

Appendix L

**Subregional Plan Consistency Analysis**

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**APPENDIX L  
SUBREGIONAL PLAN CONSISTENCY ANALYSIS**

**Table L-1  
Carlsbad**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
La Costa Master Plan (Revised)	MP 149 • 1/14/1974 for original MP. • La Costa Town Square approved in 2009.  Last amended 8/16/2006	<ul style="list-style-type: none"> <li>• Large master planned community including residential and commercial.</li> <li>• La Costa Town Square:                             <ul style="list-style-type: none"> <li>○ 63 medium density residential units</li> <li>○ 32 single-family residences (SFRs)</li> <li>○ 258,417-square foot (sf) (total) commercial</li> <li>○ 55,000-sf office</li> </ul> </li> </ul> <p>Amendment approved to delete a 0.5 acre vacant city owned site (Assessor Parcel 223-617-24) at 7201 Rancho Santa Fe Road approximately a half mile south of San Elijo Road in Local Facilities Management Zone 11. Subject site is proposed Fire Station No. 6.</p>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Carrillo Rancho	MP 139 10/16/1972 & 7/6/1993  Last amended (minor) 10/27/1998, (PC RESO NO. 4384), MP139(G)	Large residential master planned community that is nearly built out.	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Bressi Ranch	MP 178 7/22/2002  Last amended: December 2016	Residential, commercial, and industrial master planned community that is largely built out. Mostly vacant graded industrial lots remain.	Residential built out. Industrial remaining – estimate 939,323 sf expected by 2033.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
La Costa Resort & Spa Master Plan	MP 03-02 9/27/2004  Amended 2017-0026 and final approval by Carlsbad Planning Commission on 01/16/2019	La Costa hotel and 137 commercial dwelling units (DUs). Project planned in phases.  October 2011 Minor Master Plan Amendment MP 03-02C: A minor amendment to address Section 4 Sign Program updates, including deletion of obsolete sign elements and the addition of one campus facilities sign at the entrance to La Costa on El Camino Real.	Remaining – 116 commercial DUs comprising 206,366 sf expected by 2030.	N/A	This land use plan contemplates future commercial DUs, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Villages of La Costa	MP 98-01 11/5/2001	Large master planned community. Residential neighborhoods are built out.  Minor amendment to change the permitted use of Planned Industrial to Office in planning area 1.1, approved 9/16/2006.	Non-residential remaining – 5,000-sf church; 15,412-sf day care expected by FY 24-25.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Robertson Ranch	MP 02-03 11/20/2006  Amended May 17, 2016	<p>Master planned community separated into two villages:</p> <ul style="list-style-type: none"> <li>• East Village (485 total DUs):                             <ul style="list-style-type: none"> <li>○ 78 multi-family units</li> <li>○ 87 attached SFRs</li> <li>○ 320 SFRs</li> <li>○ 66,000-sf office (PA 22)</li> </ul> </li> <li>• West Village (672 total DUs):                             <ul style="list-style-type: none"> <li>○ 364 multi-family units</li> <li>○ 308 SFRs</li> <li>○ 140,000-sf commercial</li> <li>○ 16,500-sf daycare</li> </ul> </li> </ul> <p>An amendment to the Master Plan to change the Master Plan Land Use designation of Planning Area 22 from Office (O) to the R-23 (Residential 15-23 DU/acre) designation, to change the Master Plan Zoning on Planning Area 22 from Office (O) to Residential Density-Multiple (RD-M), and to the update the Planning Area 22 development standards to accommodate this revised land use.</p>	<ul style="list-style-type: none"> <li>• East Village – largely built out 66,000-sf office expected by FY 29-30.</li> <li>• West Village:                             <ul style="list-style-type: none"> <li>○ 364 multi-family units; construction began in 2016.</li> <li>○ SFR construction expected from FY 18-19 through FY 29-30.</li> <li>○ Commercial:                                     <ul style="list-style-type: none"> <li>- 16,500-sf day care expected by FY 23-24,</li> <li>- 140,000-sf commercial construction expected from FY 19-20 through FY 21-22.</li> </ul> </li> </ul> </li> </ul>	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Poinsettia Properties	SP 210(A) 1998	Largely built out.	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Poinsettia Shores	MP 175 1993  1996 - Poinsettia Shores Master Plan minor amendment to adopt Coastal Commission suggested modifications	Built out with the exception of two vacant parcels in the Ponto area.	Residential largely built out; commercial/hotel remaining - 144,635 sf expected by 2021.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Aviara Master Plan	MP 177 12/21/1987  Latest amendment 8/6/2002	Aviara Master Plan largely built out.	Remaining units expected by 2027.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Arroyo La Costa	MP 88-01 6/5/1990	Built out with the exception of a church expansion and a 28-acre school site.	Remaining 30,000-sf church by 2027.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.



Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
La Costa Downs	SP 201 6/24/1991	40-lot single family subdivision.	Largely built out. Remaining five units expected by 2029.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Carlsbad Airport Business (Park) Center	SP 200 10/27/1986  Amended 3/6/2001  Amended 10/15/2002	38-lot industrial park, mostly built out.	Two vacant industrial lots remaining (4.9 acres and 2 acres); 59,851 sf expected by 2025.	N/A	This land use plan contemplates future industrial lots, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Zone 20 Specific Plan	SP 203 12/13/1993	Largely built out.	Remaining residential expected by 2032. Remaining non-residential—133,067 sf of church uses—expected by 2032. (Two existing churches have planned expansions.)	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Carlsbad Ranch Specific Plan	SP 207 3/8/1993  Amended 3/19/1996	Non-residential specific plan.	Remaining development: <ul style="list-style-type: none"> <li>• PA 1 (GIA): up to 200,000 sf exp./projected for FY 22-23 through FY 30-31</li> <li>• PA 5 (Carlsbad Ranch Resort): future hotel expansion: 96 rooms (estimate 53,178 sf) and 188 additional timeshare units (estimate 200,991 sf) from FY 14-15 through FY 32-33</li> <li>• PA 8a: Floral Trade Center site (4 phases totaling 108,000 sf)</li> </ul>	N/A	This land use plan contemplates future retail and resort uses, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.

