

A RESOLUTION OF THE SAN DIEGO COUNTY BOARD OF SUPERVISORS  
ADOPTING THE GRAND TRADITION GENERAL PLAN AMENDMENT; GPA 15-005

WHEREAS, pursuant to Government Code Sections 65350 et seq., GPA 15-005 has been prepared, being the first amendment to the Land Use Element and Fallbrook Community Plan in the Calendar Year 2016; and

WHEREAS, GPA 15-005 has been filed by the County of San Diego consisting of an amendment to the Land Use Element and Fallbrook Community Plan; and

WHEREAS, pursuant to Government Code Sections 65860 et seq., associated zoning reclassifications have been prepared together with GPA 15-005; and

WHEREAS, on March 11, 2016, the Planning Commission, pursuant to Government Code Sections 65351 and 65353 held a duly advertised public hearing on GPA 15-005; and

WHEREAS, the Planning Commission has made its detailed recommendations concerning the above item; and

WHEREAS, on TBD, the Board of Supervisors, pursuant to Government Code Section 65355 held a duly advertised public hearing on GPA 15-005; and

WHEREAS, on TBD, the Board of Supervisors has made findings pursuant to Attachment D, Environmental Findings, of the Board of Supervisors Planning Report for the project.

NOW THEREFORE BE IT RESOLVED that the Board of Supervisors takes the following actions:

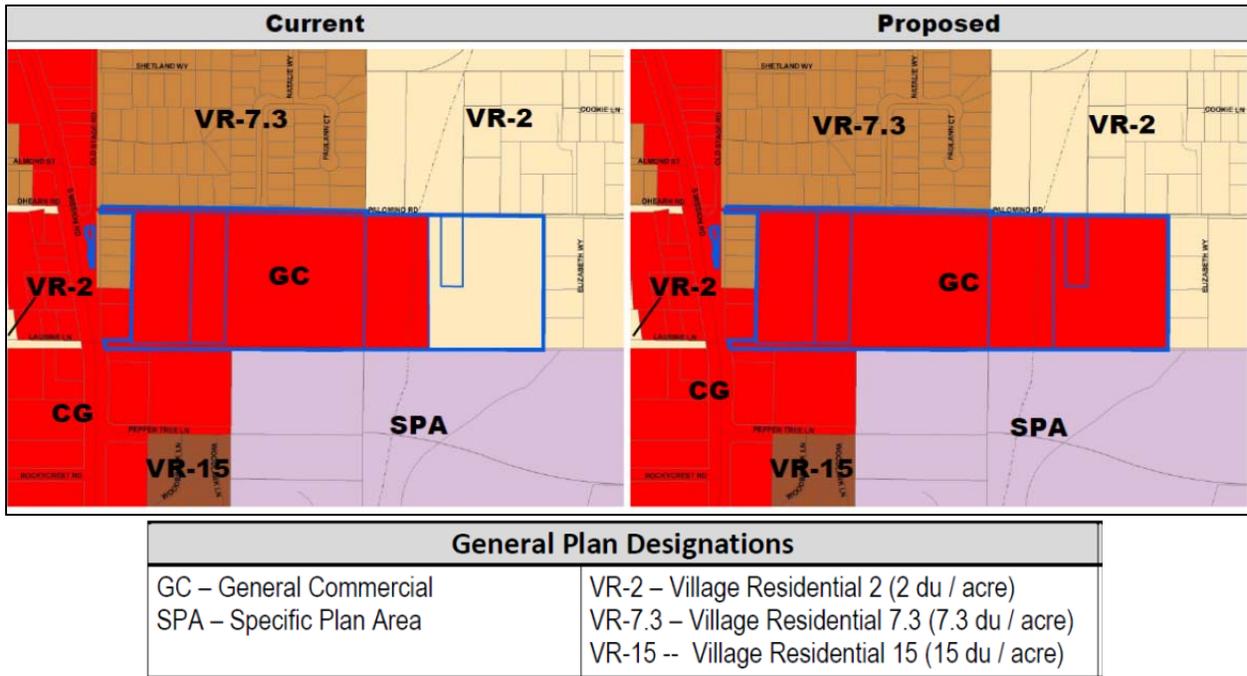
Approve GPA 15-005, which consists of:

- An amendment to the Land Use Map that assigns a General Commercial designation to assessor parcel numbers 106-410-59-00 and 106-410-61-00 in the Fallbrook Community Planning Area, as shown in Exhibit A of this Resolution; and
- An amendment to the Fallbrook Community Plan as shown in Exhibit B of this Resolution.

BE IT FURTHER RESOLVED that the amended document shall be endorsed in the manner provided by the Board of Supervisors.

BE IT FURTHER RESOLVED that this Resolution shall take effect and be in force from and after 30 days after its adoption.

## Exhibit A: Proposed General Plan Land Use Designation Changes



## Exhibit B: Proposed Fallbrook Community Plan Revisions

Make the following changes to the Fallbrook Community Plan (page 17):

*Policy LU2.2a1 APNs 104-250-34, 104-250-35, 104-350-14, ~~and~~ 106-410-36, [106-410-59](#) and [106-410-61](#) contain The Grand Tradition. In this iteration of the Fallbrook Community Plan a category of Commercial was placed on those parcels to facilitate that business (The Grand Tradition) and only that business. It is primarily a wedding venue for reserved group activities with an outdoor/indoor commercial area with three separate facilities: the Beverly Mansion (15,000 SF), Arbor Terrace (5,000 SF) and a third site yet to be constructed, Tuscany/Vineyard (5,000 SF), plus the possibility of a future hotel to support those group activities. In this case, the total square footage permitted for the entire ~~22~~ 30-acre venue shall be 80,000 SF. If the current business usage of ~~The Grand Tradition~~ ceases to exist on these parcels, the Land Use Designation will revert to a Village Residential 2 designation residential with 0.5-acre zoning.*