



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

Please type or use pen

KAE INVESTMENTS LLC 760-846-9760
Owner's Name Phone
24 Painted Feather Way
Owner's Mailing Address Street
Las Vegas NV 89135
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 A70 to SR-1 zone.
☐ Major Use Permit (MUP), purpose:
☒ Time Extension...Case No.
☐ Expired Map...Case No.
☐ Other

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

234-261-23

234-440-05

234-430-21

- B. ☒ Residential Total number of dwelling units 13 + 1 Existing
☐ Commercial Gross floor area
☐ Industrial Gross floor area
☐ Other Gross floor area

C. Total Project acreage 18.178 Total lots 14 Smallest proposed lot 1 ac

Thomas Guide. Page 1110 Grid 5E

2260 San Pasqual Valley Road

Project address

Street

North County Metro

92027

Community Planning Area/Subregion

Zip

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

Applicant's Signature: _____ Date: 7-27-16

Address: 5333 Mission Ctr Rd #115, San Diego, CA Phone: (619) 814-1220

(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: Escondido Fire Dept

Indicate the location and distance of the primary fire station that will serve the proposed project:

Fire Station 4 - 3301 Bear Valley Pkwy 4.1 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 7.45 minutes.
☐ Fire protection facilities are not expected to be adequate to serve the proposed development within the next five years.
C. ☐ 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.

Authorized Signature

Marlene Danner, Fire Marshal

7608315401

8/22/16

On completion of Section 2 and 3 by the District, applicant is to submit this form with application to SDC PDS RCVD 08-24-17
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

Please type or use pen

(Two forms are needed if project is to be served by separate school districts)

KAE INVESTMENTS, LLC 760-846-9760
Owner's Name Phone
24 Painted Feather Way
Owner's Mailing Address Street
Las Vegas NV 89135
City State Zip

ORG _____

ACCT _____

ACT _____

TASK _____

DATE _____

ELEMENTARY _____

HIGH SCHOOL _____

UNIFIED _____

Sc

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)

234-261-23

234-440-05

234-430-21

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 _____

Thomas Guide Page 1110 Grid 5E

2260 San Pasqual Valley Road

Project address Street

North County Metro

Community Planning Area/Subregion Zip

- ☒ Residential Total number of dwelling units 14
☐ Commercial Gross floor area
☐ Industrial Gross floor area
☐ Other Gross floor area

- ☒ Total Project acreage 18.17 Total number lots 14

Applicant's Signature: *[Signature]*

Date: 7/27/16

Address: 5333 Mission Center Road #115, San Diego, CA 92108

Phone: 760-846-9760

(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

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

Escondido Union High School

District Name:

Indicate the location and distance of proposed schools of attendance.

Elementary: L R Green

miles: 6.22

Junior/Middle: Bear Valley

miles: 6.47

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.

Authorized Signature

Cindy Kroon

Print Name

Facilities & Construction 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

SDC PDS RCVD 08-24-17



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

TM5620



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

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

KAE INVESTMENTS, LLC Owner's Name	760-846-9760 Phone	ORG _____	Sc
24 Painted Feather Way Owner's Mailing Address	Street	ACCT _____	
Las Vegas City	NV 89135 State Zip	ACT _____	
		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

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 14
☐ Commercial Gross floor area _____
☐ Industrial Gross floor area _____
☐ Other Gross floor area _____

D. ☒ Total Project acreage 18.77 Total number lots 14

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

234-261-23	
234-440-05	
234-430-21	

Thomas Guide Page 1110 Grid 5E
2260 San Pasqual Valley Road
Project address Street
North County Metro
Community Planning Area/Subregion Zip

Applicant's Signature: [Signature] Date: 7/27/16
Address: 5333 Mission Center Road #115, San Diego, CA 92108 Phone: 760-846-9760
(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**

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

District Name: ESCONDIDO UNION HIGH SCHOOL DIST ESCONDIDO UNION School DISTRICT

Indicate the location and distance of proposed schools of attendance.

Elementary: _____ miles: _____
Junior/Middle: _____ miles: _____
High school: ORANGE GLEN HIGH SCHOOL - 2200 Glenridge Rd miles: 2.24

☐ 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.

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





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

Please type or use pen

KAE INVESTMENTS, LLC 760-846-9760
Owner's Name Phone
24 Painted Feather Way
Owner's Mailing Address Street
Las Vegas, NV 89135
City State Zip

ORG _____
ACCT _____
ACT _____
TASK _____
DATE _____

AMT \$ _____

DISTRICT CASHIER'S USE ONLY

W

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 A70 to SR-1 zone.
☐ Major Use Permit (MUP), purpose:
☒ Time Extension...Case No.
☐ Expired Map...Case No.
☐ Other

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

234-261-23

234-440-05

234-430-21

- B. ☒ Residential Total number of dwelling units 13 + 1 exist.
☐ Commercial Gross floor area
☐ Industrial Gross floor area
☐ Other Gross floor area

- C. ☒ Total Project acreage 18.179 Total number of lots 14

- D. Is the project proposing the use of groundwater? ☐ Yes ☒ No
Is the project proposing the use of reclaimed water? ☐ Yes ☒ No

Thomas Guide Page 1110 Grid 5E

2260 San Pasqual Valley Road

Project address Street

North County Metro 92027

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: Date: 7/27/16

Address: 5333 Mission Center Road #115, San Diego, CA 92108 Phone: 619-814-1220

(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: City of Escondido Service area A-3

- 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 2. (Number of sheets)
☐ Project will not be served for the following reason(s):
C. ☒ District conditions are attached. Number of sheets attached: 2
☐ 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? See Attached

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: Stephanie Roman Print Name

Print Title Associate Engineer Phone (760) 839-6290 x 7035 Date 07/28/16

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

SDC PDS RCVD 08-24-17

TM5620

July 29, 2016

Kae Investments, LLC
24 Painted Feather Way
Las Vegas, NV 89135

Subject: Water Service Availability for San Diego County – San Pasqual Valley Road and Highgrove Drive (APN 234-261-23, APN 234-440-05, & APN 234-430-21)

Dear Sir or Madam:

The City of Escondido received the attached Water Availability Form for APN 234-261-23, APN 234-440-05, and APN 234-430-21. The project is located within the County of San Diego near the northwest intersection of San Pasqual Valley Road and Highgrove Drive and consists of a proposal to construct thirteen residential dwelling units, with an existing home on one remainder lot. The site falls within the City of Escondido's water service area and is eligible for water service. Water service will be contingent upon approved plans by the City of Escondido Utilities Department. The following conditions of approval must be satisfied prior to obtaining water service from the City of Escondido.

1. A minimum 8-inch looped water main is required to provide adequate water service and/or fire protection for the proposed dwelling units. Construction of the water main shall be in accordance with the Standards and Specifications of the City of Escondido. Please submit to the City of Escondido water line plans for the following:
 - a) A looped potable water system shall be constructed to the satisfaction of the Utilities Engineer. Plans for the proposed water main shall be submitted to the City of Escondido for review and approval.
 - b) All improvements to the existing public potable water system shall be designed and constructed per the City of Escondido Design Standards and Standard Drawings.
 - c) Minimum 1" water meters and backflow prevention devices shall be required to each lot.
 - d) If the Fire Department requires fire hydrants, the fire hydrants shall be installed at a location approved by the Fire Marshal.