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Carlsbad Oaks North	SP 211 10/14/2002  Amended 8/2016	Industrial Park 23 total industrial lots.	Remaining: 1,611,403 sf of development expected by 2032.	N/A	This land use plan contemplates future industrial lots, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Carlsbad Airport Centre	SP 181 8/4/81	Industrial park specific plan, mostly built out; two vacant industrial lots remaining.	Remaining: 87,000 sf expected by 2025.	N/A	This land use plan contemplates future industrial lots, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Carlsbad Research Center	SP 180 8/3/82  Last revised 2/3/16	Industrial park specific plan, mostly built out.	Estimate 200,300 sf by FY 22-32.	N/A	This land use plan contemplates future industrial lots, which are not included in the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Fenton Carlsbad Center Specific Plan	SP 07-02 10/07/08	Non-residential Specific Plan for office uses. Built out except one lot.	Remaining – 80,000-sf office expected by 2025.	N/A	This land use plan contemplates future commercial use, which is not a component of the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Sunny Creek Specific Plan	SP 191 10/24/1984 4/5/1985	<ul style="list-style-type: none"> <li>• Holly Springs: 127 multi-family residences (MFRs) and 43 SFRs</li> <li>• Cantarini Ranch: 105 SFRs</li> <li>• Rancho Milagro: 19 SFRs</li> <li>• Other: 165 SFRs (no discretionary approvals yet)</li> </ul>	This development is identified in the City's Housing Element Update as a site for upzoning.	N/A	Revisions to this land use plan by the City of Carlsbad to implement its Housing Element Update are anticipated.
Quarry Creek Master Plan	MP 10-01 4/4/2013  Last revised 10/10/2017	<ul style="list-style-type: none"> <li>• 636 DUs</li> <li>• 3,000-sf daycare</li> <li>• 1,500-sf recreation bldg.</li> </ul> <p>Master plan amendment to clarify several standards and to allow single family detached products on fee simple lots on Planning Area R-4 West.</p>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

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Westfield Carlsbad	SP 09-01 7/9/2013  Last amended by City Council Ordinance No. CS-263 on September 23, 2014	Built out, but remodeling mall.	Demo 148,159 sf and reconstruct 150,495 sf (11,336 sf net increase).	N/A	This land use plan contemplates future commercial use, which is not a component of the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Village and Barrio Master Plan	10/16/2019	350-acre area surrounding the Carlsbad Village transit station. Master plan supports a variety of mixed use developments.	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-2**  
**Chula Vista**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
San Miguel Ranch Sectional Planning Area (SPA) Plan	12/17/96 Reso. 18532 10/19/99 Reso. 19631	<ul style="list-style-type: none"> <li>• 889 SFRs</li> <li>• 563 MFRs</li> <li>• 14.3 acres commercial use</li> <li>• 13.7 acres school</li> <li>• 4.6 community purpose facility</li> <li>• 21.6 community park</li> <li>• 3.5 neighborhood park</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Rolling Hills Ranch SPA Plan	3/24/92 Reso. 16555  6/3/2018	<ul style="list-style-type: none"> <li>• 2112 SFRs</li> <li>• 283 MFRs</li> <li>• 20 acres school</li> <li>• 7 acres religion</li> <li>• 1 acre fire station</li> <li>• 27 acres neighborhood park</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not

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					result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Eastlake Woods SPA Plan	6/20/06 Reso. 2006-190	<ul style="list-style-type: none"> <li>• 661 SFRs</li> <li>• 14.3 acres for elementary school</li> <li>• 24.8 acres for middle school</li> <li>• 1.1 acres for fire station</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Eastlake Vistas SPA Plan	6/20/06 Reso. 2006-190	<ul style="list-style-type: none"> <li>• 777 SFRs</li> <li>• 938 MFRs</li> <li>• 12.1 acres commercial</li> <li>• 10.8 acres CPF</li> <li>• 13.5 acres neighborhood park</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Otay Ranch Village 7 SPA Plan	10/12/04 Reso. 2004-330 7/10/2018	<ul style="list-style-type: none"> <li>• 804 SFRs</li> <li>• 316 MFRs</li> <li>• 3.7 acres commercial</li> <li>• 23.4 acres for high school</li> <li>• 11.1 acres for elementary school</li> <li>• 2.8 acres CPF</li> <li>• 7.0 acres park</li> </ul>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 11 SPA Plan	10/23/01 Reso. 2001-364	<ul style="list-style-type: none"> <li>• 1101 SFRs</li> <li>• 1203 MFRs</li> <li>• 10.0 acres commercial</li> <li>• 11.0 acres elementary school</li> <li>• 25.0 acres middle school</li> <li>• 6.0 acres CPF</li> <li>• 17.0 acres parks</li> </ul>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 2 SPA Plan	5/23/06 Reso. 2006-155  11/4/2014 Reso. 2014-209-12	<ul style="list-style-type: none"> <li>• 857 SFRs</li> <li>• 1834 MFRs</li> <li>• 14.0 acres commercial (130,000 sf)</li> <li>• 91.5 acres industrial</li> <li>• 68.4 acres parks</li> <li>• 14.1 acres CPF</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.



Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
	Amended September 28, 2016 by Resolution No. PCS16-0006.	<ul style="list-style-type: none"> <li>• 19.8 elementary school</li> </ul>			
Bella Lago SPA Plan	4/8/03 Reso. 2003-143	<ul style="list-style-type: none"> <li>• 50 SFRs</li> </ul>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 3 SPA Plan Part of University Villages SPA	Project approved 12/4 2014. Last amended: 12/6/2016	<ul style="list-style-type: none"> <li>• 1002 SFRs</li> <li>• 596 MFRs</li> <li>• 4.0 acres CPF</li> <li>• 86.5 acres industrial</li> </ul>	Residential is largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 4 SPA Plan	Adopted May 15, 2018	<ul style="list-style-type: none"> <li>• 73 SFRs</li> <li>• 227 MFRs</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 8 West SPA Plan	12/17/13 Reso. 2013-270  Amended: February 2020	<ul style="list-style-type: none"> <li>• 621 SFRs</li> <li>• 1429 MFRs</li> <li>• 300,000 sf commercial</li> <li>• 28.0 acres park</li> <li>• 5.8 acres CPF</li> <li>• 32.4 acres school</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 8 East SPA Plan	Project approved 12/4 2014.	<ul style="list-style-type: none"> <li>• 943 SFRs</li> <li>• 2617 MFRs</li> <li>• 41.0 acres active recreation/community park</li> <li>• 4.0 acres CPF</li> <li>• Designate a portion of</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		Active Recreation Area (AR-11) as a 51.5-acre community park (a portion of the park may function as a staging area within the OVRP).			
Otay Ranch Village 9 SPA Plan	6/13/2014 Reso. 2014-091	<ul style="list-style-type: none"> <li>• 266 SFRs</li> <li>• 3734 MFRs</li> <li>• 1.5 million sf commercial</li> <li>• 25.1 acres park</li> <li>• 5.0 acres CPF</li> <li>• 22.0 acres school</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Plan Area 10 (Village 10) SPA Plan	Project approved 12/4/2014.	<ul style="list-style-type: none"> <li>• 695 SFRs</li> <li>• 1045 MFRs</li> <li>• 4.0 acres CPF</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
Eastern Urban Center (EUC) SPA Plan	9/15/09 Reso. 2009-224	<ul style="list-style-type: none"> <li>• 2983 MFRs</li> <li>• 3,487,000 sf non-residential</li> </ul>	Project is in progress.	<a href="https://www.chulavistaca.gov/departments/development-services/planning/planning-digital-library/spa-plan">https://www.chulavistaca.gov/departments/development-services/planning/planning-digital-library/spa-plan</a>	This land use plan is consistent with the SCS land use pattern.
Urban Core Specific Plan	04/26/2007  Amended February 2011 City Council Ordinance No. 3184  Amended July	<ul style="list-style-type: none"> <li>• 7762 MFRs</li> <li>• 3,700,000 sf office</li> <li>• 4,000,000 sf retail</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
	2011 (Minor); April 2015; July 2017 (Minor) Per PCZ16-0001				
Palomar Gateway Specific Plan	08/13/2013	<ul style="list-style-type: none"> <li>• 1,700 DUs</li> <li>• 50,000-sf office</li> <li>• 300,000-sf retail</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-3  
Coronado**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Hotel Del Coronado Master Plan & Development Agreement	Adopted in 2002/ Amended 10/2008	Additional 144 condo hotel rooms, additional 19,000 square feet of conference center, and a new spa and fitness center.	78 condo hotel rooms, and new spa and fitness center constructed. The term of the Development Agreement ends in 2025.  By the end of 2021, the majority of the improvements will be complete. Anticipating full completion in late 2022	N/A	This land use plan contemplates expanded hotel use, which is not a component of the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.

**Table L-4  
Del Mar**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
941 Camino Del Mar Specific Plan	Adopted 7/2018	25,524 sf site for flexible mixed-use development with a combination of residential hospitality, commercial, professional office, retail, and restaurants.	The Garden Del Mar Specific Plan was adopted by the Del Mar City Council and ratified by citywide vote. The envisioned project has not been implemented.	<a href="https://www.delmar.ca.us/DocumentCenter/View/3600/Final-941-CDM-Specific-Plan">https://www.delmar.ca.us/DocumentCenter/View/3600/Final-941-CDM-Specific-Plan</a>	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

**Table L-5  
El Cajon**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Specific Plan No. 438	3/1991	Expands the range of commercial and residential uses on East Main Street near Pepper Drive	Detached single family dwellings have been constructed.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Downtown Master Plan, Specific Plan No. 182	6/2005	Mixed Use Urban Village	Various infill development.	N/A	This land use plan is consistent with the SCS land use pattern.
Transit District Specific Plan	5/2018	259 acres surrounding the El Cajon transit center with a mix of residential, commercial, and industrial uses.	Various infill development 20+ year buildout.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-6  
Encinitas**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Downtown Encinitas SP	Feb. 9, 1994 (subsequently amended)  Current through Ordinance 2019-28 and the October 2020 code supplement.	<ul style="list-style-type: none"> <li>• 56.5 acres of residential only zoning</li> <li>• 37.1 acres of commercial and/or mixed use</li> <li>• 1.3 acres of office professional</li> <li>• 3.05 acres of P/SP</li> <li>• 14.1 acres of park/beach park</li> <li>• 18.6 acres of transportation corridor (railroad right-of-way [ROW])</li> </ul>	Various infill development Buildout in 2050.	N/A	This land use plan is consistent with the SCS land use pattern.
North 101 Corridor SP	May 21, 1997 (subsequently amended)  Current through Ordinance 2019-16 and the April 2020 code supplement.	<ul style="list-style-type: none"> <li>• 83.1 acres of residential only zoning</li> <li>• 53.3 acres of commercial and/or mixed use</li> <li>• 7.5 acres of P/SP</li> <li>• 0.2 acres of park</li> <li>• 32.7 acres of transportation corridor (railroad ROW)</li> </ul>	Various infill development Buildout in 2050.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Home Depot SP	September 8, 1993  Current through Ordinance No. 93-17 and the November 2017 code republication.	<ul style="list-style-type: none"> <li>• 10 acres of home improvement center</li> <li>• 17 single family homes</li> <li>• 5.1 acres of commercial</li> <li>• 37.2 acres of open space</li> </ul>	Home improvement center 2.5 acres of commercial; buildout in 2050.	N/A	This land use plan is consistent with the SCS land use pattern.
Encinitas Ranch SP	September 28, 1994 (subsequently amended)  Current through Ordinance 2019-16 and the April 2020 code supplement	<ul style="list-style-type: none"> <li>• 446 low single-family homes</li> <li>• 81 medium single-family homes</li> <li>• 612 multi-family homes</li> <li>• 179 acres of open space</li> <li>• 171.8 acres of golf course</li> <li>• 750,000 sf of regional commercial</li> <li>• 22.8 acres of school/community use</li> </ul> <p>Amends 6.5 Single Family Residential Zones (“ER-SFR3,” “ER-SFR3V” &amp; “ER-SFR5” Zones).</p> <p>Amends 6.7 Mixed Use Zone (“ER-MU1” Zone).</p> <p>Amends 6.8 Mixed-Use Zone (“ER-MU2” Zone).</p>	Residential component built out.  Commercial is largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Cardiff SP	<p>Effective Date May 8, 2013</p> <p>Current through Ordinance 2019-16 and the April 2020 code supplement.</p>	<ul style="list-style-type: none"> <li>• 3.35 acres of residential zoning (C-R- 11) @ up to 11 du/acre equating to 37 DUs</li> <li>• 13.21 acres of general commercial</li> <li>• 0.53 acre of office professional</li> </ul>	The CSP area is largely built out.	N/A	<p>The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.</p>



