

FALLBROOK COMMUNITY PLANNING GROUP

And

DESIGN REVIEW BOARD

Regular Meeting

Monday 20 May 2013, 7:00 P.M., Live Oak School, 1978 Reche Road, Fallbrook

AGENDA

1. Open Forum. Opportunity for members of the public to speak to the Planning Group on any subject matter within the Group's jurisdiction but not on today's agenda. Three minute limitation. Non-discussion, & Non-voting item.
2. Approval of the minutes for the meetings of 15 April 2013. Voting Item.
3. Presentation by Steve Ron, Project Manager, Department of Public Works, on the Extension of Fallbrook Street from Stage Coach Lane to Reche Road. **Circulation Committee**. Community input. Voting item.
4. AD13-012 Request for an Administrative permit for a 900 sqft 2nd Dwelling Unit on 13 acres located at 396 Hill Court. Owners: Chad and Courtney Provo, 760-310-0161. Contact person: Chuck Provo 760-672-0682 County planner Emmet Aquino, 858-694-8845, emmet.aquino@sdcounty.ca.gov. **Land Use Committee**. Community input. Voting item. (4/2)
5. Presentation by Melanie Arivett, 227 Morro Rd., 760-613-9608, msarivett@hotmail.com. My name is Melanie Arivett, and I was given your contact information from the department of planning and land use. We live off Morro Rd in Fallbrook, which is a private road, and we were wondering what steps do we need to take to see about getting a gate installed to block traffic from cutting through our road. Us and a couple of neighbors have young children, and although there are signs posted (private road, 15mph, speed bumps, and a sign telling people to slow for children) people still continue to drive through at really fast speeds and we find it very dangerous for our kids to play out front. Can you help guide me in the right direction on how to get this gate approved? We would all appreciate it very much! Thank you very much for responding. The address is 227 Morro Rd. We figured if we put in one gate it would still give police/fire access to all the houses on the street, they would just have to come from Alvarado to get to the homes on the one side of the gate and then use Elder to get to our (3) homes on the other side of the gate. We just figured it would really help keeping the traffic from cutting through. It is a private road anyways, and it is supposed to be for residents and guests only to drive through. **Circulation Committee**. Community input. Non-voting item. 4/17
6. Request for waiver of the site plan requirements for a carwash canopy, new vending machines, new wall signs and a new monument sign and replace the existing fence, located in the rear at 1148 S Main Avenue, APN 104-341-10. Owner Christian De Fararl. Contact person Gary Piro, 760-744-3700, Cell 760-889-3170, piro engr@cs.com. County planner Dag Bunnemeyer. **Design Review Committee**. Community input. Voting item. (4/19)
7. Request for waiver of the site plan requirements to convert suite to Fallbrook Brewing Company; add bar and customer seating for tasting room, remove existing restroom and add 2 new ones at 106 W. Hawthorn St., APN 103-263-17. Owner and contact person Charles McLaughlin, 858-342-1831, charles@fallbrookbrewing.com. County planner Debra Frisher 858-405-5201. **Design Review Committee**. Community input. Voting item. (4/29)
8. Request for a minor deviation to the apartment project located at 1063 Old Stage Road with a reduction in the number of apartments and parking. Applicant Michael Robinson, 760-728-5380. www.merarchitect.com. **Design Review Committee**. Community input. Voting item.

NOTE: The Planning Group occasionally has openings on its **Land Use** (Jack Wood 760-731-3193), **Circulation** (Anne Burdick 760-728-7828), **Parks & Recreation** (Jackie Heyneman 760-728-5395), **Public Facilities** (Roy Moosa 760-723-1181) and **Design Review** (Eileen Delaney 760-518-8888) Committees for non-elected citizens. Interested persons please contact the Chairman. This is a preliminary agenda. If any changes are made, a final agenda will be posted at the North County Fire District, 315 E. Ivy Street, Fallbrook, at least 72 hours prior to the meeting.

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