

CAMPUS PARK WEST PROJECT

APPENDIX Q

PROJECT FACILITY AVAILABILITY FORMS

SPA05-001, GPA05-003, REZ05-005,
TM 5424, LOG NO. 05-02-009

for the

**DRAFT SUBSEQUENT
ENVIRONMENTAL IMPACT REPORT**

August 2013



COUNTY OF SAN DIEGO
DEPT. OF PLANNING & LAND USE
5201 RUFFIN ROAD, SUITE 9
SAN DIEGO, CA 92123-1086
(888) 565-5981 • (888) 267-8770

PROJECT FACILITY AVAILABILITY FORM

SCHOOL

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

Owner's Name: Thad Johnson Phone: (916) 447-7100

Owner's Mailing Address: 2020 L Street, 5th Floor

City: Sacramento State: CA Zip: 95814

ORG: _____ ACCT: _____ ACT: _____ TASK: _____ DATE: _____

Sc

ELEMENTARY: _____
HIGH SCHOOL: _____
UNIFIED: _____

DISTRICT CASHIER'S USE ONLY
TO BE COMPLETED BY APPLICANT

SECTION 1: PROJECT DESCRIPTION

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 369
 Commercial Gross floor area 345,000
 Industrial Gross floor area 360,000
 Other Gross floor area mixed-use 50,000 sf retail, 50,000 sf office

D. Total Project acreage 106.9 Total number lots 46

Applicant's Signature: Thad Johnson Date: June 18, 2008

Address: 2020 L St., 5th Fl., Sac CA 95814 Phone: (916) 447-7100

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

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

1	0	8	1	2	1	1	4
1	2	5	0	6	1	0	1
1	2	5	0	6	3	0	1
1	2	5	0	6	3	0	7

1 2 5 0 6 3 0 7

Thomas Bros. Page 1048 Grid H1
Northeast quadrant of I-15 and SR76
Project address _____ Street _____
Fallbrook
Community Planning Area/Subregion _____ Zip _____

SECTION 2: FACILITY AVAILABILITY **TO BE COMPLETED BY DISTRICT**

District Name: BONSALL UNION

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

Indicate the location and distance of proposed schools of attendance. Elementary: BONSALL ELEMENTARY miles 6
Junior/Middle: NORMAN SULLIVAN miles: 4 1/2 High school: FALLBROOK H.S. miles: 7 1/2

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: Wayne A. Jones Print name: WAYNE A. JONES
Print title: ASSISTANT SUPERINTENDENT BUSINESS SERVICES Phone: 760 631 5200 X105

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



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)

Thad Johnson (916) 447-7100
Owner's Name Phone
2020 L Street, 5th Floor
Owner's Mailing Address Street
Sacramento CA 95814
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

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)

1	0	8	1	2	1	1	4
1	2	5	0	6	1	0	1
1	2	5	0	6	3	0	1
1	2	5	0	6	3	0	7
1	2	5	0	6	3	0	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 1048 Grid H1

Northeast quadrant of I-15 and SR76

Project address Street

Fallbrook

Community Planning Area/Subregion Zip

- Residential Total number of dwelling units 369
- Commercial Gross floor area 345,000
- Industrial Gross floor area 360,000
- Other Gross floor area mixed-use 50,000 sf retail, 50,000 sf office

D. Total Project acreage 108.9 Total number lots 46

Applicant's Signature: Thad Johnson Date: June 18, 2008

Address: 2020 L St., 5th Fl., SAC CA 95814 Phone: (916) 447-7100

(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: Fallbrook Union H.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: _____ miles

Junior/Middle: _____ miles High school: Fallbrook 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: Chetan E. Garrett

Print name: Chester E. Garrett

Print title: Asst. Supt / Business Supt

Phone: 760-723-6332 x6195

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



COUNTY OF SAN DIEGO
DEPARTMENT OF PLANNING AND LAND USE: Zoning
PROJECT FACILITY AVAILABILITY FORM, Sewer

Please type or use pen

Pappas Investments (916) 447-7100
 Owner's Name Phone
 2020 L Street, 5th Floor
 Owner's Mailing Address Street
 Sacramento CA 95814
 City State Zip

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE 8/15/12 AMT \$ 75
 DISTRICT CASHIER'S USE ONLY

