

BONSALL COMMUNITY SPONSOR GROUP

Dedicated to enhancing and preserving a rural lifestyle



COUNTY OF SAN DIEGO BONSALL COMMUNITY SPONSOR GROUP

REGULAR MEETING MINUTES

Tuesday, January 3, 2017

7:00 P.M.

31505 Old River Road

Bonsall, California

The Bonsall Sponsor Group is looking for 1 candidate to fill a current opening representing the area between West Lilac and Camino Del Rey.

If you are interested, please contact Margarett Morgan, Chair 760-630-7070

A. CALL TO ORDER - 7:00 p.m.

PRESENT: Morgan, Davis, Carullo-Miller, Schwartze, Norris and Zales.

Vacancy: Seat #2 South of 76 and East of Camino Del Rey.

B. PLEDGE OF ALLEGIANCE:

C. Approval of Minutes of the BCSG meeting of November 1, 2016, unanimously approved.

D. PUBLIC COMMUNICATION: None

E: ACTION ITEMS:

- a. PDS2016-MUP-16-005 Verizon Cell Site Olive Hill project address 5425 Olive Hill Road at Via Purta Del Sol. Verizon is proposing to install 12 panel antennas 24 remote radio units, 4 surge suppressors and 1 microwave antenna on a 35 foot high faux broadleaf tree.

Additional item is the AD permit for the encroachment permit for this project.

This applicant representative was not able to answer all of our questions and therefore

Motion to continue by Phyllis Carullo-Miller pending several items requested by Sponsor

Group second by Rich Zales group unanimously approved the motion.

- b. PDS2016-MUP-16-014 Verizon Little Gopher Canyon project address 1596 Aldorado Drive and Fairview Drive. Verizon is proposing to install 12 panel antennas, 12 RRU's and 2 Raycaps in a new 45" high water tank. This project was ill conceived to have a design like this water tank for our community. A property owner near the site spoke during the



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presentation stating that she was the owner of the easement that Verizon would be using and she had not given permission for Verizon to use it. Motion by Steve Norris to deny the project based on the design, proximity to other homes and undeveloped lots, height, visual and micro impacts second by Phyllis Carullo-Miller group unanimously approved the motion.

c. PDS2016-ZAP-00-012W3 Verizon Wireless-Gopher Creek PCS located at 29505 Hoxie Ranch Road. Project is a modification to an existing Verizon unmanned substation to remove, replace and relocate of one existing previously approved chimney with new 9'Hx6'Wx2'D plus replacement of six existing panel antennas. Motion by Steve Norris to approve based on co-location site and that it was an improvement of the unmanned substation. Second by Phyllis Carullo-Miller group unanimously approved the motion.

d. PDS2016-STP-05-050W1 Lilac Del Cielo project is located north of Camino Del Cielo and Camino Del Rey and is described as 76 residential units on an 8.5 acre parcel including appropriate utility and surface improvements. Project presented was nothing like the previous project for this site that was approved in 2008. This project was poorly designed as a linear project in the saddle of a hill no imagination house designs were not presented to the Bonsall Design Review Board and do not reflect the rest of the community. This project does not comply with the Bonsall Community Plan. Ridgeline development studies were not supplied,

Questions regarding only one entrance and if the applicant had letters of approval of this design from the local fire protection district and the County Fire Authority were not supplied to the Sponsor Group nor submitted to County staff. Camino de Cielo has a section that is private road and not a public road and not available for residents use. Project should be conditioned to improve local intersections and road improvements based on the fact that this is one of three major projects in this area and the cumulative impact has not been addressed. Motion by Chuck Davis to deny based upon lack of infrastructure, egress and ingress design is suspect and project design does not meet the community plan as it does not reflect Agriculture, Estate Lots or Equestrian life style. Applicant presented that the project has a total lot but none were shown. Plan was very loose "soft on detail" second by Phyllis Carullo-Miller. Motion failed



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Second Motion by Steve Norris to continue review of the project next month based upon new landscaping plan showing more coverage to provide “isolation” of the project from the community because we do not like the design as it has been presented. Second Rich Zales Motion passed with 4 agree 3 deny 1 vacancy.

- F. a.. County of San Diego Notice of Availability of Focused, Revised Draft Environmental Impact Report sections and revised appendices. Highlighting Traffic Impact Assessment , Traffic Noise, Air Quality/Greenhouse Gas, and the Agriculture Promotion Program. Item discussed.
- b. Gregory Canyon Landfill has been purchased by the Pala Band of Mission Indians this means that a dump will never happen. Members were notified prior to meeting via email.
- c. County has sent new maps for Bonsall – Community Trails, San Luis Rey River Park, General Plan Land Use Designations. Reviewed.

G. ADJOURN 9:15 PM

Respectfully submitted: Phyllis Carullo-Miller



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