



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

Please type or use pen			ORG _____		S
H Grove NK Investors, LLC	310-420-8849		ACCT _____		
Owner's Name	Phone		ACT _____		
2120 Colorado Ave, Suite 160			TASK _____		
Owner's Mailing Address	Street		DATE _____		
Santa Monica	CA	90404	AMT \$ _____		
City	State	Zip	DISTRICT CASHIER'S USE ONLY		

SECTION 1. PROJECT DESCRIPTION	TO BE COMPLETED BY APPLICANT
A. <input type="checkbox"/> Major Subdivision (TM) <input type="checkbox"/> Certificate of Compliance: _____ <input type="checkbox"/> Minor Subdivision (TPM) <input type="checkbox"/> Boundary Adjustment <input type="checkbox"/> Specific Plan or Specific Plan Amendment <input type="checkbox"/> Rezone (Reclassification) from _____ to _____ zone <input type="checkbox"/> Major Use Permit (MUP), purpose: _____ <input type="checkbox"/> Time Extension... Case No. _____ <input type="checkbox"/> Expired Map... Case No. _____ <input checked="" type="checkbox"/> Other Site Plan	Assessor's Parcel Number(s) (Add extra if necessary)
	235-571-17/570-56 235-571-17/570-56
	235-571-17/570-56 235-571-17/570-56
	235-571-17/570-56 235-571-17/570-56
	235-571-17/570-56 235-571-17/570-56
B. <input checked="" type="checkbox"/> Residential Total number of dwelling units <u>29</u> <input type="checkbox"/> Commercial Gross floor area _____ <input type="checkbox"/> Industrial Gross floor area _____ <input checked="" type="checkbox"/> Other Gross floor area _____	Thomas Guide Page _____ Grid _____ Country Living Way/Trail Blazer Ln Project address _____ Street _____ Rancho San Dieguito/Harmony Grove Village Community Planning Area/Subregion _____ Zip _____
C. Total Project acreage _____ Total lots _____ Smallest proposed lot _____	
D. Is the project proposing its own wastewater treatment plant? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Is the project proposing the use of reclaimed water? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Owner/Applicant agrees to pay all necessary construction costs and dedicate all district required easements to extend service to the project. OWNER/APPLICANT MUST COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.	
Applicant's Signature: <u>Jeannette Temple</u> Digitally signed by Jeannette Temple Date: 2024.02.12 13:39:56 -08'00' Date: <u>2/12/24</u>	
Address: <u>2488 Historic Decatur Rd, Ste. 220, San Diego, CA 92120</u> Phone: <u>619-523-1930</u>	
(On completion of above, present to the district that provides sewer protection to complete Section 2 below.)	

SECTION 2: FACILITY AVAILABILITY	TO BE COMPLETED BY DISTRICT
District name <u>Rincon del Diablo MWD</u> Service area <u>Harmony Grove Village Wastewater</u>	
A. <input checked="" type="checkbox"/> Project is in the District. <input type="checkbox"/> Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation. <input type="checkbox"/> Project is not in the District and is not within its Sphere of Influence boundary. <input type="checkbox"/> Project is not located entirely within the District and a potential boundary issue exists with the _____ District.	
B. <input type="checkbox"/> Facilities to serve the project <input checked="" type="checkbox"/> ARE <input type="checkbox"/> ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached. Number of sheets attached: _____ <input type="checkbox"/> Project will not be served for the following reason(s): _____	
C. <input type="checkbox"/> District conditions are attached. Number of sheets attached: _____ <input type="checkbox"/> District has specific water reclamation conditions which are attached. Number of sheets attached: _____ <input type="checkbox"/> District will submit conditions at a later date.	
D. <input type="checkbox"/> How far will the pipeline(s) have to be extended to serve the project? <u>0</u>	
This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.	
Authorized Signature <u>[Signature]</u> Print Name and Title <u>Gio Goggia Engineering Technician</u> Phone <u>(760) 745-5522</u> Date <u>3/11/2024</u>	
THIS DOCUMENT IS NOT A COMMITMENT OF FACILITIES OR SERVICE BY THE DISTRICT 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	





