diego, create thousands of jobs and make it easier for people across the region to get to and from the airport,” Faulconer said. “This agreement is a promising beginning to what could be one of the most transformative projects in our region’s history.”

The memorandum of understanding serves as a framework for discussions between the Navy and SANDAG as they work together to evaluate potential options for the iconic naval property. While the agreement does not commit either organization to a course of action, it allows the Navy to better understand SANDAG’s goals and vision, and how they might be incorporated into its own redevelopment efforts. The MOU also requires both organizations to cooperate in preparation of federal, state and local environmental documentation.

“The Navy remains dedicated to creating a more modern, efficient workspace on the OTC property to better meet the mission requirements of Naval Information Warfare Systems Command (NAWICOM) and the other tenants on the property, while working closely with SANDAG and other entities to foster robust community engagement for this project,” said Naval Facilities Engineering Command (NAFCC) southwest commanding officer Capt. Mark Edelson.

Naval Base Point Loma Old Town Complex consists of approximately 70 acres of prime real estate, just off the Interstate 5 freeway and near the airport.

Redeveloping the property creates an opportunity for a public-private partnership that could deliver 21st century facilities for the Navy and could help tackle San Diego’s long-standing transportation challenges.

“This is the beginning of what I expect to be a long partnership with the Navy,” said SANDAG board chair and Poway Mayor Steve Vaus.
How will SDPD enforce the new scooter regulations?

Dr. Dave Schriver | The Beacon

New scooter regulations took effect July 1. But how are they going to be enforced?

The answer, according to San Diego Police Department is: The same way all other laws are enforced, on a case-by-case basis, with highest-priority calls addressed first.

At present, scooter violations will go into the general police-call mix and will be responded to according to their severity, said SDPD Lt. and spokesperson Shawn Takeuchi.

“Officers will not have radar guns enforcing scooter speeds, and there are obviously some areas outside our jurisdiction that we cannot enforce,” said Takeuchi.

Noting SDPD’s workforce remains below desired levels despite recent pay increases and heightened recruitment, Takeuchi said technology will be relied on to help slow scooters down in high-volume areas.

“All the scooter companies will be required to use self-enforcing geofencing technology, putting ‘boundaries’ around certain areas,” he said. “That technology uses constantly transmitted data to automatically reduce scooter speeds in certain designated areas.”

In specific geofenced areas, operators will slow scooters to 8 mph.

Three of those designated areas are pedestrian-only, where operators will slow scooters to 5 mph with a push message notifying riders to leave that area. Geofencing will be in effect for beach-area boardwalks, Balboa Park, NTC Park, Mission Bay Park, Petco Park and pedestrian-only locations, including North/South Embarcadero, MLK Jr. Promenade and La Piazza della Famiglia in Little Italy. Takeuchi noted new scooter regulations now require them to be left in designated scooter corrals, $10 of which are now in downtown, with more being determined in other City neighborhoods.

A rider hops on a Lime scooter at a parking lot off Sunset Cliffs Boulevard.

“Most corrals being staged in front of red curbs, a dead-space area on the street,” Takeuchi said. The SDPD spokesperson said education about new scooter laws for users of all ages will be a big part of the initial rollout of scooter enforcement.

“We will stop double-riding,” said Takeuchi, who added such violations are “not considered child endangerment.”

“What you find frequently is that out-of-town tourists are the ones engaging in this behavior,” he said. “With tourists, our first approach is to educate them to cease their behavior.”

Takeuchi added the police department has to strike a balance between the spirit of the law and the realities of everyday enforcement.

“We can’t take a 100-percent zero-tolerance stance and just give everyone a ticket,” he said. “We hire officers and train them to use discretion.”

Concerning scooters and new regulations governing them, Takeuchi said the bottom line is: “We will enforce scooter violations as we can. We will use education and warnings first, then officers will use citations at their discretion.”

COASTAL COMMISSION APPROVES SEAWORLD’S NEW DIVE COASTER

The California Coastal Commission on July 10 approved SeaWorld’s new 153-foot tall dive coaster, Mako, planned to open in 2020. This new roller coaster, which was announced in January, will be the tallest, fastest and longest dive coaster in California, as well as the only floorless dive coaster in the state, according to David Koorntz, director of communications at SeaWorld San Diego.

The 153-foot ride received unanimous approval from City Council in April, allowing the coaster to exceed the 30-foot height limitation in coastal zones.

Riders will climb more than 153 feet into the air, suspended on a 45-degree angle at the crown of the ride as their feet dangle underneath. The drop will plummet riders 143-feet facedown at speeds more than 60 mph.

