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August 21, 2013

Mr. Mark Wardlaw, Director  
County of San Diego  
Planning & Development Services  
5510 Overland Ave., Suite 110  
San Diego, CA 92123

Comments on Draft EIR – Lilac Hills Ranch Master Planned Community

Dear Mr. Wardlaw:

Pursuant to the County of San Diego's July 3, 2013 NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT, DRAFT HABITAT LOSS PERMIT, GENERAL PLAN AMENDMENT AND SPECIFIC PLAN, the Bonsall Unified School District offers this written comment to the draft Environmental Impact Report in accordance with the California Environmental Quality Act along with a General Plan Amendment and Specific Plan for the following project: **PDS2012-3800-12-001 (GPA), PDS2012-3810-12-001 (SP), PDS2012-3600-12-003 (REZ), PDS2012-3100-5571 (TM), PDS2012-3100-5572 (TM), PDS2012-3300-12-005 (MUP), PDS2012-3500-12-017 (STP), PDS2012-3500-12-018 (STP), HLP XX-XXX LOG NO. 3910 12-02-003 (ER); SCH NO. 2012061100 LILAC HILLS RANCH MASTER PLANNED COMMUNITY.**

The Bonsall Unified School District has had preliminary discussions with the developer for the Lilac Hills Ranch Master Planned Community in relation to that portion of the development that would be within the district's boundaries. To date, the district has been pleased with its discussions of the project due to the fact the developer has stated its willingness to support the building of a school in the district to support the students that will be generated from the master planned community. Funding to be gained by the Bonsall Union School District via statutory developer fees would not be sufficient to provide the adequate new school facilities needed for students generated by the project. Without adequate funding, transportation issues and other impacts will arise from the lack of a school to serve the project. The district has made the developer aware that additional funding solutions over and above developer fees are necessary to ensure adequate school facilities to house the new students.

Although the district and developer have not reached an agreement on additional resources needed to provide the school, the developer of Lilac Hills Ranch has expressed their desire to provide for the land and turn-key school to house the students from the project who would be attending school in the district, and has been cooperatively discussing this and other options with the district. We are optimistic that, once an agreement between the district and the developer can be negotiated and is in place, the impact on the district from this development will have been satisfactorily addressed.

Please give me a call if you have any question regarding this matter.

Sincerely,

A handwritten signature in cursive script that reads "Justin Cunningham".

Justin Cunningham Ed.D., Superintendent  
Bonsall Unified School District  
Bonsall Union School District