

**FINAL MINUTES: JANUARY 17, 2024, MEETING OF THE
TWIN OAKS VALLEY COMMUNITY SPONSOR GROUP - Held at San Marcos Senior Center**

A. ROLL CALL and STATEMENTS and REVIEW/APPROVAL of MINUTES

Meeting called to order at 7:02 PM by Farrell. Farrell read the Advisory Roll Statement.

Present: Sandra Farrell (Chairperson), Harris Korn (Secretary) and Karen Binns. Absent: Joe Bunn (Vice Chair).

Approval of November 2023 Minutes: Postponed. No quorum.

Farrell read the Public Forum Statement.

- B. PUBLIC COMMUNICATION** - Lee asked about community signage program. Farrell shared past mockups. Waiting to see another layout from the County.
- C. ACTION ITEMS:** Farrell explained procedure to be followed if 4 of 7 members on board do not vote unanimously, or if 1 is recused or if 1 cannot attend in person/remotely. Comments and votes may be registered on Form 534 showing it was not a formal recommendation due to lack of a quorum.

1. Palms Equestrian Arena, PDS2023-AD-99-010W1, 3228 N Twin Oaks Valley Road: Proposal to cover an existing arena. Representative architect Will Rogers made a presentation. Project was originally pre-approved in 1992. The set back from TOVR is about 500 feet, cover will be white w/black metal roof with solar, about 28 feet tall which is slightly taller than neighboring nursery. Open at both ends.

Action: Korn made motion to approve. Seconded by Binns. Vote: 3-0-0. Failed due to lack of quorum.

2. Update on the County's work to facilitate affordable housing: County using various methods to facilitate affordable housing in unincorporated areas to comply with State Law and create more housing. County representative Luis Duran led the presentation. Focus on 3 acts, SB35 (streamlining), SB423 (affordable housing), SB6 (middle class housing). Utilizing census blocks for information. Considerations include eligibility requirements, urban areas, infill sites, restrictive areas, prevailing wage, affordable units. Objective Design Standards (ODS) is to create design guidelines and checklist, does not change zoning. Much discussion and Q & A about zoning, specific parcels, wildfire, density, project standards, streamlining. Updated maps of our area to be available in 2-4 weeks. Target schedule to submit to Planning Commission is Summer or Fall of 2024, then to BOS.

Action: None

3. Code Enforcement: Unable to attend. Sent information. There is a 24-hr. hotline/complaint line, 858-694-2705. Or email PDS.CodeCompliance@sdcounty.ca.gov.

Action: None

GROUP BUSINESS

1. Announcements/Correspondence: Reminder to complete annual training and Form 700.
2. Discussion Items: Received application from Dawn Haake, 25 years in No. Co. Farrell to follow up.
3. Subcommittee Buena Creek Road Report: None
4. Next Regular Meeting: February 21, 2024.
5. Meeting Adjourned: 8:24 PM

Respectfully Submitted, Harris Korn, Secretary