

PUBLIC NOTICE

SAN DIEGUITO PLANNING GROUP P.O. Box 2789, Rancho Santa Fe, CA, 92067

May 9, 2013

Final Agenda --- REGULAR MEETING

Place of Meeting: RANCHO SANTA FE FIRE STATION (meeting room), 16936 El Fuego, Rancho Santa Fe, California. TBM 1168-D3, (El Fuego intersects Linea del Cielo at the west end of the village.)

A final agenda, including changes and additions if any, may be posted in front of the U.S. Post Office, Rancho Santa Fe, seventy-two (72) hours before the meeting. Certain matters, as may be noted, will be set for a time certain. Matters on the agenda are NOT necessarily heard in the order listed. Continuances, if any, will be announced at the start of the meeting or may be contained in a final agenda. Time devoted to an item will vary depending on its complexity, importance to the group and public, and the length of the agenda.

NOTE: Please complete a speaker slip if you wish to speak on an issue. (Including Open Forum)

1. CALL TO ORDER: 7:00 P.M. PLEDGE OF ALLEGIANCE
2. AGENDA REVIEW
3. APPROVAL OF MINUTES: Misc. Prior Meetings [Circulated to Members during Meeting for initials, comments if any]
4. OPEN FORUM: Public and group member comments on non-agenda items only. (3 minute time limit per speaker.) No official action may be taken at this meeting on any new matters raised. Complete speaker slip prior to your presentation.
5. GENERAL PLANNING ITEMS:
 - A. **Plans for Expenditure of PLDO funds** – Request by County Parks and Recreation for amendments or additions to San Dieguito Planning Area Priority List for 5-year plan – please submit proposals to the chair, vice chair, or secretary in advance of the meeting if possible. We are getting pressure from the County to provide a list, soon.
 - B. **Community & General Plan Update** - Review of proposed draft changes for submittal of comments and corrections to DPLU. Advance Planner: Kevin Johnston, 858.694.3084; SDPG Planner: Lois Jones 760-755-7189 The subject covers:
 - the Introduction describes the GP Clean-Up purpose and process – p. 1-1, 1-2 (p. 8-9 in the pdf page counter)
 - brief text descriptions of the proposed Land Use Map changes are on p. 2-1 and 2-3 (11 & 13 in the pdf page counter)
 - page 3-2 and 3-3 (20 & 21 in the pdf page counter) have additional information on proposed Land Use Map changes (# of parcels, acreage, existing/proposed designations, estimates of change in potential dwelling units, descriptions of Land Use designations and zoning information links)
 - the community map of San Dieguito with proposed Land Use Map changes outlined is on p. 3-33 (p. 51 in the pdf page counter)
 - zoomed in maps of each proposed Land Use Map change for San Dieguito are on 3-34 through 3-37 (p. 52 – 55 in the pdf page counter)
 - proposed corrections/clarifications for countywide General Plan policies/references are on 4-1 through 4-6 (p. 69 – 74 in the pdf page counter)
 - proposed policy revisions for the Elfin Forest/Harmony Grove portion of the San Dieguito Community Plan are on 4-20 (p. 88 in the pdf page counter)
 - C. **County Parks & Recreation/Dept. of Public Works Proposed Community Pathway #35** – presentation for proposed Pathway #35 for San Dieguito Community Trails & Pathways Plan. SD Co. Planner: Mark Massen, 858-966-1351 **Scheduled for 5-9-2013**
 - D. **San Dieguito River Park** – Presentation by Susan Carter updating the activities, funding, and trail planning. A large missing link is within the SDPG area, and consists of several planned segments. **Scheduled for May 23, 2013 – 7:30 time certain.**
6. MAJOR PROJECTS AND LAND USE ITEMS:

