

Valley Center Community Planning Group

PO Box 127 Valley Center CA 92082

Notice of Regular Meeting; Agenda

February 12, 2018 at 7:00 pm

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



Oliver Smith
Chair

oliver.smith@philips.com

Ashly Mellor
Vice Chair

ashlymellor@gmail.com

James Garritson
Secretary

vc@garritson.com

Jeana Boulos

Jeana.h.boulos@gmail.com

William Del Pilar

Wdelpilar-vccpg@outlook.com

Susan Fajardo

susanfarr@vcweb.org

Dina Gharmalkar

dinargharmalkar@yahoo.com

Steve Hutchison

hutchisonm@gmail.com

Susan Janisch

socaljj@cts.com

Kathy MacKenzie

valleycenterplans@gmail.com

LaVonne Norwood

lavonne@armorfabrication.com

Claire Plotner

claireplotner@mac.com

Ann Quinley

Ann.quinley@Pomona.edu

Jon Vick

JonVick2@aol.com

1 Vacancy

A. Roll Call

B. Pledge of Allegiance

C. Approval of Minutes from Regular Meeting of January 8, 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 recommendation vote on PDS2017-TM-5551TE & PDS2017-MUP-08-028TE Butterfield time extension. The applicant requested an extension of 6 years to complete all the conditions and record the Final Map. (Vick)
- 2) Discussion and recommendation vote on Valley View Casino Expansion Environmental Evaluation response letter by Chair. The proposed project consists of expanding the existing Casino by approximately 40,000 square feet, thereby creating space for restaurants, offices, an expanded gaming floor, and other facilities. (Smith)
- 3) Discussion and recommendation vote on DPW request to remove dead trees along Cole Grade Rd and Old Castle Rd. The trees locations are: 3 along Cole Grade and 1 on Old Castle at Costalota. (Smith, Plotner)
- 4) Discussion and recommendation vote on PDS2018-AD-18-001 Administrative Permit for accessory dwelling unit on Cool Valley Rd. (Mellor)
- 5) DRAFT ENVIRONMENTAL IMPACT REPORT (DEIR), COLE GRADE ROAD IMPROVEMENT PROJECT, SCH# 2015121090, County of San Diego Department of Public Works, January 2018. Discussion and recommendation vote on a comment letter to the County. Specific issues include addressing Pathway and Oak Tree Mitigation. (Plotner)
- 6) Update and discussion only on PDS2017-AD-17-025 Administrative Permit-Horse Stable. Proposed to utilize 11223 Calle Oro Verde, Valley Center and 11227 Calle Oro Verde, Valley Center as a horse stable as defined in ordinance #10285. (Del Pilar, Boulos)
- 7) Update on Rite-Aid project since submittal of VCCPG comments (Smith)
- 8) Discussion regarding request for lighting evaluation along Heritage Trail near Lilac Rd. (Smith)
- 9) Update on request to DPW Traffic Engineering sent October 2017 for review of traffic at Lilac Food/Hideaway Lake Rd – followed up with DPW on January 18th, 2018. Project now underway. (Smith)

F. Group Business

- 1) Meeting Updates: Next Regular Monthly VCCPG meeting: March 12, 2018
- 2) Discussion and vote on adding/deleting subcommittee member (Smith, Subcommittee Chairs)
- 3) VCCPG Member reminder for required training. (Smith)
- 4) Update on recommended candidate Jennifer Lindley for vacant Seat #13 – currently scheduled for BOS nomination at the Feb 13, 2018 BOS meeting (Smith).