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

<i>Please type or use pen</i> (Two forms are needed if project is to be served by separate school districts)		Sc								
H Grove NK Investors, LLC Owner's Name	310-420-8849 Phone									
2120 Colorado Ave, Suite 160 Owner's Mailing Address	Street									
Santa Monica, CA 90404 City	State Zip									
		ORG _____ ACCT _____ ACT _____ TASK _____ DATE _____ ELEMENTARY _____ HIGH SCHOOL _____ UNIFIED _____								
DISTRICT CASHIER'S USE ONLY										
SECTION 1. PROJECT DESCRIPTION TO BE COMPLETED BY APPLICANT										
<div style="display:flex; justify-content:space-between"><div style="width:55%"><p>A. LEGISLATIVE ACT</p><p><input type="checkbox"/> Rezones changing Use Regulations or Development Regulations</p><p><input type="checkbox"/> General Plan Amendment</p><p><input type="checkbox"/> Specific Plan</p><p><input type="checkbox"/> Specific Plan Amendment</p><p>B. DEVELOPMENT PROJECT</p><p><input type="checkbox"/> Rezones changing Special Area or Neighborhood Regulations</p><p><input type="checkbox"/> Major Subdivision (TM)</p><p><input type="checkbox"/> Minor Subdivision (TPM)</p><p><input type="checkbox"/> Boundary Adjustment</p><p><input type="checkbox"/> Major Use Permit (MUP), purpose: _____</p><p><input type="checkbox"/> Time Extension...Case No. _____</p><p><input type="checkbox"/> Expired Map...Case No. _____</p><p><input checked="" type="checkbox"/> Other Site Plan _____</p><p>C. <input checked="" type="checkbox"/> Residential Total number of dwelling units <u>29</u></p><p><input type="checkbox"/> Commercial Gross floor area _____</p><p><input type="checkbox"/> Industrial Gross floor area _____</p><p><input type="checkbox"/> Other Gross floor area _____</p><p>D. <input type="checkbox"/> Total Project acreage <u>2</u> Total number lots <u>2</u></p><p>Applicant's Signature: <u><i>[Signature]</i></u> Date: <u>2/12/24</u></p><p>Address: <u>2488 Historic Decatur Rd, Ste 220, San Diego, CA 92106</u> Phone: <u>619-523-1930</u></p><p style="text-align:center;">(On completion of above, present to the district that provides school protection to complete Section 2 below.)</p></div><div style="width:40%; text-align:center"><p>Assessor's Parcel Number(s) (Add extra if necessary)</p><table border="1" style="margin:auto"><tr><td>235-571-17</td><td>235-570-56</td></tr><tr><td> </td><td> </td></tr><tr><td> </td><td> </td></tr><tr><td> </td><td> </td></tr></table><p>Thomas Guide Page _____ Grid _____</p><p>Country Living Way/Trail Blazer Ln _____</p><p>Project address _____ Street _____</p><p>Rancho San Dieguito/Harmony Grove Village _____</p><p>Community Planning Area/Subregion _____ Zip _____</p></div></div>			235-571-17	235-570-56						
235-571-17	235-570-56									
SECTION 2: FACILITY AVAILABILITY TO BE COMPLETED BY DISTRICT										
<div style="display:flex; justify-content:space-between"><div style="width:50%; border-bottom:1px solid black;">District Name: <u>Escondido Union High School District</u></div><div style="width:45%; border-bottom:1px solid black;">If not in a unified district, which elementary or high school district must also fill out a form? <u>Escondido Union School District</u></div></div> <p>Indicate the location and distance of proposed schools of attendance.</p> <p>Elementary: _____ miles: _____</p> <p>Junior/Middle: _____ miles: _____</p> <p>High school: <u>San Pasqual High School, 3300 Bear Valley Pkwy., Escondido</u> miles: _____</p> <p><input type="checkbox"/> This project will result in the overcrowding of the <input type="checkbox"/> elementary <input type="checkbox"/> junior/school <input type="checkbox"/> high school. (Check)</p> <p><input checked="" type="checkbox"/> Fees will be levied or land will be dedicated in accordance with Education Code Section 17620 prior to the issuance of building permits.</p> <p><input checked="" type="checkbox"/> Project is located entirely within the district and is eligible for service.</p> <p><input type="checkbox"/> The project is not located entirely within the district and a potential boundary issue may exist with the _____ school district.</p> <div style="display:flex; justify-content:space-between; margin-top:20px"><div style="width:45%; border-bottom:1px solid black;"><i>[Signature]</i> Authorized Signature</div><div style="width:45%; border-bottom:1px solid black;">Amanda Phillips Print Name</div></div> <div style="display:flex; justify-content:space-between; margin-top:5px"><div style="width:45%; border-bottom:1px solid black;">Assistant Superintendent, Business Services</div><div style="width:45%; border-bottom:1px solid black;">(760) 291-3210</div></div> <div style="display:flex; justify-content:space-between; margin-top:5px"><div style="width:45%; border-bottom:1px solid black;">Print Title</div><div style="width:45%; border-bottom:1px solid black;">Phone</div></div> <p style="text-align:center; font-size:0.8em;">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</p>										