SEAWORLD RESUMES SUMMER FIREWORKS

SeaWorld San Diego has announced it will hold fireworks every Saturday night this summer at 9:50 p.m. through September 7. The theme park added their fireworks schedule is subject to change or cancellation without notice.

Two years ago, SeaWorld put its summertime fireworks largely on hold, other than on the Fourth of July holiday weekend and for a handful of other special events, due to public opposition. A successful online petition drive was signed against the summertime firework cancellation without notice.

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NEW DIVE COASTER APPROVES SEAWORLD’S COASTAL COMMISSION

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A motorcycle gang leader who led others to steal Jeep Wranglers in a high-tech way in Pacific Beach, Ocean Beach, and elsewhere has been sentenced to 37 months in federal prison.

Jimmy Jose Martinez, 33, who was also known as "Mota," was transferred to a federal prison in Victorville as of July 1 after being sentenced June 24 in U.S. District Court in San Diego.

Judge John Houston ordered him to pay $246,396 in restitution to four insurance companies that we've listed as victims of approximately 150 stolen Jeep Wranglers in San Diego County. The cars were taken to Mexico to be sold or stripped for parts.

Martinez was a member of the Hooligan motorcycle gang that was based in Tijuana and he led a theft crew that would employ scouts to target a specific Jeep. His crew would get the vehicle identification number from the dashboard or elsewhere and make a duplicate transponder key, according to court records.

The theft crew would surreptitiously obtain computer codes from the Chrysler's database and they would later return to the Jeep and take it. The thieves would disable the car alarms and steal the car with a duplicate key, often in the middle of the night.

Martinez pleaded guilty to a conspiracy to commit transportation of stolen vehicles in foreign commerce. At the time of his guilty plea, U.S. Attorney Robert Blair recommended the most recent sentence was Sebastian Ponce who got 15 months after pleading guilty to stealing a Kawasaki Ninja motorcycle. Ponce was ordered to pay $18,373 in restitution, according to court records.

The restitution order for Martinez specifies he pay $91,157 to Geico Insurance, $71,347 to USAA, $50,630 to Progressive, and $33,685 to Allstate.

Approximately 50 percent of money placed on Martinez's books in prison will be diverted to the insurance companies, according to his sentencing documents. He will also be subject to paying the insurance companies back even after he is released from prison. He will be banned from associating with other Hooligan members even after his release.

“[This case is a reminder that] our proximity to the international border provides increased opportunity for transnational organized crime,” said Suzanne Turner, the FBI Acting Special Agent in Charge.

“The Hooligans crime group took advantage of this proximity by stealing millions of dollars’ worth of vehicles from San Diegans in order to hide, chop, sell, and profit from those vehicles in Mexico,” said Turner.

A 2008 Wrangler worth $33,685 was stolen in Ocean Beach in June 2014, the indictment says.

SDHC said it will evaluate responses during the request for proposals process seeking a suitable developer for the five-acre site.

“If through this request for proposals process, SDHC selects a proposal for a potential development of this site, such development will be subject to further reviews and approvals that will provide opportunities for additional community input and City Council review,” added SDHC in its letter to the City.

“Before development can occur at this site, a proposal would be presented to the PCPB and would need to obtain director-level approval from City of San Diego’s Development Services Department and approval for street vacation from the Planning Commission and City Council.”

Added SDHC: “The need for additional affordable rental housing in the City of San Diego is well-established. SDHC values public participation and input in the creation and preservation of affordable housing that is needed in communities throughout the City of San Diego to address the city’s housing crisis.”

Gang leader gets 37 months for Jeep Wrangler thefts in OB

By NEAL PUTNAM | The Beacon

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Martinez pleaded guilty to a conspiracy to commit transportation of stolen vehicles in foreign commerce. At the time of his guilty plea, U.S. Attorney Robert Brewer said “the joy ride is over for Mr. Martinez.”

Assistant U.S. Attorney Andrew Galvin urged the 37-month term, while Martinez’s attorney, Julie Blair, recommended 24 months. He could have received a maximum five-year term in prison.

There were nine other Hooligan gang members charged with Martinez, and most have been sentenced. The most recent sentencing was Sebastian Ponce who got 15 months after pleading guilty to stealing a Kawasaki Ninja motorcycle. Ponce was ordered to pay $18,373 in restitution, according to court records.

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Here are a few of my favorite summer tips to help you save between 4pm and 9pm when energy prices are highest:

- Use a portable or ceiling fan to save big on AC.
- Keep blinds and curtains closed during summer days to block out direct sunlight and reduce cooling costs.
- Precool your home until 4pm, then set AC higher until 9pm.
- Charge an electric vehicle before 4pm or after 9pm.

