

**FINAL AGENDA
SAN DIEGO COUNTY PLANNING COMMISSION
REGULAR MEETING
Friday, April 20, 2007, 9:00 AM
DPLU Hearing Room
5201 Ruffin Road, Suite B, San Diego, California**

Documents to be considered as evidence shall be filed with the Secretary of the Planning Commission not later than one week prior to when the item to which they relate is scheduled to be considered. The Planning Commission may, however, receive into evidence for good cause shown, or impose reasonable conditions on, late-filed documents.

Note: The aforementioned does not apply to materials that are presented at the meeting as part of a visual presentation.

- A. ROLL CALL**
- B. Statement of Planning Commission's Proceedings, Approval of Minutes for the Meeting of April 6, 2007**
- C. Public Communication:** Opportunity for members of the public to speak to the Commission on any subject matter within the Commission's jurisdiction but not an item on today's Agenda.
- D. Formation of Consent Calendar**

Agenda Items

1. [Calavo Tentative Map; Tentative Map TM 5350, Fallbrook Community Planning Area \(Konar\)](#)

This is a Tentative Map to subdivide 3.7 acres into six single-family residential lots. The proposed lots range in size from 0.52 to 0.82 gross acres. The lots are consistent with the minimum lot size requirement for the RR2 zone (0.5 acre). Proposed grading includes 8,000 cubic yards of cut and 12,900 cubic yards of fill with the balance to be imported. Sewer and water services are available to serve the project. Access will be from a proposed private road easement from Calavo Road. The project site is located on the east side of Calavo Road, between Pepper Tree Lane and Sea Larke Drive within the Fallbrook Community Planning area. The surrounding area in all four directions is characterized by single-family residences. The General Plan Land Use is (3) Residential and the property is zoned RR2, Rural Residential. Continued from the hearing of April 6, 2007.

2. [Glen Abbey Memorial Park; Major Use Permit Modification P52-008W³, Sweetwater Community Plan Area \(Beddow\)](#)

This is a request for approval of condition A22 (Habitat Management Plan) of Major Use Permit Modification P52-008W³. Major Use Permit Modification P52-008W³ is an expansion of the existing cemetery for future use. It was approved by the County of San Diego Planning Commission on February 4, 2005. Condition A22 requires the applicant to prepare a final Habitat Management Plan for the preservation and management of the Biological Open Space. Approval by both the Department of Planning and Land Use and the County of San Diego Planning Commission is required to satisfy this condition. The Department of Planning and Land Use approved the final Habitat Management Plan on November 15, 2006. The General Plan Land Use Designation is (22) Public/Semi-Public Lands and the zoning is RR1 (Rural Residential). The project is located at 3838 Bonita Road in Bonita.

3. [Kasitz Tentative Map; Tentative Map \(TM\) 5435, Alpine Community Planning Area \(Ramaiya\)](#)

This is a request for a Tentative Map to create seven residential lots on a 1.30-acre site located near the intersection of Tavern Road and Tavern Court in Alpine. The proposed parcels will range from 6,001 square feet to 8,282 square feet in size. The General Plan Land Use Designation is (8) Residential and the Use Regulation is RS7 (Single-Family Residential), with a minimum lot size of 6,000 square feet.

4. [Sprint/Nextel Pine Tree; Major Use Permit P06-003, Central Mountain Subregional Plan \(Johnson\)](#)

The proposed project is an unmanned wireless telecommunication facility. The project includes construction and operation of a 40-foot tall faux mono-pine consisting of five antennas on three sectors. Supporting equipment will be housed in a new equipment shelter measuring 11 feet 6 inches wide, 20 feet long and 10 feet high located on a new concrete pad. Campbell Ranch Road provides access to the site. This facility is planned to be adjacent to three existing wireless facilities co-located on one existing 75-foot monopine. The project is located at 7505 Campbell Ranch Road in Alpine.

Administrative Items

E. **Director's Report**

- **BPR, Phase II Update (Gibson)**

F. **Report on actions of Planning Commission's Subcommittees.**

G. Designation of member to represent Commission at Board of Supervisors.

H. Discussion of correspondence received by Planning Commission.

Department Report

I. **Scheduled Meetings.**

May 4, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
May 18, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
June 1, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
June 15, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
June 29, 2007	<u>Planning Commission Workshop; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
July 13, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>
July 27, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>

This Agenda is now available on the County of San Diego’s Department of Planning and Land Use web page at www.sdcounty.ca.gov/dplu/index.html. Click on “Public Hearing Information”.

Adjournment

A proponent or protestant of record may appeal certain decisions of the Planning Commission to the Board of Supervisors (Attn: Clerk of the Board, Room 402, 1600 Pacific Highway, San Diego, CA 92101) accompanied by an appeal fee of \$500.00 (excluding Administrative Appeals).

The time period following the Planning Commission action within which an appeal must be filed is as follows:

Tentative Map Cases, Major Use Permits,
Reclamation Plans, Coastal Use Permit Cases,

Site Plans required by Specific Plans----- Within 10 calendar days after Planning Commission action

Specific Plans, Specific Plan Amendments, Road Matters, Rezones, Agricultural Preserves, Plan Implementation Hearings, General Plan Amendment

Hearings----- No appeal necessary since staff will automatically transmit case to Board of Supervisors.
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Administrative Appeals, Variances, Minor Use Permits, Plan Amendment

Authorizations----- No appeal possible to Board of Supervisors; Planning Commission action is final.
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