



May 13, 2010

County of San Diego Department of Public Works
Attn: Wastewater Management/Operations & Maintenance
5555 Overland Avenue
Building 2, Suite 2260
San Diego, CA 92123

RE: SEWER SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. The proposed project site is located within the service area of the East Otay Mesa Sewer Maintenance District. As you are aware, the County requires an applicant for a development project to coordinate with the local sewer service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

At your earliest convenience, please complete the enclosed County Form #399S and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner
Attachment: Form 399S, Vicinity Map, Preliminary Site Plan



PROJECT FACILITY AVAILABILITY FORM

SEWER

S

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V. 5255-5269-8018

Owner's Name Phone

Avenida Ejercito Nacional 769-A

Owner's Mailing Address Street

Colonia Nueva Granada, D.F. Mexico 11520

City State Zip

ORG _____

ACCT _____

ACT _____

TASK _____

DATE _____

AMT \$ _____

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

- A. Major Subdivision (TM) Certificate of Compliance: _____
 Minor Subdivision (TPM) Boundary Adjustment
 Specific Plan or Specific Plan Amendment
 Rezone (Reclassification) from _____ to _____ zone
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

- B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet
 Other Gross floor area _____

Thomas Bros. Page 1332 Grid C-3

SW corner of Airway Road/Alta Road

Project address Street

Otay 92154

Community Planning Area/Subregion Zip

C. Total Project acreage 80 ac. Total lots 22 Smallest proposed lot 1.32 ac

- D. Is the project proposing its own wastewater treatment plant? Yes No
 Is the project proposing the use of reclaimed water? Yes No

Owner/Applicant agrees to pay all necessary construction costs and dedicate all district required easements to extend service to the project.

OWNER/APPLICANT MUST COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: _____ Date: 5/11/10

Address: 4225 Executive Square, Ste. 820 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides sewer protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District name _____ Service area _____

- A. Project is in the District.
 Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the District and is not within its Sphere of Influence boundary.
 Project is not located entirely within the District and a potential boundary issue exists with the _____ District.

- B. Facilities to serve the project ARE ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached. Number of sheets attached: _____
 Project will not be served for the following reason(s): _____

- C. District conditions are attached. Number of sheets attached: _____
 District has specific water reclamation conditions which are attached. Number of sheets attached: _____
 District will submit conditions at a later date.

- D. How far will the pipeline(s) have to be extended to serve the project? _____

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized signature _____

Print name _____

Print title _____

Phone _____

Date _____

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF FACILITIES OR SERVICE BY THE DISTRICT On completion of Section 2 by the district, applicant is to submit this form with application to: Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123





Parcel Area Table

Parcel #	Area	Perimeter
1	5.77	1981.47
2	4.19	1727.57
3	4.21	1705.86
4	2.60	1335.19
5	2.13	1220.08
6	2.12	1217.34
7	2.22	1231.80
8	2.66	1350.77
9	2.20	1240.33
10	2.20	1240.07
11	2.30	1255.74
12	4.74	1839.79

Parcel Area Table

Parcel #	Area	Perimeter
13	3.03	1514.54
14	2.49	1307.16
15	6.02	2091.81
16	4.41	1748.80
17	4.68	1795.34
18	1.70	1094.38
19	1.51	1037.00
20	1.32	973.25
21	1.88	1143.00
BASIN A	1.76	1189.49

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PROJECT FACILITY AVAILABILITY FORM

SEWER

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V. 5255-5269-8018

Owner's Name Phone

Avenida Ejercito Nacional 769-A

Owner's Mailing Address Street

Colonia Nueva Granada, D.F. Mexico 11520

City State Zip

ORG _____

ACCT _____

ACT _____ 2WWRECEXPO

TASK _____

DATE _____ AMT \$ 15.00

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION TO BE COMPLETED BY APPLICANT

A. Major Subdivision (TM) Certificate of Compliance: _____
 Minor Subdivision (TPM) Boundary Adjustment
 Specific Plan or Specific Plan Amendment
 Rezone (Reclassification) from _____ to _____ zone
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet
 Other Gross floor area _____

C. Total Project acreage 80 ac. Total lots 22 Smallest proposed lot 1.32 ac

D. Is the project proposing its own wastewater treatment plant? Yes No
 Is the project proposing the use of reclaimed water?

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

Thomas Bros. Page 1332 Grid C-3
 SW corner of Airway Road/Alta Road
 Project address Street
 Otay 92154
 Community Planning Area/Subregion Zip

Owner/Applicant agrees to pay all necessary construction costs and dedicate all district required easements to extend service to the project.
 OWNER/APPLICANT MUST COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: _____ Date: 5/11/10
 Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000
 (On completion of above, present to the district that provides sewer protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY TO BE COMPLETED BY DISTRICT

District name EAST OTAY MESA Service area _____

A. Project is in the District.
 Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the District and is not within its Sphere of Influence boundary.
 Project is not located entirely within the District and a potential boundary issue exists with the _____ District.

B. Facilities to serve the project ARE ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached. Number of sheets attached: SEE ATTACHED
 Project will not be served for the following reason(s): _____

C. District conditions are attached. Number of sheets attached: _____
 District has specific water reclamation conditions which are attached. Number of sheets attached: SEE ATTACHED
 District will submit conditions at a later date.

D. How far will the pipeline(s) have to be extended to serve the project? AS-NEEDED

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized signature: Jeff Bosway
 Print name: JEFF BOSWAY
 Print title: UNIT MGR Phone: 858-694-2711 Date: 6/4/10

ATTACHMENT

Facilities to serve this project will be built by applicant or other development in the area in conformance with the East Otay Mesa Sewer Master Plan. Timing of facility construction is not known at this time.

Future sewer discharge permit issued by East Otay Mesa Sewer Maintenance District shall be subject to:

- City of San Diego and County of San Diego fees in effect at time of permit issuance, and
- All applicable reimbursement agreements within the District

Prior to the recordation of a final map, the developer shall execute a covenant, to be provided by the City of San Diego, to participate in, and not object to, the formation of a Community Facilities District or other mechanism, to fund or reimburse the construction of the improvement phases, as identified in the Otay Mesa Trunk Sewer Infrastructure Upgrades Cost Estimate and Constructability Review (Brown and Caldwell) dated June 9, 2009.

The developer shall secure performance of this obligation by recording the covenant with the County Recorder with a copy to the City.