If you have a pool, run the pump before 4pm or after 9pm.

Find more tips at sdge.com/whentip matters

Time to save.

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The Holding Company, a three-level entertainment and dining venue, opens in OB

BY FRANK SABATINI JR. | THE BEACON

Ocean Beach now has a new premier dining and entertainment venue: The Holding Company. Co-owned by Steve Yeng and his family, who came to OB originally as Cambodian refugees, the new tri-level, 21-plus bar and every-night music venue at 5046 Newport Ave. opened July 4.

Yeng co-owns OB Noodle House & Salo Bar at 2219 Cable St. and OB Noodle House Bar at 1502 at 4993 Niagara Ave. The Yengs invested a total of $10 million into the project for six years.

“Added Yeng, “I’ve always wanted to get on Newport Avenue and do something totally different.”

Citing Winston’s in OB as a model, Yeng said, “I wanted to follow their footsteps.”

But the building The Holding Co. is in was not designed for acoustics, so it had to be completely redone.

“The walls were thin and not soundproofed,” Yeng said. “We put in a new state-of-the-art sound system. The aesthetics were inspired by Jules Verne and Twenty Thousand Leagues Under the Sea.”

Yeng said the wide range of music played at The Holding Co. “will primarily focus on local acts. It’s something that hasn’t been done in an entertainment complex close to the beach.”

Music programming will range from rock to hip hop and include national acts.

Yeng said his new restaurant-bar and music venue will be attention grabbing.

“We’re trying to take you layer by layer and your eyes are going to want to be looking everywhere with just the local art and the gears moving, etc.,” he said.

He added the new facility, open to families during the day, is reasonbly priced.

The new multi-level entertainment venue was designed by Davis Ink (Parq, Sidebar, Stingaree) 

In late 2007, Steven got a chance to start his own business when a space opened up at Cable Street and Voltaire.

“They called it the ‘war zone’ because no businesses had ever survived there for long except for dive bars,” Yeng said. “We started with just four tables, and then expanded next door when business exploded.”

In addition, several new bubbly drinks have made their mid-summer debuts at Cesarina in Point Loma. But let’s cut straight to the restaurant’s new dessert deal.

Each month, pastry chef Cesarina Mezzoni will introduce a new dessert and prepare it tableside for guests.

This month it’s house-made cannoli dipped into crushed pistachios and candied orange pieces. Better yet, the new creation is free on the second Tuesday of every month for dine-in parties to share after they purchase dinner. (Check the web site for details on upcoming roll outs.)

In addition, several new bubbly cocktails have materialized during weekend brunch, such as “the Cesarina” with coconut and pineapple, and “the Angela” with lavender and lemonade.

And in celebration of the season’s bounty, the dinner menu has seen the arrival of melon antipasti, and house-made gnocchi with porcini mushrooms, shrimp and shaved truffles. 4161 Voltaire St., 619-226-6222, cesarinarestaurant.com.

Bopjo

The motto at the new Bopjo in Liberty Public Market is “Seoul in a bowl,” although if you prefer your bulgogi beef and kimchi fried rice swaddled in a tortilla instead, the kitchen will gladly accommodate.

Situated in a tucked-away corner of the market, the business is run by two Korean-American chefs who previously served in the military, James Kim and Alex Lee. Their menu doesn’t exclude items such as dirty fries, grilled Spam, mandoo dumplings, and fusion tacos and burritos. 2820 Historic Decatur Road, 619-380-2195.

Barons Market

Another “backroom beer pairing” returns to Barons Market, from 6 to 8 p.m., July 24, with Mikkeller Brewing from Miramar coming into the spotlight. The specialty food market conducts the beer pairings quarterly in its stockrooms and loading docks at eight locations, including the store in Point Loma. The events benefit local organizations, with 100 percent of proceeds going this time to Feeding San Diego and Feeding America.

Barons will complement the beers with snacks such as shrimp ceviche, chicken spring rolls, watermelon-feta skewers with mint, and bratwurst pretzel rolls. Tickets are $15 per person. 4011 W. Point Loma Blvd., 619-223-4397, baronsmarket.com.

Rubio’s Coastal Grill

The company that began 35 years ago as a walk-up stand in Imperial Beach, La Jolla and several other neighborhoods, rubios.com. was not designed for acoustics, so it had to be completely redone. It’s something that hasn’t been done in an entertainment complex close to the beach.”

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A new tenant, San Diego-based Social Syicde restaurant group, has replaced Pop Pie Co. in acquiring the former Nati’s Mexican Restaurant at 1852 Bacon St.

