

## I-199 Wendy Hope

Comment Letter I-199

Att: [Ashley.Smith2@sdcounty.ca.gov](mailto:Ashley.Smith2@sdcounty.ca.gov)

I am writing to indicate my opposition to the approval of the Newland Sierra development at Deer Springs Road.

I-199--1

The County General Plan was 8 years in the making and cost millions of dollars to develop. Its guidelines clearly prohibit the density that Newland Sierra has proposed for this site.

I-199--2

Per the existing General Plan this area is suitable for low density rural development. Additionally, transit oriented development in proximity to large employment centers is supposed to be a priority for new development in San Diego.

I-199--3

It is more than a stretch to call San Marcos and Escondido thriving centers of economic development in need of employees.

I-199--4

Additionally, adding thousands of cars to the congestion already happening on the I 15 is not what transit oriented development means. This area and those around it (Gopher Canyon, Lawrence Welk and Hidden Meadows) are not served by public transportation.

I-199--5

Shame on planning staff who look kindly at this proposal in hopes that Newland Sierra will rebuild Deer Springs Rd to resemble the endless remodel of Rte. 76 and eliminate the congestion caused by a multitude of past poor planning decisions.

I-199--6

Lastly, it is absurd to believe that homes starting in the low \$400,000 will solve the affordable housing crisis that San Diego finds itself in. This area does not need another 4S Ranch Development which reduces natural habitat, puts a strain on local fire, water and other resources while not enhancing the quality of life of current and future residents.

I-199--7  
I-199--8

Very truly yours,

Wendy Hope

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