**Table L-7  
Escondido**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Palos Vista Specific Plan	July 1989  Amended 1/25/2012 Council Resolution No. 2012-08 (cell phone tower amendment)	<ul style="list-style-type: none"> <li>• 980 acres</li> <li>• 692 single family units</li> </ul>	Largely built out.	<a href="https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/PalosVistaSpecificPlan.pdf">https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/PalosVistaSpecificPlan.pdf</a>	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Northeast Gateway Specific Plan	March 10, 2004  Revised 5/23/2007	<ul style="list-style-type: none"> <li>• 418 acres</li> <li>• 517 single family units</li> </ul>	Largely built out.	<a href="https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/NortheastGatewaySpecificPlan.pdf">https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/NortheastGatewaySpecificPlan.pdf</a>	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					the environment not analyzed in other resource chapters of this EIR.
Escondido Research Technology Center Specific Plan	September 2002  Amended February 2006	<ul style="list-style-type: none"> <li>• 186 acres</li> <li>• Concentration of a variety of office, research and development, industrial uses, hospital, and uses associated with a medical campus</li> </ul>	Largely built out.	<a href="https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/ERTCSpecificPlan.pdf">https://www.escondido.org/Data/Sites/1/media/pdfs/Planning/ERTCSpecificPlan.pdf</a>	This land use plan contemplates commercial, industrial and hospital uses, which are not components of the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.
Downtown Specific Plan	June 1986  Updated August 2013	<ul style="list-style-type: none"> <li>• 475 acres</li> <li>• 5,275 multi-family units</li> </ul>	Largely built out.	<a href="https://www.escondido.org/specific-plans">https://www.escondido.org/specific-plans</a>	This land use plan is consistent with the SCS land use pattern.
East Grove Specific Plan	Adopted December 1997  Updated February 1998	<ul style="list-style-type: none"> <li>• 500 acres</li> <li>• 297 single family units</li> </ul>	Largely built out.	<a href="https://www.escondido.org/Data/Sites/1/media/PDFs/Planning/EastGroveSpecificPlan.pdf">https://www.escondido.org/Data/Sites/1/media/PDFs/Planning/EastGroveSpecificPlan.pdf</a>	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					resource chapters of this EIR.
Villages Specific Plan	October 2017	<ul style="list-style-type: none"> <li>• 109 acres</li> </ul>	In progress.	<a href="https://www.escondido.org/Data/Sites/1/media/PDFs/Planning/ECC/finalEIR/VillagesSpecificPlan10-13-171.pdf">https://www.escondido.org/Data/Sites/1/media/PDFs/Planning/ECC/finalEIR/VillagesSpecificPlan10-13-171.pdf</a>	This land use plan is consistent with the SCS land use pattern.

**Table L-8**  
**La Mesa**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Downtown Village Specific Plan	April 1990	<ul style="list-style-type: none"> <li>• Type of development allowed:               <ul style="list-style-type: none"> <li>○ Mixed use commercial/retail</li> <li>○ Single-family residential</li> <li>○ Multi-family residential</li> <li>○ Civic center</li> </ul> </li> <li>• Buildout assumptions:               <ul style="list-style-type: none"> <li>○ 4 specific development sites identified, comprising 10.3 acres.</li> <li>○ Buildout assumptions not quantified.</li> </ul> </li> </ul>	<p>No development on the four specific development sites.</p> <p>Other new development:</p> <ul style="list-style-type: none"> <li>• 18 mixed-use units</li> <li>• Police Station (83,000 sf)</li> <li>• County Library (17,000 sf)</li> <li>• Mini-storage facility (46,000 sf)</li> </ul> <p>Reinvestment in this area is ongoing. No buildout date identified, although the plan assumes a 20 year timeframe.</p>	<a href="https://www.cityoflamesa.us/DocumentCenter/View/1172/Downtown-Village-Specific-Plan?bidId=">https://www.cityoflamesa.us/DocumentCenter/View/1172/Downtown-Village-Specific-Plan?bidId=</a>	This land use plan is consistent with the SCS land use pattern.
Grossmont Specific Plan	April 1985  Amended 1994	<ul style="list-style-type: none"> <li>• Type of development allowed:               <ul style="list-style-type: none"> <li>○ Commercial/retail</li> <li>○ Medical center campus</li> <li>○ Multi-family residential</li> </ul> </li> <li>• Buildout assumptions:               <ul style="list-style-type: none"> <li>○ 260 multi-family homes</li> <li>○ Includes, but is not limited to 1,600,000 square feet of new commercial retail</li> </ul> </li> </ul>	<p>Residential built out (911 multi-family units built).</p> <p>Medical center campus largely built out.</p> <p>Commercial retail/office in progress.</p>	<a href="https://www.cityoflamesa.us/DocumentCenter/View/2192/Grossmont-Specific-Plan?bidId=">https://www.cityoflamesa.us/DocumentCenter/View/2192/Grossmont-Specific-Plan?bidId=</a>	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		and office space			