May 12, 2010

Otay Water District
Attn: Engineering Public Services Division
2554 Sweetwater Springs Blvd.
Spring Valley, CA 91978

RE: WATER SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. As you may know, the County requires an applicant for a development project to coordinate with the local water service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

At your earliest convenience, please complete the enclosed County Form #399W and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner
Attachment: Form 399W, Vicinity Map, Preliminary Site Plan



PROJECT FACILITY AVAILABILITY FORM

WATER

W

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018

Owner's Name Phone

Avenida Ejercito Nacional 769-A

Owner's Mailing Address Street

Colonia Nueva Granada, D.F. Mexico 11520

City State Zip

ORG _____

ACCT _____

ACT _____

TASK _____

DATE _____

AMT \$ _____

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

- A. Major Subdivision (TM) Specific Plan or Specific Plan Amendment
 Minor Subdivision (TPM) Certificate of Compliance: _____
 Boundary Adjustment
 Rezone (Reclassification) from _____ to _____ zone.
 Major Use Permit (MUP), purpose: _____
 Time Extension...Case No. _____
 Expired Map...Case No. _____
 Other _____

Assessor's Parcel Number(s)
 (Add extra if necessary)

6	4	8

0	7	0

1	7

- B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet _____
 Other Gross floor area _____

Thomas Bros. Page 1332 Grid C-3

SW corner of Airway Road/Alta Road

Project address Street

Otay 92154

Community Planning Area/Subregion Zip

C. Total Project acreage 80 ac Total number of lots 22

- D. Is the project proposing the use of groundwater? Yes No
 Is the project proposing the use of reclaimed water? Yes No

Owner/Applicant agrees to pay all necessary construction costs, dedicate all district required easements to extend service to the project and
 COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: _____ Date: 5/11/10

Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides water protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: _____ Service area _____

- A. Project is in the district.
 Project is not in the district but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the district and is not within its Sphere of Influence boundary.
 The project is not located entirely within the district and a potential boundary issue exists with the _____ District.
- B. Facilities to serve the project ARE ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached _____. (Number of sheets)
 Project will not be served for the following reason(s): _____
- C. District conditions are attached. Number of sheets attached: _____
 District has specific water reclamation conditions which are attached. Number of sheets attached: _____
 District will submit conditions at a later date.
- D. How far will the pipeline(s) have to be extended to serve the project? _____

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized signature: _____ Print name _____

Print title _____ Phone _____ Date _____

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF SERVICE OR FACILITIES BY THE DISTRICT

On completion of Section 2 by the district, applicant is to submit this form with application to:
 Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123



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19	1.51	1037.00
20	1.32	973.25
21	1.88	1143.00
BASIN A	1.76	1189.49

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...Dedicated to Community Service

2554 SWEETWATER SPRINGS BOULEVARD, SPRING VALLEY, CALIFORNIA 91978-2004
TELEPHONE: 670-2222, AREA CODE 619 www.otaywater.gov

June 16, 2010

Project No.: P1438-010000
Activity: 3111

David Ornelas
T&B Planning
144 West D Street, Suite 112
Encinitas, CA 92024

SUBJECT: Inmobiliaria Hawano, S.A. de C.V.;
APN: 648-070-17-00

Dear Mr. Ornelas:

Water availability is subject to all Otay Water District (District) requirements in effect at this time of application. You are strongly encouraged to adopt water conservation measures throughout the development. The District has currently adopted the Water Shortage Response, Level 1 condition (see enclosed Section(s) 39.03 thru 39.06 of the Code of Ordinance). Upon the declaration of a Water Shortage Response Level 3 condition, no new potable water service, temporary meters, or permanent meters shall be provided, and no new statements of immediate ability to serve or provide potable water service shall be issued.

As per Section 62.01 of the Code of Ordinance (enclosed), "To provide for future line extensions pipelines installed within public streets must be constructed to the subdivision boundary and pipelines not installed within a public right-of-way must be installed in a District easement or right-of-way and must extend across the frontage of the parcel or parcels to be served."

The District has no objection to your project. The Developer must extend both the potable and recycled water mains on Airway Road, Siempre Viva Road and Enrico Fermi Place. The Developer must contact the District for specific requirements on these pipelines. In addition, the Developer will be required to submit a water study analysis for this project prior to the submittal of improvement plans.

Prior to the purchase of any meter(s), irrigation plans must be: 1) designed to District Water Agency Standards for recycled water, and 2) submitted to the District and the County of San Diego Department of Environmental Health (DEH) for plan check and approval.

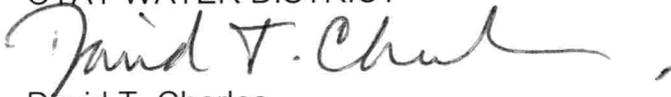
The applicant should contact the project's fire agency for any fire protection requirements. The fire service line will not be allowed to be connected to any buildings for domestic use; and the line is intended for fire services purposes only. Failure to comply with this request will result in violation of the District's Code of Ordinances and

David Ornelas
Inmobiliaria Hawano, S.A. de C.V.
June 16, 2010
Page 2

will be subject to penalties determined by the District. Each service must have an approved R/P Backflow Device purchased and installed by the owner. The District should then be contacted at (619) 670-2241 regarding water main extensions, service laterals, backflow devices, and/or meter costs, and other conditions that may have arisen since this letter was written for this project.

In addition, for your files, returned herewith are the documents you forwarded with your review request. If you have any questions, please feel free to contact this office at (619) 670-2241.

Sincerely,
OTAY WATER DISTRICT



David T. Charles
Public Services Manager

DTC:mlc

Enclosures

PLEASE NOTE:

This approval of availability is subject to all Otay Water District requirements in effect at the time of application for service.

SECTION 62 EXTENT OF SYSTEMS FOR SUBDIVISIONS AND
PARCEL MAPS

62.01 LOCATION AND SCOPE OF SYSTEM

Water and/or sewer systems for subdivision and parcel map developments shall be installed in all public streets so that each lot of the subdivision or parcel of the parcel map can be served with a water lateral and, where applicable, a sewer lateral. To provide for future line extensions, pipelines installed within public streets must be constructed to the subdivision boundary and pipelines not installed within a public street must be installed in a District easement or right-of-way and must extend across the frontage of the parcel or parcels to be served.

62.02 REQUEST FOR VARIANCE

Each request for a variance of any requirement of Section 62.01 must be submitted to the Board of Directors in accordance with Section 10 of this Code. In approving any request for variance the Board of Directors may impose any condition it deems necessary to protect existing systems and to assure adequate service to present or future property owners or customers.