Location Matters, a University City commercial real estate agency, arranged a $2.4 million, 10-year lease for Social Syndicate multi-concept restaurant group.

Mike Spilky of Location Matters represented both landlord and tenant in the transaction for a new Mexican restaurant, to be named La Doña, in the 2,660-square-foot space, which includes an additional 1,468-square-foot patio.

Social Syndicate runs a number of local eateries including OB Surf Lodge, Wonderland Ocean Pub and The Local Eatery & Drinking Hall. Nati’s Inc., which is controlled by Foley Development, owns the property. Future plans call for developing the land directly behind the restaurant into an apartment complex.

“We are looking forward to bringing La Doña’s upbeat vibe to Ocean Beach,” said Brendan Huffman, CEO of Social Syndicate. “La Doña represents our expansion into Mexican cuisine and brings a unique menu to the Ocean Beach food and beverage scene. The neighborhood has always been welcoming, and we are proud to introduce our newest restaurant concept to this community.”

The new restaurant's ownership team includes Social Syndicate’s board of directors and Ocean Beach operators Hoffman Leung and Mina Desiderio, as well Matt and Judd Braun of Blue Water Seafood.

Debuting in fall 2019, the cantina-style restaurant will feature fresh homemade tortillas and a variety of creative tacos with fresh and locally sourced seafood. The venue will offer indoor and outdoor seating with more than 4,100 square-feet of space.

Partnering with San Diego-based design-build firm Texture, La Doña’s concept and décor are inspired by the vibrant culture and buzzing energy of Mazatlán and mid-Mexico.

Nati’s Mexican Restaurant had occupied the freestanding restaurant building for nearly 60 years before the Social Syndicate lease. Nati’s restaurant building, which opened in 1960, has been extensively remodeled and improved after having much of the former building demolished.

Originally owned by Vern Lontz and his wife, Charline, Nati’s started on the corner of Bacon and Niagara streets as a one-room OB diner before remodeling and expanding. The couple owned and operated Nati’s until its lease approaches in 1972. Longtime employees Thomas and Kerr then took over for the Lontzes, operating Nati’s until the property was sold about a year ago.

Fish tacos and bun ‘o chowder on Ocean Beach Pier

By JUDI CURRY | The Beacon

While waiting for the sun to come out, Irene and I decided to have a bite to eat at Walking on Water Café in the middle of historic Ocean Beach Pier. It has been years since I ate there, because I got tired of fishing on the pier and never catching anything edible.

We were amazed at the number of items that are on the menu: the variety offered, and the reasonable prices. For example, there were pancakes, omelets, and a variety of side dishes offered for breakfast.

There are Mexican and American flavors, salads and seafood offered for later in the day. There is even a variety of drinks available. They also offer a children’s menu.

After a long discussion, Irene decided to order the “award-winning” grilled fish taco. This was grilled mahi-mahi, served on a two soft corn tortilla’s with cheese, shredded cabbage, and topped with their own fresh salsa and white sauce. That cost $7.

Irene, at my urging, ordered the full plate ($11), which included coleslaw and something I had never had before – a “bun ‘o chowder.”

The bun ‘o chowder turned out to be just that – a double bread bun that had a very generous lade of clam chowder spread over it. I knew that Irene would not eat it, but I devoured it. It was unusual – actually served on the plate with the coleslaw and taco. The salsa was fresh and tasty.

There were many items on the menu that I wanted to try, but I finally settled on three rolled tacos, topped with cheese and salsa. They cost $5 and were filled with meat. I could only eat one of them because they were so large, and ended up taking the other two home.

Irene had a glass of Coke ($2) and I had a glass of fresh made lemonade ($3). Our total bill was $21 and we totally enjoyed the meal. Our server was excellent and was very attentive in spite of the dining room being busy.

It should be noted that their seafood plates come on a bed of fries and include coleslaw and an “OB Sinker,” otherwise known as a jalapeno popper!

If you want to fish from the pier call their bait and tackle shop (619-226-3474), which is right next door!
Get your fix at TechOutfitters

Dee Schwan | The Beacon

TechOutfitters in Point Loma lends a whole new meaning to one-stop shop. In fact, the high-tech haven is actually three businesses in one: a coffee shop, a retail outlet and a repair store.

About to celebrate its third anniversary at 1302 Rosecrans St., co-owner Susan Schedel talked about her winning business model.

“There’s a unique triple play here,” said Schedel, who is from a retail tech sales background. “We’re actually operating three businesses under the same roof. One is a barista bar, Point Loma Coffee. The second is retail selling consumer electronics. The third is repairs.”