S

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 S90 to S88 zone
 Major Use Permit (MUP), purpose: _____
 Time Extension... Case No. _____
 Expired Map... Case No. _____
 Other General Plan Amendment
- B. Residential Total number of dwelling units 283
 Commercial. . . . Gross floor area 503500
 Industrial Gross floor area 120000
 Other Gross floor area _____

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

108-121-14	125-063-08
125-061-01	
125-063-01	
125-063-07	

C. Total Project acreage 117 Total lots 23 Smallest proposed lot 0.51

Thomas Bros. Page 1048 Grid H/J 1-2
 Along Pankey Rd near I-15/SR-76
 Project address Street
 Fallbrook 92028
 Community Planning Area/Subregion Zip

- 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: Med Johnson Date: August 15, 2012
 Address: 2020 L Street, 5th Floor, Sac, CA 95811 Phone: (916) 447-7100
 (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 Rainbow Municipal Water D. Service area Rainbow / Fallbrook

- 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.

Brian C. Lee Brian C. Lee
 Authorized signature Print name
 Asst. GM / District Engineer (760) 728-1178 8/15/12
 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





COUNTY OF SAN DIEGO

DEPARTMENT OF PLANNING AND LAND USE: Zoning PROJECT FACILITY AVAILABILITY FORM, Water

Please type or use pen

Pappas Investments (916) 447-7100
 Owner's Name Phone
 2020 L Street, 5th Floor
 Owner's Mailing Address Street
 Sacramento CA 95814
 City State Zip

ORG _____
 ACCT _____
 ACT _____
 TASK _____
 DATE 8/15/12 AMT \$ 30
 DISTRICT CASHIER'S USE ONLY

W

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 S90 to S88 zone.
 Major Use Permit (MUP), purpose:
 Time Extension... Case No.
 Expired Map... Case No.
 Other General Plan Amendment
- B. Residential Total number of dwelling units 283
 Commercial Gross floor area 503500
 Industrial Gross floor area 120000
 Other Gross floor area
- C. Total Project acreage 117 Total number of lots 23
- 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)

108-121-14	125-063-08
125-061-01	
125-063-01	
125-063-07	

Thomas Bros. Page 1048 Grid H/J 1-2
 Along Pankey Rd near I-15/SR-76 intersection
 Project address Street
 Fallbrook 92028
 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: Brian C. Lee Date: August 15, 2012
 Address: 2020 L St., 5th Floor, SAC, CA 95811 Phone: (916) 447-7100

(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: Rainbow Municipal Water Dist. Service area Rainbow / Fallbrook

- 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: Brian C. Lee Print name Brian C. Lee
 Print title Asst. GM / District Engr. Phone (760) 728-1178 Date 8/15/12

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





PROJECT FACILITY AVAILABILITY FORM

FIRE

Please type or use pen

Thad Johnson (916) 447-7100
 Owner's Name Phone
 2020 L Street, 5th Floor
 Owner's Mailing Address Street
 Sacramento CA 95814
 City State Zip

ORG **North County Fire Protection District**
 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 S90 to S88 zone.
 Major Use Permit (MUP), purpose:
 Time Extension... Case No.
 Expired Map... Case No.
 Other: General Plan Amendment to change the density from 0.61 to 3.6, apply the CDR policy to the site, and amend the circulation plan to delete the portion of Pankey Road that extends north of Pala Mesa Dr.
 B. Residential Total number of dwelling units 369
 Commercial Gross floor area 345,000
 Industrial Gross floor area 360,000
 Other Gross floor area mixed-use 50,000sf office, 50,000 sf
 C. Total Project acreage 106.9 Total lots 46 Smallest proposed lot

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

1	0	8
1	2	5
1	2	5
1	2	5

1	2	1
0	6	1
0	6	3
0	6	3

1	4
0	1
0	1
0	7

1 2 5 0 6 3 0 8
 Thomas Bros. Page 1048 Grid H1
 Northeast quadrant of I-15 and SR76
 Project address Fallbrook Street
 Community Planning Area/Subregion Zip

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

Applicant's Signature: Thad Johnson Date: June 18, 2008
 Address: 2020 L St, 5th Fl, SAC CA 95814 Phone: (916) 447-7100
 (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 North County Fire Protection
 Indicate the location and distance of the primary fire station that will serve the proposed project: 4375 Pala Mesa Drive, distance varies depending on future roads.
 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.
 Authorized signature: [Signature] Print name and title: Sid Morel / Fire Marshal Phone: 760-728-2005 Date: 7/9/2008

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