



County of San Diego, Planning & Development Services  
**PROJECT FACILITY AVAILABILITY - SCHOOL**  
**ZONING DIVISION**

1

*Please type or use pen*  
 (Two forms are needed if project is to be served by separate school districts)

ORG \_\_\_\_\_ **Sc**  
 ACCT \_\_\_\_\_  
 ACT \_\_\_\_\_ ELEMENTARY \_\_\_\_\_  
 TASK \_\_\_\_\_ HIGH SCHOOL \_\_\_\_\_  
 DATE \_\_\_\_\_ UNIFIED \_\_\_\_\_

**DISTRICT CASHIER'S USE ONLY**

Newland Sierra, LLC (858)875-8219  
 Owner's Name Phone  
 4790 Eastgate Mall, Suite 150  
 Owner's Mailing Address Street  
 San Diego CA 92121  
 City State Zip

**SECTION 1. PROJECT DESCRIPTION TO BE COMPLETED BY APPLICANT**

A. LEGISLATIVE ACT  
 Rezones changing Use Regulations or Development Regulations  
 General Plan Amendment  
 Specific Plan  
 Specific Plan Amendment

B. DEVELOPMENT PROJECT  
 Rezones changing Special Area or Neighborhood Regulations  
 Major Subdivision (TM)  
 Minor Subdivision (TPM)  
 Boundary Adjustment  
 Major Use Permit (MUP), purpose: \_\_\_\_\_  
 Time Extension... Case No. \_\_\_\_\_  
 Expired Map... Case No. \_\_\_\_\_  
 Other \_\_\_\_\_

C.  Residential . . . . . Total number of dwelling units 1,112  
 Commercial . . . . . Gross floor area 81,000 s.f.  
 Industrial . . . . . Gross floor area \_\_\_\_\_  
 Other . . . . . Gross floor area 33,000 s.f.

D.  Total Project acreage 1985 Total number lots 1,293

Applicant's Signature: Ita Brandin Date: 6/21/2016  
 Address: 4790 Eastgate Mall, Suite 150, San Diego CA 92121 Phone: (858)875-8219

Assessor's Parcel Number(s)  
 (Add extra if necessary)

|              |  |
|--------------|--|
| See Attached |  |
|              |  |
|              |  |
|              |  |

Thomas Guide Page 1089 Grid B6  
 Mesa Rock Road & Deer Springs Road  
 Project address Street  
 North County Metro Subregion  
 Community Planning Area/Subregion Zip

(On completion of above, present to the district that provides school protection to complete Section 2 below.)

**SECTION 2: FACILITY AVAILABILITY TO BE COMPLETED BY DISTRICT**

District Name: Esccondido Union High School District  
 If not in a unified district, which elementary or high school district must also fill out a form?  
Esccondido Union School District

Indicate the location and distance of proposed schools of attendance.

Elementary: \_\_\_\_\_ miles: \_\_\_\_\_  
 Junior/Middle: \_\_\_\_\_ miles: \_\_\_\_\_  
 High school: Esccondido High School miles: 8

This project will result in the overcrowding of the  elementary  junior/school  high school. (Check)  
 Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.  
 Project is located entirely within the district and is eligible for service.  
 The project is not located entirely within the district and a potential boundary issue may exist with the SAN MARCOS UNIFIED SCHOOL DISTRICT school district.

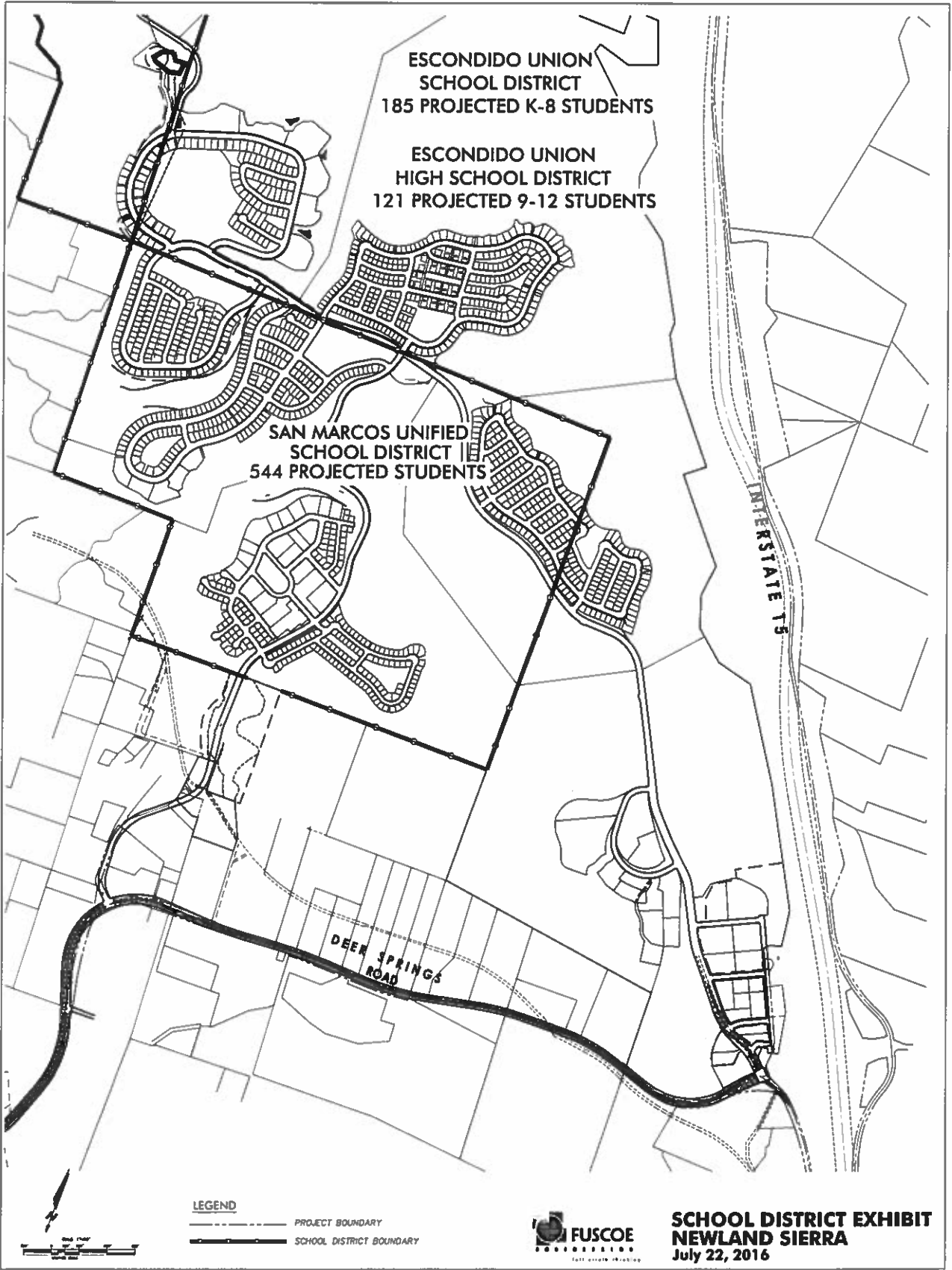
Authorized Signature: [Signature] Print Name: MICHAEL SIMONSON  
 Assistant Superintendent Business Svcs Phone: 760 291 3210