The repair section handles TV repairs and mounting, micro soldering and repairs to iPhones and other devices with cracked screens, battery problems, etc. A 90-day warranty comes with every repaired device.

Schedel said the three-in-one concept was launched in part because “going into a strictly retail environment these days with Amazon is extremely risky. So what we chose to do is diversify and offer two things that you can’t buy on Amazon: a delicious cup of coffee, along with service and repair.”

“They come in and say, ‘This is such a cool concept, are you a franchise?’” said Schedel to which she replies, “Well not yet. We opened the store about three years ago to find a formula that works. Now we’re starting to expand.”

Part of that new expansion will be revealed Saturday, Aug. 17 at a smart launch third-anniversary party at TechOutfitters. The company will announce a new partnership with WellBotz, an online consumer electronics firm and the leading retailer of smart products in the nation featuring brands like DJI, Robo, Segway, August, Ring, Garmin, Polaroid, Sony and 200 other brands.

“Repair is an important part of the business. Of her staff, Schedel said, “They’re patient. They’ll do house calls. They’ll sit with folks and help them understand their problems.”

“It’s our job to educate consumers, let them know they have alternatives,” added Schedel. “Our business is to help find the best solution for the individual. And if you’re getting a service, then you get a free coffee.”

At monthly Saturday morning techtalks, TechOutfitters invites consumers in and answers their questions.

During a storewide walkthrough, Schedel demonstrated some of the many cutting-edge products she carries, like Fugoo waterproof wireless speakers, PopSockets phone grips, extra memories for various devices, Brydge keyboards turning iPads into computers and ActiV5, an isometric-based portable strength-training device and coaching app, sort of a digital hand grip squeezer.

At the end of her tour, Schedel unveiled one of the many technological wonders, smart products available at TechOutfitters, a square robotic Robo self-service window washer that clamps onto windows during all the work by itself.

TechOutfitters tagline for all its products and services is reflective of its mission, “Get your fix.”

Target opens in Ocean Beach

Dr. Dave Schwab | The Beacon

Target’s new Ocean Beach store at 4846 Newport Ave. opened to the public Wednesday, July 17, and will hold a grand opening on July 21. The 18,000-square-foot store will be the retailer’s third small-format, and 25th store, in the greater San Diego area. Altogether, Target in San Diego employs more than 4,150 people.

Target has prioritized opening small-format stores to serve guests in urban areas, dense suburban neighborhoods and near college campuses—areas where a full-size Target typically wouldn’t fit.

The Ocean Beach store brings a convenient and affordable retail mix offering a curated assortment of food and beverage items, apparel and accessories for adults and kids, health and beauty, and home decor. All items carried in the OB store were based on a survey of the beach community’s needs. Services will include order pickup, which allows guests to order items online and pick them up in store within an hour.

The store’s interior art highlights Ocean Beach’s unique history, including a photo collage from local photographer Steve Rowell, whose work will be on permanent display inside the store. It is easily viewed from the sidewalk outside the store.

The Ocean Beach Target store employs approximately 50 team members.

Target plans to open approximately 30 small-format stores a year over the next few years.
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$9M grant for new performing arts center in Liberty Station

By DAVE SCHWAB | dave.schwab@thebeacon.com

$9 million has been secured to develop a new state-of-the-art performing arts center in long-vacant Building 178 in Liberty Station.

Building 178 is a former Navy building that has been empty for more than 20 years. It will be transformed thanks to the state’s investment and the philanthropic efforts of the NTC Foundation.

At a recent press conference, Gloria was joined by City Councilmember Dr. Jennifer Campbell, who represents the area, and the NTC Foundation to announce the state’s official investment and unveil the future plans for the site.

“What is currently an old, dilapidated building that has sat vacant for decades is now set to become a new, state-of-the-art, major performing arts center for the San Diego region,” said Gloria. “San Diego’s vibrant arts and culture is what makes our city feel like home. “I am proud to have worked with Senate President Pro Tempore Toni Atkins, my legislative colleagues, as well as the NTC Foundation to secure this important investment in Liberty Station and our local arts community.”

Building 178 is located within the Arts District of Liberty Station. It is a three-story, 41,000-square-foot facility that has been shuttered since 1997. It is on the National Register of Historic Places for its architectural Spanish colonial revival style and contributions to San Diego’s Navy history.

The NTC Foundation, which oversees the development and operation of 26 buildings at Arts District Liberty Station, has selected three new temporary art projects as part of a rotating public art program titled Installations at the Station.

Featured San Diego artists will be Miki Iwasaki, Jason Xavier Lane and Michelle Montjoy. Installations will be on display for at least one year.