39.03 APPLICATION

(a) The provisions of this Section apply to any person in the use of any water provided by the District.

(b) This Section is intended solely to further the conservation of water. It is not intended to implement any provision of federal, State, or local statutes, ordinances, or regulations relating to protection of water quality or control of drainage or runoff. Refer to the local jurisdiction or Regional Water Quality Control Board for information on any storm water ordinances and storm water management plans.

(c) Nothing in this Section is intended to affect or limit the ability of the District to declare and respond to an emergency, including an emergency that affects the ability of the District to supply water.

(d) The provisions of this Section do not apply to use of water from private wells or to recycled water.

(e) Nothing in this Section shall apply to use of water that is subject to a special supply program, such as the Metropolitan Interim Agricultural Water Program or the Water Authority Special Agricultural Rate programs. Violations of the conditions of special supply programs are subject to the penalties established under the applicable program. A person using water subject to a special supply program and other water provided by the District is subject to this Section in the use of the other water.

(f) In addition, customers are encouraged not to wash down paved surfaces, including but not limited to sidewalks, driveways, parking lots, tennis courts, or patios, except when it is necessary to alleviate safety or sanitation hazards.

At all times, the following practices shall be in effect:

1. Prevent water waste resulting from inefficient irrigation, such as runoff or overspray. Similarly, stop water flows

onto non-targeted areas, such as adjacent property, non-irrigated areas, hardscapes, roadways, or structures.

2. Serve and refill water in restaurants and other food service establishments only upon request.
3. Offer guests in hotels, motels, and other commercial lodging establishments the option of not laundering towels and linens daily.
4. Repair all water leaks within forty-eight hours (48) of notification by the District unless other arrangements are made with the General Manager.

39.04 WATER SHORTAGE RESPONSE LEVEL 1 - SUPPLY WATCH
CONDITION

(a) A Water Shortage Response Level 1 condition is also referred to as a "Supply Watch" condition. A Level 1 condition applies when the Water Authority notifies its member agencies that due to water shortage or other supply reductions, there is a reasonable probability there will be supply shortages and that a consumer demand reduction of up to 10 percent is required in order to ensure that sufficient supplies will be available to meet anticipated demands. The General Manager shall declare the existence of a Level 1 and take action to implement the Level 1 conservation practices identified in this Section.

(b) During a Level 1 condition, the District will increase its public education and outreach efforts to emphasize increased public awareness of the need to implement the following water conservation practices. The same water conservation practices may become mandatory if the District declares a Level 2 condition:

1. Irrigate residential and commercial landscape before 10 a.m. and after 6 p.m. only. Customers are to water no more than three days a week using the suggested watering schedule as found on the District's web page. New plantings and newly seeded areas are exempt for 30 days.

2. Use a hand-held hose equipped with a positive shut-off nozzle or bucket to water landscaped areas, including trees and shrubs located on residential and commercial properties that are not irrigated by a landscape irrigation system.

3. Irrigate nursery and commercial grower's products before 10 a.m. and after 6 p.m. only. Watering is permitted at any time with a hand-held hose equipped with a positive shut-off nozzle, a bucket, or when a drip/micro-irrigation system/equipment is used. Irrigation of nursery propagation beds is permitted at any time. Watering of livestock is permitted at any time.

4. Use re-circulated water to operate ornamental fountains.

5. Wash vehicles, including but not limited to motorcycles, farm equipment, trailers, boats and boat engines and motorhomes using a bucket and a hand-held hose with positive shut-off nozzle, mobile high pressure/low volume wash system, or at a commercial site that re-circulates (reclaims) water on-site. Vehicle washing is limited to once per week.

6. Use recycled or non-potable water for construction purposes when available.

39.05 WATER SHORTAGE RESPONSE LEVEL 2 - SUPPLY ALERT
CONDITION

(a) A Water Shortage Response Level 2 condition is also referred to as a "Supply Alert" condition. A Level 2 condition applies when the Water Authority notifies its member agencies that due to cutbacks caused by water shortage or other reduction in supplies, a consumer demand reduction of 11 to 20 percent is required in order to have sufficient supplies available to meet anticipated demands. The District Board of Directors may declare the existence of a Level 2 condition and implement the Level 2

conservation practices identified in this section of the ordinance. The District may decide to implement some or all of the Level 1 practices.

(b) All persons using District water shall make every effort to comply with Level 1 water conservation practices during a Level 2, and also to comply with the following additional conservation measures:

1. Limit residential and commercial landscape irrigation to no more than three (3) days per week. This section shall not apply to homeowner's vegetable gardens, fruit trees, commercial growers, or nurseries.

2. Limit lawn watering and landscape irrigation using sprinklers to no more than fifteen (15) minutes per watering station per day. During the months of November through April, landscape irrigation shall not exceed seven (7) minutes per water watering station per assigned day. Watering times may need to be shortened to avoid run-off. This provision does not apply to landscape irrigation systems using water efficient devices, including but not limited to: weather based controllers, drip/micro-irrigation systems, rotating sprinkler nozzles and stream rotor sprinklers.

3. Water landscaped areas, including trees and shrubs located on residential and commercial properties, and not irrigated by a landscape irrigation system on the same schedule set forth above by using a bucket, hand-held hose with positive shut-off nozzle, or low-volume non-spray irrigation.

4. Irrigation is not allowed during a rainstorm and for forty-eight hours after one-quarter inch or more of rainfall is measured at Lindbergh Field. No washing down of paved surfaces, including but not limited to sidewalks, driveways, parking lots, tennis courts, or patios, except when it is necessary to alleviate safety or sanitation hazards.

39.06 WATER SHORTAGE RESPONSE LEVEL 3 - SUPPLY CRITICAL CONDITION

(a) A Water Shortage Response Level 3 condition is also referred to as a "Supply Critical" condition. A Level 3 condition applies when the Water Authority notifies its member agencies that due to increasing cutbacks caused by water shortage or other reduction of supplies, a consumer demand reduction of between 21 and 40 percent is required in order to have sufficient supplies available to meet anticipated demands. The District Board of Directors may declare the existence of a Level 3 condition and implement the Level 3 conservation practices identified in this Section.

