

From: [Sandra Zelasko](#)
To: [Fitzpatrick, Lisa](#)
Subject: RE: Lilac Hills Ranch (Item 2, August 7, 2015) – OPPOSITION
Date: Wednesday, July 29, 2015 8:44:04 PM

Dear Chairman Woods and Commission Members:

Please deny this amendment of the General Plan, which would dismantle the “smart growth” framework of towns and greenbelts adopted in 2011. Lilac Hills is not needed to accommodate population growth. Instead of building out Valley Center’s existing villages, it would drain life from them.

A thin veneer of “walkability” hides what is actually highly auto-dependent sprawl. Without accessible transit, residents of what amounts to a new city the size of Del Mar would commute long distances, defeating the goal of improving the County’s greenhouse gas emissions. Furthermore, Lilac Hills would substitute a point system – developed by the trade association of the building industry – for the current restrictions in Land Use Policy 1.2. Because this system has no locational test for new development whatsoever, the entire backcounty would be opened to sprawl.

Please maintain the integrity of the General Plan by denying Lilac Hills Ranch, a proposal that was rejected in the historic 2011 General Plan Update.

Sincerely,

Sandy Zelasko

15864 Severino Lane
Valley Center, CA 92082

"Be the change you wish to see in the world." -Gandhi