

INFORMATION ITEM

LOCAL AGENCY FORMATION COMMISSION
EXECUTIVE OFFICER'S REPORT

9

FOR MEETING OF: SEPTEMBER 14, 2015

Proposal

“Fortuna Ranch Road–Atzmilller Avenue Annexation” to the Rancho Santa Fe Community Services District
(SA15-09; DA15-09)

Proponent

Landowner, by petition

Description/Justification

Proposed by petition of the landowner is an annexation of one unincorporated parcel (APN 264-101-56, totaling approximately 2.48-acres) to the Rancho Santa Fe Community Services District (CSD) for the provision of sewer service. The subject parcel is not located within the adopted sphere of influence of the Rancho Santa Fe CSD; therefore, an amendment to the CSD's sphere to include the proposal area is required prior to, or concurrently with the proposed annexation.

The proposed annexation area is located within the unincorporated San Dieguito Community Planning Area and is surrounded by single-family estate residential uses. The County of San Diego General Plan designates the proposal area as Semi-Rural Residential (SR-2; up to 1 dwelling unit per 2, 4, or 8 acres dependent on slope); County zoning for the proposal area is Rural Residential (RR; up to 1 dwelling unit per 2 acres dependent on slope).

The subject unincorporated parcel is undeveloped and the landowner intends to construct one single-family residence. The Ranch Santa Fe CSD has indicated that capacity is available to extend sewer service to the site from a main located approximately 5' from the proposal area within the adjacent Bridges residential development. The landowner would be responsible for all connection costs.

The subject territory is presently located within the sphere and authorized service area of the Olivenhain Municipal Water District (MWD) for water service; the Rancho Santa Fe Fire Protection District (FPD) for structural fire protection services; and County Service Area (CSA) No. 17 (San Dieguito Ambulance) for emergency medical services; no changes to these service arrangements are proposed.

General Plan/Zoning

County of San Diego General Plan: San Dieguito Community Plan: Semi-Rural Residential (SR-2; up to 1 dwelling unit per 2, 4, or 8 acres dependent on slope)

County of San Diego zoning: Rural Residential (RR, 1 du/ 2ac)

Location

North of El Camino Del Norte; east of I-5; south of San Elijo Road; and west of I-15.
(Thomas Bros. Page 1148/D4)

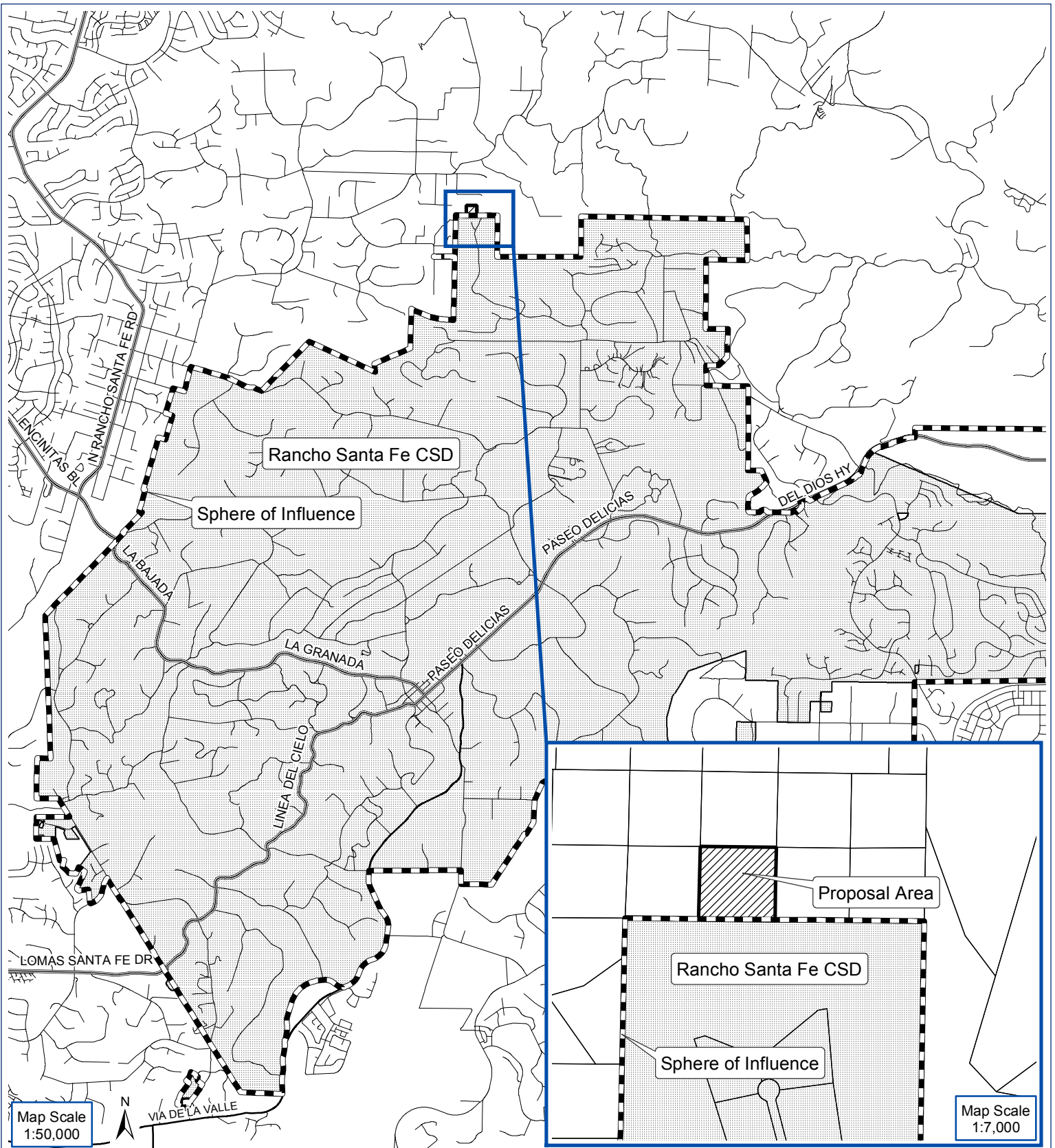
Executive Officer Recommendation

No Commission action is recommended. This item has been placed on the agenda for information purposes. No later than 60 days after the date that the information item is on the Commission's agenda, any district to which annexation of territory is proposed may transmit to the Commission a resolution requesting termination of proceedings.

Attachment

Vicinity Map

MDO:RB:trl



SA15-09 PROPOSED AMENDMENT TO THE SPHERE OF INFLUENCE FOR THE RANCHO SANTA FE CSD

DA15-09 PROPOSED "FORTUNA RANCH ROAD - ATZMILLER ANNEXION" TO THE RANCHO SANTA FE CSD

- Proposal Area
- Rancho Santa Fe CSD
- Sphere of Influence