(b) All persons using District water shall comply with Level 1 and Level 2 water conservation practices during a Level 3 condition and shall also comply with the following additional mandatory conservation measures:

1. Limit residential and commercial landscape irrigation to no more than two (2) assigned days per week on a schedule established by the General Manager and posted by the District. During the months of November through April, landscape irrigation is limited to no more than once per week on a schedule established by the General Manager and posted by the District. This section shall not apply to commercial growers or nurseries.

2. Water landscaped areas, including trees and shrubs located on residential and commercial properties, and not irrigated by a landscape irrigation system on the same schedule set forth above by using a bucket, hand-held hose with a positive shut-off nozzle, or low-volume non-spray irrigation.

3. Stop filling or re-filling ornamental lakes or ponds, except to the extent needed to sustain aquatic life, provided that such animals are of significant value and have been actively managed within the water feature prior to declaration of a water shortage response level under this Section.

4. Stop operating non-residential ornamental fountains or similar decorative water features unless recycled water is used.

5. Stop washing vehicles except at commercial carwashes that re-circulate water, or by high

pressure/low volume wash systems. If a commercial car wash cannot accommodate the vehicle because of the vehicle size or type, such as RVs, horse trailers, boats and commercial vehicles, customers will be allowed to wash vehicles using a bucket and a hand-held hose with positive shut-off nozzle, mobile high pressure/low volume wash system.

(c) Upon the declaration of a Level 3 condition, no new potable water service shall be provided, no new temporary meters or permanent meters shall be provided, and no statements of immediate ability to serve or provide potable water service (such as, will serve letters, certificates, or letters of availability) shall be issued, except under the following circumstances:

1. A valid, unexpired building permit has been issued for the project; or

2. The project is necessary to protect the public's health, safety, and welfare; or

3. The applicant provides substantial evidence of an enforceable commitment that water demands for the project will be offset prior to the provision of a new water meter(s) to the satisfaction of the District.

This provision shall not be construed to preclude the resetting or turn-on of meters to provide continuation of water service or to restore service that has been interrupted.

(d) Upon the declaration of a Level 3 condition, the District will suspend consideration of annexations to its service area.

(e) The District may establish a water allocation for property served by the District using a method that takes into consideration the implementation of conservation methods or the installation of water saving devices. If the District establishes a water allocation, it shall provide notice of the allocation by including it in the regular billing statement for the fee or charge or by any other mailing to the address to which the District customarily mails the billing statement for fees or charges

for on-going water service. Following the effective date of the water allocation as established by the District, any person that uses water in excess of the allocation shall be subject to a penalty for each billing unit of water in excess of the allocation. The penalty for excess water usage shall be cumulative to any other remedy or penalty that may be imposed for violation of this Section.

39.07 WATER SHORTAGE RESPONSE LEVEL 4 - SUPPLY
EMERGENCY CONDITION

(a) A Water Shortage Response Level 4 condition is also referred to as a "Supply Emergency" condition. A Level 4 condition applies when the Water Authority Board of Directors declares a water shortage emergency pursuant to California Water Code section 350 and notifies its member agencies that Level 4 requires a demand reduction of more than 40 percent in order for the District to have maximum supplies available to meet anticipated demands. The District shall declare a Level 4 in the manner and on the grounds provided in California Water Code section 350.

(b) All persons using District water shall comply with conservation measures required during Level 1, Level 2, and Level 3 conditions and shall also comply with the following additional mandatory conservation measures:

1. Stop all landscape irrigation, except crops and landscape products of commercial growers and nurseries. *This restriction shall not apply to the following categories of use unless the District has determined that recycled water is available and may be lawfully applied to the use.*

A. Maintenance of trees and shrubs that are watered on the same schedule as noted in the Level 3 Condition, by using a bucket, hand-held hose with a positive shut-off nozzle, or low-volume non-spray irrigation;

B. Maintenance of existing landscaping necessary for fire protection as specified by the Fire Marshal of the local fire protection agency having jurisdiction over the property to be irrigated;



PROJECT FACILITY AVAILABILITY FORM

WATER

W

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V. 5255-5269-8018
 Owner's Name Phone
 Avenida Ejercito Nacional 769-A
 Owner's Mailing Address Street
 Colonia Nueva Granada, D.F. Mexico 11520
 City State Zip

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE _____
 AMT \$ 75⁰⁰
 CK 50182

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

A. Major Subdivision (TM) Specific Plan or Specific Plan Amendment
 Minor Subdivision (TPM) Certificate of Compliance: _____
 Boundary Adjustment
 Rezone (Reclassification) from _____ to _____ zone.
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet
 Other Gross floor area _____

C. Total Project acreage 80 ac Total number of lots 22

D. Is the project proposing the use of groundwater? Yes No
 Is the project proposing the use of reclaimed water? Yes No

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

Thomas Bros. Page 1332 Grid C-3
 SW corner of Airway Road/Alta Road
 Project address Street
 Otay 92154
 Community Planning Area/Subregion Zip

Owner/Applicant agrees to pay all necessary construction costs, dedicate all district required easements to extend service to the project and COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: [Signature] Date: 5/11/10
 Address: 4225 Executive Square, Ste 920 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides water protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: OTAY WATER DISTRICT Service area: ID 07

A. Project is in the district.
 Project is not in the district but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the district and is not within its Sphere of Influence boundary.
 The project is not located entirely within the district and a potential boundary issue exists with the _____ District.

B. Facilities to serve the project ARE ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached _____. (Number of sheets)
 Project will not be served for the following reason(s): _____

C. District conditions are attached. Number of sheets attached: _____
 District has specific water reclamation conditions which are attached. Number of sheets attached: _____
 District will submit conditions at a later date.

D. How far will the pipeline(s) have to be extended to serve the project? _____

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized signature: [Signature] Print name: TRomero
 Print title: PERMIT TECHNICIAN Phone: (619) 670-2241 Date: 6/16/10

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF SERVICE OR FACILITIES BY THE DISTRICT
 On completion of Section 2 by the district, applicant is to submit this form with application to:
 Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123



May 12, 2010

San Diego Rural Fire Protection District
1135 Community Building Road
Dulzura, CA 91917

RE: FIRE PROTECTION SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. As you may know, the County requires an applicant for a development project to coordinate with the local fire protection service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

At your earliest convenience, please complete the enclosed County Form #399F and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner

Attachment: Form 399F, Vicinity Map, Preliminary Site Plan



PROJECT FACILITY AVAILABILITY FORM

FIRE

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018
 Owner's Name Phone
 Avenida Ejercito Nacional 769-A
 Owner's Mailing Address Street
 Colonia Nueva Granada, D.F. Mexico 11520
 City State Zip

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE _____

AMT \$ _____

F

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

- A. Major Subdivision (TM) Specific Plan or Specific Plan Amendment
 Minor Subdivision (TPM) Certificate of Compliance: _____
 Boundary Adjustment
 Rezone (Reclassification) from _____ to _____ zone.
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

- B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet _____
 Other Gross floor area _____

Thomas Bros. Page 1332 Grid C-3
 SW corner of Airway Road/Alta Road
 Project address Street
 Otay 92154
 Community Planning Area/Subregion Zip

- C. Total Project acreage 80 ac. Total lots 22 Smallest proposed lot 1.32 ac.