- A. **STP 3500-12-015 West end of Artesian Road, Rancho Santa Fe** – Submittal of site plan and boundary adjustment of one lot line on approximately 77.39 acres of land containing six existing legal parcels adjoining Artesian Road, previously created as part of PM 7270 in May 1978. This property is part of Santa Fe Valley Specific Plan. Applicant: RSF Holdings/contact: Wesley W. Pelzer 760-744-7125 DPS Planner: Ashley Gungle, 858-495-5375; SDPG Planner: Laurel Lemarie (858) 756-2835 **Postponed until further notice.**
- B. **P94-022W2; MUP Modification AT&T Mobility; Location: 9885 Orange Lane, Escondido 92029** – Modification of existing facility. Original 150 sf equipment area & 30; tall monopole with three 8' antennas & 6; high chain link fence. Modification will consist of removal of existing wooden pole & antennas and installation of equipment on existing water tank, including 12 total 8; panel antennas, 24 RRU's, 12 surge suppressors, 6 tower-mounted amplifiers, and 2 GPS antennas. Also 15' of FRP screening will be added to the water tower to the screen the antennas & equipment plus expansion of base station equipment area by approximately 60 sf. Applicant: AT&T Mobility, Doug Munson (619) 972-4944; Planning Group: Don Willis (858) 481-6922. **Postponed to 5-23-2013**
- C. **Rancho Cielo SPA05-004, TM5440, TM5441; Replacement Maps, project totals 23.06 acres, 11 condominium DUs on 'Village Center' parcel, 31 condominium DUs on 'Parcel H';** located at the intersection of Via Ambiente and El Brazo, Camino De Arriba, APNs 265-270-71, 264-410-02, 264-382-16. Submittal of proposed Preferred Project of 42 dwelling units, with revised architectural elevations and floor plans, as well as an Alternative Project with a total of 39 dwelling units, with reduced grading and the same revised architectural elevations and floor plans, as the Preferred Project. The Visual, Noise and Air Quality Studies will be submitted on December 4, 2012. Applicant: Rancho Cielo Estates, Ltd., Applicant's representative: Robert Chase, Fuscoe Engineering, (858) 554-1500; DPLU Planner: Dennis Campbell, (858) 505-6380; SDPG Planner: Doug Dill, (760) 736-4333
- D. **SP13-001, GPA13-001, STP13-003, TM5575, REZ13-001, ER13-08-002 Eden Hills Valiano** located in Eden Valley at Mt. Whitney & Country Club Lane; APN#232-013-01,02,03, 232-020-55, 232-492-01, 232-500-18thru23, 235-031-41 Request for tentative map approval, general plan amendment to accommodate the change in land use for a 5-neighborhood development. Applicant contact: Melissa Krause of Integral Communities, for Eden Hills Property Owner, LLC, 760-944-7511; County Planner: Beth Ehsan, 858-694-3103; SDPG Planner: Kevin Barnard 858-688-1700 **Postponed Until Further notice.**
- E. **Cielo De Lusardi 3100-5456 (TM5456 RPL2), 3100-11-031 (P11-031); part of the Rancho Cielo Specific Plan, three contiguous parcels totaling 270 acres, consists of 18 dwelling units and 19 multi-family dwelling units located west of Del Dios Highway,** with access by streets Via Dora, Cerro Del Sol, and Via Rancho Cielo. Lots 1 - 18 with 18 single family DUs are APN 265-300-02 and APN 265-300-03; Condominium Lot 9 with 19 DUs is 9.40 acres, APN 265-300-05. Project Owner: Lavendar Hill Ranch LLC, and Cielo 182 LLC, (760) 744-3133; Applicants Name: Matt Simmons, (760) 471-2365; DPLU Project Manager: Larry Hofreiter, (858) 694-8846; SDPG Planner: Doug Dill, (760) 736-4333. **Postponed to 5-9-2013**
- F. **PDS2013-STP-13-007 Establish setbacks for Lot#304, The Crosby Estates located at 7530 Top O' The Morning Way,** apn#267-210-10-00. 2-story single family residence with 4-car garage. Applicant Contact: Scott Grunst, representing Barbara & Kevin Hunter, (858) 571-1799; PDS Planner, Don Kraft, (858)694-3856; SDPG Planner: Ira Epstein (858) 759-0255
- G. **PDS2013-AD-13-007 – Administrative permit application for 1,231 sf guest living quarters and 89 sf rec room.** Located at 17109 Paseo Hermosa (& San Dieguito Rd), Solana Beach, CA 92075 APN 269-181-03-00. Applicant Contact: Steven Barger for William Bradley 760-743-4217; County Planner: Don Kraft 858-694-3856; SDPG Planner: Mid Hoppennath (760) 747-1145
- H. **Request for 2 hour time-limit parking** at 14800 De La Valle Place (De La Valle Place from Via de la Valle northerly to end of County-maintenance (250 feet) directly between the Polo Plaza, LLC c/o RB General, LLC owned buildings located at west 3702-east 3790 Via De La Valle). Applicant: Roger Boesky (858) 523-1100; PDS Planner: Maria Lopez 858-694-3845; SDPG Planner: Don Willis 858-481-1535
- I. **REQUEST FOR WAIVER OF 'D' DESIGNATOR** located at 15823 Via de Santa Fe, Rancho Santa Fe, APN 269-071-42-00. Applicant: Rabie Mikha for Mees Family Trust, 619-729-5953; PDS Planner: Mike Johnson 858-694-3429; SDPG Planner: Chaco Clotfelter 858-342-3050

7. ADMINISTRATIVE MATTERS:

- A. Community Reports
- B. Consideration and comments on circulation mail
- B. Future agenda items and planning
- C. Vote for new members
- D. County Filings (Form 700) & Required Training (Ethics)

NOTE: San Dieguito Planning Group needs new volunteers to fill vacancies on the planning group. This is an opportunity for you to participate in the preservation and responsible development of your community. If you wish to participate, we

request you provide the chair with a current resume and attend 2 or 3 meetings, depending on our meeting schedule in the next few months.

Future Meeting Dates:	4/25/13	5/9/13	5/23/13	6/6/13	6/20/13
Bruce Liska, Chair	858-756-5391	FAX 858-756-5391	e-mail: bruce.bettyliska@gmail.com		
Doug Dill, Vice-Chair	760-736-4333	FAX 760-736-4333	e-mail: theddills@worldnet.att.net		
Lois Jones, Secretary	760-755-7189	FAX 858-455-1421	e-mail: loikaj@cox.net		