

January 7, 2009

Received  
JAN 11 2010  
Planning Office

Karen Crawford  
222 Mockingbird Lane  
Oceanside, CA 92057

Richard Greenbauer, Senior Planner  
City of Oceanside City Council Chambers, 2<sup>nd</sup> Floor  
300 N. Coast Hwy  
Oceanside, Ca 92054

Re; Planning Commission Meeting, January 25, 2010 at 7:00 PM for Hearing of 92 bed Men's Rehab Center

Dear Mr Greenbauer;

I am a senior citizen who lives in San Luis Rey Homes, which is adjacent to the proposed 92 Bed Men's Residential Rehab Center. One of the reasons I was drawn to this Park is the safety element. We are built back off the main road, Mission, and can't even be seen back here. We have a safe community.

I am against this rehab facility being built here. I know personally, the risk of living near those who suffer from addictions. Yes, they may be moving here voluntarily to get off alcohol and drugs, but meanwhile they still have the problem.

We all know that the most vulnerable people today are senior citizens and children, and both exist heavily in this area. We also know that for those who want help, there will be those who fail at it, and will be in need of whatever is their pleasure, and they will need money to purchase their choice of drug or alcohol for their addiction. I was once told by an addict, "A person will steal from their own Mother to support their habit." I know this to be true. I don't want to live in the fear that when I leave my home, it won't be safe. I don't want to leave in fear that someone has come in and stolen things that are precious to me. With these types of people, I know this will be putting everyone in this park, at risk.

We have lived our lives, and sacrificed all along the way, but why when we are old, do we have to live in fear. We shouldn't have to do this.

Also, we have an elementary School here, and those children will be subject to walk past that 92 bed home each time they walk to and from the School. Will the Facility be doing background checks to see whether or not they are a Pedophile, or a California Sex Offender? If so, would that man not be allowed, or would they just overlook it? Or,

June 26 1960

IMPORTANT FACTS REGARDING THE PROPOSED DRUG PROJECT

- 1) all doors to the schoolrooms are open all day and the drug addicts can walk in and make any contact directly with children.
- 2) young boys in hockey could mingle with the drug guys and in their youthful attitude ask to "try a joint" thus perpetrating drugs and children. A terrible mix and definite possibility.
- 3) important: the only road out to the bus stop, which the drug guys will have to take as they wont have cars goes right by all these unprotected children.
- 4) san luis rey <sup>privately owned property</sup> yes, there are gates, but it is too expensive to keep them open 24 hrs therefore they are only closed at night this making all the seniors available for robberies or worse. <sup>House Robberies easy done here</sup>
- 5) these type of things are never placed in CARLSBAD LAJOLLA, LACOSTA, ENCINITAS so why continue to drag this town further then it already is with illegal people, alanon etc, <sup>SOUP KITCHENS all over</sup>
- 6) Father peter kerwin <sup>former priest of Mission</sup> was interviewed and said, "GOOD PLAN BAD PLACEMENT." <sup>By me</sup>
- 7) church: Hundreds of people are in the mission night and day and park in the back lot where these guys could also rob them easily or worse.
- 8) BISHOP BROM is "on Record" <sup>"</sup> Against This Drug Rehab House. MR Hartman advised me. <sup>He's</sup> the mission executive on staff.

has

Irene Morris  
San & New Key  
Houses

7/60  
439-6414  
after 11 AM

**Ms. Irene Morris**  
196 Flicker Ln.  
Oceanside, CA 92057-6448

would they not even be checked? A child shouldn't have to be in fear because his/her parents had to talk to them about the type of people who live there, and having to express to the child to always keep up their guard. Our children should be able to feel safe when attending School, especially on the grounds of a Church. That safety will be replaced with fear. Should our children be put in that kind of jeopardy?

I'm not against the people from getting help. I'm against them doing it so close to our Senior Citizen's and our children. Surely this man knows our fears because, many have proposed to him not to build this Rehab Center here. It seems he is doing this to spite everyone who has appealed to him not to do this. We feel he has no regard for us or the fear it will put upon us.

Aren't their laws that would keep this from happening because it is too close to the elementary School children in this area??? There must be..... and if not, then we need to change them. Please don't allow this facility to be built here. Thank you in advance.

Karen Crawford

David Clark, Trustee Elsner Real Estate Trust  
1241 Tamarack Ave, Carlsbad, CA 92008

Received  
JAN 11 2010  
Planning Division

January 8, 2010

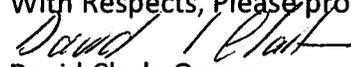
To: Planning Commission, Oceanside, CA , c/o Mr. Greenbauer, Chief Planner, City Hall  
Subject: Opposition to Proposed Felony Half Way House & Zoning Change of the  
Property at 4152 Mission Ave, Oceanside, CA 92057, "Subject Property".

Dear Commissioners:

I am a Co-Owner of the seven Unit Apartments, located on the adjoining west side of Subject Property. Our property address is 4108 Mission Ave., Oceanside, CA 92057. As an owner of the adjoining Property to the Subject Property, I **strongly oppose** the building of any Felony Half Way House next door to my Units. My reasonable opposition is based on the following:

1. The entire surrounding Community is made up of Retired Senior Citizens, Single Family Residences, Low Density Apartments, Child Day Care Facilities, Elementary Schools, Child Playgrounds and a Church. Zoning is "Residential". This "innocent population and community" needs to be safe from a horde of fifty nine (59) irresponsible Criminals and Felons. Further, by placing fifty nine (59) Felons in the "center" of innocent, peaceful children and elderly shows a wanton disregard for this Community and the welfare of these individuals; elderly and children alike. Therefore, the Planning Commission, and its Members, will be directly responsible for the destruction of our peaceful Community; one which should be, "Protected" not "Victimized".
2. The consequential Social and Financial Damage to this Community will be irreversible. All peace loving individuals will now live in constant fear from the presence of the "tidal wave of Crime and Drug Induced Felons". Fear of these Felons will be ever present... This "Fear" will cause a reduction in schools and sports attendance. My Rental Units will be impacted by an immediate loss of tenants, which will cause irreparable financial losses.
3. The Subject Property, a prison like structure, is massive in stature and will destroy the scope of the existing surrounding structures. It will not blend, but dominate. This "block house" will destroy our views of the mountains and Mount Palomar. It will dwarf the surrounding residences and will stare menacingly straight down into apartments of several single women on my Property. Last, the Subject Facility should be re-located in a Commercial or Prison locality.

With Regards, Please protect our Community,

  
David Clark, Owner

Received

JAN 12 2010

Planning Division

1/9/2010

Dear Sir:

As a retired nurse I  
am familiar with the  
operation of a rehab. center  
and I have no objection  
to the 92 bed men's  
residential rehab. center.

Helene Liddell  
147 Roadrunner Lane  
Oceanside, Ca

Planning Commission  
City of Oceanside

Received  
JAN 11 2010  
Planning Division

January 11, 2010

from Jon Eklner, 4108 Mission Ave. #C, Oceanside, CA  
Re: Oceanside Recovery Center, Halfway House

I object to this project being built next door to my home and my six income units and would:

1. Take away our quiet enjoyment of living here on a quiet, secluded acre, a total of 8 people
2. Block our view of the Eastern Sunrise and the Palomar Mountains. Note: The buildings are 2 story high and are on an elevated lot.
3. Take away our privacy. All of the windows on the west side of one building face and overlook <sup>the front doors of</sup> my units A & B and C which is my home. We can be seen every time we step outside. Their west side is only 20 feet from my <sup>property line</sup> ~~property line~~ <sup>day and night</sup> ~~day and night~~
4. Hear all of their cars coming and going out of the driveway to their parking places.
5. Add to our fears of living next to 59 men most of whom are just out of prison
6. Would be hard to rent my six units, I need the income.
7. My property would lose value. How many people would want to live next door to 59 felons?
8. Would force the City of Oceanside to change the General Plan and to rezone this acre to a spot zone.



God grant me the  
**SERENITY**  
to accept the things  
I cannot change  
The **COURAGE**  
to change  
the things I can  
And the **WISDOM**  
to know the difference.

Mr Greenbauer

my husband & I have  
involved with a 12  
group for over 3 1/2 yrs  
recognize the need for  
community centers. But  
the people involved  
in the problem are really  
their way of  
seeing the problem  
as a barrier to  
the proposed relief  
program.

Received  
JAN 11 2013  
Planning Division

a montessori school  
and our senior park.

Thank You  
Mr + Mrs Arnold  
Farber  
300 Academy Road  
Oceanside, CA 92057

**Richard Greenbauer**

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**From:** Carolyn Shumaker [csbeachgramma@gmail.com]  
**Sent:** Monday, January 11, 2010 3:31 PM  
**To:** Richard Greenbauer  
**Subject:** PROPOSED 92 BED MEN'S RESIDENTIAL REHAB CENTER

**I presently live at 17 Oriole Lane which is directly in back of where the proposed Residential Rehab for 92 Bed Men's Residential Center. How could you begin to even consider letting this happen in an area where there are senior citizens residing directly behind the proposed facility? I am a 75 year old lady who lives with another lady and we are terribly frightened to think that 92 men will be looking directly into our backyard every single day. How can we feel safe from being intruded upon or robbed? How can we be assured they will not be using drugs in and on the property? How can we be assured that drug dealers will not be hanging out in the parking lot directly behind my property selling their drugs? Next, we have the Montessori school for children on the mission grounds right next to this proposed facility. How can this be? We also have the Inline Hockey arena where games are played every weekend by many young men and boys. What road would be used to access the proposed facility? The only one is 300 Academy Rd which leads directly into our San Luis Rey Mobile Home Park. We all ready have the excess traffic on this little road on Sunday with church goers exiting the Mission.**

**There must be another site for this facility where senior citizens, children and a historical Mission is not in their backyard.**

**PLEASE DO NOT ALLOW THIS PROPOSED 92 BED MEN'S RESIDENTIAL REHAB CENTER TO PASS.**

To the Planning Commission,

The Fellowship Center offers a great service in Escondido and it is commendable that there is a desire to do more. However their ownership of this particular site does not dictate that a Historic very vast Residential area with many schools is ok for this commercial development. Zone and general plan changes are not a right of a property owner. Mr. Savo claims that this city has no facility similar to his project, as if this site was the only place in the whole city or even in the whole surrounding area to put his project. Is it required that any city must approve a project without regard to the proposed area, just because to date there is none? Areas desired for such projects are part of the city's plan and should be utilized

Mr. Savo found a single family home in 1970's next to the Alano Club to use as a half way house at a good price. That does not mean that today it is suitable for 59 men to be housed in a huge two story dormitory. Additionally Mr. Savo's commercial business is not significant historically by any stretch of the imagination and does not belong in this centuries old historic area.

The Mission is in an area of homes and schools primarily. A high school directly up the road about 1 ½ miles, 2 middle schools 1 to 2 miles, 3 elementary schools, about ½ mile, 1 mile and less than 2 miles with the Montessori school about 100 feet. It is completely different from the Fellowship property in Escondido which is a commercial area within about 2 blocks of the Hospital. It is on Grand Avenue, a very busy street, and is surrounded by many Medical Arts, Real Estate, and other businesses. There is only one school and it is not really near the Escondido Fellowship property.

In Oceanside, the address for the Fellowship property is inaccurate because the property is not located on Mission Ave. The Fellowship property is back off Mission Ave. to the north with open acreage being in front and located on Mission Ave. The Mission caretaker's home [as it is known] is what the Fellowship owns and uses for its half way house and it is about 400 feet from the Mission grounds. It is only steps away from some of the historic Montessori school buildings and not far from the San Luis Rey Parish Church historic buildings.

The men that the Fellowship Center will house deserve a more appropriate site for their major life changes. In all of Oceanside there is no more inappropriate site than this one acre site the Fellowship owns and wants to develop. The men that will be coming have a long road to acquiring a life that is beneficial to themselves and society. They have had years of being a burden to society and must acknowledge this. They come to rehab with numerous hurdles: personal, family, medical, financial and legal and they will need counseling on all types of issues and many have aggressive behavior problems additionally. They cannot drive as a rule and must walk and ride bikes since their driver's license have often been revoked and are very expensive to acquire especially when tickets have gone to warrant as is usual.

I am concerned, as some cities seem to be these days, that the Fellowship's commercial building could be abandoned for lack of Government funds or for any other unforeseen reason. Especially since they get almost half of their funds from Government and very little from donations. The Fellowship Center in Escondido started small and it kept acquiring surrounding parcels and added them to its operation. This, I fear, is the plan here in Oceanside as well. If this proposed zone and general plan change would go through then there will be more of the same huge buildings coming in the future by anyone that could afford the cost. Would the city want this area to be additionally burdened with more large commercial buildings?

Those of us who will have to be burdened living adjacent, near or having children near this men's dormitory have legitimate concerns and they have not been acknowledge in anyway by Mr. Savo. We have only reaped his bullying tactics that he has plenty of experience dishing out over the last 30 years in his type of business.

Thank you,

Bob Fleetwood  
313 Killdeer Lane  
Oceanside, CA 92057

**Richard Greenbauer**

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**From:** Michele Barton [jbandmichele@cox.net]  
**Sent:** Tuesday, January 12, 2010 7:41 PM  
**To:** Richard Greenbauer  
**Subject:** General Plan Amendment 3-07

**Although the Fellowship Center might be necessary, the proposed location at Mission San Luis Rey is a preposterous idea.**

**My children have been students of Old Mission Montessori school for 3 years now. They started at 2 and half years of age and played on the playground facing the new Fellowship Center. They travel the gravel lot two to four times a week for physical education/sports practice and should never have to deal with the heightened vehicle traffic, foot traffic and noise that will begin with the Center. There are way too many trusting and innocent children near by who do not deserve to be so close to an environment that goes along with this type of business.**

**I am beyond angry that this Center has found this location to be acceptable. I would like to make it perfectly clear to you that IF this center is built at Mission San Luis Rey Parish, my children will be pulled out Old Mission Montessori School immediately for fear of their safety. Please contact us if you have any questions.**

**Jeff & Michele Barton  
Oceanside Residents  
San Luis Rey Parish parishioner  
Old Mission Montessori School parents**

## **Richard Greenbauer**

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**From:** Cheri Bell [cheri\_bell@cox.net]  
**Sent:** Tuesday, January 12, 2010 5:37 PM  
**To:** Richard Greenbauer  
**Cc:** Vickie Prosser; OMMS - office  
**Subject:** Fellowship center

**Importance:** High

Even though the Fellowship Center might be necessary, the proposed location at Mission San Luis Rey is a preposterous idea.

My children have been students of Old Mission Montessori school for 6 years now. They started at 2 and half years of age and played on the playground facing the new Fellowship Center. They travel the gravel lot two to four times a week for physical education/sports practice and should never have to deal with the heightened vehicle traffic, foot traffic and noise that will begin with the Center. There are way to many trusting and innocent children near by who do not deserve to be so close to this type of business. The environment that goes along with this type of business is not for children, pre-teens and teens to be exposed to.

I am beyond angry that this Center has found this location to be acceptable. It just goes to show how inconsiderate and self centered they are. I would like to make it perfectly clear to you that IF this center is built at Mission San Luis Rey Parish, then my children will be pulled out Old Mission Montessori School immediately because fear for their safety.

Please contact me if you have any questions.

Cheri Bell  
760-724-6010  
Oceanside Resident  
San Luis Rey Parish parishioner  
Old Mission Montessori School parent

David Clark 4108 Mission Ave. #C, Oceanside CA 92057 Phone 760.529.7858

January 13, 2010

Page 1 of 2

To: Claudia Troisi, Chairperson, Planning Commission, City of Oceanside

John P. Mullen, City Attorney, City of Oceanside

300 North Coast Highway

Oceanside, CA 92054

Received

JAN 15 2010

Planning Division

**Subject: Conflict of Interest, Professional Misconduct of Mr. Gregory R. Root, Vice-Chair, Oceanside Historic Preservation Advisory Commission**

RE: Proposed Zone Amendment, The Fellowship Center, Inc., 4152 Mission Ave., Oceanside, CA 92057 and Pending General Meeting, Planning Commission, January 25, 2010.

Dear Messer's Troisi and Mullen:

On January 9, 2010, a Mr. Gregory R. Root approached, in person, the Owners of the adjacent property located at 4108 Mission Ave., Oceanside, CA 92057. He introduced himself as an "employee" of Mr. Paul Savo, CEO, The Fellowship Center, Inc. Further, he was a public relations Representative of Mr. Savos' Company; and that they also were "personal friends". Further, that, his purpose was to gain our support for the Project known as The Fellowship Center, next door. Mr. Root made **no mention** of the fact that he also was the Vice-Chair of the Oceanside Historic Preservation Advisory Commission.

The Agenda of the Oceanside Historic Preservation Advisory Commission dated a few weeks ago on December 1, 2009, gave its Approval of the Project with Mr. Root Vice-Chair voting in Favor of the Project. However, Mr. Root has a 'Financial Interest' in the Project.

We communicated to Mr. Root that we **Strongly Opposed** the Project on the basis that the Project is a gross violation of the General Plan, it requires a Zoning Change, and requires a Conditional Use Permit. More importantly, that the permanent introduction of no less than **fifty nine (59) Alcoholics, Drug Addicts, Child Molesters', Felons, and/or Parolees** is a Social Issue of staggering proportions. That is, to the extent that the entire immediate surrounding Community of young Children, Schools, Playgrounds, Single Women, Retired Adults, and Families will thereafter live in constant fear of harm, crime or molestation. The peace and quiet of the neighborhood will be destroyed. This Project will destroy the community; further, we will have an exodus of quality tenants resulting in huge financial losses.

Therein, Mr. Root proceeded to make "offers of inducements". One inducement was along the line of: "to plant more trees" to mask the huge block house type structure and reduce the noise from delivery and trash trucks along our common fence, only 30" tall.

Therefore, this letter shall serve as a request for investigation as to the acts and conduct of Mr. Root and Mr. Paul Savo. He (Root) has signed the required Fair Political Practices Commission, California Form 700, "Statement of Interests" on March 24, 2009. Therein, he states "No reportable interests on any schedule" of income or business positions. His "Statement" and employment appears to be in direct conflict with the requirements of the State of California Government Code. **Section § 18438.7 Prohibition and Disqualification Under Government Code Section 84308.**

(a) An Officer knows or has reason to know that a person (he) has a financial interest in the decision in a proceeding if:

(1) (2) The person is a party, or the person is a participant and reveals facts in his written or oral support before the agency which make the person's interest apparent. **Section § 18703.3. Economic Interest, Defined: Source of Income.**

(a)(1) For purposes of *Disqualification* under Government Code sections 87100 and 87103, a public official has an economic interest in any person from whom he received income, including commission income, incentive income and incentive compensation as defined in this regulation...including income promised to the public official but not yet received by him.

**Oceanside, California, Code of Ordinances, Article XI-Conflict of Interest Code.**

**Sec. 2.63. Disclosure.** Members of city boards, commissions and committees subject to conflict of interest disclosure requirements.

(b) Income...or gifts of fifty dollars (\$50.00) in any business entity with an employer... Statements...required.

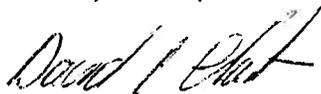
Reasonable Conclusion and Request:

Based on the forgoing, the conclusion can be drawn that a bona fide Conflict of Interest exists. Logic follows that:

1. The Oceanside Historic Preservation Advisory Commission recommendation dated December 1, 2009 shall be deemed an "invalid recommendation"; further, the Document shall be removed from the Public Record.

2. Mr. Gregory R. Root is in Violation of the above referenced Codes, Laws, and Ordinances. He should be investigated for Conflict of Interest, Ethical Issues relating to a public figure, and his improper Conduct. Subsequently, he should resign his position as Vice-Chairman.

Thank you for your consideration,



David Clark, Owner/Trustee

## **Richard Greenbauer**

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**From:** Shirley McClune [smcclune@att.net]  
**Sent:** Friday, January 15, 2010 1:23 PM  
**To:** Richard Greenbauer  
**Subject:** Proposed Residential Rehab Center

This is in response to the meeting on Monday, January 25th regarding the proposed Men's Residential Rehab Center off Academy Road.

As a resident of the San Luis Rey Homes, Inc., my husband and I strongly disapprove of this location due to the presence of all the children attending school at the Mission and the elderly residents of the park.

We agree this is a worthy and much needed facility however this location is extremely undesirable. It belongs in a business district or on a outlying area; it does not belong where children attend school & senior citizens reside. The seniors deserve to live in a community where it is gated & they feel a sense of security. That is the reason they live here & now they are feeling very vulnerable should this facility be built.

We strongly urge you to OPPOSE this project.

Thank you for your attention in this matter & please, please think this through thoroughly before you vote.

Shirley & Richard McClune  
157 Roadrunner Lane  
San Luis Rey Homes, Inc.

Saturday, January 16, 2010

To the Oceanside City Council

Jim Woods, Mayer [jwood@ci.oceanside.ca.us](mailto:jwood@ci.oceanside.ca.us)  
Ester Sanchez [esanchez@ci.oceanside.ca.us](mailto:esanchez@ci.oceanside.ca.us)  
Jerome Kern [jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us)  
Jack Feller [jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us)

To City Staff

Richard Greenbauer, Planner [rgreenbauer@ci.oceanside.ca.us](mailto:rgreenbauer@ci.oceanside.ca.us)  
Jerry Hittleman, Planner [jhittleman@ci.oceanside.ca.us](mailto:jhittleman@ci.oceanside.ca.us)  
John P. Mullen, City Attorney [jmullen@ci.oceanside.ca.us](mailto:jmullen@ci.oceanside.ca.us)  
Leslie Gallagher, Assistant City Attorney [lgallagher@ci.oceanside.ca.us](mailto:lgallagher@ci.oceanside.ca.us)

Subject: Conflict of Interest of Greg Root, Vice Chair of

Oceanside's Historic Preservation Advisory Commission

RE: Hearing 12/1/2009 General plan amendment GPA 3-07 & zone amendment ZA 2-07  
On the Fellowship Center's Proposed 59 Men's Bed Residential Rehab

Dear Elected Representatives and Staff Members of the City of Oceanside,

I am writing again about the unethical behavior of Greg Root and the reason is because I have just heard that Mr. Root said it is ok for him to promote a project once it has gone through the Commission he is serving on. In my opinion he continues to hurt the City of Oceanside by his actions and remarks. He is biased, unethical, and dishonest plus he has no integrity, does not fairly work for the common good, and has demonstrated a conflict of interest.

In promoting this project he **has not** identified himself as a member of the Commission and has instead stated he was a friend and employee of Mr. Savo. He has visited many of those that have property around the proposed project. His overwhelming support of this project, friendship and employ by Mr. Savo demanded that he abstain from voting on the project when it came before the Commission he is Vice Chair of. Since he did not I therefore am again calling for Mr. Root to be removed from the Commission and his vote to be rescinded. I believe he should be fined and a law procedure taken up against him.

I have heard that there is some trying to discount the account Ione Elsner has given of the unsolicited visit she had from Mr. Root. Since there was no one else present at this meeting those trying to say her age makes her account not accurate well this is shirr discrimination. She is a very sharp business woman of many years, she is a licensed Real Estate Broker, she is a Property Manager and she is still driving to mention just a few things people need to know about her. On top of that she is an honest woman.

We have a big problem in America with unethical behavior and here in the City of Oceanside the action of Mr. Root needs to be addressed promptly to give the city a reputation of not condoning this type of behavior. In fact when the city takes this up and makes it right then the city will have demonstrated that it will demand that its Commissioners must be honest and above board. There are many books written on the subject of Ethics and many should be reading up on what needs to be done to be ethical.

Please see the following web site: [www.ci.oceanside.ca.us/pdf/PC\\_codeofethics.pdf](http://www.ci.oceanside.ca.us/pdf/PC_codeofethics.pdf)

This is the Planning Commissions Code of Ethics. These ethical standards apply to all of the City of Oceanside in my opinion and I expect those elected to lead by demanding all that work for the citizens of Oceanside do so ethically and fairly. Action, ethical or unethical, would permeate all city servants and would spread to the citizens of Oceanside.