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

Sc

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

H Grove NK Investors, LLC 310-420-8849
Owner's Name Phone
2120 Colorado Ave, Suite 160
Owner's Mailing Address Street
Santa Monica, CA 90404
City State Zip

ORG _____
ACCT _____
ACT _____
TASK _____
DATE _____
ELEMENTARY _____
HIGH SCHOOL _____
UNIFIED _____

DISTRICT CASHIER'S USE ONLY

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

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

235-571-17

235-570-56

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 Site Plan _____

Thomas Guide Page _____ Grid _____

Country Living Way/Trail Blazer Ln

Project address Street

Rancho San Dieguito/Harmony Grove Village

Community Planning Area/Subregion Zip

- C. ☒ Residential Total number of dwelling units 29
☐ Commercial Gross floor area _____
☐ Industrial Gross floor area _____
☐ Other Gross floor area _____

- D. ☐ Total Project acreage 2 Total number lots 2

Applicant's Signature: Jeanette Se Date: 2/12/24

Address: 2488 Historic Decatur Rd, Ste 220, San Diego, CA 92106 Phone: 619-523-1930

(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

ESCONDIDO UNION SCHOOL DISTRICT

District Name:

If not in a unified district, which elementary or
high school district must also fill out a form?

ESCONDIDO UNION HIGH SCHOOL DISTRICT

Indicate the location and distance of proposed schools of attendance.

Elementary: BERNARDO miles: 4.42

Junior/Middle: DEL DIOS ACADEMY miles: 2.38

High school: _____ miles: _____

- ☒ 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 _____ school district.

Cindy Kroon

Authorized Signature

Cindy Kroon

Print Name

3/5/2024

Facilities Analyst

760 432 2400

Print Title

Phone

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



PDS-399SC (Rev. 09/21/2012)

SDC PDS RCVD 04-22-24

STP24-007



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

<i>Please type or use pen</i>			ORG _____		W
H Grove NK Investors, LLC		310-420-8849	ACCT _____		
Owner's Name		Phone	ACT _____		
2120 Colorado Ave, Suite 160			TASK _____		
Owner's Mailing Address		Street	DATE _____ AMT \$ _____		
Santa Monica	CA	90404			
City	State	Zip	DISTRICT CASHIER'S USE ONLY		

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

- A. ☐ Major Subdivision (TM) ☐ Specific Plan or Specific Plan Amendment
☐ Minor Subdivision (TPM) ☐ Certificate of Compliance: _____
☐ Boundary Adjustment
☐ Rezone (Reclassification) from _____ to _____ zone.
☐ Major Use Permit (MUP), purpose: _____
☐ Time Extension... Case No. _____
☐ Expired Map... Case No. _____
☒ Other Site Plan _____
- B. ☒ Residential Total number of dwelling units ²⁹ _____
☐ Commercial Gross floor area _____
☐ Industrial Gross floor area _____
☐ Other Gross floor area _____
- C. ☒ Total Project acreage ² _____ Total number of lots ² _____
- D. Is the project proposing the use of groundwater? ☐ Yes ☐ No
Is the project proposing the use of reclaimed water? ☐ Yes ☐ No

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

235-571-17/570-56	235-571-17/570-56
235-571-17/570-56	235-571-17/570-56
235-571-17/570-56	235-571-17/570-56
235-571-17/570-56	235-571-17/570-56

Thomas Guide Page _____ Grid _____
Country Living Way/Trail Blazer Ln
Project address _____ Street _____
Rancho San Dieguito/Harmony Grove Village
Community Planning Area/Subregion _____ Zip _____

Owner/Applicant agrees to pay all necessary construction costs, dedicate all district required easements to extend service to the project and
COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: Jeannette Temple

Digitally signed by Jeannette Temple
Date: 2024.02.12 13:58:20 -08'00'

