

Valley Center Community Planning Group

PO Box 127 Valley Center CA 92082

Notice of Regular Meeting; Agenda

March 12, 2018 at 7:00 pm

Valley Center Community Hall, 28246 Lilac Road, Valley Center, CA 92082



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Jon Vick

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A. Roll Call

B. Pledge of Allegiance

C. Approval of Minutes from Regular Meeting of February 12, 2018

D. Public Communication/Open Forum

Members of the public may address the Planning Group on any topic not on the agenda. There is a three-minute time limit per speaker unless otherwise negotiated with the Chair. Planning Group cannot discuss or vote on topic but may place the item on a future agenda. Speakers are encouraged to complete a Request to Speak form prior to the start of the meeting.

E. Action items (VCCPG advisory vote may be taken on the following items).

The agenda is available to members prior to regular meetings through email distribution and is also available for public review at the same time at the Valley Center Community Hall. Hardcopy documents for public review will also be made available at the regular meetings.

- 1) Discussion and Update on the Recirculation Draft Environmental Impact Report (DEIR) for Lilac Hills Ranch, PDS2012-3800-12-001 (GPA) Specific issues include addressing Traffic Impact, Global Climate Change, Air Quality & Noise. (Hutchinson)
- 2) Discussion and vote on delaying PDS2017-AD-17-025, HiCaliber Horse Rescue permit until the open, ongoing code compliance violations are resolved and closed along with the VCCPG receiving the scoping letter from the county. HiCaliber is in violation of open stable and solid waste violations and the VCCPG has not received a scoping letter yet. Until resolved, the VCCPG will not move forward with a vote on the Administrative Permit. (Del Pilar)
- 3) Discussion and vote on endorsing a panel consisting of current Board of Supervisor - District 5 candidates (Valley Center's direct representative to the Board of Supervisors) to be held for and in the Valley Center community on May 4, 2018. (Del Pilar)
- 4) Discussion and Motion on adding modern roundabouts at VC Road and the Mirar de Valle and Miller intersections to VC's DPW Capital Improvement Plan (CIP) list as Priority #1, and requiring the developers of the N. Village to install roundabouts instead of 2 additional traffic lights between Cole Grade and Miller Roads (4 traffic lights within 1 mile), subject to the VC Fire District's approval of the design (Plotner, Vick)
- 5) Discussion and Possible Vote on walkthrough of oaks with the county, an arborist, VCCPG Mobility Subcommittee, neighbors and on Cole Grade Road with a focus on Cool Valley Road. (Plotner)
- 6) Discussion and recommendation vote on Candidates for Honorary Bridge Naming in San Diego County. The Board of Supervisors wishes to pursue honorary naming of bridges within San Diego County. Constituents within the County have expressed interest in naming bridges to honor individuals and entities from within their unincorporated communities. (Smith)

F. Group Business

- 1) Meeting Updates: Next Regular Monthly VCCPG meeting: April 9, 2018
- 2) Discussion and vote on adding/deleting subcommittee member (Smith, Subcommittee Chairs)
- 3) Approval of reimbursing Vice-Chair for \$156 - the cost of 2018 Post Office Box Rental (Mellor)

G. Reports of subcommittees of the VCCPG

- a. Mobility – (Claire Plotner, Chair)
- b. Community Plan Update - (Steve Hutchison, Chair)
- c. Member Training - (Oliver Smith, Chair)
- d. Nominations – (Susan Fajardo, Chair)
- e. North Village – (Ann Quinley, Chair)
- f. Parks & Rec. – (LaVonne Norwood, Chair)
- g. South Village - (Jon Vick, Chair)
- h. Tribal Liaison – (Jeana Boulos, Chair)
- i. Website – (Ashly Mellor, Chair)
- j. Lilac Plaza - (LaVonne Norwood, Chair)
- k. Lilac Hills Ranch – (Steve Hutchinson, Chair)