Sincerely,

Kathleen Talley 55 Hummingbird Lane, Oceanside, CA 92057

## **Richard Greenbauer**

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**From:** Shirley McClune [smcclune@att.net]  
**Sent:** Saturday, January 16, 2010 11:34 AM  
**To:** Richard Greenbauer  
**Subject:** Proposed Oceanside Recovery Center - Fellowship Center

This is in response to the meeting on Monday, January 25th regarding the proposed Men's Residential Rehab Center on Chapter Road. As a resident of the San Luis Rey Homes, Inc., my husband and I strongly disapprove of this location due to the presence of all the children attending school at the Mission and the elderly residents of the park. We agree this is a worthy and much needed facility however this location is extremely undesirable. It belongs in a business district or in an outlying area; it DOES NOT belong where children attend school and senior citizens reside. The seniors deserve to live in a community where it is gated and they feel a sense of security. That is the reason they bought here and now they are feeling very vulnerable should this facility be built.

We strongly urge you to OPPOSE this project

Thank you for your attention in this matter and PLEASE, PLEASE think this through thoroughly before you vote.

Shirley & Richard McClune  
157 Roadrunner Lane  
San Luis Rey Homes, Inc.

## **Richard Greenbauer**

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**From:** joyforus@cox.net  
**Sent:** Monday, January 18, 2010 2:54 PM  
**To:** Richard Greenbauer  
**Subject:** Fellowship Rehabilitation Center

January 18, 2010

Dear Commissioner

Re: Fellowship Rehabilitation Project First of all, I would like to thank you for your invaluable assistance to our City.

Since the zone change requests for the Fellowship Project are so incompatible with the area in so many respects. I am making the following suggestions and comments.

Since Mr. Savo and his group feel that the Escondido site is so successful, perhaps they should try to replicate it in some area of Oceanside or Vista in which there are several vacant buildings that have the same or similar zoning designation as the site in Escondido, which is zoned Hospital/Professional. In this economy it should not be difficult to find such an area.

This solution would be a win-win for the surrounding children, schools, communities and State and Federal taxpayers.

Are the State and Federal Taxpayers to pay for the millions and millions of dollars that it will cost to construct this building? With essential services like police, fire, medical, etc. being reduced, along with school, library, and park services being reduced in so many cities and states, why is the funding still available for a project like this?

According to Mr. Savo's own brochure, the statistics for funding he receives are as follows: 47% of funds come from "Government"

28% of funds come from "Participant fees" (however the brochure states that those without income or financial assistance are not denied. So where does this 28% actually come from since the brochure states that 82% of the men were unemployed and 55% were homeless when admitted to the program?) Do some of these funds also come indirectly from the Taxpayer?

20% are "Private Contracts" What does that mean? Are these funds ultimately also from the Taxpayer?

2% from "other"

Only 3% are from "Donations"

Mr. Savo's brochure also states that 68% of the discharged participants had jobs, and the remaining were in school or employment training, which is quite a surprising statistic. I am quite sure this will not be the case in this economy.

The brochure is evidently using 2005 statistics. I looked on the web for something more recent, however, it seems that his web site has not been available for quite some time.

Why do they need a new building? Numerous facilities that serve many more people have needed new buildings for many years, such as Tri-City Hospital, schools, medical centers, etc. and they are not able to have new buildings.

It seems that most of the proponents for this project are in some way making money from the Rehabilitation Project being built at this site. I do not believe any of these people live anywhere near this area.

Sincerely,

Patricia Hunt, 193 Flicker Lane, Oceanside, 722-5404

Received

JAN 19 2010

Planning Division

January 18, 2010

Dear Commissioners

Re: Fellowship Rehabilitation Project

First of all, I would like to thank you for your invaluable assistance to our City.

Since the zone change requests for the Fellowship Project are so incompatible with the area in so many respects. I am making the following suggestions and comments.

Since Mr. Savo and his group feel that the Escondido site is so successful, perhaps they should try to replicate it in some area of Oceanside or Vista in which there are several vacant buildings that have the same or similar zoning designation as the site in Escondido, which is zoned Hospital/Professional. In this economy it should not be difficult to find such an area.

This solution would be a win-win for the surrounding children, schools, communities and State and Federal taxpayers.

Are the State and Federal Taxpayers to pay for the millions and millions of dollars that it will cost to construct this building? With essential services like police, fire, medical, etc. being reduced, along with school, library, and park services being reduced in so many cities and states, why is the funding still be available for a project like this?

According to Mr. Savo's own brochure, the statistics for funding he receives are as follow:

47% of funds come from "Government"

28% of funds come from "Participant fees" (however the brochure states that those without income or financial assistance are not denied. So where does this 28% actually come from since the brochure states that 82% of the men were unemployed and 55% were homeless when admitted to the program?) Do some of these funds also come indirectly from the Taxpayer?

20% are "Private Contracts" What does that mean? Are these funds ultimately also from the Taxpayer?

2% from "other"

Only 3% are from "Donations"

Mr. Savo's brochure also states that 68% of the discharged participants had jobs, and the remaining were in school or employment training, which is quite a surprising statistic. I am quite sure this will not be the case in this economy.

The brochure is evidently using 2005 statistics. I looked on the web for something more recent, however, it seems that his web site has not been available for quite some time.

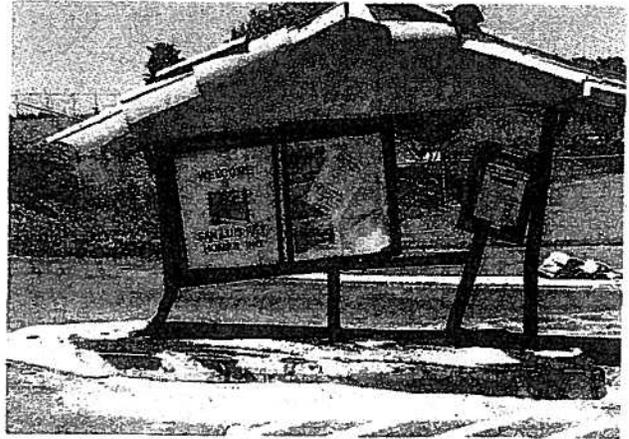
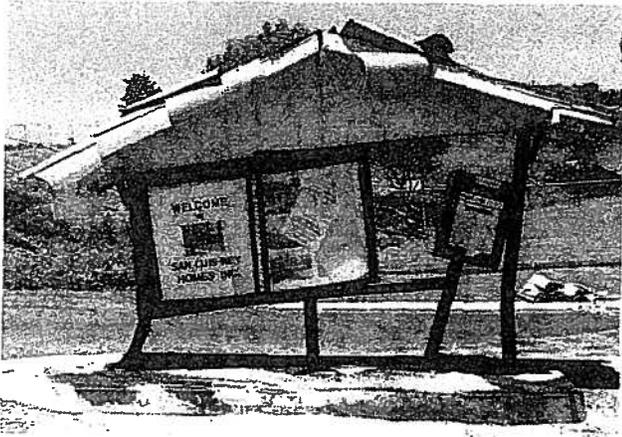
Why do they need a new building? Numerous facilities that serve many more people have needed new buildings for many years, such as Tri-City Hospital, schools, medical centers, etc. and they are not able have new buildings.

It seems that most of the proponents for this project are in some way making money from the Rehabilitation Project being built at this site. I do not believe any of these people live anywhere near this area.

Sincerely,

A handwritten signature in cursive script that reads "Patricia Hunt".

Patricia Hunt, 193 Flicker Lane, Oceanside, 722-5404



Received

JAN 19 2010

Planning Division

Received

STATE OF CALIFORNIA  
 NARRATIVE/SUPPLEMENTAL  
 CHP 556 (Rev 7-90) OPI 042

JAN 19 2010

3 of 4

Date of Incident/Occurrence 7/10/2009	Time(2400) 2030	NCIC NUMBER 3710	OFFICER ID # 1355	NUMBER 09-011495	Planning Division
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**Facts:**

**Notification:**

On 07-10-2009, at about 2046 hours, I received a radio call of a collision at 300 Academy Rd. I responded from SR-76 westbound and Frazee Rd., and arrived at about 2050 hours. All speeds and measurements are approximate, and all measurements were obtained using rollatape.

**Scene Description:**

Academy Rd. is a north-south asphalt roadway terminating in the northbound direction at 300 Academy Rd. When approaching 300 Academy Rd. northbound, there is one lane in each direction with a large sign dividing the lanes facing eastbound. Directly next to the sign is a control box to open the gate to 300 Academy Rd. There are three yellow burms in a north-south direction between the lanes of traffic preceding the sign. There are also several street lights approximately 20 feet from the sign illuminating the area around the sign.

**Parties:**

P1 - Myers was identified by CDL (A8109982) and was determined to be the driver by Officer Ewing. The vehicle was disabled after the impact with the sign. The vehicle was splitting the two lanes of traffic. I did not observe any prior mechanical defects on the vehicle.

**Physical Evidence:**

There was debris and vehicle fluid directly under the vehicle next to the sign where the vehicle had impacted the sign. No skid marks were observed.

**Other Factual Information:**

P1 - Myers has a restricted license and a driver's license probation.

**Statements:**

**Statement of Michael Myers:**

While talking to Myers, he essentially told me the following: Myers was driving to the Alano Club to play bingo and missed the turn. Myers continued straight on Academy Rd. and failed to see the sign. Myers stated he failed to stop in time and collided with the sign.

**Opinions and Conclusions:**

**Summary:**

P1 - Myers was travelling northbound on Academy Rd. approaching 300 Academy Rd. when P1 - Myers missed his turn to head to the Alano Club. V1 collided with a fixed object (sign) on the private property of 300 Academy Rd. due to P1 - Myers' level of intoxication. P1 - Myers failed to see the sign and slow or stop to avoid the collision.

**AOI:**

The AOI was determined from the point of rest of the disabled vehicle and from debris in the roadway. The AOI was approximately 50'8" north of the south curb line of the private property of 300 Academy Rd., and approximately 14'8" west of the east curb line of 300 Academy Rd.

Released Per  
 Government Code 6254(f)

PREPARER'S NAME AND I.D. NUMBER B. HENDRIX 1355	DATE 7/11/2009	REVIEWER'S NAME	DATE
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Received

JAN 19 2010

Planning Division

4 of 4

STATE OF CALIFORNIA  
NARRATIVE/SUPPLEMENTAL  
CHP 556 (Rev 7-90) OPI 042

Date of Incident/Occurrence 7/10/2009	Time(2400) 2030	NCIC NUMBER 3710	OFFICER ID # 1355	NUMBER 09-011495
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46 **Intoxication Narrative:**  
 47 Officer Ewing contacted the driver and was able to smell the odor of alcohol from P1 – Myers. Officer Ewing  
 48 conducted standardized field sobriety tests and determined P1 – Myers to be under the influence of alcohol. P1  
 49 – Myers was arrested for violating CVC 23152(a) – DUI.

50  
 51 **Cause:**  
 52 I determined P1 – Myers was at fault for the accident due to being in violation of CVC 23152(a) - DUI and  
 53 being unable to safely operate V1.

54  
 55 **Recommendations:**  
 56 Forward to the District Attorney's office with arrest report (OPD report: 09011496), by Officer Ewing, for  
 57 prosecution of CVC 23152(a) – DUI.

Released Per  
Government Code 6254(f)

RECEIVED  
 JUL 14 2009  
 BY: \_\_\_\_\_

PREPARER'S NAME AND I.D. NUMBER B. HENDRIX 1355	DATE 7/11/2009	REVIEWER'S NAME	DATE
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- |    |                       |                              |                              |          |
|----|-----------------------|------------------------------|------------------------------|----------|
| 1. | DONALD F. ROSS        | <i>Donald F. Ross</i>        | 242 BLUEBIRD LN              | 11-23-09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 2. | TRUEMAN R. CUNNINGHAM | <i>Trueman R. Cunningham</i> | 224 BLUEBIRD LN              | 11-24-09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 3. | Lois R CUNNINGHAM     | <i>Lois R Cunningham</i>     |                              | 11/24/09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 4. | Roy Williams          | <i>Roy Williams</i>          | 236 Bluebird Ln Oceanside CA |          |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 5. | Don Johnson           | <i>Don Johnson</i>           | 26 Hummingbird               | 11-24-09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 6. | Mary Swaim            | <i>Mary Swaim</i>            | 192 Flicker                  | 11/24/09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 7. | MARILYN FARKAS        | <i>Marilyn Farkas</i>        | 246 STARLING                 | 11/25/09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 8. | Josephine Del'Homme   | <i>Josephine Del'Homme</i>   | 283 Robin Ln                 | 11-25-09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |
| 9. | Geo. Weber            | <i>Geo. Weber</i>            | 237 BLUEBIRD LN              | 11-27-09 |
|    | PRINT NAME            | SIGNATURE                    | ADDRESS                      | DATE     |

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JAN 19 2010

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- |    |                 |                        |                       |          |
|----|-----------------|------------------------|-----------------------|----------|
| 1. | Dayle Phillip's | <i>Dayle Phillip's</i> | 118 Swallow Ln        | 11-27-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 2. | JOANNE TIPTON   | <i>Joanne Tipton</i>   | 7 Oriole Dr           | 11-27-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 3. | BOBBY ABSHE     | <i>Bobby A. Abeto</i>  | 257 STARLING LN.      | 11-27-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 4. | BRUCE PAULSON   | <i>Bruce Paulson</i>   | 109 Pheasant Ln.      | 11-28-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 5. | ROBERT GIFFIN   | <i>Robert Giffin</i>   | 207 MOCKINGBIRD       | 11-28-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 5. | WILLIE STEVENS  | <i>Willie Stevens</i>  | 92 PHEASANT LN DISCA. | 11-22-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 7. | HAROLD DUFFIELD | <i>Harold Duffield</i> | 288 Robin Ln. 05      | 11-22-09 |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 8. | GLADY HOSBY     | <i>Gladys Hosby</i>    |                       |          |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |
| 9. | PEARL THORNTON  | <i>Pearl Thornton</i>  | 220 MOCKINGBIRD       | 11-28    |
|    | PRINT NAME      | SIGNATURE              | ADDRESS               | DATE     |

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- |    |                |                       |                    |           |
|----|----------------|-----------------------|--------------------|-----------|
| 1. | JAMES MILLER   | <i>James Miller</i>   | 120 GULLBLOW LN    | OCEANSIDE |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 2. | ACIE HOLLINGER | <i>Acie Hollinger</i> | 181 FLICKER-LANE   | 11-28-09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 3. | JUNE RAZZANO   | <i>June Razzano</i>   | 25 RILL            | 11/28/09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 4. | JEAN BERER     | <i>Jean Berer</i>     | 35 HUMMINGBIRD     | 11/28/09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 5. | TOM BABER      | <i>Thomas Baber</i>   | 49                 | 11/28/09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 6. | Wayne Daigle   | <i>Wayne Daigle</i>   | 296 Seagull Ln     | 11-28-09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 7. | FRANK CHANDLER | <i>Frank Chandler</i> | 116 SWALLOW LN     | 11-28-09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 8. | S. A. RITTER   | <i>S. Ritter</i>      | 186 SWALLOW LN     | 11-28-09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |
| 9. | J. J. PETTA    | <i>Nike Petta</i>     | 201 MOCKINGBIRD LN | 11-28-09  |
|    | PRINT NAME     | SIGNATURE             | ADDRESS            | DATE      |

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1. JAMES M HAMILTON James M Hamilton 1 ORIOLE LN 11-25-09  
 PRINT NAME SIGNATURE ADDRESS DATE

2. JACK T. BOSLIN Jack T. Boslin 239 BLUEBIRD LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

3. ALFRED VARRICHIO Alfred Varrichio 126 SWALLOW 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

4. CHARLES WILSON Charles Wilson 319 KILLDEER LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

5. JOSEPH E. GALLAGHER Joseph Gallagher 96 PHEASANT LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

6. FRANCES A. GALLAGHER Frances A. Gallagher 96 PHEASANT LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

7. CECILIA WEBER Cecilia Weber 239 BLUEBIRD LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

8. MARY A BURNS Mary A Burns 289 RABBIT LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

9. SARAH B. HART Sarah B. Hart 91 PHEASANT LN 11-30-09  
 PRINT NAME SIGNATURE ADDRESS DATE

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- |    |                        |                        |                   |          |
|----|------------------------|------------------------|-------------------|----------|
| 1. | HAZEL                  |                        | 312 Kielder Ln    | 11-30-09 |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 2. | HERNANDEZ              | GLADYS                 | 1315 Swallow      | 11-30-09 |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 3. | ROSARIO ELGA           | Juan Cesar             | 254 Starling      | 11-30-09 |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 4. | Dennis Thomas          | Dennis Thomas          | 243 BLUCLIFF LN   | 11-30-09 |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 5. | Mary Paulson           | Mary Paulson           | 190 Pheasant La.  | 11-30-09 |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 6. | BESSIE                 | Cesar                  | 29 Hummingbird Ln | 12-1-09  |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 7. | EVELYN                 | Patricia Jean Parker   | 3564 Papaya Way   | 12-1-09  |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 8. | LIN DAVIS              |                        | 115 SWALLOW LANE  | 12-1-09  |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
| 9. | ELEANOR M WILSON       | Eleanor M. Wilson      | 8 ORIOLE LN       | 12-1-09  |
|    | PRINT NAME             | SIGNATURE              | ADDRESS           | DATE     |
|    | RAYMOND R. KLEINSISSEZ | Raymond R. Kleinsiszez | 8 Oriole Ln.      | 12/1/09  |
|    |                        |                        |                   |          |

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- |    |   |  |   |                         |
|----|---|--|---|-------------------------|
| 1. | <u>Jean Nilson</u><br>PRINT NAME        | <u>Jean Nilson</u><br>SIGNATURE        | <u>94 Pheasant Drive</u><br>ADDRESS             | <u>12-1-09</u><br>DATE  |
| 2. | <u>FRANCES FAIETA</u><br>PRINT NAME     | <u>Frances Faieta</u><br>SIGNATURE     | <u>272 Quail</u><br>ADDRESS                     | <u>12-8-09</u><br>DATE  |
| 3. | <u>MELVIN P. YETT</u><br>PRINT NAME     | <u>MELVIN P. YETT</u><br>SIGNATURE     | <u>286 Robin LN</u><br>ADDRESS                  | <u>12-1-09</u><br>DATE  |
| 4. | <u>Patricia F. Goslin</u><br>PRINT NAME | <u>Patricia F. Goslin</u><br>SIGNATURE | <u>234 Bluebird</u><br>ADDRESS                  | <u>12/21/09</u><br>DATE |
| 5. | <u>Glenda Brown</u><br>PRINT NAME       | <u>Glenda Brown</u><br>SIGNATURE       | <u>327 Killdeer</u><br>ADDRESS                  | <u>12-2-09</u><br>DATE  |
| 6. | <u>RUDY STRAUSBAUGH</u><br>PRINT NAME   | <u>Judy Strausbaugh</u><br>SIGNATURE   | <u>124 Swallow Ln.</u><br>ADDRESS O'side, 92054 | <u>12/2/09</u><br>DATE  |
| 7. | <u>George Brown</u><br>PRINT NAME       | <u>George Brown</u><br>SIGNATURE       | <u>327 Killdeer</u><br>ADDRESS                  | <u>12/2/09</u><br>DATE  |
| 8. | <u>LORNA NARDIZZI</u><br>PRINT NAME     | <u>Lorna Nardizzi</u><br>SIGNATURE     | <u>30 Hummingbird Ln</u><br>ADDRESS             | <u>12/2/09</u><br>DATE  |
| 9. | <u>GEORGINA HERNANDEZ</u><br>PRINT NAME | <u>Georgina Hernandez</u><br>SIGNATURE | <u>172 Roadrunner Ln</u><br>ADDRESS             | <u>12-2-09</u><br>DATE  |

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1. Shirley Stupica *Shirley Stupica* 77 Hummingbird 12-2-09  
 PRINT NAME SIGNATURE ADDRESS DATE

2. Misael Jimenez *Misael Jimenez* 256 Starling Ln. 12-02-09  
 PRINT NAME SIGNATURE ADDRESS DATE

3. Elizabeth Muszycki *Elizabeth Muszycki* 127 SWALLOW LN 2 DEC 09  
 PRINT NAME SIGNATURE ADDRESS DATE

4. Ann A D'BRLEN *Ann A. D'Brulen* 12-02-09  
 PRINT NAME SIGNATURE ADDRESS DATE

5. Mary B Beck *Mary B Beck* 294 Robin Ln 12-02-09  
 PRINT NAME SIGNATURE ADDRESS DATE

6. Varrichio Lucille *Varrichio Lucille* 126 Seaside 12/02/09  
 PRINT NAME SIGNATURE ADDRESS DATE

7. GEORGE E. BECK *George E. Beck* 294 ROBIN LN 12-2-09  
 PRINT NAME SIGNATURE ADDRESS DATE

8. GRACE H PEARCE *Grace H Pearce* 251 Starling Ln 12-2-09  
 PRINT NAME SIGNATURE ADDRESS DATE

9. LUPE HANSEN *L Hansen* 62 Hummingbird Ln 12-2-09  
 PRINT NAME SIGNATURE ADDRESS DATE

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1. LUCIENNE AUSTIN Lucienne Austin 20 ORIOLE LANE 12/3/09  
 PRINT NAME SIGNATURE ADDRESS DATE

2. DARENE JOHNSON Darlene Johnson 14 ORIOLE LN. 12/3/09  
 PRINT NAME SIGNATURE ADDRESS DATE

3. Wayne Daigle Wayne Daigle 296 Seagull Ln 12/3/09  
 PRINT NAME SIGNATURE ADDRESS DATE

M. LaVone  
 4. M LaVone Thomas M LaVone Thomas 243 Bluebird Ln 12-4-09  
 PRINT NAME SIGNATURE ADDRESS DATE

5. DANIEL D. DENINGER Daniel D Deninger 146 SANDHURST LN. 12-4-09  
 PRINT NAME SIGNATURE ADDRESS DATE

6. Keith G. Van Zandt Keith Van Zandt 295 Seagull Ln. Oceanside, CA 12-4-09  
 PRINT NAME SIGNATURE ADDRESS DATE

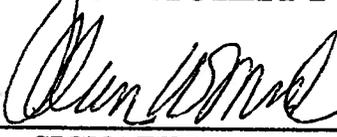
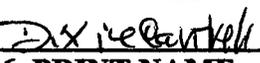
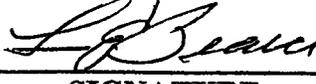
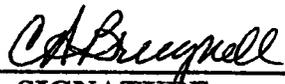
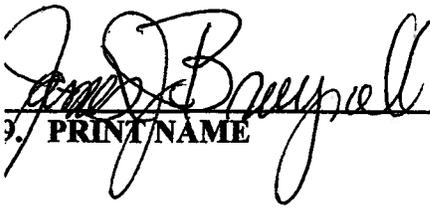
7. Diana Van Zandt Diana Van Zandt 295 Seagull Lane 12-14-09  
 PRINT NAME SIGNATURE ADDRESS DATE

8. Shirley B. Brinkley Shirley Brinkley 177 Flicker Lane 12-04-09  
 PRINT NAME SIGNATURE ADDRESS DATE

9. ANN GOUGH Ann Gough 159 Roadrunner 12-04-09  
 PRINT NAME SIGNATURE ADDRESS DATE

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- |    |  |   |                       |          |
|----|--|---|-----------------------|----------|
| 1. | ALAN MINTO   |    | 156 HUMBOLDT AVE      | 12/7/09  |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 2. | Edward D DIAS  |    | 180 FLICKER           | 12-7-9   |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 3. | LAWRENCE A BOYLE   |   | 20 RIVIERE LANE 92057 | 7 Dec 09 |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 4. | BARBARA HODKINSON  |  | 265 S. 11th           | 12/7/09  |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 5. | Tonii M. Swanson   |  | 212 Mockingbird       | 12-07-09 |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 6. |  |  | 211 Mockingbird       | 12 07 09 |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 7. | L.E. Pearce  |  | 251 Starling          | 12-7-09  |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 8. | CAROL BRUYNELL   |  | 99 PHEASANT           | 12-7-09  |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |
| 9. |  | JAMES S. BRUYNELLE  | 99 PHEASANT           | 12/07/09 |
|    | PRINT NAME   | SIGNATURE   | ADDRESS               | DATE     |