The NTC Foundation is excited to commission these projects, two of which (by Lane and Iwasaki) will be created in collaboration with the Mingei International Museum, which has a temporary home at the Arts District while its Balboa Park location is being renovated.

Artist
Miki Iwasaki, San Diego. Installation name: Tessellation. Description: This installation will contain three sculptures incorporating steel and wooden bench elements representing the universal, primal need for shelter and spaces for face-to-face conversation. An artist reception, open to the public, will showcase the connection between small-scale model making and large-scale architecture and construction.

Location: Sybil Stockdale Rose Garden outside Dick Laub NTC Command Center, between Build-

Artist
Michelle Montjoy, Oceanside. Installation name: A Dime to Call Home. Description: A collection of sea bags cast in cement, revealing bits of soft clothing and “arms” knitted from nautical rope with the Niki de Saint Phalle Foundation, given its numerous accessions over the years by the artist.

NTC Foundation executive director Alan Ziter remarked: “We continue to encourage and support public art and its transformative power to add beauty, attract visitors, stimulate walking traffic and promote pride in place. We are thrilled to have such an iconic work debut at the Arts District and provide a haven for this high-profile file sculpture by Niki de Saint Phalle. We invite San Diegans familiar with the piece to visit it at her new home and explore the entire Arts District.”

Mingei deputy director and chief advancement officer Jessica York stated: “Mingei champions human creativity, and this project is a wonderful way to pay homage to a familiar artist and reflect our mission.”

Congratulation to the OB Street Fair Drawing Winner

Zack Heinz (center) checks out his new beach cruiser as Roger and Yasuko Lovett of Bernie’s Bicycle Shop look on. Zack won one of three prizes in the Beacon’s Street Fair Drawing. Zack’s own bike was stolen about a month earlier.

Three new temporary art projects chosen for Liberty Station

The large-scale sculpture Nikigator, created by Niki de Saint Phalle, is being temporarily relocated from Mingei International Museum to Liberty Station in August.

The work was created by the late French-American self-taught artist, Niki de Saint Phalle (1930-2002), who spent her final years in La Jolla making large-scale sculptures covered with mirrors, glass and polished stones not unlike Nikigator. Mingei also continues its longstanding relationship with the Niki de Saint Phalle Foundation, given its numerous accessions over the years by the artist.

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La Playa Trail Association is awarded prestigious ‘Keeper of the Flame’ for history preservation

By Karen Scanlon | The Beacon

At a time of commercialization, waning protection of city spaces, and最大化ized building in San Diego, president Ronnie Kuzel and board members of La Playa Trail Association are recognized for their historical preservation efforts.

LPTA members received the prestigious “Keeper of the Flame” award at a recent Save Our Heritage Organisation (SOHO) ceremony. For four decades, he has restored, rehabilitated, researched, and written about San Diego’s historic buildings.

Point Loma’s La Playa Trail Association was founded in 2005 to carry on the work of earlier trailblazers who identified historical sites along the oldest commercial route in the western United States. Today these civic-minded members continue to refurbish, rededicate, and construct new commemorators along La Playa Trail. The historic trail runs from Ballast Point, weaves along Rosecrans Street, and reaches to Mission San Diego de Alcala. Parts of the original trail, however, are either built upon today, or are sunken in bay water at La Playa.

LPTA is also noted for presenting its bi-monthly history lecture series at Point Loma Assembly.

As you shop, work, and wander along Rosecrans Street, keep an eye out for those trail markers that are gifted to the community by La Playa Trail Association.

FREE CITY GUARD BAND CONCERT AT PLNU’S GREEK THEATRE

The Ocean Beach Historical Society continues the yearlong celebration of its 25th anniversary by presenting a free concert of the San Diego City Guard Band at 6 p.m., Aug. 17 at Point Loma Nazarene University’s Greek Theatre. Bring your picnic or enjoy something from one of the food vendors who will be on hand. Plenty of free parking will be available on the PLNU campus.

PHOTO EXHIBIT AT OCEAN BEACH BEACH

Local photographer, Raymond Hitchcock, will be displaying award-winning photos at the Ocean Beach Library through Sept 16. To celebrate Pride festivities, Raymond has included an LGBTQ theme photo – a male portrait that shows flamboyance and confidence.

Six of the photos on display have won awards: from the Ocean Beach Historical Society, Peninsula Beacon, and at the San Diego County Fair. The subject matter of the photos is close to home: beach, families, and pets.

