

COMMENTS

RESPONSES

**From:** barnj@cox.net  
**Sent:** Monday, January 30, 2017 7:17 AM  
**To:** Chan, Michelle; Sibbet, David; Wardlaw, Mark; Fitzpatrick, Lisa  
**Cc:** Cox, Greg; Jacob, Dianne; Gaspar, Kristin; Roberts, Ron; Horn, Bill; efhgtc@gmail.com  
**Subject:** VALIANO SPECIFIC PLAN: PDS2013-SP-13-0012, PDS2013-GPA-13-001,PDS2013-REZ-13-001, PDS2013-TM-5575, PDS2013-STP-13-003,PDS2014-MUP-14-019, LOG NO. PDS2013-ER-13-08-002

R-AN-1 My name is Barney Mohler, I reside at 2721 Surrey Lane. I am writing about the Valiano Specific Plan and proposed revisions to the General Plan in relation to it.

R-AN-2 I am appalled and insulted by the lie from Integral Communities that Harmony Grove/ Eden Valley and Elfin Forrest are not “real” , integrated communities. As a 38 year resident here on Surrey Lane I can tell you HONESTLY that they are. Harmony Grove here is more that 100 yrs old. The reason “ Country Club Dr is so named is because 100 yrs ago there was a golf course right here where I live. I can still show you some of the original rock walls that exist up on the hill from the club house.

I am sure you know the history of this area. The many years of Master Plan development. The Agricultural / Residential Zoning of the area... These Long established COMMUNITIES have a cohesive history and long standing reputation for good citizenship.

R-AN-3 We here in this area gave 740 homes , Just a quarter mile from my place, to Harmony Grove Village as our part of the housing of San Diego County. I understand there have only been 30 sales in 2 yrs. That looks like we have an over abundance by at least 700 units...

In the plan for Harmony Grove Village it was agreed that the density boundary would be respected.

R-AN-4 We had a fire here up on the land of the proposed development by Integral Communities. I bet you recall. In 2014. In the spring ... There is no infrastructure or any plan to move people out of here when another fire comes racing through. That fire got to within 600 ft of my place. I was very lucky we had massive firefighter support ... But! There is no safe way to evacuate 300++ homes from the east slope to country club dr. There are only 2 small roads ... Mt Whitney and Hill Valley... They can't get out through San Marcos and County Club Dr. is the only North South road through the valley from Auto Park Way to Harmony Grove Village.

R-AN-5 Integral Communities is trying to circumvent the decades of work to develop a General Plan for the Harmony Grove / Eden Valley / Elfin Forrest Communities. There has been no changes on the land to warrant ANY change to the GP.

R-AN-1 Introductory comment noted. Please see responses to specific comments, below.

R-AN-2 The comment refers to a statement in the EIR regarding the existence of a neighborhood or community within the Project site. With respect to the misinterpretation of not a “real” community, please refer to Responses R-F-59 and R-K-1.

R-AN-3 The comment expresses the opinions of the commenter, but is not at variance with the environmental document.

R-AN-4 The comment is not related to the topics that were the subject of the recirculation and Revised Draft EIR. Please refer to response to comment R-A-1 regarding relevance to the changes in the Recirculated Draft EIR.

R-AN-5 The comment is not related to the topics that were the subject of the recirculation and Revised Draft EIR. Please refer to response to comment R-A-1 regarding relevance to the changes in the Recirculated Draft EIR.

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R-AN-5  
cont. I would ask that This re Spun "revised" Proposal by Integral Communities be Denied forthwith.

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