H. Correspondence Received for the February 2018 meeting

- 1) Historical Site Board (HSB) to the VCCPG via mail 2/15/2018; Notice of Public Hearing, February 26, 2018, 6:30pm Public Hearing Chambers, 5520 Overland Avenue, San Diego, CA 92123. San Diego County Administration Center Major Systems Renovations. The proposed project is to renovate the entire County Administration Center for life safety reasons as well as upgrade and rehabilitate the mechanical, electrical, and plumbing systems and architectural items of the structure. The San Diego County Administration Center is located at 1600 Pacific Coast Highway, San Diego, CA.
- 2) Planning and Development Services to VCCPG via mail on 2/20/2018; Notice of Availability Recirculation of the Draft Environmental Impact Reports for the **Harmony Grove Village South Project**, PDS2015-GPA-15-002, PDS2015-SP-15-002, PDS2015-REZ-15-003, PDS2015-TM-5600, PDS2015-MUP-15-008, PDS2015-ER-15-08-006. The Harmony Grove Village South Project is a residential community comprised of approximately 111 acres located in the community of Harmony Grove at the southeast intersection of Harmony Grove Road and Country Club Drive within the San Dieguito Community Plan area within the unincorporated area of San Diego County (APN 235-011-06 and 238-021-08, 09 and 10). The Project proposes 453 dwelling units at an overall density of 4.08 dwelling units per acre; a 5,000 square foot community clubhouse building with 1,500 square feet of commercial uses; public and private parks, two miles of trails and pathways, and 35 acres of dedicated biological open space. The site is currently subject to the Semi-Rural Regional Category and the existing land use designations are Semi-Rural (SR-0.5) and Rural Lands (RL-20). Current zoning on the property is A70 (Limited Agriculture) and RR (Rural Residential). The recirculated Draft Revised EIR can be reviewed on line at: http://www.sdcounty.ca.gov/pds/ceqa_public_review.html . Comments on the recirculated Draft Revised EIR must be received no later than April 9, 2018 at 4:00 p.m. (a 45 day public review period). The recirculated Draft Revised EIR can also be reviewed at the San Marcos County Library, located at 2 Civic Center Drive, San Marcos, CA 92069. For additional information, please contact Ashley Smith at (858) 495-5375 or by e-mail at Ashley.Smith2@sdcounty.ca.gov.
- 3) Planning and Development Services to VCCPG via mail on 2/20/2018; Notice of Availability Recirculation of the Draft Environmental Impact Reports for the **Lilac Hills Ranch Project**, PDS2012-3800-12-001 (GPA), PDS2012-3810-12-001 (SP), PDS2012- 3600-12-003 (REZ), PDS2012-3100-5571 (TM), PDS2012-3100-5572 (TM), PDS2012-3300-12- 005 (MUP), PDS2012-3500-12-018 (STP), HLP XX-XXX LOG NO. 3910 12-02-003 (ER); SCH NO. 2012061100. Lilac Hills Ranch is a master planned community that encompasses 608 acres and that consists of 1,746 residences; 90,000 square feet of commercial, office and retail space; a 50-room Country Inn; a 200-bed group care assisted living facility; and civic facilities that include public and private parks, a private recreational facility, other recreational amenities, a new fire station or a remodel of an existing fire station (Miller Station) and a school (K-8). The project is located east of I-15 and south and west of West Lilac Road approximately one-half mile north of Circle R Drive within the Bonsall and Valley Center Community Plan areas within the unincorporated area of San Diego County. The recirculated Draft Revised EIR can be reviewed on line at: http://www.sdcounty.ca.gov/pds/ceqa_public_review.html . Comments on the recirculated Draft Revised EIR must be received no later than April 9, 2018 at 4:00 p.m. (45-day public review period). This recirculated Draft Revised EIR can also be reviewed at the Valley Center Library, located at 29200 Cole Grade Rd., Valley Center, CA 92082, the Vista Library, located at 700 Eucalyptus Ave., Vista, CA 92084 and the Fallbrook Library, located at 124 S. Mission Rd., Fallbrook, CA 92028. A public meeting will be held on the Draft REIR on March 15, 2018 at the Valley Center Branch of the San Diego County Library located at 29200 Cole Grade Road, Valley Center, CA 92082 at 6:00 p.m. For additional information, please contact Mark Slovick at (858) 495-5172 or by e-mail at Mark.Slovick@sdcounty.ca.gov. (Lilac Hills Ranch)
- 4) Planning and Development Service to VCCPG via mail on 2/20/18 & email 3/8/18; Tentative Map and Preliminary Grading Plan for TM5596 A Proposed residential development of 9 lots, each with a 2-acre minimum lot size. Proposed grading for access road and building pads. Water to be provided by Valley Center Municipal Water District, and waste water to be handled by on-site septic systems. This is a 27.40 acre lot located on Vesper Road. (Gharmalkar, Garritson)

I. Adjournment

Public Disclosure Notice

We strive to protect personally identifiable information by collecting only information necessary to deliver our services. All information that may be collected becomes public record that may be subject to inspection and copying by the public, unless an exemption in law exists. In the event of a conflict between this Privacy Notice and any County ordinance or other law governing the County's disclosure of records, the County ordinance or other applicable law will control.

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You can review any personal information collected about you. You may recommend changes to your personal information you believe is in error by submitting a written request that credibly shows the error. If you believe that your personal information is being used for a purpose other than what was intended when submitted, you may contact us. In all cases, we will take reasonable steps to verify your identity before granting access or making corrections.