**THE UNDERSIGNED, RESIDENTS OF THE CITY OF OCEANSIDE, CALIFORNIA HEREBY OBJECT TO THE PROPOSED 2-STORY 59 BED MEN'S RESIDENTIAL DRUG AND ALCOHOL REHABILITATION CENTER TO BE LOCATED AT 4152 MISSION AVENUE-APN 158-070-08-00 KNOWN AS THE FELLOWSHIP CENTER.**

**WE RECOGNIZE THE NEED FOR REHABILITATION PROJECTS SUCH AS THIS HOWEVER; BEING LOCATED WITHIN LESS THAN 200 FEET OF THE MONTESSARI DAYCARE CENTER, MONTESSARI SCHOOL, ATHLETIC FIELD AND IN-LINE SKATING FACILITY IS THE WRONG LOCATION.**

1. Joyce Perdue Joyce Perdue 264 Quail Lane 12/07/09  
 PRINT NAME SIGNATURE ADDRESS DATE

2. JULIA SIMPSON Julia Simpson 137 Swallow Ln 12/7/09  
 PRINT NAME SIGNATURE ADDRESS DATE

3. MARGUERITE Boyle Marguerite Boyle 2 Oriole 12/7/09  
 PRINT NAME SIGNATURE ADDRESS DATE

4. S. A (Pete) Ritter A Ritter 186 Flicker 12-7-09  
 PRINT NAME SIGNATURE ADDRESS DATE

5. Kathleen Talley Kathleen Talley 55 Hummingbird Ln 12/7/09  
 PRINT NAME SIGNATURE ADDRESS DATE

6. FRED WARNER Fred Warn 158 R. Warner Ct 12-7-09  
 PRINT NAME SIGNATURE ADDRESS DATE

7. CAROL STUART Carol S. Stuart 60 Hummingbird 12-7-09  
 PRINT NAME SIGNATURE ADDRESS DATE

8. JAMES SM HAMILTON James Hamilton 10 Oriole Ln 12-7-09  
 PRINT NAME SIGNATURE ADDRESS DATE

9. AMERICA BORA KER Andrea Bora Ker 326 KILDRER 12-7-09  
 PRINT NAME SIGNATURE ADDRESS DATE

**THE UNDERSIGNED, RESIDENTS OF THE CITY OF OCEANSIDE, CALIFORNIA HEREBY OBJECT TO THE PROPOSED 2-STORY 59 BED MEN'S RESIDENTIAL DRUG AND ALCOHOL REHABILITATION CENTER TO BE LOCATED AT 4152 MISSION AVENUE-APN 158-070-08-00 KNOWN AS THE FELLOWSHIP CENTER.**

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- |    |                    |                          |                       |             |
|----|--------------------|--------------------------|-----------------------|-------------|
| 1. | Dawn Borge         | <i>Dawn Borge</i>        | 374 River Ranch Way   | 18 Jan 2009 |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 2. | OSCAR GUANG        | <i>Oscar Guang</i>       | 4314 VISTA VERDE WAY  | 1-17-2010   |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 3. | <i>Sam</i>         | <i>Sam</i>               | 4322 Vista Verde Way  | 1-17-2010   |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 4. | MYRNA GUANG        | <i>Myrna</i>             | 4314 Vista Verde Way  | 1/17/2010   |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 5. | Gerold E. Kintley  | <i>Gerold E. Kintley</i> | 4318 Vista Verde Way  | 1/16/2010   |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 6. | Laura Sebastian    | <i>L. Sebastian</i>      | 368 Spring Canyon Way | 1-18-10     |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 7. | Hezekiah Borge Jr. | <i>H. Borge Jr.</i>      | 374 RIVER RANCH       | 1-18-10     |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 8. | Katherine Blume    | <i>K Blume</i>           | 369 SPRING CANYON WAY | 1-18-2010   |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |
| 9. | Maurice Mitchell   | <i>M. Mitchell</i>       | 4314 DEER CREEK WAY   | 1-16-10     |
|    | PRINT NAME         | SIGNATURE                | ADDRESS               | DATE        |

San Diego North County Alano Club  
Board of Directors  
4198 Mission Avenue  
Oceanside, California 92057

City of Oceanside  
Planning Commission  
200 North Coast Highway  
Oceanside, California 92054

APR 13 2010  
Planning Department

January 20, 2010

Dear Sirs and Madams;

The San Diego North County Alano Club Board of Directors has passed a resolution to support the TFC Men's Residential Rehabilitation Center project and all required changes as proposed by The Fellowship Center. We have outlined our reasons below.

First let me give you a short history of the San Diego North County Alano Club. It was founded in the autumn of 1963 on what was then called Hill Street. Some may remember the large red 100 year old coffee pot that hung from the 2<sup>nd</sup> floor entrance and was the only visible sign the club had then. In 1967 the club moved to Oceanside Blvd. In 1975 we purchased our current building at 4198 Mission Avenue from the Knights of Columbus. We now have three meeting rooms after converting their existing bar area into what we now call the Al-Anon/Alateen meeting room. (Al-Anon is a 12 Step program for adults that have been affected by alcoholics or addicts who are friends or family. Alateen is a related program for teenagers who live with or are affected by an alcoholic or addict. Many outpatient and inpatient programs instruct the friends and family of their patients to attend either Al-Anon/Alateen or Adult Children of Alcoholics.).

The Mission Statement of the Club is to 'support the meetings and activities of all 12 Step Programs'. We have meetings for Alcoholics Anonymous, Narcotics Anonymous, Nicotine Anonymous, Gamblers Anonymous, Al-Anon, Adult Children of Alcoholics (a program for those that have special needs as a result of being raised by an alcoholic or addict) and Food Addicts Anonymous. We also receive visitors referred to us by the Court system. We refuse no one who obeys the rules. We accept the homeless, convicted felons, mentally ill, people from jail release programs and others. We can provide referrals to those who need more help than our meetings and sober environment provide. In addition to the support of members, we are regularly supported by members of the surrounding community. We also provide our facilities to groups such as the All California Young Peoples in Alcoholics Anonymous (ACYPAA) and the North San Diego Young Peoples in Alcoholics Anonymous and offered meals this Thanksgiving and Christmas.

We have 4 employees, all of them residents of Oceanside and utilize local businesses for various services. We are supported by our members and donations from throughout the Tri-City community. We are open from 7am to 9pm, 7 days a week, 365 days a year, provide a social facility where people can get to a meeting, get sober and stay sober with the support and encouragement of members. We also have a number of social activities such as dances, and potlucks, picnics or meals on Thanksgiving, Christmas and other holidays. We also make our facilities available for like minded organizations. We provide meetings for nearly 1,500 people each week or over 75,000 people in a year's time.

We read with disbelief of the termination of many state and local programs dealing with drug and alcohol abuse due to budget cuts. State, county, city and jail programs are being eliminated or reduced as a result of the economy. Yet we know these problems have reached epidemic proportions in the nation, state and locally. Does a day go by when we don't have a local headline about a death of a teen, child or adult as the result of this insidious disease? Have any of us not been affected directly or indirectly by this disease?

We have many 'visitors' who are actually in need of an inpatient rehabilitation centers and have often called on The Fellowship Center, among others, for their services and resources. Often they are transported by club members or members of their respective 12 Step fellowship program. Many of our members have gone through The Fellowship Center program and are now active members of the Alano Club, continuing to carry the messages of experience, strength and hope that are the foundation of all the 12 Step programs. Unfortunately there is almost always a waiting list for an opening in these facilities so that many who desperately need these services will fall through the cracks of the few programs that remain available to them.

We have conducted a thorough review of the impact of the TFC project on the Alano Club and find no instance where it will not help our mission and thus our community. We will be able to offer more meetings; earlier, later and in the middle of the day. It will make it much easier to refer prospects to the more advanced resources that are often required to begin recovery. Of particular benefit will be the professional services provided by The Fellowship Center and the local opportunity for Club members to share their message of recovery, experience and hope to the facilities participants.

As we say, very few if any of us have not been affected by these related diseases. For those few that may have not been touched by these diseases, we have a concept called "the yets"; You may not have had a DUI, you may not have lost a child or family member in an accident involving a DUI, you may not recognize the symptoms of drug and alcohol abuse in friends and family members ...yet, but it may well be just a matter of time. The fiscal crisis makes the situation worse but even in its absence we would support this project for the sake of the Club, its members and the community we serve.

Best regards,



Marc C. Puckett

Chairman, Board of Directors  
San Diego North County Alano Club

CC: City of Oceanside City Council, The Fellowship Center

**Richard Greenbauer**

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**From:** Vincent Dang [vxdang@yahoo.com]  
**Sent:** Wednesday, January 20, 2010 4:18 PM  
**To:** Richard Greenbauer  
**Subject:** Concern regarding THE OCEANSIDE RECOVERY CENTER by Applicant: The Fellowship Center

Dear Mr. Richard Greenbauer,

My name is Vincent Dang and my family reside in the River Ranch community next to the area being considered for THE OCEANSIDE RECOVERY CENTER.

First of all, I would like to emphasize that THE OCEANSIDE RECOVERY CENTER location will pose a huge risk and danger to the children and people of our community as well as children and people who attend or work at Nichols Elementary school, San Luis Rey Parish Church, and nearby parks.

Our community has been very peaceful with children and people walking to school, church, park, and the nearby riverbank. If THE OCEANSIDE RECOVERY CENTER location is approved, it will be located right at the middle of the places where our children and families visit daily, and interfere with our daily activities and endanger to all of us by bringing people with drug and alcohol abuse into contact with our community.

Because of the safety of our children and our families, my family and all our neighbors strongly voice our objection of THE OCEANSIDE RECOVERY CENTER location, and would like the Planning Commission to disapprove this project.

Sincerely,  
The Dang family and neighbors

January 24, 2010

Dear Mr. Greenbauer, will you please ensure that the following people receive this letter. Thank you so much

Re: Commissioner Root and the Fellowship Rehabilitation Project

To: City of Oceanside City Council Members, City Planning Commission Members, Historical Preservation Commission Members, Attorney John Mullen and anyone else who has an interest in the Fellowship Project

Since Greg Root, a member of the Historical Preservation Advisory Commission, has been admonished by City Attorney John Mullen, for working for/with Paul Savo, Director of the Fellowship Center, and therefore committed a conflict of interest and breached the Code of Ethics by being paid by Paul Savo, he should not be allowed to continue his duties and should be removed from the Commission. After all, since his actions were unethical and illegal there should be more severe consequences other than he just won't be allowed to vote the next time this petitioner comes before the Commission.

Additionally, Paul Savo, who says he has been in business for 48 years, certainly must know his hiring a sitting City Commissioner was unethical if not illegal. In fact he has also created the conflict of interest and lack of ethics by hiring Greg Root in the first place. Are there any consequences or sanctions for him and his Rehabilitation project?

I do not want our City of Oceanside to be looked upon in a negative way and incur additional adverse publicity because of the unacceptable actions and conduct of Greg Root and Paul Savo.

I would like advice and counsel about what my next step should be in regard to these unethical and possibly illegal issues.

Sincerely,

A handwritten signature in cursive script that reads "Patricia Hunt".

Patricia Hunt, 193 Flicker Lane, Oceanside

To the Planning Commission of Oceanside concerning The Fellowship Center hearing 1/25/2010,

I would like to make the Planning Commission aware of the actions of Mr. Savo at the previous hearing in front of the Historic Preservation Advisory Commission. After a room full of people had spoke very calmly about their legitimate concerns Mr. Savo began his rebuttal with threats. We the neighbors feel this is a precursor to what is in store if the project goes through. He threatened the city saying they [the Fellowship Center] could not be stopped from building this building because the men that would be coming to live in his rehab were Disable and/or Handicapped. So first I believe the City needs to be very careful with any project that has a person threatening the City and that the City needs to look at points of law that rebuts his claims. I do not believe that his claims are legitimate and even in areas that could possibly be on the fringe of possibly being lawful there are always opposite points of law to put forth that could unseat any claim he may make. I strongly urge the Legal staff to look into all aspects of any claim Mr. Savo makes.

Another claim Mr. Savo spouts off about is Fair Housing. I again believe this is a matter to be looked into at length since this is another very complex legal area. The research I have done talks about CA Fair Employment and Housing Act [FEHA] with a good deal of that dealing with housing employers provide. It did not look to me like there were legal areas that applied to a Residential Rehab.

From the research I have done there is no blanket statement that can be made that every man coming to this or any Rehab would be officially classified as Disabled or Handicapped. Each man would be evaluated individually and it looks to me like this would take some time before a determination could be made. I even wonder if the purported 5 month stay would be long enough to get each man through the system and these could easily end in denial. It seems to me that there is a double standard being used. These men want us to believe that are working toward being productive individuals with jobs yet they want to claim they are disabled or handicapped. This does not appear to me to be men that are taking responsibility for their past actions and for where they find themselves today.

There is more than one agency that gives financial aid and the all have different qualifications. To qualify for financial aid under California FEHA is argues and a lengthy process. The Social Security Administration has its SSI and SSDI programs and to be qualified as handicapped or disabled is very complex. I believe that some of these aid programs were set up to give financial aid to those working to recover addictions and not set up so a person could have a placard for handicapped parking or to get them a classification that would eliminate the just needs of Children and Seniors. Children and Seniors have historically been protected from perceived dangers and this practice should be continue. The men coming to this Rehab in no way have shown society that they will eventually become honest productive citizens. They must demonstrate this before they are allowed close association with so very many vulnerable children and seniors.

In closing our neighborhood already has 3 properties that serve recovered addicts. The Alano Club operates all day 7 days a week with many people helped daily, the McAlister Institutes half way house or sober living for 6 men at 4010 Via Serra and the Fellowship Center's house for 6 men. The McAlister's house [1 block west] and the Alano Club [1 block east] from the Fellowship Center house so all 3 are within 2 blocks of each other. This is enough community service for our residential area.

Here are but a few web pages to look at. I hope Oceanside's legal staff must have some favorites to look at.

[http://www.ssa.gov/OP\\_Home/rulings/di/01/SSR82-60-di-01.html](http://www.ssa.gov/OP_Home/rulings/di/01/SSR82-60-di-01.html)

<http://www.sheppardmullin.com/publications-articles-79.html>

[http://finduslaw.com/california\\_fair\\_employment\\_and\\_housing\\_act\\_feha\\_government\\_code\\_12900\\_12996](http://finduslaw.com/california_fair_employment_and_housing_act_feha_government_code_12900_12996)

Thank you

Carol Stuart  
60 Hummingbird Lane  
Oceanside, CA 92057

January 27, 2010

Mr. Richard Greenbauer  
Planning Department  
300 N. Coast Highway  
Oceanside, CA 92054

JAN 27 2010

PLANNING Department

Dear Mr. Greenbauer;

In the December 2009 meeting of the Historical Preservation Advisory Commission there was a question that the storm drain issue had not been resolved, and would have to be addressed when it was again heard by this Commission, or the Planning Commission.

On January 19, 2010 in the mid to late afternoon, when the rains were subsiding, I took the pictures showing the runoff of rain down Charter Way toward the East, down Academy Road to the North entering the San Luis Rey Mobile Home Park. Attachments (11- 4X6" photographs)

Some members of our Park have recently discussed the curbing and other issues pending for the Fellowship Project with some of the City Agencies. It is my understanding the proposed storm drain, to be developed by petitioner, will join a 4-inch pipe and drain down Academy Road to Mission Avenue in a southerly direction. As the pictures show, water flows from Charter Way to Academy and into San Luis Rey Mobile Home Park. During mild to heavy rains, the corner of Swallow Lane and Killdeer Lane is flooded. In my opinion, the water from the Fellowship lot, upon completion, will add to the flow of water since it will now runoff rather than soak into the ground.

It is unclear to me if the proposed drain and curbing will be on the South side of Charter Way or the North side. In either case, it is apparent that additional storm water will flow through San Luis Rey Park to the storm drain on the corner of Swallow Lane and Killdeer Lane.

I strongly urge the Planning and Engineering Departments to carefully review this storm drain issue taking into full account the current storm water flow through the San Luis Rey Mobile Home Park.

Sincerely;



Donald F. Robb  
242 Bluebird Lane  
Oceanside, CA 920957

cc: Engineering Department City of Oceanside

Planning Division

FEB 02 2010

Received

Mr richard greenbauer, project planner

RE: HISTORIC PRESERVATION COMMITTEE

Received

FEB 02 2010

Planning Division

The drug project has no meaning for historic preservation. But the mission is historic and the school is historic being there for many years.

This is a private tuition paying school producing many fine students. One I know well who went there is now in nuclear science at STANFORD.

Mothers and community rally last summer: A bright Mother of a school student spoke and said, " if this project ever went through this school would have to shut down."

ROAD: The druggies would have to go out and in on the only road leading to a bus stop. They would pass all the children and all the doors to the school are kept OPEN all day.

There is a boys HOCKEY TEAM playing there also with open gates and with their youthful outlook could get a joint from all these men. Potentially producing more drug addicts. A bad mix.

There are young ladies up to 8th grade and some look even older. They play jumprope on the lawn right near the open road and it is entirely possible these men could try to be in contact with the girls. Another dangerous possibility.

#### QUESTIONS

Is this man trying to put this horrible thing up on these premises getting GOVERNMENT FUNDS??

- 1) If so, from what dept?
- 2) Just how much?

THE PUBLIC HAS A RIGHT TO KNOW. We want to know.

Jane Morris  
196 Flicker  
Oceanside 92057  
1-760 439-6414

111 Schools  
Signed By Parents  
In Lobby  
at School

# PETITION TO DENY APPLICATION FOR PROPOSED

## FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE

<p>Petition summary and background</p>	<p><b>OLD MISSION MONTESSORI SCHOOL PARENTS, FRIENDS AND COMMUNITY MEMBERS REQUEST THE OCEANSIDE CITY PLANNING COMMISSION AND OCEANSIDE CITY COUNCIL TO DENY THE APPLICATION OF THE FELLOWSHIP CENTER FOR A PROPOSED 59 BED 24-HOUR DRUG AND ALCOHOL RECOVERY CENTER FOR THE FOLLOWING REASONS:</b></p> <ol style="list-style-type: none"><li>1. THE LOCATION OF THE CENTER WOULD BE WITHIN 200 FEET OF THE CATHOLIC MONTESSORI PRE-SCHOOL.</li><li>2. THE LOCATION WOULD BE WITHIN 50 FEET OF THE CATHOLIC MONTESSORI SCHOOL P.E. FIELD.</li><li>3. THE LOCATION WOULD BE WITHIN 500 FEET OF THE CATHOLIC MONTESSORI K-8<sup>TH</sup> GRADE FACILITY.</li><li>4. DUE TO LACK OF SUPPORT THROUGH STUDENT ENROLLMENT, THE ECONOMIC IMPACT WOULD HAVE A NEGATIVE EFFECT ON AN EXISTING BUSINESS THAT IS OVER ONE HUNDRED YEARS OLD AND HAS EXISTED AS A CO-ED PRIVATE SCHOOL FOR 34 YEARS.</li><li>5. THE AMOUNT OF TRAFFIC ALONG ACADEMY ROAD AND CHAPTER WAY WOULD SUBSTANTIALLY INCREASE DUE TO FELLOWSHIP STAFF, PARTICIPANTS AND VISITORS.</li><li>6. OMMS IS STRICTLY OPERATED ON TUITION FEES AND PARENT FUNDRAISERS. THE FINANCIAL IMPACT TO ENSURE THE CONTINUED SAFETY TO OMMS STUDENTS AND STAFF WOULD CAUSE AN INSURMOUNTABLE FINANCIAL BURDEN ON THOSE WHO SUPPORT OUR SCHOOL.</li><li>7. THE PROPOSED FELLOWSHIP CENTER WOULD NOT BE LOCATED CLOSE TO A MAJOR HOSPITAL OR MEDICAL OFFICES AS IT IS IN ITS ESCONDIDO LOCATION, MAKING THE SUBJECT SITE INAPPROPRIATE.</li><li>8. FELLOWSHIP CENTER STAFF, PARTICIPANTS AND VISITORS WOULD SELECT TO UTILIZE THE PRIVATELY OWNED VIA SANTA MARIA ROAD AS THE SHORTER ACCESS ROUTE TO LOCAL BUSINESSES AND TRANSPORTATION. THIS ROUTE IS UTILIZED AS A FOOTPATH BY STUDENTS TO GAIN ACCESS TO AREAS ON THE EAST SIDE UTILIZED BY STUDENTS.</li><li>9. THE FELLOWSHIP CENTER HAS NO TRAINED SECURITY OR MEDICAL STAFF.</li><li>10. THE FELLOWSHIP CENTER STATES THAT THE MAJORITY OF PARTICIPANTS SMOKE AND THE PROXIMITY OF SMOKERS WITHIN FEET OF CHILDREN CREATE POTENTIAL HEALTH ISSUES.</li><li>11. OMMS IS THE ONLY AVAILABLE CATHOLIC PRE-SCHOOL THROUGH 8<sup>TH</sup> GRADE WHICH USES THE MONTESSORI METHOD OF EDUCATION IN ALL OF SAN DIEGO COUNTY.</li></ol>
<p>Action petitioned for</p>	<p><b>WE, THE UNDERSIGNED, ARE CONCERNED CITIZENS WHO ARE OPPOSED AND URGE OUR LEADERS TO ACT NOW TO DENY THE APPLICATION OF THE PROPOSED FELLOWSHIP CENTER DUE TO INAPPROPRIATE LOCATION AND THE FINANCIAL IMPACT TO AN EXISTING BUSINESS THAT HAS PROVIDED A COMMUNITY SERVICE FOR OVER 100 YEARS.</b></p>

## Richard Greenbauer

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**From:** ron Peters [riverranchron@sbcglobal.net]  
**Sent:** Monday, February 01, 2010 10:36 PM  
**To:** Richard Greenbauer  
**Subject:** Fw: Proposed Oceanside site of the Fellowship Center

Mr. Greenbauer

Thank you for the update on the OHPAC meeting on 09Feb10. I also reviewed the 118 pages of the staff report [http://www.ci.oceanside.ca.us/pdf/2-9-2010\\_SR\\_HPAC\\_1.pdf](http://www.ci.oceanside.ca.us/pdf/2-9-2010_SR_HPAC_1.pdf) I did not see any of my previous letters and wanted to forward the below to you to for addition to the report.

Thank You,  
Ron Peters

----- Forwarded Message -----

**From:** ron Peters <riverranchron@sbcglobal.net>  
**To:** jwood@ci.oceanside.ca.us; rchavez@ci.oceanside.ca.us; jfeller@ci.oceanside.ca.us; jkern@ci.oceanside.ca.us; esanchez@ci.oceanside.ca.us  
**Cc:** weber-inc@cox.net; trhammond47 <trhammond47@msn.com>; Arnold Pollack <Arnoldo249@aol.com>; Fan Xu <fanxu001@gmail.com>; Ken Noonan <KNoonan@oside.k12.ca.us>; Jerry Kirtley <CARBUF2@aol.com>; Ofelia Karagozian <ofelia.karagozian@gmail.com>; Randal Kaufman <randalkaufman@sbcglobal.net>; Tom McMahon <ttjmcMahon@cox.net>  
**Sent:** Sat, June 2, 2007 6:41:17 PM  
**Subject:** Proposed Oceanside site of the Fellowship Center

Dear Mayor and City Council Members

I am the President of the River Ranch Homeowners Association and a Neighborhood Watch Block Captain. I recently became aware of the fact that an Escondido company "the Fellowship Center" wants to build a 16,000 sqft Drug and alcohol recovery center that will house 59 men next to the Mission San Luis Rey and next to our gated community of 338 homes. I am not happy with this and I can assure you that I speak for many of the other homeowners here too. I am the person that put out the flyer to every homeowner in our community alerting them that this is proposed and upcoming on the city's agenda. This is a major concern for our community and that of the Mission San Luis Rey and the San Luis Rey Homes inc. This proposed site would take the place of what is currently a single family dwelling and is within a historic overlay district. This site is also extremely close to the Mission's School as well as Nichols Elementary School and not far from the the new construction site of Cesar Chavez Middle school and along the path traveled daily by children go to and coming from both Martin Luther King middle school and El Camino High School.