POINT LOMA ARTIST WINS AWARD

Point Loma resident Roberta Dyer recently won the Board of Directors Award, SDYS Enthusiasts Award in the 44th Annual Western Federation of Watercolor Societies’ exhibit, held at the San Diego Watercolor Society. Dyer is an award-winning, signature member of The San Diego Watercolor Society, Western Federation of Watercolor Societies, and International Society of Acrylic Painters. Her work focuses on figurative subjects in watermedia and collage, that lean towards the abstract and non-representational, with an occasional foray into landscape and florals. Learn more about her art by visiting robertadyer.com.

SD HUMANE SOCIETY PHOTO FUNDRAISER

Submit your favorite photo of your pet for a chance to have them featured on a full month spread of the San Diego Humane Society’s 2020 calendar for its annual photo fundraiser. Other prizes include a professional photo shoot for your pet, tickets to SDHS’s annual Fur Ball Gala and other special gifts. All photo entries with five votes or more are guaranteed inclusion in the calendar or on the collage pages.

Each year, the San Diego Humane Society’s photo fundraiser and pet calendar raises funds for its vital services, which include animal shelters and adoptions, investigations of animal cruelty and neglect, veterinary care, education programs for youth and adults, the rescue and rehabilitation of wildlife and more.

For more information or to enter your pet, visit gogophotocount.com/sdhume2020.

JONAS BROTHERS AT PECHANGA ARENA

The Jonas Brothers recently announced the details for the 40-city “Happiness Begins Tour.” Starting this summer on Aug. 7, Nick, Joe and Kevin Jonas will hit the road, stopping at Pechanga Arena in Midway District on Thursday, Oct. 17.

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COMMUNITY
Point Loma Tea has been a part of Liberty Station since 2012 as one of the first to populate the second phase of the station's revitalization. We joined the art galleries around us in Barracks 14 to help others experience the artistry of tea.

We host over 150 organic, hand picked teas of all different styles and flavors. Our teas are never made with artificial ingredients and every single one goes through rigorous taste testing by Cheryl and the staff before we allow it to be part of our collection. Each and every tea in our jars is a best seller and a shop favorite, and we don't settle for anything less.

Cheryl Graf, the owner of Point Loma Tea, has been in the tea business her whole life, starting with her first job as a teenager serving high tea in Orange County at an English style guest house. Since then, Cheryl has received her certification from the Specialty Tea Institute, a Tea Masters Certification, and been the owner and manager of her own store in downtown Scottsdale. When she was given the opportunity to come to Southern California and participate in the revival of this historic training center, Cheryl couldn’t have been more thrilled. She relocated to the beautiful Point Loma area and, after a year of planning the shop, has been providing the community with excellent tea ever since.

Summer Sizzler Special 20% off Mist Ice Tea Makers! Summer Tea Samplers Set for $30.00

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**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-010099. Fictitious Business Name) (GREGORY REL SCHMITT. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 19, 2019. ISSUE DATES: JULY 19, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-012505. Fictitious Business Name) LG XPRESS INK. Located at: 10030 MARCONI DR., 9016561. Fictitious Business Name(s) LG XPRESS INK. The first day of business was: N.A. Registrant Name: KIM MICHAELE GOLDENSTEIN. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 19, 2019. ISSUE DATES: JULY 19, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-012751. Fictitious Business Name) NICHOLAS BARRETT ANDREWS. Located at: 5041 REYNOLDS ST., SAN DIEGO, CA 92113. The first day of business was: 3/7/19. Registrant Name: MICHAEL GOLDENSTEIN. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 10, 2019. ISSUE DATES: JULY 10, 2018, AUGUST 03, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-012753. Fictitious Business Name) IRVIN CHIO. This business is conducted by: AN INDIVIDUAL. Located at: 2633 CAMINO OIL RD, SUITE 314, SAN DIEGO, CA 92110. The first day of business was: N.A. Registrant Name: JESSICA WILHELM. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 24, 2019. ISSUE DATES: JULY 12, 7, 2018, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-013174. Fictitious Business Name) AGENTS. Located at: 10030 MARCONI DR., 9016561. Fictitious Business Name(s) a. CALIFORNIA DATES: JULY 5, 12, 19, & 26.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-013705. Fictitious Business Name) CN ENTERPRISES. Located at: 5041 REYNOLDS ST., SAN DIEGO, CA 92113. The first day of business was: N.A. Registrant Name: JESSICA WILHELM. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 19, 2019. ISSUE DATES: JULY 19, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-014302. Fictitious Business Name) NORTH COUNTY CONTRACTORS. Located at: 5041 REYNOLDS ST., SAN DIEGO, CA 92113. The first day of business was: N.A. Registrant Name: KIM MICHAELE GOLDENSTEIN. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 11, 2019. ISSUE DATES: JULY 19, 2018, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-014304. Fictitious Business Name) TERRITILE LIFESTYLE PHOTOGRAPHY AND INK CONCEPTS. Located at: 13225 ORCHARD VISTA RD., OCEANSIDE, CA 92058. The first day of business was: N.A. Registrant Name: JESSICA WILHELM. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 19, 2019. ISSUE DATES: JULY 19, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-014309. Fictitious Business Name) NICHOLAS BARRETT ANDREWS. Located at: 2633 CAMINO OIL RD, SUITE 314, SAN DIEGO, CA 92110. The first day of business was: N.A. Registrant Name: JESSICA WILHELM. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JULY 19, 2019. ISSUE DATES: JULY 19, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-014510. Fictitious Business Name) GREGORY REL SCHMITT. Located at: 10030 MARCONI DR., 9016561. Fictitious Business Name(s) a. CALIFORNIA DATES: JULY 5, 12, 19, & 26.**