OWNER/APPLICANT AGREES TO COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: _____ Date: 5/11/10
 Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides fire protection to complete Section 2 and 3 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District name _____
 Indicate the location and distance of the primary fire station that will serve the proposed project: _____

- A. Project is in the District and eligible for service.
 Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the District and not within its Sphere of Influence boundary.
 Project is not located entirely within the District and a potential boundary issue exists with the _____ District.
 B. Based on the capacity and capability of the District's existing and planned facilities, fire protection facilities are currently adequate or will be adequate to serve the proposed project. The expected emergency travel time to the proposed project is _____ minutes.
 Fire protection facilities are not expected to be adequate to serve the proposed development within the next five years.
 C. District conditions are attached. Number of sheets attached: _____
 District will submit conditions at a later date.

SECTION 3. FUELBREAK REQUIREMENTS

Note: The fuelbreak requirements prescribed by the fire district for the proposed project do not authorize any clearing prior to project approval by the Department of Planning and Land Use.

- Within the proposed project _____ feet of clearing will be required around all structures.
 The proposed project is located in a hazardous wildland fire area, and additional fuelbreak requirements may apply. Environmental mitigation requirements should be coordinated with the fire district to ensure that these requirements will not pose fire hazards.

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized signature _____ Print name and title _____ Phone _____ Date _____

On completion of Section 2 and 3 by the District, applicant is to submit this form with application to:
 Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, Suite B, San Diego, CA 92123



HAWANO

DATE: 02/22/2010



T&B PLANNING
 144 West D Street, Suite 12 Encinitas, CA 92024
 p. 760.452.2380 e. 760.452.2301

VICINITY MAP

Map Document: 1006090607-001-Hawano025-Aerial-01-Copy01.dwg 11/19/09 11:33:20 AM 11/19/09 11:33:20 AM



Parcel Area Table

Parcel #	Area	Perimeter
1	5.77	1981.47
2	4.19	1727.57
3	4.21	1705.86
4	2.60	1335.19
5	2.13	1220.08
6	2.12	1217.34
7	2.22	1231.80
8	2.66	1350.77
9	2.20	1240.33
10	2.20	1240.07
11	2.30	1255.74
12	4.74	1839.79

Parcel Area Table

Parcel #	Area	Perimeter
13	3.03	1514.54
14	2.49	1307.16
15	6.02	2091.81
16	4.41	1748.80
17	4.68	1795.34
18	1.70	1094.38
19	1.51	1037.00
20	1.32	973.25
21	1.88	1143.00
BASIN A	1.76	1189.49

K:\SND_DEV\095765000-Hawano\Design\Exhibits\X-Limits of Work.dwg 4-07-10-10:12:15 PM



SAN DIEGO RURAL FIRE PROTECTION DISTRICT

RECEIVED
R 7-7-10 D

June 14, 2010

County of San Diego
Department of Planning and Land Use
5201 Ruffin Road, Suite B
San Diego, CA 92123-1666

Re: APN #648-070-17

Dear Planner,

The following are requirements for the above referenced project.

1. All roads associated with this proposed project shall be constructed to current County Road Standards and improved with AC.
2. Proposed roads within this project shall be named with the proper signage being installed at intersections to the satisfaction of the Fire District and DPW.
3. A 100' hazard reduction zone shall be implemented around all proposed structures. Further a 10' fuel reduction zone shall be developed on both sides of any road or driveway.
4. Hydrants shall be installed every 350' and be capable of delivering 2500 GPM with a 20 psi residual.
5. At signalized intersection the developer shall install pre-emptive traffic devices (Opticom)
6. The developer has produced a Fire Prevention Plan\Technical Report consistent with Chapter 47 of the California Fire Code.

Please call me directly with any questions that you may have.

Sincerely,

David Nissen
Division Chief



PROJECT FACILITY AVAILABILITY FORM

FIRE

Please type or use pen

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018
 Owner's Name Phone
 Avenida Ejercito Nacional 769-A
 Owner's Mailing Address Street
 Colonia Nueva Granada, D.F. Mexico 11520
 City State Zip

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE _____ AMT \$ _____
 DISTRICT CASHIER'S USE ONLY

F

SECTION 1. PROJECT DESCRIPTION TO BE COMPLETED BY APPLICANT

A. Major Subdivision (TM) Specific Plan or Specific Plan Amendment
 Minor Subdivision (TPM) Certificate of Compliance: _____
 Boundary Adjustment
 Rezone (Reclassification) from _____ to _____ zone.
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

B. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet _____
 Other Gross floor area _____

C. Total Project acreage 80 ac. Total lots 22 Smallest proposed lot 1.32 ac.

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

Thomas Bros. Page 1332 Grid C-3
 SW corner of Airway Road/Alta Road
 Project address Street
Otay 92154
 Community Planning Area/Subregion Zip

OWNER/APPLICANT AGREES TO COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.
 Applicant's Signature: _____ Date: 5/11/10
 Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000
 (On completion of above, present to the district that provides fire protection to complete Section 2 and 3 below.)

SECTION 2: FACILITY AVAILABILITY TO BE COMPLETED BY DISTRICT

District name San Diego Rural Fire Protection District
 Indicate the location and distance of the primary fire station that will serve the proposed project: _____

A. Project is in the District and eligible for service.
 Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation.
 Project is not in the District and not within its Sphere of Influence boundary.
 Project is not located entirely within the District and a potential boundary issue exists with the _____ District.

B. Based on the capacity and capability of the District's existing and planned facilities, fire protection facilities are currently adequate or will be adequate to serve the proposed project. The expected emergency travel time to the proposed project is _____ minutes.
 Fire protection facilities are not expected to be adequate to serve the proposed development within the next five years.