Besides it being so close to all these schools they would most likely begin to hang out in the new park being developed next to Cesar Chavez middle school. It would also detract from the Mission San Luis Rey and its Historical look and feel and our great city's ties with the Mission. It will bring down the home values in the area and the crime rates will go up. We are very fortunate to have a great community that is quiet and has very little crime but It is a fact that most Drug and Alcohol addicts do **NOT** recover the first few times trying. Most "fall off the wagon" several times. **We do not want them falling off here!** When they do fall off we do not want the drug dealers waiting in our area for them or the gang activity that usually accompanies the drugs. We also do not want the increased crime as they steal to support their habits.

Our Police department has enough to do without having this to worry about. Do we really have the EXTRA resources in the Police department and Code enforcement to deal with all the future problems that WILL come from allowing this.

I would be happy to speak to you in person about this. I will be following this item closely and plan to attend any public meetings concerning it.

This is a concern for our community, our children's safety, our school district, and our city leaders.

Extremely Concerned  
Ron Peters

Tuesday, February 02, 2010

Oceanside City Council

Jim Woods, Mayer  
Ester Sanchez  
Jerome Kern  
Jack Feller

[jwood@ci.oceanside.ca.us](mailto:jwood@ci.oceanside.ca.us)  
[esanchez@ci.oceanside.ca.us](mailto:esanchez@ci.oceanside.ca.us)  
[jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us)  
[jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us)

City Staff

Peter Weiss, City Manager  
John Mullen, City Attorney  
Richard Greenbauer, Planner

[pweiss@ci.oceanside.ca.us](mailto:pweiss@ci.oceanside.ca.us)  
[jmullen@ci.oceanside.ca.us](mailto:jmullen@ci.oceanside.ca.us)  
[rgreenbauer@ci.oceanside.ca.us](mailto:rgreenbauer@ci.oceanside.ca.us)

RE: Conflict of Interest by Mr. Greg Root, OHPAC & Mr. Paul Savo, Fellowship Center

First I want to thank Jerome Kern and Ester Sanchez for answering my previous emails on this subject. I really wish I was writing about so many wonderful subjects other than this black eye the city seems to be experiencing.

I am compelled to write you with what should be obvious to anyone that there are members in the City employ that are bias in favor of Mr. Savo, Director of the Fellowship Center. To pull the Fellowship item from the Agenda of the Planning Commission and say that the Environmental process must be completed before any further hearings are held is false. The statements made by city officials about the environmental process being required gave the public an assurance that this gross misconduct was getting sanctioned, all be it extremely minimal, however the Conflict of Interest committed by Mr. Savo and Mr. Root obviously is of no concern to the Oceanside City officials [who are suppose to be looking after the interests of all ordinary citizens].

The hearings are going forward and the Historic Preservation Advisory Commission is not only having a hearing they are calling a special hearing with very little notice. The Commissioners should be ashamed to participate in this sham and they should be aware that the action they have taken to hold a special hearing with barely a weeks notice shows the public that they have no interest in even slightest to appear unbiased or that they are interested in ethical conduct of their fellow Commissioners. They should be calling for the resignation of Mr. Root but they are also not doing that.

Likewise all city officials are looked at with skepticism and distrust which can only be changed by city officials taking action to prevent this bias from continuing. Their credibility is at stake. Will the city take action to see that this project is handled with the public interest coming first or will it just let the current wave of injustice ride?

There are many that will not write because they just don't think that anyone in the city cares how they feel. I however will not sit back without contacting all of you to let you know that I am appalled, disgusted and angry.

Sincerely,

Kathleen Talley  
55 Hummingbird Lane  
Oceanside, CA 92057

## Richard Greenbauer

---

**From:** Mark Cristobal [mcristobal1@gmail.com]  
**Sent:** Tuesday, February 02, 2010 3:15 PM  
**To:** Richard Greenbauer  
**Subject:** RE: General Plan Amendment 3-07

RE: General Plan Amendment 3-07

Dear Mr. Greenbauer,

I want to express that I strongly feel that this is not a good site for this proposed facility. This is far to close in proximity to the school OMMS. My child attends OMMS and I am a concerned parent who does not want this facility so close to the school.

--

Thanks,

Mark Cristobal

## Richard Greenbauer

---

**From:** kay2010@cox.net  
**Sent:** Thursday, February 04, 2010 9:50 AM  
**To:** Richard Greenbauer  
**Subject:** Fwd: Fellowship Rehabilitation Center

> Date: Wed, 3 Feb 2010 19:09:49 -0800  
> From: <kay2010@cox.net>  
> To: lynn.shoger@att.net  
> Subject: Fellowship Rehabilitation Center

>  
> Dear Commissioner Shoger:

>  
> First of all, I would like to thank you for your assistance to our City. I am looking forward to attending the Historical Preservation Commission meeting on 2/9/2010. I sent the following information to the City Planning Commissioners and I am sending it on to you.

>  
> Since the zone change requests for the Fellowship Project are so incompatible with the area in so many respects. I am making the following suggestions and comments.

> Since Mr. Savo and his group feel that the Escondido site is so successful, perhaps they should try to replicate it in some area of Oceanside or Vista in which there are several vacant buildings that have the same or similar zoning designation as the site in Escondido, which is zoned Hospital/Professional. In this economy it should not be difficult to find such an area.

> This solution would be a win-win for the surrounding children, schools, communities and State and Federal taxpayers.

> Are the State and Federal Taxpayers to pay for the millions and millions of dollars that it will cost to construct this building? With essential services like police, fire, medical, etc. being reduced, along with school, library, and park services being reduced in so many cities and states, why is the funding still available for a project like this?

> According to Mr. Savo's own brochure, the statistics for funding he receives are as follows:

> 47% of funds come from "Government"

> 28% of funds come from "Participant fees" (however the brochure states that those without income or financial assistance are not denied. So where does this 28% actually come from since the brochure states that 82% of the men were unemployed and 55% were homeless when admitted to the program?) Do some of these funds also come indirectly from the Taxpayer?

> 20% are "Private Contracts" What does that mean? Are these funds ultimately also from the Taxpayer?

> 2% from "other"

> Only 3% are from "Donations"

> Mr. Savo's brochure also states that 68% of the discharged participants had jobs, and the remaining were in school or employment training, which is quite a surprising statistic. I am quite sure this will not be the case in this economy.

> The brochure is evidently using 2005 statistics. I looked on the web for something more recent, however, it seems that his web site has not been available for quite some time.

> Why do they need a new building? Numerous facilities that serve many more people have needed new buildings for many years, such as Tri-City Hospital, schools, medical centers, etc. and they are not able to have new buildings.

> It seems that most of the proponents for this project are in some way making money from the Rehabilitation Project being built at this site. I do not believe any of these people live anywhere near this area.

> Sincerely,

> Patricia Hunt, 193 Flicker Lane, Oceanside, 722-5404

>

## Richard Greenbauer

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**From:** kay2010@cox.net  
**Sent:** Thursday, February 04, 2010 10:37 AM  
**To:** Richard Greenbauer  
**Subject:** Letter for Historic Commission Members Meeting on 2/9/2010

February 4, 2010

To: Historic Preservation Commission Members:

I am opposed to the Fellowship Rehabilitation Center being located at this site. First of all, I must say it has been very difficult to inform concerned citizens about this rehearing since it was rescheduled within such a short time frame.

At the last hearing on December 1, 2009, it seems you were not convinced by the Oceanside staff recommendations, or by overwhelming number of negative letters and comments regarding the inappropriate proposed use, or by the petitions with over 200 names of Oceanside city residents, who live within 1,000 feet of this site who object to the proposed use. Who spoke in favor of the Project? Paul Savo, his architect, another one of his business associates and a couple of people who do not even live near this area.

The City has already expended enormous amounts of time and money on this project, how much more is the City expected to do? I believe Mr. Savo still has many outstanding issues to deal with, including easement and storm drain and water run-off concerns. Shouldn't all of the outstanding issues be approved before the City spends any more time or money?

The changes in the land use that Paul Savo requests are not consistent with the Mission San Luis Rey Historic Area goals and objectives as identified in the City of Oceanside's "Mission San Luis Rey Historic Area Development Program and Design Guidelines".

It is also inconsistent with the General Plan Land Use Element and would negatively impact the area, including the Historic Mission San Luis Rey, which is a National Historic Landmark. In addition, the Mission brings tourists and much needed income to the City.

Approval of the proposed use would allow spot zoning in the City and would set a precedent for other property owners and developers to request and expect monumental changes for their property.

The City staff has found that typical facilities of this nature are in predominately urbanized areas within close proximity to major transportation corridors and public transit facilities. Examples of these areas are near Brother Benno's Center on Production Avenue, which is located much closer to the city center or another area that is north of Oceanside Boulevard and west of College Avenue. Both of these areas are zoned more appropriately for such a use.

The overall land use would be a benefit to the community but not the current proposed location.

Thank you.

Patricia Hunt 193 Flicker Lane, Oceanside

February 4, 2010

Oceanside Historic Preservation Advisory Commission  
300 N. Coast Highway  
Oceanside, CA 92054

Received  
FEB 4 2010  
Planning Division

Section 14A.2.b.6 of the Historical Preservation Advisory Commission Ordinance NO 82-41 states: Stabilize and improve property values and increase economical financial benefits to the city and its inhabitants.

I do not feel the proposed project meets that objective, especially in light of the major financial difficulties faced by the City today. The addition of this Project with structure and Personnel has to result in increased demand for all City services, resulting in higher costs for a City with current budget problems.

As an example:

Fellowship Project	242 Bluebird Lane Mobile Home
Area 1 acre	0.0879*
Building 2 bedroom 1 bath 2 car garage	2 bedroom 2 bath carport
Living area 1780 square feet	2180 square feet
Taxes \$23.00 (2009)	\$776.78 (2008/2009)
Source First American Title	San Diego County tax bill

As noted above the tax for my property is 32+times that of the present Fellowship property.

Since the Corporation is non-profit tax exempt, I suspect their future taxes would be minimal. It is also of interest that the Escondido facility derives over 50% of its revenue from government sources. I can only assume that means increased costs for each resident of the City of Oceanside, the County and the State in one form or another, with minimal or no tax contribution.

I urge the Commission to carefully consider the increased cost of services and tax revenues for this Project and find it fails to meet the requirements cited in the ordinance No 82-41.

Respectfully;



Donald F, Robb  
242 Bluebird Lane  
Oceanside, CA 92057

\*Property is 1/328<sup>th</sup> of the 28.860-acre San Luis Rey Mobile Home Park.  
cc: Richard Greenbauer, Planning Department

David Clark 4108 Mission Ave. #C, Oceanside CA 92057 Phone 760.529.7858

February 4, 2010

Received  
FEB 4 2010  
Page 1 of 3  
Planning Division

To: Claudia Troisi, Chairperson, Planning Commission, Commission Chairman Shoger, and

John P. Mullen, City Attorney, City of Oceanside, 300 North Coast Highway, Oceanside, CA

**Subject: Request for Cancellation of Scheduled Special Meeting, Oceanside Historic Preservation Advisory Commission, to be held February 9, 2010 "Commission".**

RE: Proposed Zone Amendment, The Fellowship Center, Inc., 4152 Mission Ave., Oceanside, CA 92057 "Project".

Dear Messer's Troisi and Mullen:

On behalf of the Community of Oceanside, I herein make this formal request of you to **Cancel the scheduled meeting of the Commission to be held February 9, 2010**. This request is based on the following issues, authorities, Oceanside City Ordinance, and California Statutory Code:

- 1. The Commission has not given proper "Notice" to the Community or Blade Tribune as required under Oceanside City Code. Ordinance 82-41, Ralph M. Brown Act.**
- 2. The Approval by the Commission on December 1, 2009 is Void as a result of Conflict of Interest Crimes by Gregory Root, Vice-Chairman. PPRA (1974)**
- 3. The Commission has not requested or completed, reviewed, or required "Documentation" and "Commission's Report" regarding the Project pursuant to Chapter 14 of the Oceanside City Ordinance 82-41**
- 4. The Commission has not complied with Chapter 14, Section 14A.5, "Rules and Regulations" of the Commission or Oceanside City Code Ordinance.**

**Restatement of Facts:** On January 9, 2010, a Mr. Gregory R. Root approached, in person, the lone Elsner, an Owner of the adjacent property located at 4108 Mission Ave., Oceanside, CA 92057. He introduced himself as an "employee" of Mr. Paul Savo, CEO, The Fellowship Center, Inc. Further, he was a public relations Representative of Mr. Savos' Company; and that they also were "personal friends". Further, that, his purpose was to gain our support for the Project known as The Fellowship Center, next door. Mr. Root made **no mention** of the fact that he also was the Vice-Chair of the Oceanside Historic Preservation Advisory Commission.

The Agenda of the Oceanside Historic Preservation Advisory Commission dated on December 1, 2009, gave its Approval of the Project with Mr. Root Vice-Chair voting in Favor of the Project. However, Mr. Root has a "Financial Interest" in the Project.

The Community is **Strongly Opposed** the Project on the basis that the Project is a gross violation of the General Plan, it requires a **Zoning Change, Grading and Parking Violations, OCC 82-41, and requires a Conditional Use Permit. More importantly, that the permanent introduction of no less than fifty nine (59) Alcoholics, Drug Addicts, Child Molesters', Felons, and/or Parolees** is a Social Issue of staggering proportions. That is, to the extent that the entire immediate surrounding Community of young Children, Schools, Playgrounds, Single Women, Retired Adults, and Families will thereafter live in constant fear of harm, crime or molestation. The peace and quiet of the neighborhood will be destroyed. This Project will destroy the community; further, we will have an exodus of quality tenants resulting in huge financial losses.

Therein, Mr. Root proceeded to make "offers of inducements". One inducement was along the line of: "to plant more trees" to mask the huge block house type structure and reduce the noise from delivery and trash trucks along our common fence, only 30" tall.

Therefore, this letter shall serve as a request for investigation as to the acts and conduct of Mr. Root and Mr. Paul Savo. He (Root) has signed the required Fair Political Practices Commission, California Form 700, "Statement of Interests" on March 24, 2009. Therein, he states "No reportable interests on any schedule" of income or business positions. His "Statement" and employment appears to be in direct conflict with the requirements of the State of California Government Code:

**Section § 18438.7 Prohibition and Disqualification Under Government Code Section 84308.**

(a) An Officer knows or has reason to know that a person (he) has a financial interest in the decision in a proceeding if:

(1) (2) The person is a party, or the person is a participant and reveals facts in his written or oral support before the agency which make the person's interest apparent.

**Section § 18703.3. Economic Interest, Defined: Source of Income.**

(a)(1) For purposes of *Disqualification* under Government Code sections 87100 and 87103, a public official has an economic interest in any person from whom he received income, including commission income, incentive income and incentive compensation as defined in this regulation...including income promised to the public official but not yet received by him.

**Oceanside, California, Code of Ordinances, Article XI-Conflict of Interest Code.**

**Sec. 2.63. Disclosure.** Members of city boards, commissions and committees subject to conflict of interest disclosure requirements.

(b) Income...or gifts of fifty dollars (\$50.00) in any business entity with an employer... Statements...required.

Reasonable Conclusion and Request:

Based on the forgoing, the conclusion can be drawn that a bona fide Conflict of Interest exists. Logic follows that:

1. The Oceanside Historic Preservation Advisory Commission recommendation dated December 1, 2009 shall be deemed an "invalid recommendation" and **Void**; further, the Document shall be removed from the Public Record as it is void. PPRA of 1974, Oceanside City Ordinance.
2. Mr. Gregory R. Root is in Violation of the referenced Statutes, Codes, Ordinances and Penal Code. He should be investigated for Conflict of Interest, Ethical Issues relating to a public figure, and his improper Conduct. Subsequently, he should **resign or be removed** his position as Vice-Chairman. Oceanside City Code Ordinance.

Attachments:

1. Fair Political Practices Complaint, dated February 4, 2010
2. Conflict of Interest, State of California Political Practices Reform Act of 1974, PPRA

Respectfully,

A handwritten signature in cursive script that reads "David Clark".

David Clark, Owner/Trustee

**February 4, 2010**  
**David Clark**  
**Exhibit 1**

## **POLITICAL REFORM ACT of 1974**

**V.**

### **PENALTIES, ENFORCEMENT AND PROSPECTIVE ADVICE UNDER THE POLITICAL REFORM ACT OF 1974**

Government Code Sections 83114-83123 and 91000 Et Seq.

#### **A. PENALTIES AND ENFORCEMENT**

The Political Reform Act of 1974 (hereinafter, "Act") provides administrative, civil and criminal penalties for its violation. In past years, the Fair Political Practices Commission (hereinafter, "FPPC") and local district attorneys have brought numerous enforcement actions that have resulted in millions of dollars of fines. The Attorney General and the district attorney have concurrent jurisdiction over criminal violations at the state level. (§ 91001(a).) If you have a question about a potential violation of the Act you should contact the FPPC's enforcement division (428 J Street, 7th Floor, Sacramento, CA 95814, (916) 322-6441 or 1-800-561-1861) or your local district attorney. You can also utilize the FPPC's website at: <<http://www.fppc.ca.gov>>.

Civil prosecution may be pursued by various persons, including residents of the jurisdiction, depending upon the circumstances. (§ 91001 et seq.)

Administrative penalties are levied by the FPPC after a hearing or stipulation. (§ 83116.) Administrative penalties include a \$5,000 fine per violation, cease and desist orders, and orders to file reports, etc. (§ 83116.) The FPPC has the authority to bring administrative actions against both state and local officials. (§ 83123; see also *McCauley v. BFC Direct Marketing* (1993) 16 Cal.App.4th 1262, 1268-69.

#### **B. THE BASIC PROHIBITION**

Briefly stated, Government Code section 84308 provides the following:

- (1) The law applies to proceedings on licenses, permits, and other entitlements for use pending before certain state and local boards and agencies.
- (2) Covered officials are prohibited from receiving or soliciting campaign contributions of more than \$250 from parties or other financially interested persons during the pendency of the proceeding and for three months after its conclusion. Note: Local laws may impose limits on campaign contributions that are lower than \$250. (§ 85703 et seq.)
- (3) Covered officials must disqualify themselves from participating in the proceeding if they have received contributions of more than \$250 during the previous 12 months from a party or a person who is financially interested in the outcome of the proceeding.

(4) At the time parties initiate proceedings, they must list all contributions to covered officials within the previous 12 months.

(5) The law expressly exempts directly elected state and local officials except when they serve in a capacity other than that for which they were directly elected.

\*Selected statutory materials appear in appendix E (at p. 162).

3All section references in this chapter hereafter refer to the Government Code unless otherwise specified.

53

A more comprehensive description of the provisions of section 84308 is set forth below. If you have specific questions, you should consult the actual wording of the statute, and the regulations of the Fair Political Practices Commission (hereinafter, "FPPC").

### **C. PERSONS COVERED**

The law applies to two types of individuals: covered officials and interested persons.

Covered officials typically include state and local agency heads and members of boards and commissions. (§§ 84308(a)(3) and 84308(a)(4); Cal. Code Regs., tit. 2, § 18438.1.)

Alternates to elected or appointed board members and candidates for elective office in an agency also are covered. (§ 84308(a)(4); Cal. Code Regs., tit. 2, § 18438.1(c).) Covered officials do not include city councils, county boards of supervisors, the Legislature, constitutional officers, the Board of Equalization, judges and directly elected boards and commissions. However, these officials are not exempt from coverage when they sit as appointed members of other boards or bodies (e.g., joint powers agencies, regional government bodies, etc.). (§ 84308(a)(3), (a)(4); Cal. Code Regs., tit. 2, § 18438.1.)

Interested persons refers to persons who are financially interested in the outcome of specified proceedings (e.g., parties and participants). Parties (e.g., applicants or subjects of the proceeding) are always presumed to be financially interested in the outcome. In addition, persons or entities that satisfy both of the following criteria are financially interested and are called "participants": (1) they foreseeably would be materially financially affected by the outcome of the decision as those terms are defined in Government Code section 87100 et seq.; and (2) they have acted to influence the decision through direct contacts with the officials or their staffs. (§ 84308(a)(1), (a)(2), (b) and (c); Cal. Code Regs., tit. 2, § 18438.4.)

BILL NUMBER: SB 923 CHAPTERED 09/10/01

CHAPTER 282  
FILED WITH SECRETARY OF STATE SEPTEMBER 10, 2001  
APPROVED BY GOVERNOR SEPTEMBER 8, 2001  
PASSED THE SENATE AUGUST 23, 2001  
PASSED THE ASSEMBLY AUGUST 20, 2001  
AMENDED IN ASSEMBLY JULY 19, 2001  
AMENDED IN SENATE MAY 7, 2001

INTRODUCED BY Senator McPherson

FEBRUARY 23, 2001

An act to amend Sections 68, 86, and 93 of the Penal Code, relating to bribery.

LEGISLATIVE COUNSEL'S DIGEST

SB 923, McPherson. Bribery: punishment.

Existing law makes it a crime punishable by imprisonment in the state prison for 2, 3, or 4 years for any executive or ministerial officer, employee or appointee of the State of California, county or city or political subdivision of this state or any member of either of the houses composing the Legislature of this state or any judicial officer, juror, referee, arbitrator, or umpire, and any person authorized by law to hear or determine any question or controversy to ask, receive, or agree to receive, any **bribe** under specified circumstances.

This bill would include in this punishment, in cases in which no **bribe** has been actually received, a restitution fine of not less than \$2,000 or not more than \$10,000 or, in cases in which a **bribe** was actually received, a restitution fine of at least the actual amount of the **bribe** received or \$2,000, whichever is greater, or any larger amount of not more than double the amount of any **bribe** received or \$10,000, whichever is greater. In each case, the bill would require the court to consider the defendant's ability to pay the restitution fine.

THE PEOPLE OF THE STATE OF CALIFORNIA DO ENACT AS FOLLOWS:

SECTION 1. Section 68 of the Penal Code is amended to read:

68. (a) Every executive or ministerial officer, employee or appointee of the State of California, county or city therein or political subdivision thereof, who asks, receives, or agrees to receive, any **bribe**, upon any agreement or understanding that his or her vote, opinion, or action upon any matter then pending, or that may be brought before him or her in his or her official capacity, shall be influenced thereby, is punishable by imprisonment in the state prison for two, three, or four years and, in cases where no **bribe** has been actually received, by a restitution fine of not less than two thousand dollars (\$2,000) or not more than ten thousand dollars (\$10,000) or, in cases where a **bribe** was actually received, by a restitution fine of at least the actual amount of the **bribe** received or two thousand dollars (\$2,000), whichever is greater, or any larger amount of not more than double the amount of any **bribe** received or ten thousand dollars (\$10,000), whichever is greater, and, in addition thereto, forfeits his or her office, employment, or

appointment, and is forever disqualified from holding any office, employment, or appointment, in this state.

(b) In imposing a restitution fine under this section, the court shall consider the defendant's ability to pay the fine.

SEC. 2. Section 86 of the Penal Code is amended to read:

86. Every member of either of the houses composing the Legislature of this state who asks, receives or agrees to receive, any **bribe**, upon any understanding that his or her official vote, opinion, judgment or action shall be influenced thereby, or shall give, in any particular manner, or upon any particular side of any question or matter upon which he or she may be required to act in his or her official capacity, or gives, or offers or promises to give, any official vote in consideration that another Member of the Legislature shall give this vote either upon the same or another question, is punishable by imprisonment in the state prison for two, three, or four years and, in cases where no **bribe** has been actually received, by a restitution fine of not less than two thousand dollars (\$2,000) or not more than ten thousand dollars (\$10,000) or, in cases where a **bribe** was actually received, by a restitution fine of at least the actual amount of the **bribe** received or two thousand dollars (\$2,000), whichever is greater, or any larger amount of not more than double the amount of any **bribe** received or ten thousand dollars (\$10,000), whichever is greater.

In imposing a fine under this section, the court shall consider the defendant's ability to pay the fine.

SEC. 3. Section 93 of the Penal Code is amended to read:

93. (a) Every judicial officer, juror, referee, arbitrator, or umpire, and every person authorized by law to hear or determine any question or controversy, who asks, receives, or agrees to receive, any **bribe**, upon any agreement or understanding that his or her vote, opinion, or decision upon any matters or question which is or may be brought before him or her for decision, shall be influenced thereby, is punishable by imprisonment in the state prison for two, three, or four years and, in cases where no **bribe** has been actually received, by a restitution fine of not less than two thousand dollars (\$2,000) or not more than ten thousand dollars (\$10,000) or, in cases where a **bribe** was actually received, by a restitution fine of at least the actual amount of the **bribe** received or two thousand dollars (\$2,000), whichever is greater, or any larger amount of not more than double the amount of any **bribe** received or ten thousand dollars (\$10,000), whichever is greater.