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) Department of Public Works to VCCPG via mail 1/19/2018 & email 1/19/2018; Notice of Draft Environment Impact Report for **Cole Grade Road Improvement Project** (1003046). The proposed project is located in the Valley Center Community Planning Area in north San Diego County. The project area extends approximately 2.83 miles along Cole Grade Road from Pauma Heights Road/West Oak Glen Road to Fruitvale Road. The proposed improvements to Cole Grade Road include the installation of a 12-foot wide two-way left turn lane; three left-turn pockets at the intersections of Cole Grade Road with Cool Valley Road, Cool Valley Ranch Road, and Hilldale Road, Replacement of three box culverts at Keys Creek and unnamed tributary undercrossings of Cole Grade Road, Five-foot wide bike lanes on both sides of the road, 3-foot wide graded shoulders adjacent to the bike lanes; and drainage swales on both sides of the road as needed. Additionally, there would be 6-foot graded parkway on the east side of the road which can accommodate utility undergrounding, signs, and mailboxes, and a 12-foot wide pathway on the west side of the road with fencing along the outside as needed. Project construction will require the acquisition of some right-of-way (ROW). Construction would take approximately 18 months. The proposed project is designed to enhance existing road conditions on Cole Grade Road by improving traffic flow and providing improved facilities for motorists, bicyclists, equestrians, and pedestrians. Construction will take approx. 18 months. The draft EIR can be viewed at DPW 5510 Overland Ave. Suite 410 San Diego, CA 92123; Valley Center Public Library at 29200 Cole Grade Road, Valley Center, CA 92082 an online at <https://www.sandiegocounty.gov/content/sdc/dpw/envrnsvcs/cole-grade-road-improvement-project.html>. The public review period runs from January 19, 2018 to March 5, 2018. Please submit your comments no later than March 5th, 2018 at 4pm to Thomas Duffy, Environmental Planning Manager, 5510 Overland Ave. Suite 410 San Diego, CA 92123 Mail Stop O332. Email: Thomas. Duffy@sdcounty.ca.gov. (Mobility)
- 2) Historical Site Board (HSB) to the VCCPG via mail 1/17/2018; Notice of Public Hearing. Election of Historical Site Board Officers. Hearing Information: January 22, 2018, 6:30pm, Public hearing Chambers, 5520 Overland Avenue, San Diego, CA 92123 Pearl Baker Row House; PDS2017-MAA-17-004; Supervisor District 5 – Bill Horn (Smith)
- 3) The San Pasqual Band of Mission Indians (Tribe) to VCCPG via mail 1/8/2018; Notice of Availability, **Valley View Casino Expansion Project**. The proposed project consists of expanding the existing Casino by approximately 40,000 square feet, thereby creating space for restaurants, offices, an expanded gaming floor, and other facilities. An Environmental Evaluation that assesses the potential for off-reservation environmental impacts from the expansion project has been prepared consistent with the Tribe's Environmental Impacts Ordinance and the Tribal-State Gaming Compact. The document is available for review from 1/8/2018 to 2/7/2018. Comments should be addressed to: San Pasqual Casino Development Group, Inc., c/o Carly Lucero, 16300 Nyemii Pass Road, Valley Center, CA 92082. A public meeting will be held on February 8, 2017 at 5:00 p.m. to receive comments on the project. The meeting will be held in the Event Center of the Valley View Casino & Hotel, 16300 Nyemii Pass Road, Valley Center, CA. (Tribal)
- 4) Department of Public Works to VCCPG via email 1/10/2017; Contract for Construction of Guardrail Maintenance Fiscal Year 2016-17 & 2017-18. Guardrails and the associated end sections are typically repaired or replaced along roadways where guardrails have been damaged or where it is determined there is a need to upgrade existing guardrails to meet current design standards. Locations are in Districts 2, 3 and 5. One location along Sunrise Highway in Pine Valley, one along Guejito Road at lake Wholford Road in Valley Center, one along Rancho Bernardo Road and the last location along La Cresta Road in Crest-Dehesa. The Valley Center Location is: location 51 (TG: 1111-C1 Guejito Road south of North Lake Wohlford). Construction will take place within the public right of way. Construction is scheduled to begin in early Spring 2018 and be completed by late Summer 2018. (Mobility)
- 5) Planning and Development Services to VCCPG via email on 1/8/2018; **PDS2017-TM-5551TE & PDS2017-MUP-08-028TE**; Scoping Letter and Time Extension Request for **Butterfield Trails, 2013**. The applicant requested an extension of 6 years to complete all the conditions and record the Final Map. The project consists of the subdivision of 59.5 acres into 71 residential lots, five street lots, and places 27.5 acres into four open space lots. The Major Use Permit allows the Tentative Map to proceed as a Planned Residential Development (PRD), which allows 1/4-acre minimum lot sizes instead of the previous lot size of 1/2-acre minimum. The project site is located at Sunday Drive and Valley Center Road in the Valley Center Community Planning area, within unincorporated San Diego County. The site is subject to the General Plan Regional Category Village, Land Use Designation VR-2 (Village Residential). Zoning for the site is Rural Residential (RR). (South Village)
- 6) Department of Public Works to VCCPG via email 1/11/2018; Vegetation manager for County of San Diego informing the VCCPG of 4 trees in the public right of way that will be removed because they have died. The trees locations are: 3 along Cole Grade and 1 on Old Castle at Costalota. (Smith, Plotner)
- 7) Planning and Development Services to VCCPG via email 1/18/2018; **PDS2018-AD-18-001** Discretionary Permit for Administrative Permit. Remodel existing attic space at detached garage into accessory dwelling unit. This is a proposed 928 sqft with an 83 sqft balcony ADU remodel within a pre-existing permitted 1435 sqft detached-garage and tack room. (Mellor)

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.

Access and Correction of Personal Information

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.