**Table L-9  
Lemon Grove**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Downtown Village Specific Plan	June 2005; Amended January 2009 Ordinance 380 April 2012 Ordinance 409	<ul style="list-style-type: none"> <li>• Mixed use; transit oriented development               <ul style="list-style-type: none"> <li>○ 546-819 residential units (25-45 DU/acre min.)</li> <li>○ 789,449-sf commercial</li> <li>○ 579,846-sf office</li> <li>○ 169,111-sf civic</li> </ul> </li> <li>• The Downtown Village Specific Plan area covers approximately 58.3 gross acres</li> </ul>	In progress.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-10**  
**Oceanside**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Rancho del Oro	10/1985  Rancho del Oro Village XII Planned residential development master plan amended 9/2011	Residential (largely detached single- family); commercial; light industrial; open space	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Mission Cove	2/2014	288 units of income-restricted housing for families and seniors with approximately 10,000 sf of commercial space	In progress.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
El Corazon Specific Plan	8/2011  Amended 12/2019	<p>April 19, 2021, the Planning Commission approved the development plan of a three-story mixed use project consisting of apartments and commercial space in the "Village Commercial" area of El Corazon, on the northeast corner of Senior Center Drive and Village Commercial Drive.</p> <p>The El Corazon Specific Plan Area is within the original boundaries of the Rancho del Oro Specific Plan Area. This El Corazon Specific Plan is intended to supersede the Rancho del Oro Specific Plan in areas where overlap occurs.</p>	Project is in progress; expected completion in 2023.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.



**Table L-11**  
**Poway**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Hidden Valley Ranch Specific Plan	November 2003	The Hidden Valley Ranch (HVR) specific plan project approved 41 single-family lots on approximately 420-acre site located in the Old Coach area	Project is in progress.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
South Poway Specific Plan	December 2002  Last updated February 2016	650 acres of light industrial/industrial park, 28 acres of commercial, and 231 single family homes. 10 million sf of buildings expected at buildout.	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Poway Road Corridor Specific Plan	December 2017	Approximately 237 acres along Poway Road Land Use Districts include town center, mixed-use, commercial/office, commercial general, and automotive/commercial general.	Project is in progress.	<a href="https://poway.org/DocumentCenter/View/5245/-Poway-Road-Specific-Plan-?bidId=">https://poway.org/DocumentCenter/View/5245/-Poway-Road-Specific-Plan-?bidId=</a>	This land use plan is consistent with the SCS land use pattern.

**Table L-12**  
**City of San Diego**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Balboa Avenue Station Area Specific Plan	September 2019	210 acres in the Pacific Beach and Clairmont Mesa communities; includes residential, light industrial, community village (mixed use), and open space.	Project is in progress.	<a href="https://www.sandiego.gov/sites/default/files/balboa_station_area_specific_plan_september_2019.pdf">https://www.sandiego.gov/sites/default/files/balboa_station_area_specific_plan_september_2019.pdf</a>	This land use plan is consistent with the SCS land use pattern.
Morena Corridor Specific Plan	September 2019	280 acres along Morena Boulevard and West Morena Boulevard; buildout includes 18 single family homes, 6,898 multifamily homes, and 2,685,000 square feet of non-residential.	Project is in progress.	<a href="https://www.sandiego.gov/sites/default/files/morena_corridor_specific_plan_1.pdf">https://www.sandiego.gov/sites/default/files/morena_corridor_specific_plan_1.pdf</a>	This land use plan is consistent with the SCS land use pattern.
Carmel Valley (NCW) Employment Center 2 Precise Plan	Sept 1987 One Paseo Amendment (July 2016)	Approximately 100-acre employment center: commercial office, light industrial, approximately 12-acre visitor commercial One Paseo: 23.6 acres mixed use community village	Largely built out.	<a href="http://www.sandiego.gov/planning/community/profiles/carmelvalley/plan.shtml">http://www.sandiego.gov/planning/community/profiles/carmelvalley/plan.shtml</a>	This land use plan is consistent with the SCS land use pattern.
Carmel Valley (NCW) Neighborhood 8	October 2021	926 DUs; 4.5-acre neighborhood commercial	Residential largely built out.	<a href="http://www.sandiego.gov/planning/community/profiles/carmelvalley/plan.shtml">http://www.sandiego.gov/planning/community/profiles/carmelvalley/plan.shtml</a>	This land use plan is consistent with the SCS land use pattern.
(North City West) Neighborhood 9 Town Center Precise Plan	Sept 1986	2277 DUs*, 528,800 sf commercial retail, 200,000 sf commercial office, park, school, library, transit center/park-and-ride	Approximately 150,000 sf retail; approximately 50,000 office transit facility.	N/A	This land use plan is consistent with the SCS land use pattern.
Carmel Valley	June 1997	1551 DUs, 4-acre	4-acre neighborhood	N/A	This land use plan is

