

PUBLIC NOTICE

SAN DIEGUITO PLANNING GROUP

P.O. Box 2789, Rancho Santa Fe, CA, 92067

7:00 pm, Thursday, March 12, 2026

MEETING AGENDA

Place of Meeting: RSFFPD Station Number 4, Training Room, 18040 Calle Ambiente, Rancho Santa Fe, CA 92067.

You can access the County's digital document search engine by visiting

<http://www.sandiegocounty.gov/content/sdc/pds/doclibrary.html>

Matters on the agenda are NOT necessarily heard in the order listed. Continuances, if any, will be announced at the start of the meeting or may be contained in a final agenda. Time devoted to an item will vary depending on its complexity, importance to the group and public, and the length of the agenda

NOTE: Please complete a speaker slip if you wish to speak on an issue. (Including Open Forum)

1. CALL TO ORDER/ROLL CALL/PLEDGE OF ALLEGIANCE (Seat #):
Don Willis (1), Sharon Fogg (2), Phil Fisch (Vice-Chair) (3), Laurel Lemarie (4), Joe Zagara (5), Jennifer Callow (6), Susan Williams (7), Lorraine Kent (8), Nicholas Christenfeld (9), Thomas Velky (10), Douglas Dill (Chair) (11), Beth Nelson (12), Kelli Hillard (13)
2. AGENDA REVIEW
3. APPROVAL OF MINUTES: Circulated to members in advance of meeting for initials/comments. Vote to be called at meeting.
4. OPEN FORUM
5. GENERAL PLANNING ITEMS:
 - A. **Elfin Forest Overnight Parking Restrictions on Harmony Grove Road.** Restrict overnight parking on south side of Harmony Grove Road at the intersection of Via Ambiente and specific locations in front of the Elfin Forest Recreational Reserve (EFRR). These areas front The Escondido Creek Conservancy (TECC) land and OMWD parkland that is open to hikers and equestrians during daylight hours but closed to night time use. DPW requires recommendation of SDPG to proceed. TECC, EFRR, and the RSFFPD support the overnight parking restriction. SDPG Member: Doug Dill
 - B. **Surf Cup/Polo Fields/Horse Park/Surf Del Mar Sports Complex** – Status concerning latest Surf Cup/Polo Fields developments. Current Surf Cup (over use) activities/status; not in compliance with property lease/deed restrictions, and related developments with adjacent 22nd DAA Horse Park and proposed Del Mar Sports Complex. SDPG Member: Beth Nelson.
 - C. **Proposed RSF Silvergate Adult Living Facility.** Monitoring status, RSFA, Art Jury and covenant community activity. Planning Group unaware of any submission of proposed project to the County. Location: the group of parcels that makeup the old Mabee estate located at the NE corner of Calzada Del Bosque and Via De La Valle. RSF Covenant SDPG Members.
Continued to March 2026 SDPG Meeting

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- D. **Short Term Rentals (STRs) in unincorporated areas.** Continue Planning Group discussion on establishing reasonable and enforceable regulations for STRs in the unincorporated areas of the SDPG. The group leaned toward supporting a framework for community-specific rules (through community plan amendments or county guidelines for planning groups) rather than a one-size-fits-all county ordinance. T. Velky to bring a proposed motion to this meeting
SDPG Member(s): Doug Dill, Beth Nelson, Thomas Velky.
Continued from February SDPG Meeting
- E. **Dark Sky Policy Discussion.** Address solutions to inconsistent administration of the San Dieguito Community Plan dark sky policy by County Zoning Department. Also, suggest methods to educate current SDPG area residents of the Dark Sky Policy and how to apply it to their properties. SDPG Member: Kelli Hillard
- F. **Legislative Updates from County and State Field Representatives.** Possible updates from:
Gonzalo Rocha-Vazquez – Field Representative for 75th District Assembly Member, Darshana R. Patel.
Christian Vega – Legislative Intern for County Supervisor Joel Anderson.

6. MAJOR PROJECTS AND LAND USE ITEMS:

- A. **PDS2025-VAR-25-056 – Front Yard Setback Variance.** Requesting the standard 100-foot front yard setback be reduced to 55 feet. Proposed 1,360 SF ADU and garage at Nasella property, including request for variance for front-yard setback. Pending Art Jury review. 16189 Los Arboles, Rancho Santa Fe CA 92067, APN: 268-162-08-00, 2.05 Acres. Applicant Contact: Chandra Slaven, 858-402-8595; County PDS Planner: Andrew Holtz, 619- 458-2038; SDPG Member: Beth Nelson.
Continue to April 2026 SDPG Meeting
- B. **PDS2025-MUP-03-088W1 RSF Cell Site Extension.** Renew continued operation of Cell Carrier on an existing infrastructure. Located at 17576 Via Del Bravo, Rancho Santa Fe, CA 92067; APN: 267-161-05-00. Operator/Applicant: Global Signal Acquisitions, LLC, Angela Mumme, 805-625-1695; County Planner: Enrique Aponte, 619-539-6946; SDPG Member: Thomas Velky/Don Willis.
Continue to March 2026 SDPG Meeting
- C. **PDS2025-MUP-12-018W1 Elfin Forest Cell Site Extension.** Renew continued operation of Cell Carrier on an existing infrastructure. Location: 1790 Rancho Summit Drive, Encinitas, CA, APN: 264-591-13-00. Owner: Olivenhain Municipal Water District; Applicant: Angela Mumme, Network Connex, 805-625-1695; County Planner: Patricia Calderon, 619-629-7535; SDPG Member: Doug Dill/Don Willis.
Continue to March 2026 SDPG Meeting
- D. **PDS2024-STP-24-016 Rancho Diegueno Road Site Plan.** Applicant presentation of new construction of 2 story type V single family residence (15,165sf) and attached 3 car garage (965sf), and attached 8 car garage (3,515sf) on 12.46 acres. New construction of type V Horse Keeping Facility (3,345sf), Accessory Structure (1,740sf). Site scope to include connection to sewer, utilities, foundation, soil stabilization and cart path connection between upper and lower lot areas conforming to Minor Deviation from plot plan Major Use Permit P83-047WM dated 2/14/96. Location: 5872 Rancho Diegueno Road, Del Mar, CA 92014 (at Rancho Valencia Road); APN: 302-303-16-00. Applicant Name: Robert Walker and Lola Tram, 858-234-3399; Applicant Rep/Contact: Erika Gretler, (858) 232-7793; PDS Planner: Benjamin Cereceres, (619) 539-6135; SDPG Member: Joe Zagara.
Continue to April 2026 SDPG Meeting

7. ADMINISTRATIVE MATTERS:

- A. Community Reports

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- B. Consideration and comments on circulation e-mails
- C. Future agenda items and planning
- D. Prospective & returning Planning Group members:
SDPG membership is currently full
- E. Supply orders and reimbursement of expenses

Future Meeting Dates 04/09/2026 05/14/2026 06/11/2026 07/09/2026 08/13/2026 09/10/2026

Doug Dill, Chair e-mail: theddills@att.net
Beth Nelson, Vice-Chair e-mail: beth.nelson@me.com
Lorraine Kent, Secretary e-mail: rsfkent@gmail.com

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