Date: 2/12/24

Address: 2488 Historic Decatur Rd, Ste 220, San Diego, CA 92106

Phone: 619-523-1930

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

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

- District Name: Rincon del Diablo MWD Service area ID-1
- A. ☒ Project is in the district.
☐ Project is not in the district but is within its Sphere of Influence boundary, owner must apply for annexation.
☐ Project is not in the district and is not within its Sphere of Influence boundary.
☐ The project is not located entirely within the district and a potential boundary issue exists with the _____ District.
- B. ☐ Facilities to serve the project ☒ ARE ☐ ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached _____. (Number of sheets) _____
☐ Project will not be served for the following reason(s): _____
- C. ☐ District conditions are attached. Number of sheets attached: _____
☐ District has specific water reclamation conditions which are attached. Number of sheets attached: _____
☐ District will submit conditions at a later date.
- D. ☐ How far will the pipeline(s) have to be extended to serve the project? _____

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized Signature: [Signature] Print Name Gio Goggia

Print Title Engineering Technician Phone (760) 745-5522 Date 3/11/2024

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF SERVICE OR FACILITIES BY THE DISTRICT
On completion of Section 2 and 3 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





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

Please type or use pen

H Grove NK Investors, LLC
Owner's Name
310-420-8849
Phone
2120 Colorado Ave, Suite 160
Owner's Mailing Address
Street
Santa Monica CA 90404
City State Zip

ORG _____
ACCT _____
ACT _____
TASK _____
DATE _____

AMT \$ _____

DISTRICT CASHIER'S USE ONLY

F

SECTION 1. PROJECT DESCRIPTION

TO BE COMPLETED BY APPLICANT

- A. ☐ Major Subdivision (TM) ☐ Specific Plan or Specific Plan Amendment
☐ Minor Subdivision (TPM) ☐ Certificate of Compliance: _____
☐ Boundary Adjustment
☐ Rezone (Reclassification) from _____ to _____ zone.
☐ Major Use Permit (MUP), purpose: _____
☐ Time Extension... Case No. _____
☐ Expired Map... Case No. _____
☒ Other Site Plan _____
- B. ☒ Residential Total number of dwelling units 29
☐ Commercial Gross floor area _____
☐ Industrial Gross floor area _____
☐ Other Gross floor area _____
- C. Total Project acreage 2 Total lots 2 Smallest proposed lot _____

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

235-570-56/571-17	235-570-56/571-17
235-570-56/571-17	235-570-56/571-17
235-570-56/571-17	235-570-56/571-17
235-570-56/571-17	235-570-56/571-17

Thomas Guide. Page _____ Grid _____
Country Living Way & Trail Blazer Lane
Project address Street
Rancho San Dieguito/Harmony Grove
Community Planning Area/Subregion Zip

OWNER/APPLICANT AGREES TO COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: Jeannette Temple

Digitally signed by Jeannette Temple
Date: 2024.02.12 13:26:50 -0800

Date: February 15, 2024

Address: 2488 Historic Decatur Rd, Ste. 220, San Diego, CA 92106

Phone: 619-861-6734

(On completion of above, present to the district that provides fire protection to complete Section 2 and 3 below.)

SECTION 2: FACILITY AVAILABILITY

TO BE COMPLETED BY DISTRICT

District Name: Rancho Santa Fe Fire Protection District

Indicate the location and distance of the primary fire station that will serve the proposed project:
2604 Overlook Point Dr .4 miles

- A. ☒ Project is in the District and eligible for service.
☐ Project is not in the District but is within its Sphere of Influence boundary, owner must apply for annexation.
☐ Project is not in the District and not within its Sphere of Influence boundary.
☐ Project is not located entirely within the District and a potential boundary issue exists with the _____ District.
- B. ☒ Based on the capacity and capability of the District's existing and planned facilities, fire protection facilities are currently adequate or will be adequate to serve the proposed project. The expected emergency travel time to the proposed project is _____ minutes.
- C. ☐ Fire protection facilities are not expected to be adequate to serve the proposed development within the next five years.
☐ District conditions are attached. Number of sheets attached: _____
☒ District will submit conditions at a later date.

SECTION 3. FUELBREAK REQUIREMENTS

Note: The fuelbreak requirements prescribed by the fire district for the proposed project do not authorize any clearing prior to project approval by Planning & Development Services.

- ☒ Within the proposed project 100' feet of clearing will be required around all structures.
☐ The proposed project is located in a hazardous wildland fire area, and additional fuelbreak requirements may apply. Environmental mitigation requirements should be coordinated with the fire district to ensure that these requirements will not pose fire hazards.

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Jeannette Temple
Authorized Signature

Marlene Donner
Print Name and Title

Fire Marshal

858 756 5971
Phone

4/9/2024
Date

On completion of Section 2 and 3 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