C. District conditions are attached. Number of sheets attached: _____
 District will submit conditions at a later date.

SECTION 3. FUELBREAK REQUIREMENTS

Note: The fuelbreak requirements prescribed by the fire district for the proposed project do not authorize any clearing prior to project approval by the Department of Planning and Land Use.

Within the proposed project 100 feet of clearing will be required around all structures.
 The proposed project is located in a hazardous wildland fire area, and additional fuelbreak requirements may apply. Environmental mitigation requirements should be coordinated with the fire district to ensure that these requirements will not pose fire hazards.

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

DAVID NISSEN DAVID NISSEN, D.C. 665-1188 6-14-10
 Authorized signature Print name and title Phone Date
 On completion of Section 2 and 3 by the District, applicant is to submit this form with application to:
 Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, Suite B, San Diego, CA 92123



HAWANO

DATE: 02/22/2010

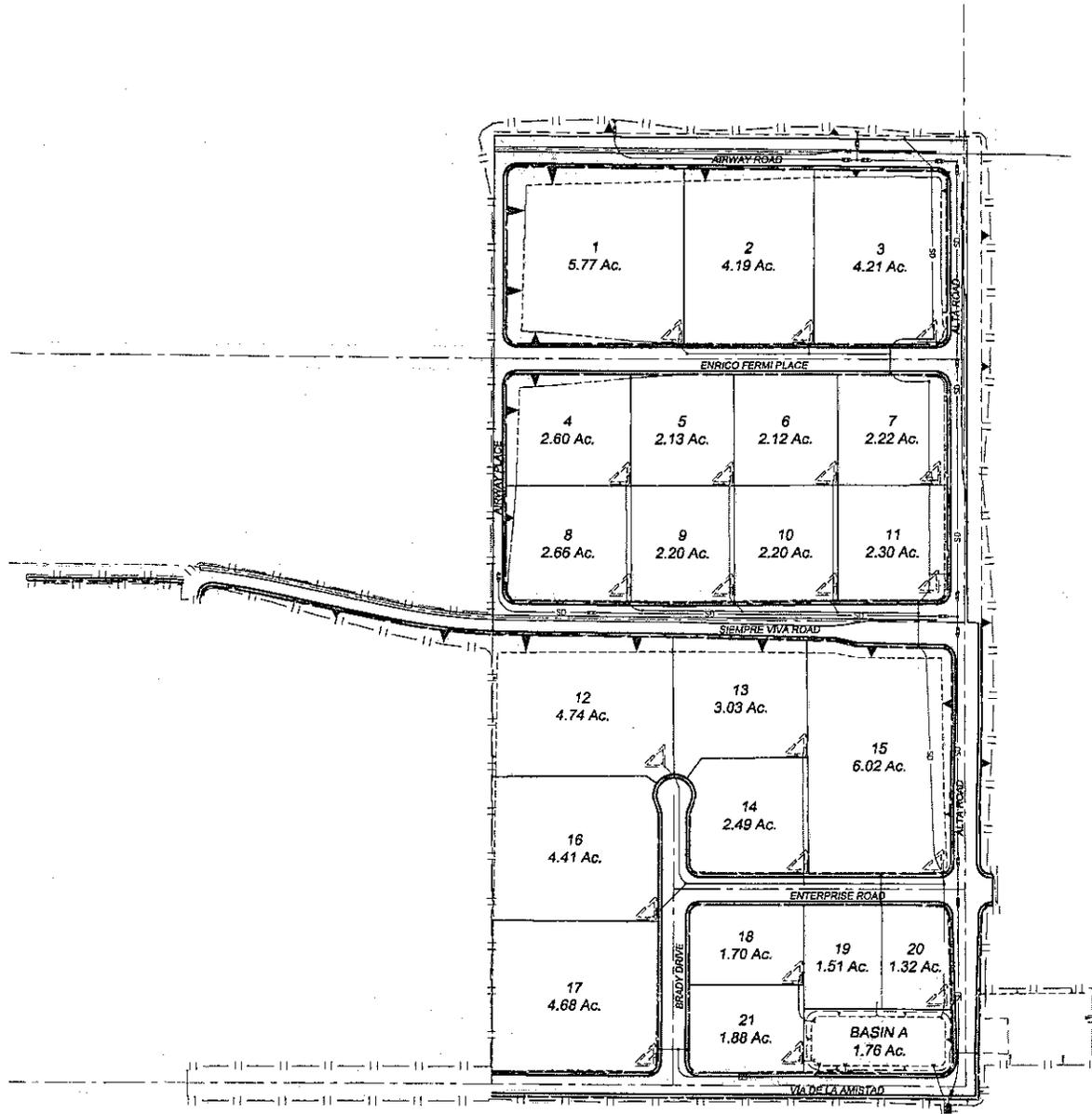


T&B PLANNING
 124 North of Irving Street, 11 East Ave., CA 92014
 P: 760.438.1100 F: 760.531.2501



VICINITY MAP

Map Data: © 2010 Google Earth, © 2010 T&B Planning, Inc. All rights reserved.



Parcel Area Table

Parcel #	Area	Perimeter
1	5.77	1981.47
2	4.19	1727.57
3	4.21	1706.96
4	2.60	1338.19
5	2.13	1220.08
6	2.12	1217.34
7	2.22	1231.90
8	2.66	1392.77
9	2.20	1240.33
10	2.20	1240.07
11	2.30	1255.74
12	4.74	1636.79

Parcel Area Table

Parcel #	Area	Perimeter
13	3.03	1374.34
14	2.49	1207.18
15	6.02	2061.61
16	4.41	1742.60
17	4.68	1762.34
18	1.70	1064.36
19	1.51	1037.00
20	1.32	873.25
21	1.88	1143.00
BASIN A	1.76	1186.48

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May 12, 2010

San Diego Rural Fire Protection District
1135 Community Building Road
Dulzura, CA 91917

RE: FIRE PROTECTION SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. As you may know, the County requires an applicant for a development project to coordinate with the local fire protection service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

At your earliest convenience, please complete the enclosed County Form #399F and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner

Attachment: Form 399F, Vicinity Map, Preliminary Site Plan



May 12, 2010

San Ysidro School District
4350 Otay Mesa Road
San Ysidro, CA 92173

RE: PUBLIC SCHOOL SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. As you may know, the County requires an applicant for a development project to coordinate with the local public school service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