(b) In imposing a restitution fine under this section, the court shall consider the defendant's ability to pay the fine.



**Complaint**

**Person or Persons who Allegedly Violated the Political Reform Act:** (If there are multiple parties involved, attach additional pages as necessary.)

Last Name: Root

First Name: Gregory

Street Address:  
404 Hoover Street

City: Oceanside State: CA

Zip: 92054 - \_\_\_\_\_

Telephone: ( 619 ) 733 - 7456

Fax: (        ) \_\_\_\_\_ - \_\_\_\_\_

E-mail: gregroot@cox.net

**Provision or Provisions of the Political Reform Act Allegedly Violated:** (If specific sections are not known, please provide a brief summary of the nature of the violation(s), and when it (they) occurred.) **You must state the suspected violation(s) on this form.**

Mr. Gregory Root is the Vice Chair, Oceanside Historical Preservation Commission. He is also being paid by Mr. Paul Sarvo, CEO, The Fellowship Center, Inc. Acting as Vice Chair, Mr. Root voted in favor of The Fellowship Center to be built at 4152 Mission Ave., Oceanside, Ca.

This is a Conflict of Interest and also involves bribery between the two individuals.

This occurred on several occasions and on January 9, 2010.

Mr Root is both a Commission Member of the City of Oceanside, Ca and and paid by Mr. Sarvo, Developer of the proposed Fellowship Center, Oceanside, CA.

Mr. Root has violated FPPC 83116, 84308(a)(3), 84308(a)(4), 83114-83123, 91001, CA CODE 18438.4.

I have notified John P. Mullen, City Attorney, Oceanside, CA 92054 regarding this Conflict of Interest and Bribery on January 13, 2010 an requested the resignation of Mr. Root.

The OHPC Commission has an Emergency Meeting on February 9, 2010 in violation of the Brown Act without proper Notice. The Commission's Approval of the Project is in violation of Chapter 14 of the Oceanside City Ordinance, any Approval of Resolution No 2009-H03 is void.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Description, With as Much Particularity as Possible, of Facts Constituting Alleged Violation and how you have personal knowledge that it occurred\*\***

On January 9, 2010, Mr. Gregory Root approached lone Elsner representing Mr. Sarvo, this was unsolicited. He said that he was an employee of Mr. Sarvo. Mr. Root was also an acting Commissioner of the Oceanside Historic Preservation Advisory Commssion. He hid the fact that he was a Commissioner. He attempted to offer inducements in order to gain her support for the Project located next door. He has made offers to still additional individuals of other adjoining properties. This is a Conflict of Interest, Mr. Rood should be removed from his Office as a Commissioner.

\*\*Please attach copies of any available documentation that is evidence of the violation, (for example, checks, campaign materials, etc., if applicable to the complaint). Note that a newspaper article is NOT considered evidence of a violation.

**Name and Addresses of Potential Witnesses, in addition to yourself, if Known:**

Last Name: Elsner

First Name: lone

Street Address:  
4108 Mission Ave

City: Oceanside State: Ca

Zip: 92057 - \_\_\_\_\_

Telephone: ( 760 ) 757 - 8757

Fax: (        ) \_\_\_\_\_ - \_\_\_\_\_

E-mail: none

Last Name: \_\_\_\_\_

First Name: \_\_\_\_\_

Street Address:  
\_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_

Zip: \_\_\_\_\_ - \_\_\_\_\_

Telephone: (\_\_\_\_) \_\_\_\_\_ - \_\_\_\_\_

Fax: (\_\_\_\_) \_\_\_\_\_ - \_\_\_\_\_

E-mail: \_\_\_\_\_

Last Name: \_\_\_\_\_

First Name: \_\_\_\_\_

Street Address:  
\_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_

Zip: \_\_\_\_\_ - \_\_\_\_\_

Telephone: (\_\_\_\_) \_\_\_\_\_ - \_\_\_\_\_

Fax: (\_\_\_\_) \_\_\_\_\_ - \_\_\_\_\_

E-mail: \_\_\_\_\_

**I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.**



\_\_\_\_\_  
(Signature)

February 4, 2009

\_\_\_\_\_  
(Date)

David Clark  
\_\_\_\_\_  
(Please print your name)

February 4, 2010

To: Historic Preservation Commission Members:

I am opposed to the Fellowship Rehabilitation Center being located at this site.

First of all, I must say it has been very difficult to inform concerned citizens about this rehearing since it was rescheduled within such a short time frame.

At the last hearing on December 1, 2009, it seems you were not convinced by the Oceanside staff recommendations, or by overwhelming number of negative letters and comments regarding the inappropriate proposed use, or by the petitions with over 200 names of Oceanside city residents, who live within 1,000 feet of this site who object to the proposed use. Who spoke in favor of the Project? Paul Savo, his architect, another one of his business associates and a couple of people who do not even live near this area.

The City has already expended enormous amounts of time and money on this project, how much more is the City expected to do? I believe Mr. Savo still has many outstanding issues to deal with, including easement and storm drain and water run-off concerns. Shouldn't all of the outstanding issues be approved before the City spends any more time or money?

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It is also inconsistent with the General Plan Land Use Element and would negatively impact the area, including the Historic Mission San Luis Rey, which is a National Historic Landmark. In addition, the Mission brings tourists and much needed income to the City.

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The City staff has found that typical facilities of this nature are in predominately urbanized areas within close proximity to major transportation corridors and public transit facilities. Examples of these areas are near Brother Benno's Center on Production Avenue, which is located much closer to the city center or another area that is north of Oceanside Boulevard and west of College Avenue. Both of these areas are zoned more appropriately for such a use.

The overall land use would be a benefit to the community but not the current proposed location.

Thank you.

Patricia Hunt 193 Flicker Lane, Oceanside

Received

FEB 4 2010

Planning Division

## Richard Greenbauer

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**From:** oceanelly@cox.net  
**Sent:** Friday, February 05, 2010 4:36 PM  
**To:** Richard Greenbauer  
**Subject:** Fellowship Rehabilitation Center

I think it would be nice to have the Center on the site designated as it would improve the neighborhood. These men are only trying to get well. They are not bad people trying to get good, they are sick people trying to get well. The street and areas surrounding the area would be greatly improved and maintained.

Please let them have this Center.

Thank you, Eleanor Miller, 227 Bluebird Lane, Oceanside, CA 92057  
Phone: 760-439-4575

**Richard Greenbauer**

---

**From:** Liddellhl@aol.com  
**Sent:** Friday, February 05, 2010 1:18 PM  
**To:** Richard Greenbauer  
**Subject:** (no subject)

My name is Helene Liddell, I reside at San Luis Rey Mobile Homes.  
I am a retired nurse so am aware of the operation of a Rehab.Center and I have no objection,  
to a 59 bed denter being built.</HTML>

**Richard Greenbauer**

---

**From:** Kathleen Talley [kprivate3@att.net]  
**Sent:** Friday, February 05, 2010 11:21 AM  
**Subject:** OHPAC 2/9/2010 Resolution #2010-H01 - The Fellowship Center

RE: OHPAC 2/9/2010 Resolution #2010-H01 - The Fellowship Center

I have copy of the 3 page Resolution that was copied from the City's web page under OHPAC staff reports. The resolution states on page 2 of the first paragraph "...a **procedural issue arose** and resulted in the OHPAC action being nullified, and a no action determination being made by the City Attorney."

It is my understanding that Mr. Mullen, the City Attorney, made the no action determination because Mr. Greg Root had a conflict of interest with Mr. Paul Savo the Director of the Fellowship Center project. Plus the City Attorney determined that Mr. Root was recused from voting at this 2/9/2010 hearing. A procedural issue is far from conflict of interest and unethical behavior which does not give the public the transparency they deserve from local government.

The Resolution should accurately state the reason the project is being reheard and the Mr. Root is not permitted to vote. Additionally because he cannot vote he should not be allowed to be at the hearing and should not be considered present for a quorum at this or any hearing that the Fellowship Center project is on the Agenda.

Sincerely,

Kathleen Talley  
55 Hummingbird Lane  
Oceanside , CA 92057

## Richard Greenbauer

---

**From:** Liddellhl@aol.com  
**Sent:** Friday, February 05, 2010 1:18 PM  
**To:** Richard Greenbauer  
**Subject:** (no subject)

My name is Helene Liddell, I reside at San Luis Rey Mobile Homes.  
I am a retired nurse so am aware of the operation of a Rehab.Center and I have no objection,  
to a 59 bed denter being built.</HTML>

## Richard Greenbauer

---

**From:** Patte Prentiss [patteprentiss@yahoo.com]  
**Sent:** Saturday, February 06, 2010 9:03 PM  
**To:** Richard Greenbauer  
**Subject:** Fw: Fellowship Rehab project

--- On Fri, 2/5/10, Patte Prentiss <[patteprentiss@yahoo.com](mailto:patteprentiss@yahoo.com)> wrote:

**From:** Patte Prentiss <[patteprentiss@yahoo.com](mailto:patteprentiss@yahoo.com)>  
**Subject:** Fellowship Rehab project  
**To:** [rgreenbauer@ic.oceanside.ca.us](mailto:rgreenbauer@ic.oceanside.ca.us)  
**Date:** Friday, February 5, 2010, 11:20 PM

I am a neighbor of the project I live in the San Luis Reye Homes Inc., Over 55 senior mobile home park. We are all property owners here we own our homes and the land they stand on.

Will the men using this facility for a residence be screened for Megans Law violations. Will the residents be living here in order that the judges might not send them to jail and what kinds of crimes are they committing while they are under the influence. Will they be free to roam the neighbor hood. the Parks and School grounds and the Mission grounds. Will they be parolees of some sort and for what type of crimes.?? Thank you for taking time to answer my concerns. Patte Prentiss 276 Quail Lane, Oceanside, CA 92057 760-439-4784 cell 760-717-5787

## Richard Greenbauer

---

**From:** kay2010@cox.net  
**Sent:** Saturday, February 06, 2010 10:59 AM  
**To:** Richard Greenbauer  
**Subject:** Testimony Re 2/9 Meeting

February 4, 2010

To: Historic Preservation Commission Members:

I am opposed to the Fellowship Rehabilitation Center being located at this site.

First of all, I must say it has been very difficult to inform concerned citizens about this rehearing since it was rescheduled within such a short time frame.

At the last hearing on December 1, 2009, it seems you were not convinced by the Oceanside staff recommendations, or by overwhelming number of negative letters and comments regarding the inappropriate proposed use, or by the petitions with over 200 names of Oceanside city residents, who live within 1,000 feet of this site who object to the proposed use. Who spoke in favor of the Project? Paul Savo, his architect, another one of his business associates and a couple of people who do not even live near this area.

The City has already expended enormous amounts of time and money on this project, how much more is the City expected to do? I believe Mr. Savo still has many outstanding issues to deal with, including easements, storm drains, and numerous other critical requirements.

Shouldn't Mr. Savo have to obtain approval of the outstanding requirements before the City spends any more time or money? Are other property owners afforded the same treatment Mr. Savo has received in regard to the amount of time and money expended on this Project?

The changes in the land use that Paul Savo requests are not consistent with the Mission San Luis Rey Historic Area goals and objectives as identified in the City of Oceanside's "Mission San Luis Rey Historic Area Development Program and Design Guidelines".

It is also inconsistent with the General Plan Land Use Element and would negatively impact the area, including the Historic Mission San Luis Rey, which is a National Historic Landmark. In addition, the Mission brings tourists and much needed income to the City.

Approval of the proposed use would allow spot zoning in the City and would set a precedent for other property owners and developers to request and expect monumental changes for their property.

The City staff has found that typical facilities of this nature are in predominately urbanized areas within close proximity to major transportation corridors and public transit facilities. Examples of these areas are near Brother Benno's Center on Production Avenue, which is located much closer to the city center or another area that is north of Oceanside Boulevard and west of College Avenue. Both of these areas are zoned more appropriately for such a use.

The overall land use would be a benefit to the community but not the current proposed location.

Thank you for you service to our City.

Patricia Hunt 193 Flicker Lane, Oceanside

## Richard Greenbauer

---

**From:** Adeliza Levitch [addylevitch@hotmail.com]  
**Sent:** Tuesday, February 09, 2010 12:12 PM  
**To:** Richard Greenbauer  
**Subject:** FW: Recovery Center

> Date: Tue, 9 Feb 2010 09:19:54 -0800  
> Subject: Recovery Center  
> From: [ofelia.karagozian@gmail.com](mailto:ofelia.karagozian@gmail.com)  
> To: [JWood@ci.oceanside.ca.us](mailto:JWood@ci.oceanside.ca.us); [jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us); [jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us);  
[esanchez@ci.oceanside.ca.us](mailto:esanchez@ci.oceanside.ca.us)

>  
> Dear City Council Members,  
>  
> I want to express my concerns, my family and I oppose on the proposed  
> recovery center on Mission San Luis Rey. As a resident of the River  
> Ranch community I have already communicated my opposition to all of  
> you previously.

>  
> I was happy to hear that on the December 1st Historic Commission  
> hearing was nullified because Mr. Greg Root [the Vice Chairman] and  
> Mr. Salvo [the project Director] were employee and employer and both  
> committed this conflict of interest.

>  
> They committed an Ethical breach and the City of Oceanside should not  
> allow them to continue with their plan which only has their own  
> interest and not the interest of the citizens of Oceanside. The  
> safety of our children, our senior citizens and our Historic  
> preservation should be the most important issues at stake in this  
> matter and we should not approve this recovery center in a residential  
> and school zoned area.

>  
> It seems to me that the City Attorney, Manager and City Council should  
> be stopping these hearings. I feel that The Fellowship Center is  
> being rewarded instead of being penalized with the Historic Commission  
> and the Planning Commission hearings going forward.

>  
> Changing the zone and general plan will destroy the Historic nature of  
> the area and will set a precedent for more large scale business  
> buildings on the one acre lots that are adjacent to the Fellowship  
> Center property that is now zoned residential.

>  
> I trust that we have a concern City Council tours the safety of the  
> citizens of Oceanside and at keeping our Historic preservation and  
> that you will vote NO on building the recovery center in the proposed  
> area.

>  
>  
> Concern Citizens  
> Ofelia Karagozian  
> Ronald Karagozian II

## Richard Greenbauer

---

**From:** Adeliza Levitch [addylevitch@hotmail.com]  
**Sent:** Tuesday, February 09, 2010 12:09 PM  
**To:** Richard Greenbauer  
**Subject:** FW: PLEASE VOTE NO TO RECOVERY CENTER

---

Date: Tue, 9 Feb 2010 09:55:20 -0800  
Subject: Re: PLEASE VOTE NO TO RECOVERY CENTER  
From: [greyes71@gmail.com](mailto:greyes71@gmail.com)  
To: [JWood@ci.oceanside.ca.us](mailto:JWood@ci.oceanside.ca.us); [jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us); [jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us);  
[esanchez@ci.oceanside.ca.us](mailto:esanchez@ci.oceanside.ca.us)

Good morning Respected City Officials,

Please hear me out.

As much as we support people who had given in to or have become victims of addictions and other vices, and would like to change for the better, let us be pragmatic and consider the sad news we hear oftentimes about convicts getting released from prison and right away, doing the same crime over. Child molesters, rapists, and drug dealers get featured on the news hours or days after release, because they hurt the members of the society again. Some people just can't kick out a bad habit.

People need help to recover and that is a noble cause to provide an environment for them to heal. BUT PLEASE let us not do that at the expense of the safety of the people who live their lives in peace, not committing crimes, and who care for their children and neighborhood.

If you are a parent, you understand how much we would give up everything to make sure our children live in a protected environment.

THE RECOVERY CENTER needs to be built BUT NOT few feet away from young children who walk to and from school, where residents enjoy life knowing they are safe, where hundreds of feet away are schools and churches where innocent citizens could easily be prey to criminal predators.

PLEASE DO YOUR DUTY TO PROTECT THE CITY YOU PROMISED TO SERVE.

God Bless,

Gerlanda D. Reyes  
760-268-8631

---

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## Richard Greenbauer

---

**From:** Adeliza Levitch [addylevitch@hotmail.com]  
**Sent:** Tuesday, February 09, 2010 12:09 PM  
**To:** Richard Greenbauer  
**Subject:** FW: PLEASE VOTE NO TO RECOVERY CENTER

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Date: Tue, 9 Feb 2010 09:55:20 -0800  
Subject: Re: PLEASE VOTE NO TO RECOVERY CENTER  
From: [greyes71@gmail.com](mailto:greyes71@gmail.com)  
To: [JWood@ci.oceanside.ca.us](mailto:JWood@ci.oceanside.ca.us); [jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us); [jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us);  
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## Richard Greenbauer

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**To:** Richard Greenbauer  
**Subject:** FW: Recovery Center

> Date: Tue, 9 Feb 2010 09:19:54 -0800  
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> From: [ofelia.karagozian@gmail.com](mailto:ofelia.karagozian@gmail.com)  
> To: [JWood@ci.oceanside.ca.us](mailto:JWood@ci.oceanside.ca.us); [jfeller@ci.oceanside.ca.us](mailto:jfeller@ci.oceanside.ca.us); [jkern@ci.oceanside.ca.us](mailto:jkern@ci.oceanside.ca.us);  
[esanchez@ci.oceanside.ca.us](mailto:esanchez@ci.oceanside.ca.us)

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> area.

> Concern Citizens  
> Ofelia Karagozian  
> Ronald Karagozian II

## Richard Greenbauer

---

**From:** Adeliza Levitch [addylevitch@hotmail.com]  
**Sent:** Tuesday, February 09, 2010 12:13 PM  
**To:** Richard Greenbauer  
**Subject:** FW: Proposed Rehab Center By Mission San Luis Rey

---

**From:** addylevitch@hotmail.com  
**To:** jwood@ci.oceanside.ca.us; jfeller@ci.oceanside.ca.us; jkern@ci.oceanside.ca.us;  
esanchez@ci.oceanside.ca.us  
**Subject:** Proposed Rehab Center By Mission San Luis Rey  
**Date:** Tue, 9 Feb 2010 09:05:05 -0800

Dear Mayor Wood and Council Members:

My name is Addy Levitch and I live in the community of River Ranch. My husband and I will like to express our concern and opposition to the building of the recovery facility that is being planed on the Mission San Luis Rey. As many of my neighbors have already expressed, this facility is of very high risk for us living around it. I'm sure you already know all the schools and families living right around it. These kind of facilities should be built in areas away from families and schools, not right in the middle of them as to introduce a threat to the community. As Mayor and Council Members, we voted for you all to protect and represent the people that live here and stand up for us when companies with big time layers come and present something like a recovery center in the midst of our schools and lives. We trust all of you to please not let this happen and protect our precious families and not wait till an awful crime happens.

I would like to tell you about an incident that just happened to me last night 2/8/10. I'm in my house mostly by myself with my 8 year old daughter because my husband has to travel for work almost every week. As I was getting home at about 6ish a stranger on a bicycle shows up and rings my door bell and asks for "Joe" which so happens to be the name of my husband. This person looked homeless and a little bit nervous. I said he wasn't here and he said that "Joe" told him to come to the 1st house on the left of the street. I said, sorry, he's not here and he left. I called my husband asking him if he had talked to any one like that and happened to tell them to come over. Of course he sais no and he was in LA at the moment and wanted me to call the police. I thought at first it wasn't a big deal but he did call the police. Before the police got here, this stranger came knocking on my door and ringing the bell a couple more times. I didn't answer because I was concerned by now from his insistance and the way he was knocking. A few minutes later, my neighbor across the street calls and asks if I'm ok. I told her what was happening and she said that this man had stopped at 2 other neighbors and was asking for a Joe and in which house did he live at. I came to find out that my neighbor was running around the neighborhood and saw this man also with the same description and she said hi and continued. She noticed when she looked back that the man had turned around and was coming back and she run back to her house and called her next door neighbor. She had seen another person with the stranger on a bicycle also going out of our back gate. This other neighbor was one that had talked to the stranger and she said he was asking for Joe also, so she then called security. My 3rd neighbor that spoke to the stranger said that she saw the man sitting at our front porch for a while. The police and security came out and did look around but they were already gone.

If we have a center right behind our homes, these kinds of episodes are going to be happening more often putting us at risk. We have a lot of kids here in the neighborhood running around and riding their bicycles and they feel pretty safe. We don't want to jeopardize this and be living in fear that something might happen to them. We want them to have the freedom to play outside and that's why we moved into a gated community. Even though it is gated, it's easy to just follow some one in.

Please, I'm asking you on behalf of all our neighbors not to allow this center to be built in this location.

We trust that you will protect all of us and our families to live safely in our community.

Sincerely,

Addy Levitch

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February 15, 2010

George Buell  
Director Development Services  
City of Oceanside  
300 North Coast Highway  
Oceanside, CA 92054-2824

In the Historic Preservation Advisory Commission Hearing on February 9, 2010, Richard Greenbauer, as Secretary for this Commission conducted himself in an exemplary manner. His courtesy to attendees stopping, myself included, their comments and opinions not in order at that moment, in a knowledgeable and professional manner is just one example.

On at least two occasions, when the Chair did not intercede, Mr. Greenbauer cautioned the speakers to keep their comments to the issues this Commission has been granted under the Ordinance. When the Chair proposed to suspend further comments, with many attendees still waiting to speak, Mr. Greenbauer, with great courtesy, professionalism and knowledge of the procedures, suggested to the Chair an alternative, which the Chair accepted. I believe this avoided animosity toward the Commission and perception that the Commission had already reached a decision.

I have had contact with Mr. Greenbauer over the past two to three years. In every contact, I was treated with great respect, receiving requested information in a very timely manner always with outstanding source material or Ordinance references. Other friends and Oceanside residents have received the same exceptional service from this gentleman.

I would strongly recommend that the City of Oceanside Management, recognize this outstanding employee with their highest award consistent with the established criteria.

Sincerely;



Donald F. Robb  
242 Bluebird Lane  
Oceanside, CA 92057

cc: Mayor Wood, Council members: Kern, Feller, Sanchez, City Manager Weiss,  
City Engineer Hittleman

## Richard Greenbauer

---

**From:** Vida Murrell  
**Sent:** Monday, February 15, 2010 2:15 PM  
**To:** Richard Greenbauer; Jerry Hittleman  
**Cc:** 'Bob Neal'; 'Claudia Trois'; 'Dennis Martinek'; 'Jay Scrivener'; 'Louise Balma'; 'Stan Bertheaud'; 'Tom Rosales'  
**Subject:** FW: Still considering that Rehab Center for 59 men?????  
**Importance:** High

FYI,

---

**From:** Elena Kaufman [mailto:helenajimene@hotmail.com]  
**Sent:** Monday, February 15, 2010 11:02 AM  
**To:** City Council; City Staff; Planning Web; riverranchron@sbcglobal.net; Addy Levitch; gerlanda.reyes@lifetech.com; nickiandsean@cox.net; Pete Mejorado; Connie Tacazon; Grace McCoy; Jesse Villanueva  
**Subject:** Still considering that Rehab Center for 59 men?????  
**Importance:** High

**Please read this and let me tell you we do not want it in our community, there were plenty of other options, as a matter of fact the planning commission has a list of them, that would not endanger, our children, our elderly and our stay at home moms who are all with in walking distance of this proposed center.**

Elena G. Kaufman

# The Last Hours: 17-Year-Old Girl Kidnapped and Murdered for Nothing

Posted by [Edecio Martinez](#)



Family photo of Lily Burk via the [LA Times](#).

(Family Photo via Los Angeles Times)

**LOS ANGELES (AP)** The last hours of Lily Burk's life were spent trying to get money for a kidnapper who finally beat the 17-year-old to death and left her body in her car in a downtown parking lot, police said Monday.

Burk was found dead Saturday in her black Volvo. A 50-year-old parolee, Charlie Samuel, was booked Sunday for investigation of murder after fingerprints in the car linked him to the killing, Deputy Chief Sergio Diaz said at a news conference.

Samuel was arrested a half-hour after the killing — and before Burk's body was discovered — for an unrelated drug crime.

He got a pass to temporarily leave a drug rehabilitation center just hours before he allegedly abducted Burk, Department of Corrections spokesman Seth Unger told the Los Angeles Times.

