Scheduled start time:  7:00 PM

Place:  Pauma Valley Community Center
        16650 Hwy. 76
        Pauma Valley, Ca. 92061

1. CALL TO ORDER:  7:00 PM.
   a. Roll Call and quorum established: Four members were present. Bradley Smith, Chair; Suzie
      Caughey; Larry Curtis; John McKay.

2. APPROVAL OF PREVIOUS MINUTES:
   a. Minutes from the Dec. 12, 2017 meeting were unanimously approved. Motion Curtis, Seconded
      Caughey.

3. PUBLIC COMMUNICATION, OPEN FORUM:
   a. None

4. ACTION ITEMS:
   a. Consideration of a draft Environmental Impact Report and General Plan Amendment for 21
      Property Specific Request Analysis areas throughout the County. Only one area is in our Group’s area
      and it is designed as PP30. It is an approximately 518 acre area south of Hwy 76 and west of Valley
      Parkway, adjacent to the Rincon Tribal area. Its current land use designation is RL-40 and the document
      states that this would ultimately accommodate approximately 12 dwellings. The EIR states that the owner
      has proposed to change the designated land use to a combination of RL-40 and SR-2, accommodating
      approximately 134 dwellings. The draft EIR identifies numerous significant environmental impacts of the
      proposal and points out several ways in which it would not be consistent with various General Plan
      Policies. The document identifies a Reduced Density Alternative of keeping the current RL-40
      designation for the southwestern portion of the project area (south of the San Luis Rey River), and
      providing an SR-10 designation for the bulk of the area north of the river. This alternative is estimated to
      result in 31 potential dwellings which is 19 more than the current land use designation.

      After discussion, the Group voted unanimously to oppose the proposed change because the density would
      be out of character for the area and would result in too many negative impacts. Of particular concern were
      the potential groundwater quality impacts of septic systems from the proposed SR-2 density. The western
      (downgradient) end of PP30 is only about 300 yards upstream from numerous potable wells operated by
      Yuima Municipal Water District and Rancho Pauma Mutual Water Company. However, the Group voted
      unanimously to support the Reduced Density Alternative that would change the designation for the area
      north of the river to SR-10.  Motion, Curtis.  Seconded McKay.
ADMINISTRATION:
   a. Smith reminded members about the training requirements and Conflict of Interest filing deadline for the members of the Group.
   b. Next Meeting – February 6, 2018

ADJOURNMENT:
   Motion to adjourn, McKay; second, Caughey. Adjourned at 8:10pm.

by:
Bradley Smith, Chairman PPCSG