**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-015232-007. Fictitious Business Name) CIRCUIT BOARD REPAIR & SOLUTIONS. Located at: 7875 BELLAKAREN PLACE, LA JOLLA, CA 92037. The first day of business was: N.A. Registrant Name: KIM MICHAELE GOLDENSTEIN. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JUNE 26, 2019. ISSUE DATES: JULY 12, 2018, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-015234. Fictitious Business Name) JOHN ENTERPRISES. Located at: 7875 BELLAKAREN PLACE, LA JOLLA, CA 92037. The first day of business was: N.A. Registrant Name: JESSICA WILHELM. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JUNE 24, 2019. ISSUE DATES: JULY 12, 2018, AUGUST 02, 2019.**

**FICTITIOUS BUSINESS NAME STATEMENT FILE NO. 2019-015235. Fictitious Business Name) CO-PARTNERS. The first day of business was: 4/12/19. Registrant Name: SHELLY LINDSAY BROWN. Title of Officer, if Limited Liability Company/Corporation, Title of Signer. The statement was filed with Ernest J. Dronenburg, Jr, Recorder/County Clerk of San Diego County on: JUNE 24, 2019. ISSUE DATES: JULY 12, 2018, AUGUST 02, 2019.**
Runaway ring found with help from social media friends in Point Loma

By SCOTT HOPKINS | The Beacon

Standing alone in the pre-dawn darkness July 10, Mark Winkler thought he would never see his wedding band again.

At the corner of Willow and Byron streets in Point Loma, Winkler dropped the cherished jewelry as he prepared for an early gym workout and heard a “ping, ping, ping” as it bounced invisibly down Willow Street towards Cañon Street before the sound stopped.

The head of Winkler & Associates realty firm on Rosencrans Street told his wife of his misfortune and later mentioned it to business partner Chris Mannerino.

Winkler and Mannerino spent an unsuccessful half-hour looking for the band later in the day when Mannerino had an idea. “Point Loma Connections (Facebook group) has thousands of members (more than 8,100),” he thought. “Someone might have found it and reported it there.”

Katashima said she prayed she could help them. Winkler and Mannerino spent an unscheduled hour looking for the band the next day. “I was about 120 yards,” Mannerino said. “It had jumped a curb and was resting in a front yard that was covered with bark.”

Nobody reported finding the gold band but Patty Katashima of Ocean Beach offered to lend her metal detector to the search. “Point Loma Connections (Facebook group) has thousands of members (more than 8,100),” he thought. “Someone might have found it and reported it there.”

“We draw from a lot of different forms at the venue on July 19. Though the revamped The Holding Company has just reopened, the Routine are veterans of the location’s previous incarnations. “The Holding Company has always been one of our favorite places to play. Something about that room, maybe it’s the history,” Ramo said. “Even when it was Galagher’s it had a fun reputation. But when it became The Holding Company things real-ly started improving.

“I poked my head in recently and was shocked at how nice it is in there. And even though the bar is completely rebuilt, you can feel that energy. That fun spirit that just exists there,” Ramo considers OB one of his favorite local neighborhoods to make music. “We love Ocean Beach,” he said. “Of all the crowds in San Diego, Ocean Beach is the funnest and freakiest. They’ll dance, they’ll get weird, they’ll show up, and they’ll hang with you all night.”

Future plans include West Coast touring and a new album in 2020, with the members of The Routine as enthusiastic as ever about their life in music. “Music is a powerful art form,” Ramo said. “We love bringing people together and making them smile and dance. It is such an amazing way to connect with people. It can really make or break the atmosphere.”
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Left to Right: Yash & Sharla; David & Julia; Diane & Terry; Kayla, Robert & Emmett.

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