The suspect had been staying at a residential treatment facility since June as part of his parole after serving prison time for petty theft, Unger said. Samuel did not return to the home Friday evening as scheduled.

Samuel was arrested April 23 in North Hollywood on a parole violation, according to police records.

Samuel remained jailed Monday. It was not immediately clear whether he had a lawyer.

The teenager crossed paths with "one of these monsters that unfortunately we have living amongst us," Diaz said.

Burk, who was about to begin her senior year at Oakwood School in North Hollywood, left her Los Feliz-area home Friday afternoon on an errand to the downtown Southwestern University School of Law, according to police and neighbors.

She went to pick up exams for her mother, Deborah Drooz, 54, who is an attorney and an adjunct professor at the school. About 15 minutes after she arrived at the school, Burk was approached by a man and abducted, Diaz said.

The teen and her kidnapper then drove to an automatic teller machine where she tried several times to get money, according to a police statement. The attempts failed because her credit card was not set up to be used as an ATM card.

Over the next hour, Burk called both of her parents to ask how to use the card and was told by her father that it could not be used at an ATM, police said.

"She didn't tell them that she was in distress," Diaz said.

She said she needed money to buy shoes and was told to come home, her parents told the Los Angeles Times.

"Burk then made arrangements with her father to go to their home to pick up an unspecified amount of money," the police statement said. "She never made it home."

About two hours after Burk was kidnapped, Samuel got out of the Volvo and left it in a downtown parking lot, with Burk's body in the passenger seat, Diaz said. Burk suffered head injuries, apparently from striking the passenger side of the windshield, and there were signs of a struggle, according to police.

Less than a half-hour later, Samuel was seen drinking beer on a Skid Row street and arrested for investigation of possessing narcotics paraphernalia because he allegedly had a crack cocaine pipe, Diaz said. He was still jailed when Burk's body was found.

**[VIDEO COURTESY OF CBS AFFILIATE CBS 2 LOS ANGELES](#)**

"We are grateful that the police apprehended someone so quickly and that this man is off the streets," said a statement issued Monday to KTLA-TV from her mother and her father, Los Angeles Times freelance music writer Gregory Burk.

"The thing we want people to know about Lily is that she was a beautiful person and that she was looking forward to her life. She was funny, warm, kind and empathetic. She was deeply and widely loved," the parents said in an earlier statement.

Samuel, originally from San Bernardino County, was in Los Angeles to complete a program he was ordered to take as a parole condition for previous crimes, police said.

"We believe he's not homeless, he has a place to live," police spokeswoman Officer Rosario Herrera said.

She did not know where he lived, however.

---

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## Richard Greenbauer

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**From:** Vida Murrell  
**Sent:** Tuesday, February 16, 2010 4:11 PM  
**To:** Richard Greenbauer; Jerry Hittleman  
**Cc:** 'Bob Neal'; 'Claudia Troisi'; 'Dennis Martinek'; 'Jay Scrivener'; 'Louise Balma'; 'Stan Bertheaud'; 'Tom Rosales'  
**Subject:** FW: Look into your heart and listen to your conscience, please  
**Attachments:** image001.png; image002.jpg; image003.jpg; 6a00d8341c630a53ef01157147f44a970c-800wi  
**Importance:** High

FYI,

---

**From:** Reyes, Gerlanda [mailto:Gerlanda.Reyes@lifetech.com]  
**Sent:** Tuesday, February 16, 2010 2:55 PM  
**To:** City Council; City Staff; Planning Web  
**Cc:** VickiMurphy; riverranchron@sbcglobal.net; addylevitch@hotmail.com; nickiandsean@cox.net; pmejorado@cox.net; connietaazon@yahoo.com; gmccoy123@gmail.com; villan@cox.net; Ofelia Karagozian; kprivate3@att.net  
**Subject:** Look into your heart and listen to your conscience, please  
**Importance:** High

We are hoping you will put the welfare of the general public in general, over the interest of one businessman, specially when there's just too much risks involved.

# L.A. NOW

*From the metro staff of the Los Angeles Times and...*

SOUTHERN CALIFORNIA — THIS JUST IN

**KTLA 5 NEWS** **FOX 5**  
SAN DIEGO

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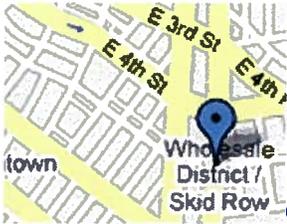
## L.A. NOW

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## Suspect in Lily Burk's slaying has history of violent crimes, drug problems, police say

July 27, 2009 | 10:18 am

The man who was arrested in connection with the slaying of 17-year-old Lily Burk is a transient with a history of violent crimes and drug problems, law enforcement sources told The Times.



Charlie Samuel, 50, encountered the girl near the Southwestern University School of Law on Wilshire Boulevard, law enforcement sources told The Times. Burk had gone to the campus at the old Bullock's Wilshire building Friday to collect some papers for her mother, an attorney who worked there. The sources, who spoke on the condition that they not be named because the investigation was ongoing, told The Times that detectives believed the motive was robbery and that Burk appeared to have been abducted from that area.

Charlie Samuel was arrested at 5:30 p.m. Friday on suspicion of possessing drugs and drug paraphernalia on 3rd Street in downtown Los Angeles -- at least 12 hours before Lily's body was discovered nearby in her black Volvo at 5th and Alameda streets.

Los Angeles Assistant Police Chief Earl Paysinger said metro officers detained Samuel, suspecting he had been involved in other criminal activity. The officers canvassed the area, looking for evidence of a possible crime but didn't discover anything out of the ordinary, Paysinger said.

Police said Burk left her Los Feliz home at about 2:30 p.m. Friday to run an errand for her mother. She had gone to the law school.

Sometime after 2:30 p.m., Burk made two phone calls to her parents, asking how to get money from an ATM using her credit card. Police said they believed Burk's death resulted from a "botched robbery."

Her body was found at about 6 a.m. Saturday in the passenger seat of her black Volvo near Alameda and 5th streets. Investigators said it appeared Burk died from blunt force trauma and said there were signs of a struggle inside the car.

**Updated, 6:30 p.m.:** Sources familiar with his criminal past say he has been arrested previously for assault with a deadly weapon, kidnapping and robbery. He has spent several years in state prison. However, his convictions are more limited and include robbery of an inhabited dwelling, burglary and petty theft.

According to law enforcement records, Samuel also had been arrested April 23 on Lankershim Boulevard in North Hollywood on a parole violation.

He listed his occupation to police as a recycler. According to a law enforcement source, Samuel entered a drug treatment program after that arrest. He had been released from state prison in February, where he was serving time after an arrest for petty theft with a prior conviction, law enforcement sources said.

He was booked on suspicion of murder and was being held without bail.

-- Richard Winton and Ari B. Bloomekatz

Respectfully,

**Gerlanda "G" Reyes**  
Contracts Analyst | [www.invitrogen.com](http://www.invitrogen.com)

February 19, 2010  
David Clark, Trustee, 4108 Mission Ave, #C, Oceanside, CA 92057

Page 1 of 3

**To: John Mullen, City Attorney & Commissioners, Planning Commission,  
City of Oceanside, California**  
**Subject: Analysis of The Fellowship Center, "Proposal" or "Project",  
4152 Mission Ave., Oceanside, CA 92057**

Received

FEB 22 2010

Planning Division

**The Fellowship Center Project,  
Failure of Required Findings**

**City of Oceanside Required Findings:**

**Development Plan for The Fellowship Center, Proposal.**

The City of Oceanside Zoning Ordinance stipulates that "**Special Findings**" must be made before a Development Plan can be adopted or Project application be approved.

**The Fellowship Center Proposal does not meet those conditions as follows:**

*1. That the site plan and physical design of the project as proposed is not consistent with the purposes of the Zoning Ordinance, Mission San Luis Rey Historic Area Development Program & Design Guidelines of 1986, and Historic(al) Overlay.*

The site plan and physical design of the proposed project is not consistent with the purposes of the Zoning Ordinance because it does not meet the development regulations and design standards that apply to the entire site, including setbacks, as specified in the Project application.

**Illegal Spot Zoning.**

**Determination whether rezoning of Proposed parcel is illegal:**

In determining whether a zoning amendment is **spot zoning**, the Planning Commission and the courts consider: (1) whether the use of the parcel is very different from the prevailing use of other parcels in the area, (2) whether the area of the parcel is small, (3) whether the classification is for the benefit of the community or only to provide a specific advantage to a particular landowner, and (4) whether the change in the zoning classification complies with the municipality's plan. In re Hartland Group North Ave. Permit, 2008 VT 92, 958 A.2d 685 (Vt. 2008). These issues are on point and apply to subject Project.

Two elements must be satisfied, before improper spot zoning can be said to exist: first, the zone change must concern a small area of land, and second, the change must be out of harmony with the comprehensive plan for zoning adopted to serve the needs of the community as a whole. Gaida v. Planning and Zoning Com'n of City of Shelton, 108 Conn. App. 19, 947 A.2d 361 (2008). This test applicable to the Proposed Project.

In regard to size element, Little test for spot zoning focuses on the number of owners who stand to benefit from the zoning change. Greater Yellowstone Coalition, Inc. v. Board of County Com'rs of Gallatin County, 2001 MT 99, 25 P.3d 168 (Mont. 2001).

While the size of the zoned tract is a relevant factor in a spot zoning challenge, the most important factor in an analysis of a spot zoning question is whether the rezoned land is being treated unjustifiably different from similar surrounding land. In re Realen Valley Forge Greenes Associates, 838 A.2d 718 (Pa. 2003). **The proposed Project is “unjustifiably different” than the surrounding residential zoning and existing uses.**

***2. That the Development Plan as proposed does not conform to the General Plan of the City.***

**The Development Plan as proposed does not conform to the City’s General Plan because the proposed use is not consistent with the adopted General Plan. The Fellowship Center Project use is not designated, recognized nor complementary to the Mission San Luis Rey and is not consistent with the General Plan Land Use designation, Historical Guidelines, or Historical Overlay.**

***3. That the area covered by the Development Plan cannot be adequately, reasonably and conveniently served by existing and planned public services, utilities and public facilities.***

**The area covered by the Development Plan cannot be adequately, reasonably and conveniently served by existing and planned public services, utilities and public facilities as the site is currently served by public services, utilities and public facilities. Provisions have not been successfully incorporated into the proposed project design to increase service capacity for downstream sewer, collection and discharge of runoff water at a rate not to exceed the capacity of the existing system, public loop water extension through the site, and public transportation facilities improvements.**

***4. That the project as proposed is not compatible with existing and potential development on adjoining residential properties or in the surrounding neighborhood.***

**The proposed development is not compatible with existing surrounding land uses, as the site is proposed to be developed under the regulations the City previously established for the site, it is without the approval of the PD Plan and the Mission San Luis Rey Historic Area Development Program and Design Guidelines, and Historic Overlay.**

**5. The proposed land use is not consistent with the communities located to the north, south, east and west of the project site, which are comprised of single family residences, schools, children’s sports facilities, day care, church and seniors-age restricted retirement homes. The design of the project is not sensitive to the surrounding neighborhood and limits impacts.**

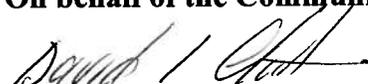
**6. The project as proposed is not in compliance with Mission San Luis Rey Historical Area Guidelines, California Historical Code, and Code of Federal Regulations, Title 36, Volume 1, 36CFR61.6(1); wherein, the Project Plan is subject to, and does not comply with required Historical Guidelines, inclusive. Preservation of Mission San Luis Rey, Historic Area, including Historic Overlay, trusts concurrent recognition of both the California Historical Landmark #239 and the National Historic Landmark #NPS-70000142 designations, which continue to uphold primary significance to the Community of Oceanside. Recognition of these Codes and Regulations are required of this Zoning Commission; further, the demands and significance of these Codes and Guidelines far outweigh, in substance and fact, the exhorted transparent issue(s) relating to the nonconforming Project.**

***7. That the site and physical design of the project is not consistent with the policies contained within Section 1.24 and 1.25 of the Land Use Element of the General Plan, the Development Guidelines for Hillsides, and Section 3039 of the Zoning Ordinance.***

The site plan and physical design of the proposed project are not consistent with Section 1.24 and 1.25 of the General Plan Land Use Element as it has not been designed to be sensitive to the existing constraints of the site. The requirement of infill exceeding two thousand (2,000) cubic yards of fill dirt is excessive. The need for excessive infill violates the current use and historical integrity of the existing terrain; including existing native tribe, historic, cultural, and archeological site requirements.

**8. A Memorandum of Agreement (MOA) between the City of Oceanside, EPA, and the California State Historic Preservation Officer (SHPO) which outlines the responsibilities of the signatories was prepared and agreed upon to ensure City of Oceanside compliance with relevant State and Federal, Laws and Regulations, including Section 106 of the National Historic Preservation Act. The Oceanside Planning Commission, shall therein, comply with and enforce said Act(s). Failure to comply with State and Federal Historical Act(s), will increase the probability of, and expose the City of Oceanside to a compliance enforcement action.**

**On behalf of the Community of Oceanside, Respectfully submitted,**

  
**David L. Clark, Trustee**

City of Oceanside  
Planning Division

Received  
MAR 09 2010  
Planning Division

March 6, 2010

I am writing in response to the letter I received from the City of Oceanside Developmental Services Department/ The Planning Division.

This letter addressed a project description of a PROPOSED Non Medical Care Drug and Alcohol Recovery Center one mile away from my home in Rancho San Luis Rey Senior Mobile Home Park.

I have worked with Drug and Alcohol Recovery Programs before and I do not think that this is a good idea next to the San Luis Rey Mission, The School and our local community and residents.

I am asking that my opinion/comments be voiced and heard and provided to the Planning Commission to help make a decision in REJECTING this proposal.

I could write a long letter to say why I object, but it goes without saying that this type of facility needs to be in a different location.

Thank you for your consideration in this matter.

Joan Dubbs  
200 N. El Camino Real #368  
Oceanside, Ca 92058  
760-754-6861



1 March 8, 2010

Page 1 of 2

2 David Clark, Trustee, 4108 Mission Ave, #C, Oceanside, CA 92057

3 **Memorandum of Law**

4 **To: John Mullen, City Attorney, The Honorable Jim Wood Mayor, The City Council, and**  
5 **The Planning Commission, City of Oceanside, California**

6 **Memorandum of Law: The Fellowship Center, "Proposal" or "Project", 4152 Mission**  
7 **Ave., Oceanside, CA 92057**

8 **Subject: Oceanside Zoning Ordinance(s): Failure of Required Findings,**  
9 **Article 36, Separation of Regulated Uses**

10 **RE: Development Plan for The Fellowship Center Proposal: Substantiated Adverse**  
11 **Findings and Secondary Effects; Regulated Uses and Conditional Uses.**

12 **The City of Oceanside Zoning Ordinance, Article 36 Separation of Regulated Uses**  
13 **"Ordinance" was unanimously adopted by the City of Oceanside as Law, wherein,**  
14 **the Ordinance stipulates that Substantiated Adverse Findings must be made before a**  
15 **Development Plan can be rejected or Project application be denied. The Fellowship Center**  
16 **Proposal does not meet required conditions for approval. The Project fails the Special**  
17 **Regulations "Test"; and further, "Fails" the Ordinance requirement (s) as follows:**

18 **3601 Statement of Purpose.**

19 Whereas, in the development and execution of this **Ordinance**, it is recognized that there are  
20 certain uses which create conditions harmful to the public health, welfare, and safety when such  
21 uses are allowed or when such uses exist near residential neighborhoods, family-oriented uses or  
22 sites commonly used by minors. Importantly, **The Mission San Luis Rey Historical Area**  
23 **Development Program & Design Guidelines of 1986 and Historic Overlay, Zoning**  
24 **Ordinance(s) heretofore have established and clarified appropriate land uses therein. These**  
25 **Ordinances establish precedent and shall be respected by the Planning Commission body.**

26 Moreover, **Article 36, Separation of Regulated Uses Ordinance defines and calls for Special**  
27 **Regulations Separating such Uses** from each other and from nearby residential areas, family-  
28 oriented uses, or sites commonly used by minors, are therefore necessary to protect the  
29 community from consequent blight, depreciated property values, law enforcement problems, and

Received

MAR 09 2010

Planning Division

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32 interference with residential neighborhoods as well as interference with activities oriented  
33 toward families or minors, and significance of tourism to the immediate community.

34 **24 HOUR NON-MEDICAL CARE DRUG AND ALCHOL RECOVERY CENTER.**

35 **Specifically, the City of Oceanside Ordinance therein finds that the location and**  
36 **concentration of certain “intensive use” businesses, including a “24 Hour Drug and Alcohol**  
37 **Recovery Center” business also creates conditions harmful to the public health, welfare,**  
38 **and safety, due to the nature of their operations, type of problematic adult clientele, and its**  
39 **24 hours of operation. Therefore, application of Special Regulations “separating” such uses**  
40 **from each other and from residential districts, schools, parks, churches, or child care**  
41 **facilities “are also necessary to protect the community” from consequent depreciated**  
42 **property values, law enforcement problems, and interference with residential**  
43 **neighborhoods. The Fellowship Center Project, by its definition, a “24 Hour Drug and**  
44 **Alcohol Recovery Center” is one such high intensity establishment which clearly falls**  
45 **under the intent and requirements of Article 36, Oceanside City Ordinance.**

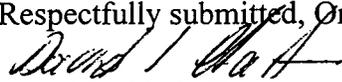
46 **Further, the Ordinance states that it shall be unlawful for any Regulated Use listed as**  
47 **Items A, B, C, D, E, F, L or O of Section 3602 to be located closer than one thousand**  
48 **(1,000) feet from any residential district or any parcel of land which contains any one or**  
49 **more of the following specific land uses:**

- 50 **1. Public or Private School;**
- 51 **2. Park, playground or public beach;**
- 52 **3. Church or other similar religious facility, and**
- 53 **4. Child care or pre-school facility. Fact: The Project is adjacent to all four uses.**

54 **It shall be Unlawful for any Regulated Use (Conditional Use) not enumerated in Subsection**  
55 **B to be any closer than five hundred (500) feet from any Residential District or any specific**  
56 **land use enumerated in Subsection B. Fact: The Project shares a common property line!**

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**In conclusion, based on the reasonable application of the facts surrounding the Project application, in light of the aforementioned analysis and reasonable conclusion of Law, the application of The Fellowship Center “Fails” under the application of the Regulated Use requirements of Article 36, as defined therein; and therefore, the Development Plan of the proposed Project shall be denied.**

Respectfully submitted, On behalf of the Community of Oceanside  
  
David L. Clark, Trustee

- References:
- Oceanside City Ordinance, Article 36, Separation of Regulated Uses:**
  - 3601 Statement of Purpose, Paragraphs A & C, Page 36-1 thru 36-3.
  - 3602 Regulated Uses, X. The definitions appearing in Article 3, Page 36-4.
  - 3603 Definitions: T. Regulated Use shall mean any use listed in Section 3602, Page 36-8.
  - 3603 Definitions: X. The definitions appearing in Article 3 of this Ordinance shall apply to any terms used but not defined in this section, Page 36-8.
  - 3604 Location Requirements: B and C, Page 36-11.

## Richard Greenbauer

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**From:** Wochaski, Glenda [WochaskiGlenda@PRAIntl.com]  
**Sent:** Wednesday, March 10, 2010 8:38 AM  
**To:** Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Oceanside Rehab Facility

Dear Council Members and Planning Commissioners,

I find myself once again writing to oppose this proposal for rezoning in our community to accommodate a rehab center. I honestly have to ask, "Just what are you all thinking?". I find it hard to believe that you are still seriously considering such a plan. Where is the accountability for this clearly dangerous move and to what you would be exposing all of these families, seniors and children.

This council needs to seriously reconsider their position and reject the proposal. There are plenty of other options as a site for the center. What is wrong with the empty lot closer to Tri-City where if a resident required emergency medical treatment they could get it? Now that would make sense.

I and many of my neighbors plan on attending the March 22nd Planning Commissions meeting to vehemently oppose this proposal. We did not build our beautiful homes in River Ranch just to have them devalued further by poor proper planning.

Sincerely,

Glenda Wochaski  
4302 Silver Spring Way  
Oceanside, CA 92057

---

**From:** Wochaski, Glenda [mailto:WochaskiGlenda@PRAIntl.com]  
**Sent:** Fri 9/4/2009 3:14 PM  
**To:** City Council  
**Subject:** Oceanside Rehab Facility

Good afternoon Council,

I am writing to oppose any further development of the proposed rehabilitation facility on the grounds at the San Luis Rey Mission. We have all worked so hard to better the Oceanside community and now you want to do this?

I live in the River Ranch community and believe that our neighbor hood would in fact be negatively affected by the placement of this facility. Who are The Fellowship Center trying to kid? I have read their information and seriously doubt that this would be the best maintained property on the block considering that they want to place it by half million dollar homes. That may be the case when the put it in an area where it is most needed but Not in our neighborhood. I do not want to bring 50+ addicts into my neighborhood or by my son's school.

I don't care that it supposedly would be esthetically enhancing and would be happy instead to see the house plowed down and leave it an empty lot. At least then I wouldn't be afraid to let my son or the rest of my family walk passed it to go to events at the mission.

This would be extremely POOR planning on the city's part to allow this facility to be built on this site when there are so many other options where you would not be putting your constituents' in danger. They can keep it in Escondido.

I vote NO.

Regards,

Glenda Wochaski  
4302 Silver Spring Way  
Oceanside, CA 92057

## Richard Greenbauer

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**From:** Dave W [davew138@cox.net]  
**Sent:** Wednesday, March 10, 2010 8:45 AM  
**To:** Wochaski, Glenda; Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Re: Oceanside Rehab Facility

To add, I think in light of the recent devastation to the communities of Escondido and Rancho Bernardo. approving a site that would expose high risk individuals to our children would be irresponsible to our community.

----- Original Message -----

**From:** [Wochaski, Glenda](#)  
**To:** [Jim Wood](#) ; [esanchez@ci.oceanside.ca.us](#) ; [jfeller@ci.oceanside.ca.us](#) ; [jkern@ci.oceanside.ca.us](#) ; [ctroisi@smn.com](#) ; [captrfn@yahoo.com](#) ; [louisebalma@sbcglobal.net](#) ; [dmartinek@palomar.edu](#) ; [stan.bertheaud@woodbury.edu](#) ; [trosales@socwa.com](#) ; [pcuj09@gmail.com](#) ; [rgreenbauer@ci.oceanside.ca.us](#)  
**Sent:** Wednesday, March 10, 2010 8:37 AM  
**Subject:** Oceanside Rehab Facility

Dear Council Members and Planning Commissioners,

I find myself once again writing to oppose this proposal for rezoning in our community to accommodate a rehab center. I honestly have to ask, "Just what are you all thinking?". I find it hard to believe that you are still seriously considering such a plan. Where is the accountability for this clearly dangerous move and to what you would be exposing all of these families, seniors and children.

This council needs to seriously reconsider their position and reject the proposal. There are plenty of other options as a site for the center. What is wrong with the empty lot closer to Tri-City where if a resident required emergency medical treatment they could get it? Now that would make sense.

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Sincerely,

Glenda Wochaski  
4302 Silver Spring Way  
Oceanside, CA 92057

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**To:** City Council  
**Subject:** Oceanside Rehab Facility

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I don't care that it supposedly would be esthetically enhancing and would be happy instead to see the house plowed down and leave it an empty lot. At least then I wouldn't be afraid to let my son or the rest of my family walk passed it to go to events at the mission.

This would be extremely POOR planning on the city's part to allow this facility to be built on this site when there are so many other options where you would not be putting your constituents' in danger. They can keep it in Escondido.

I vote NO.

Regards,

Glenda Wochaski  
4302 Silver Spring Way  
Oceanside, CA 92057

## Richard Greenbauer

---

**From:** VickiMurphy [Murphyart@cox.net]  
**Sent:** Wednesday, March 10, 2010 10:01 AM  
**To:** Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Proposed Rehab Facility

Dear City Council and Planning Commission Members,

I am writing to ask you to PLEASE VOTE NO on the proposed rehabilitation facility on the grounds at the San Luis Rey Mission. We have all worked so hard to better the Oceanside community and this would be counter productive to this effort. Further it would be dangerous to the surrounding community that is made up of families with young children, and seniors. Are you willing to be accountable for any crimes, involving residents of this facility, that will be committed in this area because of your choice?