It is our understanding that the proposed project would generate little, if any, demand for public school services because the site would be developed solely with light industrial uses and no residences are proposed on the property. Regardless, the County requires that the applicant provide a completed school facility availability form as part of the application package. At your earliest convenience, please complete the enclosed County Form #399Sc and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner
Attachment: Form 399Sc, Vicinity Map, Preliminary Site Plan



PROJECT FACILITY AVAILABILITY FORM

SCHOOL

Sc

Please type or use pen

(Two forms are needed if project is to be served by separate school districts)

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018

Owner's Name _____ Phone _____
Avenida Ejercito Nacional 769-A
Owner's Mailing Address _____ Street _____
Colonia Nueva Granada, D.F. Mexico 11520
City _____ State _____ Zip _____

ORG _____
ACCT _____
ACT _____ ELEMENTARY _____
TASK _____ HIGH SCHOOL _____
DATE _____ UNIFIED _____

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

A. LEGISLATIVE ACT
 Rezones changing Use Regulations or Development Regulations
 General Plan Amendment
 Specific Plan
 Specific Plan Amendment

B. DEVELOPMENT PROJECT
 Rezones changing Special Area or Neighborhood Regulations
 Major Subdivision (TM)
 Minor Subdivision (TPM)
 Boundary Adjustment
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

C. Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet
 Other Gross floor area _____

D. Total Project acreage 80 ac. Total number lots 22

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

Thomas Bros. Page 1332 Grid C-3
SW corner of Airway Road/Alta Road
Project address _____ Street _____
Otay 92154
Community Planning Area/Subregion _____ Zip _____

Applicant's Signature: _____ Date: 5/11/10
Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides school protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: _____
If not in a unified district, which elementary or high school district must also fill out a form? _____

Indicate the location and distance of proposed schools of attendance. Elementary: _____ miles
Junior/Middle: _____ miles High school: _____ miles
 This project will result in the overcrowding of the elementary junior/school high school. (Check)
 Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.
 Project is located entirely within the district and is eligible for service.
 The project is not located entirely within the district and a potential boundary issue may exist with the _____ school district.

Authorized signature _____ Print name _____
Print title _____ Phone _____

On completion of Section 2 by the district, applicant is to submit this form with application to:
Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123



HAWANO

DATE: 02/22/2010



T&B PLANNING
 144 West D Street, Suite 12 Encinitas, CA 92024
 p. 760.452.2380 e. 760.452.2301

VICINITY MAP

Map Document: 1006090607-001-Hawano025-Aplications-Concept/Eggs 1 - Vicinity Map.mxd 2/22/2010 8:05:57 AM



Parcel Area Table

Parcel #	Area	Perimeter
1	5.77	1981.47
2	4.19	1727.57
3	4.21	1705.86
4	2.60	1335.19
5	2.13	1220.08
6	2.12	1217.34
7	2.22	1231.80
8	2.66	1350.77
9	2.20	1240.33
10	2.20	1240.07
11	2.30	1255.74
12	4.74	1839.79

Parcel Area Table

Parcel #	Area	Perimeter
13	3.03	1514.54
14	2.49	1307.16
15	6.02	2091.81
16	4.41	1748.80
17	4.68	1795.34
18	1.70	1094.38
19	1.51	1037.00
20	1.32	973.25
21	1.88	1143.00
BASIN A	1.76	1189.49

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PROJECT FACILITY AVAILABILITY FORM

SCHOOL

Sc

Please type or use pen

(Two forms are needed if project is to be served by separate school districts)

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018

Owner's Name Phone

Avenida Ejercito Nacional 769-A

Owner's Mailing Address Street

Colonia Nueva Granada, D.F. Mexico 11520

City State Zip

ORG _____

ACCT _____

ACT _____

TASK _____

DATE _____

ELEMENTARY _____

HIGH SCHOOL _____

UNIFIED _____

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

A. LEGISLATIVE ACT

- Rezones changing Use Regulations or Development Regulations
- General Plan Amendment
- Specific Plan
- Specific Plan Amendment

Assessor's Parcel Number(s)
(Add extra if necessary)

6	4	8	0	7	0	1	7

B. DEVELOPMENT PROJECT

- Rezones changing Special Area or Neighborhood Regulations
- Major Subdivision (TM)
- Minor Subdivision (TPM)
- Boundary Adjustment
- Major Use Permit (MUP), purpose: _____
- Time Extension... Case No. _____
- Expired Map... Case No. _____
- Other _____

Thomas Bros. Page 1352 Grid C-3

SW corner of Airway Road/Alta Road

Project address Street

Otay 92154

Community Planning Area/Subregion Zip

- Residential Total number of dwelling units _____
- Commercial Gross floor area _____
- Industrial Gross floor area max. 1,402,196 square feet
- Other Gross floor area _____

- Total Project acreage 80 ac Total number lots 22

Applicant's Signature: [Signature] Date: 5/11/10

Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000

(On completion of above, present to the district that provides school protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: SAN YSIDRO S.D.

If not in a unified district, which elementary or high school district must also fill out a form?

Indicate the location and distance of proposed schools of attendance. Elementary: Ocean View Hills miles 5 miles

Junior/Middle: _____ miles; High school: _____ miles

- This project will result in the overcrowding of the elementary junior/school high school. (Check)
- Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.
- Project is located entirely within the district and is eligible for service.
- The project is not located entirely within the district and a potential boundary issue may exist with the _____ school district.

Authorized signature: [Signature]

Print name: Thomas Silva

Print title: INTERIM Asst. Syst. Bus. Services

Phone: (619) 428-4476 ext 300 f

On completion of Section 2 by the district, applicant is to submit this form with application to:
Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123



May 12, 2010

Sweetwater Union High School District
Attn: Planning Department
1130 Fifth Avenue
Chula Vista, CA 91911

RE: PUBLIC SCHOOL SERVICE FOR PROPOSED HAWANO LIGHT INDUSTRIAL SUBDIVISION

To Whom It May Concern:

Our firm represents Paragon Management Company, which is the applicant for a proposed subdivision within the unincorporated community of East Otay Mesa. As you may know, the County requires an applicant for a development project to coordinate with the local public school service provider to determine if the proposed project site is eligible to receive service and if adequate facilities are available to serve the subject property.

The proposed HAWANO project site is undeveloped under existing conditions and is located at the southwest corner of the future intersection of Airway Road and Alta Road (see attached *Regional Map*). The proposed project includes an application for a Tentative Map to subdivide the 80-acre property into 22 lots for future development with up to approximately 1,402,196 of light industrial uses. For reference purposes, a preliminary site plan for the property is attached hereto.