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Neighborhood 10 Precise Plan		neighborhood commercial, school, park	commercial to go.		consistent with the SCS land use pattern.
NTC Precise Plan	July 17, 2001	365 DUs on 37 acres, 22-acre educational use, 23-acre office use, 107-acre mixed use, 46-acre park/open space, 54-acre, boat channel, 21-acre visitor hotel, 16-acre business hotel, 9-acre metropolitan wastewater department, 26-acre regional public safety training use	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Quarry Falls Specific Plan	October 21, 2008	When fully implemented, Quarry Falls will provide almost 60 acres of public parks, open space, and trails; a maximum of 4,780 residential units; a target of 480,000 sf of retail space; and a target of 420,000 sf of office/business park uses.	Largely built out.	<a href="http://www.sandiego.gov/planning/community/profiles/misionvalley/pdf/plans/quarryfallsspecificplan.pdf">http://www.sandiego.gov/planning/community/profiles/misionvalley/pdf/plans/quarryfallsspecificplan.pdf</a>	This land use plan is consistent with the SCS land use pattern.
Levi-Cushman Specific Plan	August 11, 1987 Riverwalk Amendment (November 2020)	Riverwalk includes 4,300 homes; 152,000 sf of neighborhood-serving retail; and one million sf of office space.	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Atlas Specific Plan	December 13, 1988 Town and Country Master Plan (May 2017)	840 unit residential development; renovated 700 hotel rooms and 177,000 sf of conference and meeting spaces.	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
First San Diego River Improvement Project Specific Plan	November 16, 1982	1,274,000 sf of office space, 815,500 sf of retail space, 875 hotel rooms, and 2,535 residential units.	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-13**  
**County of San Diego**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Campus Park / Horse Creek Ridge (Residential)	05/11/11	416-acre project site consisting of 751 total DUs divided as follows: <ul style="list-style-type: none"> <li>• 521 single-family dwellings</li> <li>• 230 attached multi-family dwellings</li> <li>• 157,000 sf of professional office space</li> <li>• 61,200 sf of town center commercial</li> <li>• 8.5-acre public park</li> <li>• 3.8-acre HOA private parkland</li> <li>• 197-acre biological open space</li> </ul>	Project in progress; estimated completion date: 2030.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Campus Park West	6/18/14	119-acre project site consisting of: <ul style="list-style-type: none"> <li>• 513,000 sf of general commercial space</li> <li>• 283 attached multi-family DUs</li> <li>• 120,000 sf of industrial space</li> <li>• 31 acres of biological open space</li> </ul>	0% complete; estimated completion date: 2030.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Cielo Del Norte	12/03/03	482 acre SP. Proposes 154 units plus 46 from the Rancho Cielo transfer. 147	0% complete; estimated completion date: 2030.	N/A	The SCS land use pattern does not contemplate future

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		acres (46 units) transferred from Rancho Cielo to Cielo del Norte.			residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
East Otay Mesa	<p>7/27/94 &amp; 9/15/10</p> <p>7/25/2018: introduced two mixed-use designations: Mixed-Use Residential Emphasis and Mixed-Use Employment Emphasis.</p> <p>3/17/2021: increased the acreage of heavy and mixed industrial zones, decreasing acreage for technology</p>	<p>3,012.7 acre project site consisting of:</p> <ul style="list-style-type: none"> <li>• 28-acre Activity Node Overlay</li> <li>• 28.8-acre Commercial Center Overlay</li> <li>• 11-acre District Commercial</li> <li>• 501.8-acre Heavy Industrial</li> <li>• 530.8-acre Mixed Industrial</li> <li>• 255.7-acre Light Industrial</li> <li>• 385.5-acre Technology Business Park</li> <li>• 311.3-acre Rural Residential</li> <li>• 241-acre Conservation/Limited Use</li> <li>• 606.3-acre Circulation Corridor</li> </ul>	Roughly 10% of the project has been constructed (300 acres of the 3012.7); estimated completion date: 2050.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
	business park and light industrial zones.				
Greenhills Ranch	6/23/04	SP 98-004; TM 5140RPL7; R 98-006; ER 98-14-020: Phase I on 51.9 acres proposes 31 single-family residential units on 12.17 acres. Phase 2 consists of 44.2 acres and has no development proposed.	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Harmony Grove Village	2/7/07	468-acre project site consisting of: <ul style="list-style-type: none"> <li>• 189-acre Open Space/Recreation</li> <li>• 177-acre Residential Units (742 DU)</li> <li>• 66-acre Streets</li> <li>• 22-acre Equestrian Ranch</li> <li>• 12-acre Institutional</li> <li>• 2-acre Commercial Development</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use



Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Harmony Grove Village South	July 2018	111 acres total: <ul style="list-style-type: none"> <li>• 453 single-family and multi-family units</li> <li>• 5,000 sf of commercial/civic uses</li> <li>• 4 acres of private and public parks</li> <li>• 35 acres biological open space</li> </ul>	0% complete.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Hidden Meadows	9/17/03	675-acre project site consisting of: <ul style="list-style-type: none"> <li>• 931 Residential Units: <ul style="list-style-type: none"> <li>- 84.5 acres of Estate (35 units)</li> <li>- 299.4 acres of Single Family (716 units)</li> <li>- 21.7 acres of Townhomes (120 units)</li> <li>- 2.8 acres of Condominiums (60 units)</li> </ul> </li> <li>• 97.2 acres of Natural Open Space</li> <li>• 148.1 acres of Improved</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		Open Space			physical change to the environment not analyzed in other resource chapters of this EIR.
Meadowood	1/11/2012	<p>389-acre site consisting of:</p> <ul style="list-style-type: none"> <li>• 844 total DUs divided into: <ul style="list-style-type: none"> <li>- 355 detached single family dwellings</li> <li>- 489 attached multi-family dwellings</li> </ul> </li> <li>• 8-acre public park site</li> <li>• 122 acres of biological open space</li> <li>• 49 acres of agricultural open space</li> <li>• 12 acres for an elementary school</li> <li>• 5-acre wastewater treatment plant</li> </ul> <p>No commercial uses are proposed.</p>	In progress; estimated completion date: 2030.	N/A	This land use plan is consistent with the SCS land use pattern.
Mesquite Trails Ranch	9/24/08	<ul style="list-style-type: none"> <li>• 117.9 acre project site consisting of: <ul style="list-style-type: none"> <li>- 25.4 acres for recreational vehicles (480 lots)</li> <li>- 18.5 acres of roadways</li> <li>- 4.8 acres for a community center</li> <li>- 0.9 acre for a secondary center</li> <li>- 3.2 acres for maintenance and storage</li> </ul> </li> </ul>	0% complete; estimated completion date: 2030.	N/A	This land use plan contemplates recreational vehicle uses, which are not a component of the SCS land use pattern. Therefore, the SCS land use pattern would not preclude the primary intent of the land use plan.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		<ul style="list-style-type: none"> <li>- 65.1 acres of general use open space</li> <li>• 191.6 acres of natural open space</li> </ul>			
Orchard Run	6/22/05  9/14/18 extension	118.3-acre project site consisting of: <ul style="list-style-type: none"> <li>• 300 residential units:                             <ul style="list-style-type: none"> <li>- 77 acres of SFR (248 units)</li> <li>- 4 acres of townhomes (52 units)</li> </ul> </li> <li>• 1.4 acres for community recreation</li> <li>• 18.9 acres for floodplain open space</li> <li>• 9.1 acres of greenbelt open space</li> <li>• 5.8 acres of wastewater treatment plant</li> <li>• 1.6 acres of circulation</li> </ul>	In progress; estimated completion date: 2030.	N/A	This land use plan is consistent with the SCS land use pattern.
Otay Ranch Village 13	Approved: November 2020	1,869 acres consisting of: <ul style="list-style-type: none"> <li>• 1,881 SFRs</li> <li>• 14-acre mixed use site with 57 MFRs and 20,000 square feet of commercial use</li> <li>• 28 acres of park land,</li> <li>• 200 guest rooms</li> <li>• 20,000 square feet of commercial office uses</li> <li>• fire station</li> <li>• elementary school</li> <li>• 1,089 acres of preserve open space</li> </ul>	0% complete.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Otay Ranch Village 14 and Planning Areas 16/19	Approved: June 2019  Last Amended: June 2020	<ul style="list-style-type: none"> <li>• 579 acres consisting of 1,266 residential units, school, and fire station</li> <li>• 21.8 acres of public and private parks</li> </ul>	0% complete.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Pala Mesa	1/24/74	<p>403.75-acre project site consisting of:</p> <ul style="list-style-type: none"> <li>• 534 residential units:               <ul style="list-style-type: none"> <li>- 154.20 acres of PRD residential (521 units)</li> <li>- 47.15 acres of residential estates (13 units)</li> <li>- 57.90 acres of lodge suites (100 suites/83 lodge rooms)</li> </ul> </li> <li>• 137 acres of open space and recreation</li> <li>• 4 acres of commercial</li> <li>• 3.5 acres for maintenance facility/public services</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Peppertree Park	8/14/91	162.9-acre project consisting of 267 single family DUs and 11 acres of office/professional space.	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
The Pointe Specific Plan	8/1/90  Last amended: 6/26/2003	<ul style="list-style-type: none"> <li>• Changes to design/layout of plan consolidated facilities that allowed for an increase of multi-family DUs</li> <li>• Modifications to phasing of the project</li> <li>• 653-acre site consisting of: <ul style="list-style-type: none"> <li>○ 572 single family DUs</li> <li>○ 283 multi-family units</li> <li>○ Destination resort golf course</li> <li>○ Commercial office/professional</li> </ul> </li> </ul>	Residential largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					resource chapters of this EIR.
Rams Hill Country Club	12/10/86	<ul style="list-style-type: none"> <li>• 560 acres consisting of 1,360 DUs</li> <li>• 25 acres for hotel and tennis complex</li> <li>• 13 acres for clinic</li> <li>• 346 acres for a golf course</li> <li>• 8-acre country club and golf pavilion</li> <li>• 30-acre commercial use</li> <li>• 313-acre future planning area</li> <li>• 1832 acres for permanent open space</li> </ul>	50% complete; estimated completion date: 2030.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Rancho Cielo	3/4/84  Last Amended: January 2004	<p>The original specific plan (SP 81-04) covered an area of 3,525 acres in size and included residential, commercial, and recreational land uses.</p> <p>Transfer 46 Country Estate Lots to the Cielo Del Norte Specific Plan Area (about 147 ac). Reduced total acreage is 2,668.</p>	In progress; estimated completion date: 2050.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Santa Fe Creek	10/20/93  Last revised: 5/5/2003	The original specific plan (92-001, R91-032, TM5013, Log 92-08-010) approved estate residential for 56 lots on 194 acres. The	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		development would be clustered into three planning areas.			However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Santa Fe Valley	12/13/95  Last amended 8/14/2017	<ul style="list-style-type: none"> <li>• 3,160-acre project site consisting of:                             <ul style="list-style-type: none"> <li>○ 1,314.6 acres of residential (1,200 units)</li> <li>○ 1,799.4 acres of open space</li> <li>○ 14.3 acres of commercial uses</li> <li>○ 31.7 acres of community facilities</li> </ul> </li> <li>• In 2003 deleted Resort/Hotel land use designation that was redistributed to open space and residential. Minor changes in subarea location of dwelling units (did not change DU #).</li> <li>• In 2017 allowed for religious assembly in planning subarea.</li> </ul>	Largely built out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
USDRIP To be known as "Riverway"	8/9/00  Last amended: 2/3/2016	592-acre project site consisting of: <ul style="list-style-type: none"> <li>• 569 SFR Units (78.08 ac)</li> <li>• 14.6-acre commercial</li> <li>• 248.5-acre industrial</li> <li>• 154-acre flood control/open space</li> <li>• 7-acre elementary school</li> <li>• 20-acre middle school/fire station</li> </ul>	70% complete; Estimated completion date: 2030 Partially developed	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Viejas Hills Estates	8/2/06  4/13/2018 submitted time extension	181.7 acre project site consisting of: <ul style="list-style-type: none"> <li>• 41.6 acres of single family residential (27 lots)</li> <li>• 140.08 acres of open space</li> </ul>	0% complete	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Warner Springs Ranch	11/5/83  3/22/2018 – Warner Spring Ranch Resort Specific Plan Amendment	2,885-acre project site consisting of: <ul style="list-style-type: none"> <li>• 69-acre resort with 250 cottages</li> <li>• 152-acre 18-hole golf course</li> <li>• 35-acre private airport</li> <li>• 10-acre village commercial</li> </ul>	90% of 1983 approved SP built out; estimated completion date, including amendments: 2060.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the



Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
		community school <ul style="list-style-type: none"> <li>• 1.5-acre wastewater treatment plant</li> <li>• Approx. 2,400-acre future planning area</li> </ul> Warner Spring Ranch Resort Specific Plan Amendment: <ul style="list-style-type: none"> <li>• 2,452 acres of Warner Springs Ranch Specific Plan</li> <li>• 9-hole addition to 18-hole golf course</li> <li>• 120-space recreational vehicle park and restaurant</li> <li>• 685 residential units</li> </ul>			SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.