I live in the River Ranch community and I know (having checked statistics on similar facilities) that our neighborhood would be negatively affected by the placement of this facility. I do not want to bring 50+ addicts into my neighborhood by my daughter's school. This council needs to reconsider their position and reject the proposal. This would be extremely irresponsible and poor planning on the city's part to allow this facility to be built on this site when there are so many other options where you would not be putting your constituents' in danger. For example the empty lot next to Tri-City where a resident who required emergency medical treatment could get it easily, would make more sense. That lot also has access to public transportation and is near many other conveniences like grocery stores.

I don't care about its esthetic appeal!!! It's a "Ted Bundy", and putting a pretty face on it doesn't change the essence. I would be happy to see the house plowed down and leave it an empty lot. At least then I wouldn't be afraid to walk by it with my daughter to go to events at the mission.

I vote NO on rezoning and on this proposed facility, no matter how pretty they say it will be; no matter how small they say they will make, and/or keep it. I have seen what they grew into in Escondido and you are fooling yourselves if you think that this will be a one building facility. This man is in it for the money, and truly has no sincere intentions when it comes to helping and healing people. Otherwise he wouldn't care where he put the facility, it would be about getting the facility built so that he could provide the service he says he wants to. He wouldn't be trying to "sell" the idea of putting it in an inappropriate area which would endanger others. I believe that he likes this lot because he sees the potential for growing it larger, as well as using the "Mission close location" to fill it to capacity; it would make it more desirable. Those that truly want to get healed and get help won't care if it is a one building facility, nor where it is located. So please have him find a location that does not affect so many so negatively.

Regards,

*A Very Concerned Constituent*  
*Vicki Murphy*  
*G.A.T.E. Parent Representative*  
*Nichol's Elementary School*  
*(949) 677-6314*

## Richard Greenbauer

---

**From:** jodintodd@cox.net  
**Sent:** Wednesday, March 10, 2010 10:06 AM  
**To:** Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Proposed Rehab Facility

Dear City Council and Planning Commission Members,

I am writing to ask you to PLEASE VOTE NO on the proposed rehabilitation facility on the grounds at the San Luis Rey Mission. We have all worked so hard to better the Oceanside community and this would be counter productive to this effort. Further it would be dangerous to the surrounding community that is made up of families with young children, and seniors. Are you willing to be accountable for any crimes, involving residents of this facility, that will be committed in this area because of your choice?

I live in the River Ranch community and I know (having checked statistics on similar facilities) that our neighborhood would be negatively affected by the placement of this facility. I do not want to bring 50+ addicts into my neighborhood by my daughter's school. This council needs to reconsider their position and reject the proposal. This would be extremely irresponsible and poor planning on the city's part to allow this facility to be built on this site when there are so many other options where you would not be putting your constituents' in danger. For example the empty lot next to Tri-City where a resident who required emergency medical treatment could get it easily, would make more sense. That lot also has access to public transportation and is near many other conveniences like grocery stores.

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Regards,

Todd Farmer  
4306 Silver Spring Way  
Oceanside, Ca 92057

## **Richard Greenbauer**

---

**From:** Tom, Tina, Jake & Jenna McMahon [ttjismcmahon@cox.net]  
**Sent:** Wednesday, March 10, 2010 12:16 PM  
**To:** Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Proposed Rehab Facility near Mission

Dear City Council and Planning Commission Members,

I am writing to ask you to PLEASE VOTE NO on the proposed rezoning for the building of a rehabilitation facility on the grounds at the San Luis Rey Mission.

While I know many of my friends and neighbors are also writing to you for the numerous reasons NOT to approve it, I am going to add one more, plan and simple---LOCATION, LOCATION, LOCATION.

Having family members that have been in and out of these facilities, I have seen first hand the potential dangers of theft, loitering, and violence it would bring to the surrounding area. This is not the environment we need around our children and elderly in the surrounding area.

The location of this facility would literally be within a few thousand feet of several schools within our community, ranging from Preschool/Day Care through Junior High:

Nichols Elementary (behind the Mission)  
Old Mission Montessori School (on the grounds of the Mission)  
Ivey Ranch Park Day Care (across from the Mission)  
Cesar Chavez Junior High (short walk down Frazee from Mission)

Casa de Amparo is also housed within the Mission grounds.

Are you prepared to take responsibility for these future tenants within this facility and the potential actions against these helpless children (let alone the rest of the community) when they are walking to and from school? Do you want the potential for Oceanside to make the news similar to the recent tragedies in Poway?

It also backs up to a retirement community, with another again a few thousand feet away on the west side of the Mission.

Let us not forget the parks in the surrounding area.

My wife and two children, ages 11 and 8, have lived in River Ranch community since 2003 and have enjoyed the neighborhood feel of the community, with lots of families and children running around. Ironically, my front door looks west directly at the Mission, thus giving me a clear view of where the facility would be built. If you allow this facility to be built, it would certainly put a black spot on the sunsets we enjoy watching while our kids and others are outside playing, laughing, and enjoying the wonderful neighborhood we currently reside. Don't put a black spot on our sunsets and force our children to stay indoors.

There are other locations within Oceanside that would be more appropriate for the building of this facility. Please vote NO!

Thank you for your time and consideration.

Regards,

Tom and Tina McMahon  
298 Spring Canyon Way  
Oceanside, CA 92057



# CITY OF OCEANSIDE

DEVELOPMENT SERVICES DEPARTMENT / PLANNING DIVISION

Received

MAR 11 2010

Dear Resident,

Planning Division

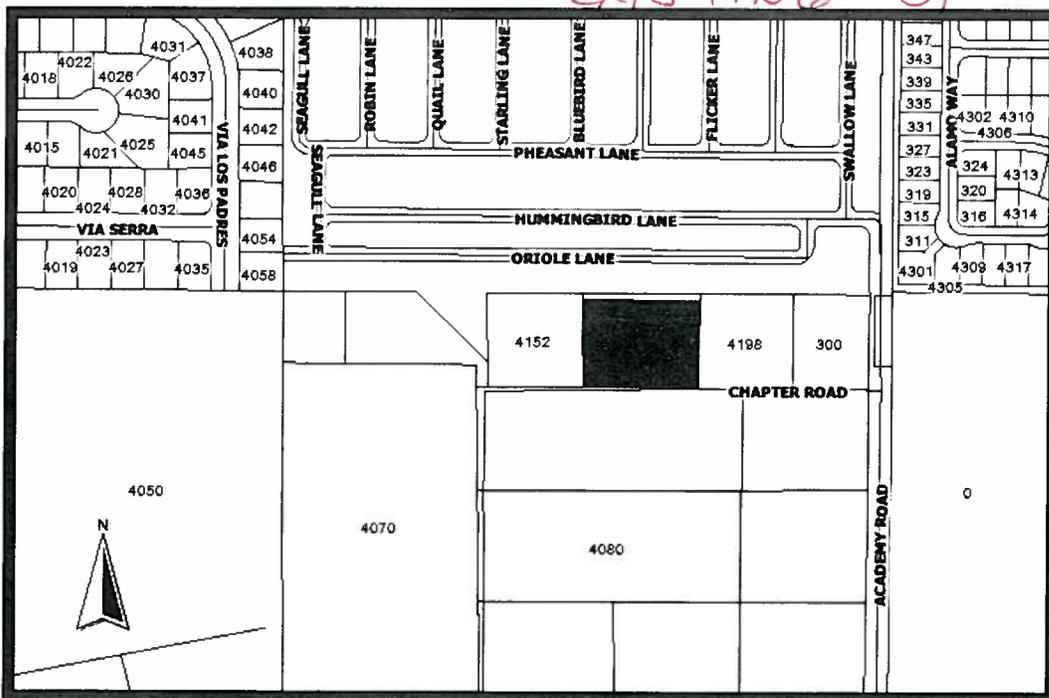
The Planning Commission of the City of Oceanside, California, will on Monday, March 22, 2010 at 7:00 p.m. conduct a public hearing to consider the proposed project described below. The meeting will be held in the City Council Chambers located at 300 North Coast Highway, Oceanside. If you have any questions regarding the project, please contact the Planning Division, 300 North Coast Highway, between office hours 7:30 a.m. to 5:00 p.m. Monday through Thursday and alternate Fridays hours 7:30 a.m. to 4:00 p.m. at (760) 435-3520. Written comments may be submitted prior to the hearing and will be made part of the public record and provided to the Planning Commission.

### Project Description:

Consideration of a General Plan Amendment (GPA-3-07), Zone Amendment (ZA-2-07), Development Plan (D-6-07), Conditional Use Permit (C-9-07), and Historic Permit (H-3-07) to change the land use designation from Single-Family Dwelling Residential (SFD-R) to Private Institutional (PI) and change the zoning designation from Single-Family Residential (RS) to Public & Semi-Public (PS) all with an Historic overlay (H) in order to allow the construction of a two-story, 16,591-square foot, 59-bed 24-hour Non-Medical Care Drug and Alcohol Recovery Center on a 1.00-acre site. The project site is located north of Chapter Way, south of San Luis Rey Mobile Home Park, and east of the San Luis Rey Parish Church within the Mission San Luis Rey Neighborhood – **The Fellowship Center**.

Applicant: Paul Savo "The Fellowship Center"

*WHY CAN'T YOU RENT EXISTING SPACE INSTEAD*



*OF ADDING NEW BLDGS, LEAVING A LOT OF EMPTY*

*PLACES? YOU GUYS ARE PART OF THE MANY THAT ARE RUINING THE ECONOMY.*

### MISSION SAN LUIS REY NEIGHBORHOOD

*MORE EMPTY BLDGS GOING TO WASTE - MORE VANDALISM & GRAFFITI, PROBLEMS, ETC. LESS ROOM TO BREATHE - MORE NOISE - MORE WASTE !!! LESS EMPTY LAND FOR*

## Richard Greenbauer

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**From:** George Buell  
**Sent:** Monday, March 15, 2010 2:01 PM  
**To:** Richard Greenbauer  
**Cc:** Jerry Hittleman  
**Subject:** FW: Development Services Dept./ Planning Division

fyi

-----Original Message-----

**From:** Linda Paguirigan  
**Sent:** Monday, March 15, 2010 2:00 PM  
**To:** George Buell  
**Subject:** FW: Development Services Dept./ Planning Division

-----Original Message-----

**From:** Acie Hollinger [mailto:[aceandjulie1@att.net](mailto:aceandjulie1@att.net)]  
**Sent:** Monday, March 15, 2010 1:57 PM  
**To:** City Staff  
**Subject:** Development Services Dept./ Planning Division

Hello,

This is in response to a letter that we received regarding the consideration of a general plan amendment (GPA-3-07), Zone amendment (ZA-2-07) and etc. to change the land use designation from Single-Family Dwelling Residential to Private Institutional and to change the zoning designation, etc. in the Mission San Luis Rey neighborhood. We would like to go on record as opposing any and all of these changes. We especially oppose changing the zoning from single family dwelling as we live in the Seniors Mobile Home park adjacent and do not want alot of construction and developement in our relatively quiet and rural setting. This area has several historic landmarks, and alot of open space for wildlife habitat, etc. To bring alot more traffice to the area would cause major problems and expense. There is a school located near this "treatment facility" that is proposed as well, and we do not think that the school and seniors park would be as safe if such a facility were located near by.

Thank you for your attention to this matter.

Sincerely,  
Mr. and Mrs. Acie Hollinger  
181 Flicker Lane  
Oceanside, CA. 92057  
760 967 8660

## Richard Greenbauer

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**From:** Sean Patrick Murphy [seanpmurphy@cox.net]  
**Sent:** Tuesday, March 16, 2010 11:41 AM  
**To:** Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern; ctroisi@smn.com; captrfn@yahoo.com; louisebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Richard Greenbauer  
**Subject:** Proposed Drug and Alcohol re-habilitation facility in our neighborhood

Dear Oceanside City Counsel, and City Planners,

I would first like to thank the Planning Commission members and Oceanside City Council members that took the time to reply to me or other constituents about this matter. We see your involvement and will help insure your continued service.

Please vote NO on the proposed private Drug and Alcohol treatment facility next to the Mission Montessori School. Here are some reasons to vote NO:

1. Property values with-in .25 miles of a known North County Drug and Alcohol treatment facilities is on average 15% less than homes just .1 miles further away. Based on the Sandicor MLS 1999-2010, Fellowship Center in Escondido 737 E Grand as a subject property.
2. According to DrugReHabs.org "The success rate of most alcohol and drug treatment programs in Oceanside, California is 2% to 20%." This means at least 80% relapse. We don't need that 80% in our neighborhood, or city.
3. The 5 fellowship center buildings in Escondido pay a total of \$93 in property taxes. I alone pay more than \$3500 a year for a single family home.
4. Sector 021 in Oceanside is the police sector for the area surrounding the Mission San Luis Rey. The current crime index rating for this area for the month of January 2010 is 15. This represents the total number of reported violent and property crimes in this area. Of this 15, 12 were property crimes and only 1 assault. In Escondido, beat 52 is the police patrol area surrounding the Fellowship center. In the same period of time their crime index rating is 43 (almost 3x higher), and violent crime is twice as high, and three times the number of aggravated assaults.
5. From the National Substance Abuse Treatment Services Survey (N-SATSS), the average cost for inpatient programs was about \$7,000 per month per bed. Since more than 30 days produces a higher recovery rate, **the cost of drug rehab can easily go between \$10,000 and \$40,000**. This is definitely a profit business for Mr. Savo. Just because they get a tax exemption and call themselves non-profit does not mean they are not making significant amounts of money. How do you think Mr. Savo is funding this venture?
6. As stated by the Oceanside city staff member at the Historical Preservation review..."the application is not complete". This application is, and has been, in process for 3 years. The Historical Preservation members noted that this application should have been completed long ago. The city staff recommended a NO vote on this application due to the incomplete application.
7. The only person benefiting from this re-zoning is The Fellowship Center Inc. of Escondido. Your constituents in Oceanside are overwhelmingly against this re-zoning.

It has been said that there are positives to the community and the resident addicts concerning this center. I do not agree. This facility could be placed in the middle of Camp Pendleton, and the success rate would be the same for the addicts (2% to 20% at best).

Thank you for you time.

Sincerely,

**Sean Patrick Murphy**, Broker  
Blue Tide Realty, Ca Lic#01447855  
356 Aspen Creek Way  
Oceanside, Ca. 92057

Direct: (949) 677-6315  
Fax: (949) 606-9266  
Email: [SeanPMurphy@cox.net](mailto:SeanPMurphy@cox.net)

## Richard Greenbauer

---

**From:** Ofelia Karagozian [ofelia.karagozian@gmail.com]  
**Sent:** Friday, March 19, 2010 8:37 PM  
**To:** Richard Greenbauer; ctroisi@msn.com; captrfn@yahoo.com; lousebalma@sbcglobal.net; dmartinek@palomar.edu; stan.bertheaud@woodbury.edu; trosales@socwa.com; pcuj09@gmail.com; Jim Wood; Esther Sanchez; Jack Feller; Jerry Kern  
**Subject:** Proposed Drug and Alcohol Rehab Center

Dear City Council Members/City Planning Commissioners,

We want to express our concerns, and we want to let you know that we oppose the proposed recovery center on Mission San Luis Rey.

We were happy to hear that on the December 1st Historic Commission hearing was nullified because Mr. Greg Root [the Vice Chairman] and Mr. Salvo [the project Director] were employee and employer and both committed this conflict of interest. We also ask you to please remove Mr. Greeg Root from the position he holds in the Historic Commision...if he previously voted "YES" for the Drug Rehab Center to be built; He clearly does not have any concern for the safety of our children, our senior citizens, and the Historic preservation of our City.

They committed an Ethical breach and the City of Oceanside should not allow them to continue with their plan which only has their own interest and not the interest of the citizens of Oceanside. The safety of our children, our senior citizens, ourselves and our Historic preservation should be the most important issues at stake in this matter and we should not approve this recovery center in a residential and school zoned area.

It seems to me that the City Attorney, The Planning Commision, and City Council should be stopping these hearings. We should not change our existing zoning for Mr. Savo's project.

Changing the zone and general plan will destroy the Historic nature of the area and will set a precedent for more large scale business buildings on the one acre lots that are adjacent to the Fellowship Center property that is now zoned residential.

I trust that we have a concern City Council and Planning Commision that will put the safety, and interest of the citizens of Oceanside first. We trust that you will vote NO on building the recovery center in the proposed area.

Concern Citizens  
Ofelia Karagozian  
Ronald Karagozian II

737 East Grand Avenue  
Escondido, CA 92025  
760/745-8478 fax: 745-6852  
www.thefellowshipcenter.org  
*Helping to Rebuild Families since 1963*



March 23, 2010

Monsignor Steven F. Callahan, Vicar General  
Pastoral Center  
P.O Box 85728  
San Diego, CA 92186

APR 13 2010  
Planning Department

Dave Derby  
President

Carter House  
Vice President

Mark Bakkum  
Secretary

Brian McLellen  
Treasurer

George Nolan  
Past President

Paul Savo  
Executive Director

Dear Monsignor:

The purpose of this letter is to respond to the Diocese September 2009 letter to the City of Oceanside objecting to The Fellowship Center's proposed state licensed residential Alcohol and Drug Program for people with disabilities in recovery for substance abuse. The Fellowship Center (TFC) was both surprised and disappointed at the Diocese opposition to a much needed program that assists many of the same individuals who seek help and spiritual guidance from the church. Although the Diocese letter was sent to the City, TFC feels that a direct response to you is warranted. Despite TFC's meetings and communications with the Diocese, your letter mischaracterizes the nature of the proposed residential rehabilitation program and seems to rely on a number of unfounded negative stereotypes about people with disabilities and the impact of housing for people with disabilities on the surrounding community.

Initially, the letter errs in stating TFC operates an "existing alcohol dependence unit within the existing property" as you must be aware, this is simply not true. Such a use would be against state regulation and many municipal codes. More important, the proposed development is licensed by the State and subject to strict programmatic and administrative regulations that further the State's expressed public policy of providing residential recovery services in an integrated setting within the community. We hope that the enclosed information about the program will be helpful to the Diocese in understanding TFC project.

The letter speaks to incompatibility with surrounding uses. However, a comparison of the stated purpose and mission statements of the facilities in and around the location of the development are strikingly similar. As we understand it, the Mission San Luis Rey, the Old Mission Montessori School, the Ivey Ranch Equestrian Center, Casa de Amparo and the K-9 Companions all have their purpose based on the affirmation and fostering of human life and dignity, and respond to the human need of those they serve as does The Fellowship Center. Most are of a not-for-profit status and this type of benevolent use began with the founding of the Mission. While



our proposed residential development is certainly larger than the current single family dwelling on the one acre parcel, this does not make it incompatible with the surrounding properties nor do we find any support for your contention of “irreparable harm” to the existing balance of the community. TFC’s project is a smaller change than the change the Mission San Luis Rey de Francia enacted from Open Space to 430 bed senior housing project. Although separate from the Diocese, your office did not speak in opposition to this massive project. Your letter speaks to comparing our project with that of a commercial hotel, ours is a much less intense use than any hotel or senior center.

The Fellowship Center is deeply troubled by the Diocese’s unsupported assertions that the people with disabilities who will reside at the program pose a threat to the community:

“...major concern over the safety of the children, parishioners, and guests that use these facilities on a daily basis. Such a large scale operation is much more difficult to police than the existing use and the likelihood of significant new problems arising from the use is much greater than currently exists. This increase in risk is simply unacceptable and unnecessary. The City would be negligent in its duty to protect the public health, safety and welfare if it supported the proposal.”

These unfortunate statements perpetuate the historic bias against people with disabilities that remains prevalent today. It is this very stigma that prevents people from acknowledging their addictions and other mental health problems and this prejudicial sentiment has led to the deficit of much needed rehabilitation services. TFC empowers people in recovery to help themselves and we advocate for those without an effective voice who still suffer the stigma of alcoholism and drug addiction. The entire city lacks the type of licensed residential facility that meets such need and TFC’s project will remove this gap in human services from Oceanside.

The Fellowship Center has a history of being a good neighbor in the City of Escondido and it looks forward to having an excellent relationship with not only the MSLR Parish and Old Mission Montessori School, but with all neighbors in the vicinity. Safety of the community is a top priority of TFC. We have assisted our neighbors in Escondido with protection of property, response in the event of community emergencies and have diligently kept the surrounding area clean and crime free. Your letter talks about the need for increased policing, the well being of parishioners and the safety of the children. Many of the residents of the proposed facility will be fathers rebuilding lives with their children and sons rebuilding lives with their parents. The Fellowship Center has a stellar record of being a safe haven for the children of our residents, free from neglect and abuse, when they visit our Escondido facility.

Finally, the Diocese letter asserts that granting the requested land use would devalue its property and constitute a “de facto taking”. This has no basis in either law or fact. The Diocese may continue to use its property as it so chooses and it suffers no economic deprivation of its property by the beautiful, architecturally compatible proposed development. This Diocese assertion is also fueled by prejudicial myths



about housing for people with disabilities; that it reduces property values and leads to increases in crime. There is substantial evidence that affordable housing and special needs housing developments lead to increases in property values, enhancing neighborhoods. And, there is no evidence of increases in crime. The "taking" argument is legally unsupportable and a veil for prejudicial sentiments and unfounded fear.

The tenor of the Diocese correspondence suggests that the entire Catholic community of San Diego is in opposition to this much needed and benevolent project. However, The Fellowship Center does not believe that all members of this faith, with its historic and deep commitment to assisting those in need would agree with the Vice Vicar's opposition to the proposed development.

The Fellowship Center welcomes additional opportunities to meet with the Diocese to discuss the development and address its concerns.

Sincerely,



Paul J. Savo, CASII  
Executive Director

enclosures

cc: Oceanside City Council  
John Mullen, Oceanside City Attorney  
Jerry Hittleman, Oceanside Director of Planning  
Richard Greenbauer, Oceanside Senior Planner  
TFC Board of Directors  
Oceanside Recovery Center Development Advisory Committee  
Kim Savage, Attorney at Law





APR 13 2010  
Planning Department

## **THE FELLOWSHIP CENTER OCEANSIDE RECOVERY PROGRAM**

This fact sheet provides information to the community about the development of The Fellowship Center's Oceanside project. The Fellowship Center Oceanside Recovery Center Development Advisory Committee and TFC's representatives appreciate all parties that have met with us and we will continue to work together as we proceed with providing Oceanside citizens with this much needed service.

The City of Oceanside is the 124th largest City in the USA and does not have licensed men's residential alcohol and drug treatment program. The proposed development is a state licensed residential program for 59 residents in recovery from addiction to alcohol and other drugs. The individuals who come to our program do so voluntarily to address a very serious health problem and to regain their health, their families and their station in life. The residents are actively engaged during the day in individual and group counseling, employment and educational development and intensive educational sessions on the various aspects of addiction and other health related issues. The State Department of Alcohol and Drug Program licensing and certification division has very specific program requirements and audits and reviews are performed annually. Additionally, The Fellowship Center maintains the highest standards and has done so in a similar program for the past 47 years in the City of Escondido

### **FREQUENTLY ASKED QUESTIONS**

*Is the proposed development compatible with the surrounding uses?*

A comparison of the stated purpose and mission statements of the facilities in and around the location of the development are strikingly similar. The Mission San Luis Rey, the Old Mission Montessori School, the Ivey Ranch Equestrian Center, Casa de Amparo and the K-9 Companions all have their purpose based on the enrichment and healing of those they serve as does The Fellowship Center. Most are of a not-for-profit status and this type of benevolent use began with the founding of the Mission.

*Is the proposed development in balance with existing intensities of use?*

The Mission San Luis Rey covers 55 acres with a 550 bed capacity, plus meeting and conference rooms. With its museum, offices, bookstores, gift shop and public restrooms and recently approved four-story, 430-bed continuing care retirement center. The Fellowship Center's group residential use for 59 persons on a one acre parcel is much less intense than any commercial hotel or senior complex and would not upset balance or intensity. Comprehensive massing studies have been employed to insure that the privacy of the neighboring mobile home park is preserved. Based on 47 years experience in the City of Escondido, providing the same service for twice as many persons, trip and travel analysis demonstrate that noise and traffic would be much less than any of the current uses in the area be they residential or institutional.