On completion of Section 2 by the district, applicant is to submit this form with application to:  
 Planning & Development Services, Zoning Counter, 5510 Overland Ave. Suite 110 San Diego, CA 92123



Newland Sierra APNs

172-091-07  
172-220-14, 16 and 18  
174-190-12, 13, 20, 41, 43 and 44  
174-210-01, 05, 07, 08, 11, 12, 17 and 18  
174-211-04, 05, 06 and 07  
174-280-11 and 14  
174-290-02  
178-100-05 and 26  
178-101-01, 16, 17, 25 through 28  
178-221-09  
180-020-29  
182-040-36 and 69  
186-250-13  
186-611-01, 07 through 09, 11, 14 through 17, and 23  
187-540-49 through 51



ESCONDIDO UNION  
SCHOOL DISTRICT  
185 PROJECTED K-8 STUDENTS

ESCONDIDO UNION  
HIGH SCHOOL DISTRICT  
121 PROJECTED 9-12 STUDENTS

SAN MARCOS UNIFIED  
SCHOOL DISTRICT  
544 PROJECTED STUDENTS

DEER SPRINGS  
ROAD

INTERSTATE 15

**LEGEND**  
- - - - - PROJECT BOUNDARY  
———— SCHOOL DISTRICT BOUNDARY



**SCHOOL DISTRICT EXHIBIT  
NEWLAND SIERRA  
July 22, 2016**

**Escondido Union Elementary School District (K-8) & Escondido Union High School District (K-12) 787 units**

| School Level                  | Age Qualified – no students | SFD Generation Rate | Number of SFD | Total Students SFD | Attached Generation Rate | Number of Attached | Total Students Attached | Total Students  |
|-------------------------------|-----------------------------|---------------------|---------------|--------------------|--------------------------|--------------------|-------------------------|-----------------|
| Elementary School (Grade K-5) | 325                         | 0.2949              | 246           | 72.5454            | 0.1235                   | 541                | 66.8135                 | 139.3589        |
| Middle School (Grades 6-8)    | 325                         | 0.0832              | 246           | 20.4672            | 0.0466                   | 541                | 25.2106                 | 45.6778         |
| High School (9-12)            | 325                         | 0.1364              | 246           | 33.5544            | 0.1617                   | 541                | 87.4797                 | 121.0341        |
| <b>Total</b>                  | <b>325</b>                  | <b>0.5145</b>       | <b>246</b>    | <b>126.567</b>     | <b>0.3318</b>            | <b>541</b>         | <b>179.5038</b>         | <b>306.0708</b> |

**San Marcos Unified School District (K-12) (1,023 units)**

| School Level                  | SF Detached Generation Rate | Number of SFDU | Total Students SFD | Attached Generation Rate | Number of Attached | Total Students Attached | Total Students  |
|-------------------------------|-----------------------------|----------------|--------------------|--------------------------|--------------------|-------------------------|-----------------|
| Elementary School (Grade K-5) | 0.2780                      | 676            | 187.928            | 0.2323                   | 347                | 80.6081                 | 268.5361        |
| Middle School (Grades 6-8)    | 0.1321                      | 676            | 89.2996            | 0.1025                   | 347                | 35.5675                 | 124.8671        |
| High School (9-12)            | 0.1635                      | 676            | 110.526            | 0.1169                   | 347                | 40.5643                 | 151.0903        |
| <b>Total</b>                  | <b>0.5736</b>               | <b>676</b>     | <b>387.7536</b>    | <b>0.4517</b>            | <b>347</b>         | <b>156.7399</b>         | <b>544.4935</b> |