

**FINAL AGENDA**  
**SAN DIEGO COUNTY PLANNING COMMISSION**  
**REGULAR MEETING**  
**Friday, February 19, 2010, 9:00 AM**  
**DPLU Hearing Room**  
**5201 Ruffin Road, Suite B, San Diego, California**

Documents to be considered as evidence and powerpoint presentations from the public shall be filed with the Secretary of the Planning Commission not later than the close of business of the second working day prior to when the item to which they relate is scheduled to be considered. The Planning Commission may, however, receive into evidence for good cause shown, or impose reasonable conditions on late-filed documents.

Note: The aforementioned does not apply to materials that are presented at the meeting as part of a visual presentation. If a member of the public intends to provide an electronic presentation at the hearing please contact Cheryl Jones, Planning Commission Secretary at [Cheryl.Jones@sdcounty.ca.gov](mailto:Cheryl.Jones@sdcounty.ca.gov) or the Project Manager.

- A. ROLL CALL**
- B. Statement of Planning Commission's Proceedings, Approval of Minutes for the Meeting of February 5, 2010**
- C. Public Communication:** Opportunity for members of the public to speak to the Commission on any subject matter within the Commission's jurisdiction but not an item on today's Agenda.
- D. Announcement of Handout Materials Related to Today's Agenda Items**
- E. Requests for Continuance**
- F. Formation of Consent Calendar**
- G. Director's Report**
  - **Rotation of 2010 Planning Commission Chair**

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**Regular Agenda Items**

- [1. General Plan Update; Planning Commission recommendation on Draft Text, Land Use Maps, Road Network, Community Plans, Implementation Plan and Conservation Subdivision Program \(Muto\) Continued from the meeting of December 4, 2009](#)**

This is a continuation of the General Plan Update hearings held on November 6, 19, and 20, and December 4, 2009. The purpose of this hearing is to continue discussions on various specific issues identified during the previous hearings

related to the General Plan Update and its various project components. A partial lists of these issues includes: the Conservation Subdivision Program, comments on the Draft Environmental Impact Report, equity mechanisms, economic impacts of the plan, the pipelining policy for development projects, general plan amendments following the General Plan Update, and population forecasts. A complete list of issues identified by the Planning Commission for follow up and supporting discussions are provided on the following pages.

The General Plan Update is a comprehensive update of the San Diego County General Plan, establishing the future growth and development patterns and policies for the unincorporated areas of the County. The General Plan Update would improve land use and protect the environment better than the current 1980's era General Plan, partly by shifting 20 percent of the project growth to western unincorporated communities with established infrastructure. The proposed plan would also balance growth with the needs to control traffic congestion, protect the environment and ease the strain on essential services such as water and fire protection. The purpose of this hearing is to receive tentative recommendations from the Planning Commission regarding the draft General Plan text, land use maps, Mobility Element road network, draft community plans, draft Implementation Plan and Conservation Subdivision Program.

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### **Administrative Agenda Items**

- H. Report on actions of Planning Commission's Subcommittees.**
- I. Results from Board of Supervisors' Hearing(s) (Gibson).**
- J. Upcoming Board of Supervisors Agenda items and Designation of member to represent Commission at Board of Supervisors.**

#### **February 24<sup>th</sup> BOS Hearing:**

- Property Tax Exchange for Jurisdictional Changes – Rancho Santa Fe Community Services District Undergrounding Latent Power Activation
- Fire Mitigation Fee Ceiling and Five-Year Capital Facilities & Equipment Plan Resolutions
- Amendment to the Biological Mitigation Ordinance to allow impacts in the County's Multiple Species Conservation Program (MSCP) Subarea to be mitigated outside the Subarea
- Vista Valley Country Club – Clubhouse Expansion, Specific Plan Amendment 3813 08-003 (SPA) and Major Use Permit Modification 3301 77-128-05 (P77-128W3), ER Number 84-08-009A

**March 3<sup>rd</sup> BOS Hearing:**

- Peppertree Park Resolution Amendment, TM 4713RPL6R RA

**K. Discussion of correspondence received by Planning Commission.**

**L. Scheduled Meetings.**

March 5, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
March 19, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
April 2, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
April 16, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
May 14, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
May 28, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
June 11, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room
June 25, 2010	Regular Meeting, 9:00 a.m., DPLU Hearing Room

**Adjournment**

**Additional Information:**

This Agenda is now available on the County of San Diego’s Department of Planning and Land Use web page at [www.sdcounty.ca.gov/dplu/index.html](http://www.sdcounty.ca.gov/dplu/index.html). Click on “Agendas/Board of Supervisors/Planning Commission”, and then click on “Planning Commission Agendas”.

Planning Commission actions on items on this agenda are considered taken as of the adjournment of the meeting. Finality and effectiveness of those actions are governed by provisions of laws and ordinances, and may be affected by appeal provisions.

**Appeals**

Certain decisions of the Planning Commission may be appealed to the Board of Supervisors. Applicable County ordinances should be consulted regarding the actual requirements, which are summarized below:

Major Use Permits, Reclamation Plans & Site Plans Required by Specific Plans:	Filed in office of Planning Commission, within 10 days of Commission decision (Zoning Ord. §7366)
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Tentative Maps:

Filed with Clerk of Board of Supervisors, within 10 days of Commission decision (S.D.Co. Code §81.307, Gov. Code §66452.5)

Recommendations Against Zoning Reclassifications:

Filed with Board of Supervisors, within 40 days after Commission recommendation is transmitted to the Board (Zoning Ord. §7506.d)

Environmental Determinations\*

Filed in office of Planning Commission within 10 days of Environmental Determination or project decision, whichever is later (S.D.Co. Code §86.404)

No appeal is provided for Commission decisions on Administrative Appeals, Variances, or Minor Use Permits; the Commission decision is final. Commission recommendations on General and Specific Plans (and Amendments), Zoning Ordinance Amendments, and favorable actions on Zoning Reclassifications, are automatically presented to the Board of Supervisors, so no appeal is necessary.

The address for filing with the Board of Supervisors is: Clerk of the Board of Supervisors, 1600 Pacific Highway, Room 402, San Diego, CA 92101. The address for filing with the Planning Commission is: San Diego County Planning Commission, 5201 Ruffin Road, Suite B, San Diego, CA 92123. Appeals must be accompanied by the appeal fee of \$500.00.

\*An "Environmental Determination" is a decision by a non-elected County decision maker, to certify an EIR, approve a Negative Declaration or Mitigated Negative Declaration, or determine that a project is not subject to CEQA.