It is our understanding that the proposed project would generate little, if any, demand for public school services because the site would be developed solely with light industrial uses and no residences are proposed on the property. Regardless, the County requires that the applicant provide a completed school facility availability form as part of the application package. At your earliest convenience, please complete the enclosed County Form #399Sc and return it to my attention as follows:

David Ornelas
T&B Planning, Inc.
144 West "D" Street, Suite 112
Encinitas, CA 92024

If we could receive your response within three weeks, it would be most appreciated. If you have any questions, please feel free to contact me at (760) 452-2300 or via email at dornelas@tbplanning.com. Thank you in advance for your assistance.

Sincerely,

T&B PLANNING

David Ornelas
Project Planner
Attachment: Form 399Sc, Vicinity Map, Preliminary Site Plan



PROJECT FACILITY AVAILABILITY FORM

SCHOOL

Sc

Please type or use pen
 (Two forms are needed if project is to be served by separate school districts)

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018

Owner's Name _____ Phone _____
 Avenida Ejercito Nacional 769-A

Owner's Mailing Address _____ Street _____
 Colonia Nueva Granada, D.F. Mexico 11520

City _____ State _____ Zip _____

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE _____

ELEMENTARY _____
 HIGH SCHOOL _____
 UNIFIED _____

DISTRICT CASHIER'S USE ONLY

SECTION 1. PROJECT DESCRIPTION TO BE COMPLETED BY APPLICANT

A. LEGISLATIVE ACT

Rezones changing Use Regulations or Development Regulations
 General Plan Amendment
 Specific Plan
 Specific Plan Amendment

B. DEVELOPMENT PROJECT

Rezones changing Special Area or Neighborhood Regulations
 Major Subdivision (TM)
 Minor Subdivision (TPM)
 Boundary Adjustment
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other _____

C.

Residential Total number of dwelling units _____
 Commercial Gross floor area _____
 Industrial Gross floor area max. 1,402,196 square feet _____
 Other Gross floor area _____

D. Total Project acreage 80 ac. Total number lots 22

Applicant's Signature: _____ Date: 5/11/10
 Address: 4225 Executive Square, Ste. 920 La Jolla, CA 92037 Phone: (858) 535-9000

Assessor's Parcel Number(s)
 (Add extra if necessary)

6	4	8	0	7	0	1	7

Thomas Bros. Page 1332 Grid C-3
 SW corner of Airway Road/Alta Road
 Project address _____ Street _____
Otay _____ 92154
 Community Planning Area/Subregion _____ Zip _____

(On completion of above, present to the district that provides school protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY TO BE COMPLETED BY DISTRICT

District Name: _____

If not in a unified district, which elementary or high school district must also fill out a form? _____

Indicate the location and distance of proposed schools of attendance. Elementary: _____ miles
 Junior/Middle: _____ miles High school: _____ miles

This project will result in the overcrowding of the elementary junior/school high school. (Check)
 Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.
 Project is located entirely within the district and is eligible for service.
 The project is not located entirely within the district and a potential boundary issue may exist with the _____ school district.

Authorized signature _____ Print name _____
 Print title _____ Phone _____

On completion of Section 2 by the district, applicant is to submit this form with application to:
 Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123



HAWANO

DATE: 02/22/2010



T&B PLANNING
144 West D Street, Suite 12 Encinitas, CA 92024
p. 760.452.2380 e. 760.452.2301

VICINITY MAP

Map Document: 1006090607-001-Hawano025-Aplications-Concept-Report-1_Vicinity Map.mxd 2/22/2010 8:05:57 AM



Parcel Area Table

Parcel #	Area	Perimeter
1	5.77	1981.47
2	4.19	1727.57
3	4.21	1705.86
4	2.60	1335.19
5	2.13	1220.08
6	2.12	1217.34
7	2.22	1231.80
8	2.66	1350.77
9	2.20	1240.33
10	2.20	1240.07
11	2.30	1255.74
12	4.74	1639.79

Parcel Area Table

Parcel #	Area	Perimeter
13	3.03	1514.54
14	2.49	1307.16
15	6.02	2091.81
16	4.41	1748.80
17	4.68	1795.34
18	1.70	1094.38
19	1.51	1037.00
20	1.32	973.25
21	1.88	1143.00
BASIN A	1.76	1189.49

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COUNTY OF SAN DIEGO
DEPT. OF PLANNING & LAND USE
5201 RUFFIN ROAD, SUITE B
SAN DIEGO, CA 92123-1566

(858) 566-5981 • (888) 267-8770

PROJECT FACILITY AVAILABILITY FORM

SCHOOL

Sc

Please type or use pen
(Two forms are needed if project is to be served by separate school districts)

Inmobiliaria Hawano, S.A. de C.V 5255-5269-8018

Owner's Name _____ Phone _____
Avenida Ejercito Nacional 769-A

Owner's Mailing Address _____ Street _____
Colonia Nueva Granada, D.F. Mexico 11520

City _____ State _____ Zip _____

ORG _____
ACCT _____
ACT _____
TASK _____
DATE _____

ELEMENTARY _____
HIGH SCHOOL _____
UNIFIED _____

DISTRICT CASHIER'S USE ONLY
TO BE COMPLETED BY APPLICANT

SECTION 1: PROJECT DESCRIPTION

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Otay 92154
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Applicant's Signature: [Signature] Date: 5/11/10
Address: 4225 Executive Square, Ste. 820 La Jolla, CA 92037 Phone: (858) 535-9000
(On completion of above, present to the district that provides school protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: Sweetwater Union High School District San Ysidro School District (SYSD)
If not in a unified district, which elementary or high school district must also fill out a form?

Indicate the location and distance of proposed schools of attendance. Elementary: SYSD miles _____
Junior/Middle: SYSD miles _____ High school: San Ysidro High School miles approx 7

This project will result in the overcrowding of the elementary junior/school high school. (Check)
 Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.
 Project is located entirely within the district and is eligible for service.
 The project is not located entirely within the district and a potential boundary issue may exist with the _____ school district.

Authorized signature: [Signature] Print name: Paul D. Woods
Director of Planning & Construction Phone: 619-691-5553
Print title: _____

On completion of Section 2 by the district, applicant is to submit this form with application to:
Zoning Counter, Department of Planning and Land Use, 5201 Ruffin Road, San Diego, CA 92123