**Table L-14**  
**San Marcos**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
San Marcos Creek SP	August 2007  Update in progress	Mixed Use (commercial, industrial, residential, and institutional) <ul style="list-style-type: none"> <li>• 1,265,000 sf of commercial</li> <li>• 589,000 sf of office space</li> <li>• 2,300 multi-family units</li> <li>• 214-acre area along the San Marcos Creek in Central SM.</li> <li>• 94 acres preserved or created for parks and open space, 72 of which will be preserved or naturalized open space</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.
University District SP	November 2009  Administratively Amended March 2014, November 2016, August 2017, February 2018, and September 2019	Mixed Use <ul style="list-style-type: none"> <li>• 1,000,000 sf of commercial</li> <li>• 938,000 sf of office</li> <li>• 30,000 sf civic/community</li> <li>• 2600 multi-family units</li> <li>• 800 student housing</li> <li>• 652,000 sf of general office</li> <li>• 300,000 sf of medical office</li> <li>• 700,000 sf of mixed use retail/commercial</li> </ul>	Project is in progress.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Heart of the City SP	January 1988 Last amended January 2018	<ul style="list-style-type: none"> <li>• 13-acre business park</li> <li>• 66-acre town center</li> <li>• 48 acres of commercial</li> <li>• 16 acres of neighborhood commercial</li> <li>• 12 acres of office professional</li> <li>• 5 acres of mixed use (108 apartments and approx. 12,000 sf of commercial)</li> <li>• 9 acres of commercial manufacturing</li> <li>• 36 acres of hospital complex</li> <li>• 2,127 multi-family units</li> <li>• 1,335 single-family units</li> </ul> <p>Project site is 248 acres</p>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
University Commons SP aka: Old Creek Ranch	August 2003	<ul style="list-style-type: none"> <li>• 10.3 acres of industrial</li> <li>• 401 single-family units</li> <li>• 1123 multi-family units</li> </ul>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.
San Elijo Hills SP	November 1990  Formerly amended June 2011  Administratively amended August 2018	<ul style="list-style-type: none"> <li>• 12.5 acres of commercial</li> <li>• 2496 single-family units</li> <li>• 972 multi-family units</li> </ul>	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Davia Village	November 2013	416 multi-family units 15,000 sf of mixed-use commercial/retail	In progress.	<a href="https://www.san-marcos.net/Home/ShowDocument?id=8384">https://www.san-marcos.net/Home/ShowDocument?id=8384</a>	This land use plan is consistent with the SCS land use pattern.
Mulberry Specific Plan	June 2014	Residential development <ul style="list-style-type: none"> <li>• 55 single-family units</li> <li>• 71 multi-family units</li> <li>• 10.01 gross acres</li> </ul>	Largely built out.	<a href="https://www.san-marcos.net/home/showpublisheddocument/9351/636565241201030000">https://www.san-marcos.net/home/showpublisheddocument/9351/636565241201030000</a>	This land use plan is consistent with the SCS land use pattern.
El Dorado II	April 2014	Mixed use community development. <ul style="list-style-type: none"> <li>• 120 multi-family affordable units</li> <li>• 7,000 sf of mixed-use commercial/retail</li> </ul>	In progress.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-15**  
**Santee**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Fanita Ranch Specific Plan	May 2020	2,650 acres consisting of: <ul style="list-style-type: none"> <li>• 2,000 acres protected as open space, parks, and agriculture</li> <li>• 2,950 homes</li> <li>• K-8 school</li> <li>• Fire station</li> <li>• Community-serving retail</li> </ul>	0% complete; 15–20 year build out.	N/A	The SCS land use pattern does not contemplate future residential growth in this plan area. However, inconsistency with the SCS land use pattern would not result in a new physical change to the environment not analyzed in other resource chapters of this EIR.
Town Center Specific Plan	October 1986  Last amended 2019	Mixed use development	Largely built out.	N/A	This land use plan is consistent with the SCS land use pattern.

**Table L-16**  
**Vista**

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
Downtown Vista Specific Plan	March 2010  Amended 9/2015  Amended 10/2018	352-acre area with a variety of uses: <ul style="list-style-type: none"> <li>• Area 1: mix of residential (up to 838 DUs) and commercial, office, and retail (1,064,689 sf)</li> <li>• Area 2: limited residential (122 DUs), primarily commercial (shopping and entertainment) (400,069 sf)</li> <li>• Area 3: future pedestrian-oriented mixed-use and retail (270 DUs; 587,944 sf);</li> <li>• Area 4: residential (450 DUs) and retail and restaurants (572,152 sf)</li> </ul>	In progress.	<a href="https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan">https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan</a>	This land use plan is consistent with the SCS land use pattern.
Hacienda Specific Plan	October 2000	<ul style="list-style-type: none"> <li>• 51-acre site</li> <li>• 195 single-family detached homes</li> <li>• Recreation and park areas and associated infrastructure</li> </ul>	Largely built out.	<a href="https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan">https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan</a>	The SCS land use pattern does not contemplate future residential growth in this plan area. However, this land use plan is largely built out. Inconsistency with the SCS land use pattern would not preclude the primary intent of the land use plan and would not result in a new physical change to the environment not analyzed in other

Plan Name	Date Adopted (Month/Year)	Type of Development Allowed/Buildout Assumptions	Development Occurred To Date/Buildout Expected	Link to Document	Consistency with SCS Land Use Pattern
					resource chapters of this EIR.
Enclave at Delpy's Corner Specific Plan (formerly Vineyards Specific Plan)	November 2016	124 townhomes on 16.1 acres	In progress.	<a href="https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan">https://www.cityofvista.com/city-services/city-departments/community-development/building-planning-permits-applications/vista-general-plan-2030/specific-plan</a>	This land use plan is consistent with the SCS land use pattern.

