

**FINAL AGENDA  
SAN DIEGO COUNTY PLANNING COMMISSION  
REGULAR MEETING  
Friday, MAY 18, 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 May 4, 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. [Sunset Vista/Theaker; Tentative Map, TM 5257RPL<sup>3</sup>; Ramona Community Plan Area \(Hamilton\)](#)**

The project proposes a major subdivision of 9.3 gross acres into eight residential lots ranging in size from 1.06 to 1.40 acres. Construction activities as a result of the subdivision will include: eight housing pads with associated driveways, and fire clearing. Grading is proposed to be a balanced cut and fill operation of 3,800 cubic yards. An existing house is to be removed on proposed Lot 3. The project will take access off Hanson Lane, an existing publicly maintained road, and will be served by the Ramona Fire Department CDF and Ramona Municipal Water District. The project is located at 1454 Ashley Road on the north side of Hanson Lane between Ashley Road and Keyes Road.

**2. Somermont View; Tentative Map Time Extension, TM 5206RPL<sup>1</sup>TE and Major Use Permit Time Extension, P00-010TE, Lakeside Community Plan Area (Baltazar)**

This is a request for an extension of the expiration date for Tentative Map 5269RPL<sup>1</sup> which will expire on May 19, 2007. The request is for a Planned Development of 3.4-acre parcel into 12 residential lots and 4 other lots devoted to recreation and road purposes. The residential lots range in size from 6,000 square feet to 9,400 square feet. The site is located east of First Street, just north of the intersection with Bradley Avenue, in the unincorporated portion of the County known as Pepper Drive-Bostonia. The Planned Development consists of a Tentative Map and a Major Use Permit pursuant to Section 6600 of the Zoning Ordinance. The site is subject to the (5) Residential Land Use Designation (4.3 dwelling units per gross acre) and the zoning includes the RS4 Single-Family Residential Use Regulation.

**Administrative Items**

- E. Report on actions of Planning Commission's Subcommittees.**
- F. Designation of member to represent Commission at Board of Supervisors.**
- G. Discussion of correspondence received by Planning Commission.**

**Department Report**

**H. Scheduled Meetings.**

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>
August 10, 2007	<u>Planning Commission Hearing; 9:00 a.m.</u> <u>DPLU Hearing Room</u>

August 24, 2007

Planning Commission Hearing; 9:00 a.m.  
DPLU Hearing Room

**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](http://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.

Administrative Appeals, Variances,  
Minor Use Permits, Plan Amendment  
Authorizations----- No appeal possible to Board of  
- Supervisors; Planning Commission action  
is final.