*Is it necessary for the development to amend the General Plan and rezone this parcel?*

City Planning Department protocols indicate that both an amendment to the General Plan and a re-zoning designation are in order to bring the development in alignment with the surrounding properties. This would, however, result in a significantly smaller change in use than the recently granted change from an Open Space designation to a 430 bed senior housing project. Fair housing laws, as explained later in this document, may provide greater flexibility for the proposed development.

*Won't this development cause an increase in traffic on a dirt road that is in very poor condition?*

The "dirt road" is actually a driveway that was never intended for the use it has incurred from the mission and church complex. The good news is that The Fellowship Center will improve both this road and Academy Road and our traffic analysis demonstrates that any increase in traffic from our development will be minimal.

*Will the development affect property values?*

The proposed \$1.5 million residential development will compliment the surrounding neighborhood and historical buildings with no resulting economic deprivation. Claims that a treatment center causes a drop in property values are unfounded. Unfortunately, these types of assertions are fueled by unfounded myths and misunderstandings about housing for people with disabilities. According to the American Planning Association, more than 50 studies have concluded that group homes and recovery homes do not adversely affect property values of even the house next door. Studies reported that these residences are often the best maintained properties on the block.

*Will the development pose a safety threat to the surrounding area?*

In San Diego County, over 90% of state licensed alcohol and drug recovery services are within a two block radius of a place of worship and 66% within a two block radius of a school. Studies regarding criminal activity related to state licensed recovery homes do not report increases in crime. Studies overall have demonstrated that incidents of crime by participants in a treatment facility are far less than the general population. All program participants for the Oceanside project will be accepted on a case-by-case basis relative to their willingness to want to improve their lives. Registered sex offenders or anyone who is wanted by law enforcement are not allowed into our program. Professional management with 24/7 on-site paid staff along with curfew and behavioral guidelines provide comprehensive monitoring of participant activity. Random alcohol and drug testing assist with program compliance.

*What do people do while in The Fellowship Center?*

A typical day will consist of rising before breakfast, which is served at 6 A.M., to make beds and perform various house chores. After breakfast, landscaping and grounds keeping takes place. Group and individual counseling begins as early as 8 A.M. Over 33 hours of individual, group and educational sessions are performed each week, including weekends and evenings. Leisure time, visits from family member and significant others along with various other appointments, employment development, etc., are approved and arranged in advance. Each participant is assigned a state credentialed counselor to assist him in all facets of his recovery process.

**A Final Word about Our Program**

The Fellowship Center's proposed development is protected by federal and state fair housing laws. These laws prohibit local governments from making housing opportunities unavailable to people with disabilities through discriminatory land use and zoning regulations and planning decision-making. These laws also require accommodations that further the housing opportunities of individuals with disabilities. The facility we propose is in an ideal location lending the residents who live there to an abundance of existing community services to enhance their goal of rehabilitation.

**THE FELLOWSHIP CENTER ALCOHOL SERVICES PROGRAMS, INC.  
STATEMENT OF PURPOSE**

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**Purpose**

Incorporated in 1963 as a private California not for profit corporation (501[c]3) the mission of The Fellowship Center (TFC) is to establish, operate and maintain a rehabilitation center, or centers for the recovery and rehabilitation from alcoholism and other drug related problems and to cooperate with other fellowships, recovery homes, organizations and social agencies concerned with alcohol-related problems including other drug abuse and addiction. The program occupies eleven buildings on one city block in central Escondido, CA. It is licensed and certified by the State Department of Alcohol and Drug Programs and governed by a 12 member voluntary Board of Directors.

**Statement of Services**

The Fellowship Center Alcohol Program Services provides community based, social model programs consisting of residential rehabilitation services, alcohol and drug (AOD) free housing and community-based interactive programs that include AOD education, HIV education, neighborhood safety and partnerships with local government and other community based organizations.

**Admission Policy**

TFC understands that people in recovery from addiction fall within the definition of people with disabilities and advocates for such individuals in their goal of becoming self-sustaining members of society. Participation is strictly voluntary and determination for acceptance is the sole responsibility of the evaluation team of TFC. Any person who meets the criteria for acceptance into a program will not be prevented from participation due to financial hardship, race, color, religion, national origin, sexual orientation or ancestry. All services are accessible to those who voluntarily desire opportunities to recover. Services are not provided based on the ability to pay. Length of stay is open-ended, a minimum of four months for residential services is strongly encouraged. Registered sex offenders, arsonists and individuals under warrant for arrest are not considered for services. Wait time for admission varies from one day to six weeks.

**Professionally Credentialed Team**

TFC employs state credentialed addiction specialists trained specifically to work with people with this progressive and potentially fatal malady. The State Department of Alcohol and Drug Programs require annual continuing education and training of all employed counselors and insures ethical and professional standards are met.

**Residential Rehabilitation Services**

The Fellowship Center creates a microcosm of the community excluding alcohol and other drugs. Within this microcosm a person who has the desire to live alcohol and drug free is given the opportunity to gain the experience necessary to return to the community as an active participant and contributor. The recovery home program provides an alcohol and drug free living environment that encourages the development of life patterns conducive to good health and sobriety. Staff function as advocates of the participants by providing orientation to community resources and assistance in seeking needed services and introducing them to local recovery resources. Addiction Specialists provide over 33 hours of individual, group and educational counseling each week including, but not limited to alcohol and other drug education, on site educational and employment support services and alcohol and drug free social and recreational activities..

**Alcohol and other Drug (AOD) Free Housing**

To ensure successful transition from recovery services to long-term lifestyle change an investment in AOD free housing has been made. In cooperation with local government and private business a number of alcohol and drug free homes are available to participants or any person who desires to live alcohol and drug free.

**Community Intervention & Education**

Free educational presentations are provided to the community as part of our purpose. The informative sessions include topics such as alcohol in the workplace, HIV and alcohol & other drug abuse, family aspects of alcoholism and medical consequences of alcohol and other drug abuse. All presentations are part of regular activities for participants and the public is notified as to times and dates of presentations.

APR 13 2010  
Planning Department

**OCEANSIDE CITIZENS SUPPORTING THE FELLOWSHIP CENTER PROJECT**

**The names below are from an on-line petition open for signing from 030107 to 070109**

	NAME	EMAIL	STREET ADDRESS	CITY	ZIP CODE	PHONE
1	Aaron Hughes	alex.azzam@yahoo.com	1237 Green Oak Rd.	Oceanside, CA	92057	760-295-0409
2	Alexander Azzam	kittykatlover18@yahoo.com	4660 North River Road Space 38	Oceanside, CA	92057	760-529-5005
3	Amanda Sykes	j.lamb@cox.net	4130 Marcella street	Oceanside, CA	92057	760-721-6721
4	Art Chan	asueluwong@yahoo.com	276-212 N. El Camino Real	Oceanside, CA	92056	760-705-2050
5	Asuelu Wong	barbara@vistacommunityclinic.org	1687 Laurel Road	Oceanside, CA	92058	760-631 5000
6	Barbara Curtis	joewalker999@gmail.com	5277 Rosewood Drive	Oceanside, CA	92056	760-941-8671
7	Barbara Mannino		1716 Loretta	Oceanside, CA	92054	
8	Betsy Walker	Muldruth@nctimes.net	4145 Ocaso Way	Oceanside, CA	92056	760-724-4576
9	Bill Eiwerka	cougar12sec@gmail.com	624 Deluz Rd #14	Fallbrook, Ca	92028	760-310-0017
10	Bill Muldruth	Bobsterblue@yahoo.com	4420 Mission Ave.	Oceanside, CA	92057	760-529-4669
11	Bob Bailey	cammyrickey@hotmail.com	1929 S. Myers, Apt. C	Oceanside, CA	92054	
12	Bobby Garcia	Carl33@yahoo.com	2900 Farel #135	Oceanside, CA	92054	
13	Cammy Rickey	carmen_orton@yahoo.com	645 Cable Ct.	Oceanside, CA	92054	760-433-7782
14	Carl Cochrane	carolmf2001@yahoo.com	3556 Mesa Drive	Oceanside, CA	92054	760-231-5114
15	Carmen Orton	mpmartin1@cox.net	245 Calle Bolero	Oceanside, CA	92057	760-423-5659
16	Carol Finn	carolynblumberg@cox.net	3227 Roberta Lane	Oceanside, CA	92054	
17	Carol Martin	redwoodladydam@hotmail.com	212 G st	Oceanside, CA	95501	707-616-9761
18	Carolyn Blumberg	orlando.cheryl@yahoo.com	423. S. Freeman ST. #C	Oceanside, CA	92054	769-637-6169
19	Catherine Marggraf	vegasgrl91@yahoo.com	792 Abbywood Drive	Oceanside, CA	92057	760-806-7703
20	Cheryl Orlando	damith@sbcglobal.net	5335 Rio Plata Dr.	Oceanside, CA	92057	760-822-8242
21	Ciara Foster	dappraisal@hotmail.com	3822 Kelton Dr	Oceanside, CA	92056	760-967-8421
22	Cyndee Tow	babalue7@netzero.com	1023 Capistrano	Oceanside, CA	92054	760-420-2640
23	Damien Smith	fmpguru@hotmail.com	1107 brighton dr.	Oceanside, CA	92056	760-295-0047
24	Dan Cannon	debbie_dee2001@hotmail.com	308 Cassidy St., #2	Oceanside, CA	92054	760-721-3370
25	Darrel Romine	debaking@cox.net	1284 panorama ridge rd	Oceanside, CA	92056	760-295-0708
26	David Dobbs	dobregon@cox.net	1738 Fire Mountain	Oceanside, CA	92054	760-583-9076
27	david schwartz	parschafer@cox.net	200 Grapevine Road, #47	Oceanside, CA	92083	760-295-7522
28	Debbie Fraser	desirae_petree@yahoo.com	326 South Clementine Street	Oceanside, CA	92054	760-967-1147
29	debbie king	lindadee@cox.net	2911 Todd	Oceanside, CA	92054	
30	Debbie Obregon					
31	Debbie Schafer					
32	Desirae Petree					
33	Dian Miller					

**APR 08 2010**

**OCEANSIDE CITIZENS SUPPORTING THE FELLOWSHIP CENTER PROJECT**

**The names below are from an on-line petition open for signing from 030107 to 070109**

34	Donald Bolin	drbolin123@aol.com	P.O. Box 2504	Oceanside, CA	92085
35	Donald Fleetwood		4205 Via Tercero	Oceanside, CA	92056
36	Donald Fraser	donfraser737@hotmail.com	308 Cassidy St, #2	Oceanside, CA	92054
37	donna sorrell	sorrelldr@yahoo.com	220 n. el camino real #27	Oceanside, CA	92058
38	Dotty Downs		4709 Westridge	Oceanside, CA	92056
39	Douglas Hughbanks	jet@cox.net	4232 La Tiera Drive	Oceanside, CA	92056
40	Edward Smith	bmrinc@hotmail.com	139 n barnwell st	Oceanside, CA	92054
41	Ely Miller	emil@dd.com	227 Bluebird	Oceanside, CA	92057
42	Erica Leary	eleary@vistacommunityclinic.org	4312 Navajo Ave.	Oceanside, CA	92056
43	GAIL BRODINE	4gailb@cox.net	3652 MIRA PACIFIC DR	Oceanside, CA	92056
44	Gail Phipps	gphipp9@aol.com	4208 Vista Panorama Way # 283	Oceanside, CA	92057
45	Gail Privetts	holycowgaily@cox.net	3708 Harvard Drive	Oceanside, CA	92056
46	Glenda Boyle	boylefamily@usblessings.com	1235 El Camino Real	Oceanside, CA	92054
47	Harry Homer	harry7155@cox.net	3755-1 Vista Campana North	Oceanside, CA	92057
48	James "Kansas" Cafferty	infiniteum888@hotmail.com	908 Holly Street	Oceanside, CA	92054
49	James Kennington		330 Justina Drive	Oceanside, CA	92057
50	James Rathburn	jimoelect@yahoo.com	542 Rockledge St	Oceanside, CA	92054
51	Jan Dennis	rpmjan@cox.net	2136 Via Esmarca	Oceanside, CA	92054
52	Jason Dantzer	jasodan@hotmail.com			92054
53	Jeff Bethune	aughustine@callmealice.com			
54	Jennifer Ert	jennifert92054@yahoo.com			
55	jerrold kristopher doss	jerrodkristopher@yahoo.com	5092 corte alacante	Oceanside, CA	92057
56	John Byrom	osidein03@hotmail.com	1745 Fire Mountain Dr.	Oceanside, CA	92054
57	John Gregoroff		2047 Goodwin Drive	Oceanside, CA	92084
58	John Niederhauser	johnnieder2484@yahoo.com	3237 Roberta Ln	Oceanside, CA	92054
59	JON JOHNSON	jonzsdcalite@aol.com	5198 Winona Ct.	Oceanside, CA	92057
60	Julie Lambert	j.lamb@cox.net	306 Riverview Way	Oceanside, CA	92057
61	Julie Lambert	j.lamb@cox.net			92057
62	Julie Mansur	rustyandjulie@cox.net			
63	Karen Shlemmer	kshlemmer@empirebancorp.com	2715 Thunder Drive	Oceanside, CA	92056
64	Kathryn E. Musso	koside@aol.com	1160 Masterpiece Dr.	Oceanside, CA	92057
65	Kelly Owens	trukel@yahoo.com	2522 Oceanside Blvd	Oceanside, CA	92054
66	Kyle Ohlin	frizelfrye@yahoo.com			
67	Lacey Gibbs	gibbslacee@yahoo.com	4610 Arrowhead Ct,	Oceanside, CA	92056

**OCEANSIDE CITIZENS SUPPORTING THE FELLOWSHIP CENTER PROJECT**

**The names below are from an on-line petition open for signing from 030107 to 070109**

68	Laurie Christen		825 College Boulevard	Oceanside, CA	92057	
69	Lawrence Ward	4anthony@cox.net	4306 Forest Ranch Road	Oceanside, CA	92057	760-529-4420
70	linda robinson	randlrob@cox.net				
71	Linsey Simpson	linkykinomod@yahoo.com				
72	lisa keim	lkeim@cox.net	1624 corte verano	Oceanside, CA	92056	760 2016614
73	Lucas Martin		2143 Grandview	Oceanside, CA	92054	
74	Lynnette Fraas	ffishyoutofwater@yahoo.com	1837 Nevada Street	Oceanside, CA	92054	
75	Mark Chapa	markdchapa@yahoo.com	1212 S. Pacific St., #10	Oceanside, CA	92054	760-722-0602
76	Mark Hoadley	mark@forhometoday.com	4921 Colusa Drive	Oceanside, CA	92056	7609402766
77	Mary K. Rathburn	mkmuir@yahoo.com	542 Rockledge St.	Oceanside, CA	92054	760-529-9540
78	Merrie Elastacy	me@cor.com	2265 Firemountain Dr	Oceanside, CA	92054	
79	Michael Martin	mpmartin1@cox.net	245 Calle Bolero	Oceanside, CA	92057	760-423-5659
80	Mikel Henderson	mikel@mm.com	446 Canyon Drive #7	Oceanside, CA	92054	
81	Mimo Masuda	mimomasuda@yahoo.com				
82	Nancy Parkinson	nparknsn@sbcglobal.net				
83	Nicole Rice	Rice00@cox.net	9250 Vista Panorama	Oceanside, CA	92057	760-806-1347
84	Oddie Sloan	lrs_ufo@hotmail.com	3675 Barnard Drive, #212	Oceanside, CA	92056	760-840-9227
85	Patricia Consoli	consol@rt.com	3737 Ginger Way	Oceanside, CA	92057	
86	Patrick Boyle	boylefamily@us blessings.com	1235 El Camino Real	Oceanside, CA	92054	760-576-7342
87	Paul Cleary	pec2963@aol.com	2963 Butler Street	Oceanside, CA	92054	760-433-9169
88	Polly Rose	pollyrose18@sbcglboal.net			92024	760-735-1188
89	Price St. Chris		350 Mainsail Road	Oceanside, CA	92054	
90	rafael jimenez	jrbrowner@yahoo.com	1317 loretta st.	Oceanside, CA	92054	760-791-3790
91	Ray House	osideblvd@cox.net				
92	Ray Vincent	tmew2@cox.net		Oceanside, CA	92057	
93	Robert Black	robgrc@yahoo.com	4571 Sunburst Drive	Oceanside, CA	92056	760-630-0134
94	Robert Garcia	earlguerra@yahoo.com	4421 Mission Ave. F 104	Oceanside, CA	92057	760-828-1190
95	Robert Guevarra	earlguerra@yahoo.com	5118 Via Madrid	Oceanside, CA	92057	
96	Robert Mathes	imbobmathes@cox.net	626 monterey dr	Oceanside, CA	92058	760-967-7115
97	Robert McCreary	RMcCreary54@cox.net	5463 Elderberry Way	Oceanside, CA	92057	760 758 3181
98	Robert Rukavina	rjukavina@comcast.net				
99	ron gutierrez	rngut54@hotmail.com	2444 sonrisa way	Oceanside, CA	92056	760 583 5608
100	ronald dimmick	rockydimmick@hotmail.com	330 riverview way	Oceanside, CA	92057	(760)518-4339
101	Ryan Gimla	ryan.gimla@gmail.com	4038 Craven Road, Oceanside	Oceanside, CA	92057	951-553-0490

OCEANSIDE CITIZENS SUPPORTING THE FELLOWSHIP CENTER PROJECT

The names below are from an on-line petition open for signing from 030107 to 070109

102	Samantha Betanzos	lovelygidget2003@yahoo.com		92057	760-721-7602
103	Scott Grinstaff	mottorhead@yahoo.com	1048 Eider Way	92057	760-722-5251
104	SHARI PIERCE	SREMRHEIN@AOL.COM	15078 AVENIDA VENUSTO UNIT	92128	858-716-1397
105	Sharon Burnham		6908 Avocet Court	92011	
106	Sonia Martinez		3518 Hacienda Drive	92054	
107	Stefany A Coakley		311 Penny Royal	92057	760-945-7453
108	Syd Harris	sydharris@sbcglobal.net	1687 Laurel Road	92054	760 433 0383
109	Tawnee Johnson	twjohnson@yahoo.com	1810 Broadway #24	92054	760-967-6114
110	Ted Whetsel	twhetsel@cox.net	3450 Orchard Way	92054	760-231-7160
111	Teresa Clark	teresa_a_clark@yahoo.com	1549 Havenwood DR	92056	
112	Teresa Quick	tquick@comresearch.org			
113	Terri Hagman	options@mhsinc.org	1010 E. Vista WayVista CA	92054	760-726-2656
114	Tommy Chanick	angelinflight@yahoo.com	1919 Apple St.	92054	760-978-0895
115	Travis Buchton	travis.buchton@sdcounty.ca.gov	1201 sea cliff way	92056	760-271-3778
116	valerie johansen	sunnybunny4smiles@yahoo.com	2921 melrose dr	92056	760-724-7207
117	Victoria Carlborg	victoriacarlborg@hotmail.com	4428 Point Vicente	92054	760-754-1614
118	Wendy Darling	darlingwendy1@msn.com	3670 Spyglass Way	92056	
119	Yevette Valterza	yevette1@pacbell.net			
120	Yvonne Moi Moi			92057	
121	Zenobia James	zenobiavj@yahoo.com	3905 Genine Dr	92056	760-940-0955

Richard Greenbauer  
Senior Planner  
City of Oceanside  
300 N. Coast Hwy.

APR 13 2010  
Planning Department

Hello Mr. Greenbauer:

I have been to several Fellowship meetings - I've heard lots of pro's and con's. I want you to know they have an excellent program, **IT WORKS** Both my sons attended years ago. One in Riverside the other in Escondido - It worked for both. They stayed 8-9 months. They are now 51 and 52 - still Clean, only now they both have families, quite successful and very good citizens. They are also members of AA. I feel the Fellowship program saved their lives, Now that I've said that I DO NOT think they should put the Fellowship Center between two elementary schools. That is my concern. Both sons said not close to any schools. It does attract undesirable people - mostly men not in the program. Drug dealers visit or hang around the center - they know all the people in the program will not succeed. They hang around tempting lot of members. I live at the Senior Mobile Home Park - I'm not concerned for us seniors, we have lived our lives. These little children have not. The Fellowship Center claims they run background

checks on their members - this may be true but they don't run checks on people hanging around - neither can they control outside the property.

I sincerely hope you all will consider a  
NO VOTE.

This is a decision that will affect the area and many small children for many, many years.

I felt I had to try for A NO VOTE, I would feel horrible if one little child was harmed or killed.

Sincerely - Clara Douglas  
5 Oriole Ln.  
Ph 439-6632

PS. Thanked for your  
time

## Richard Greenbauer

---

**From:** smayday1@aol.com  
**Sent:** Wednesday, April 14, 2010 10:18 AM  
**To:** Richard Greenbauer  
**Cc:** jwood@ci.oceanside.co.us  
**Subject:** proposed rehab center

Mr. Greenbauer,

I am very concerned about the proposed rehab center being built at 4152 Mission Avenue. The possible rezoning of this area would constitute a nightmare for this neighborhood and the other adjacent neighborhoods. We purchased in this neighborhood in order to be in a quiet, safe, residential area.

I strongly oppose any rezoning, for any purpose, but to think that any kind of rehab center could be built nearby is just absurd. There are schools in this area, therefore many children live and play nearby, the danger to them is very real. The crime, or potential for crime would escalate dramatically, as well. A center of this sort should be located in a commercial or industrial area, preferably near a police station, as well as near facilities or employment areas which would be needed and available to the "patients". I am not suggesting that all patients would be or are of the criminal element, but the potential is high.

To build in this area would dramatically lower our already plummeting property values. I don't need any more government, be it city, state or federal, "help" in depleting my increasingly scarce personal assets.

Thank you for your attention to this matter. I look forward to hearing from you that any contemplation of rezoning has been resolved.

Susan Farley  
324 Alamo Way  
Oceanside, Ca 92057

OCEANSIDE CITY PLANNING COMMISSION AND OCEANSIDE CITY COUNCIL **DENY** THE CONSIDERATION OF A GENERAL PLAN AMENDMENT (GPA-3-07), ZONE AMENDMENT (ZA-2-07), DEVELOPMENT PLAN (D-6-07), CONDITIONAL USE PERMIT (C-9-07), AND HISTORIC PERMIT (H-3-07) TO CHANGE THE LAND USE DESIGNATION FROM SINGLE-FAMILY DWELLING RESIDENTIAL (SFD-R) TO PRIVATE INSTITUTIONAL (PI) AND CHANGE THE ZONING DESIGNATION FROM SINGLE-FAMILY RESIDENTIAL (RS) TO PUBLIC AND SEMI-PUBLIC (PS) ALL WITH AN HISTORIC OVERLAY (H) IN ORDER TO ALLOW THE APPLICANT *THE FELLOWSHIP CENTER* TO CONSTRUCT A TWO-STORY, 16,591 – SQUARE FOOT, 59 BED 24-HOUR NON-MEDICAL CARE DRUG AND ALCOHOL RECOVERY CENTER ON A 1.00 ACRE SITE FOR THE FOLLOWING REASONS:

1. THE LOCATION OF THE CENTER WOULD BE WITHIN 200 FEET OF THE CATHOLIC MONTESSORI PRE-SCHOOL.
2. THE LOCATION WOULD BE WITHIN 50 FEET OF THE CATHOLIC MONTESSORI SCHOOL P.E. FIELD.
3. THE LOCATION WOULD BE WITHIN 500 FEET OF THE CATHOLIC MONTESSORI K-8<sup>TH</sup> GRADE FACILITY.
4. DUE TO LACK OF SUPPORT THROUGH STUDENT ENROLLMENT, THE ECONOMIC IMPACT WOULD HAVE A NEGATIVE EFFECT ON AN EXISTING BUSINESS THAT IS OVER ONE HUNDRED YEARS OLD AND HAS EXISTED AS A CO-ED PRIVATE SCHOOL FOR 34 YEARS.
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6. OMMS IS STRICTLY OPERATED BY TUITION FEES AND PARENT FUNDRAISERS. THE FINANCIAL IMPACT TO ENSURE THE CONTINUED SAFETY TO OMMS STUDENTS AND STAFF WOULD CAUSE AN INSURMOUNTABLE FINANCIAL BURDEN ON THOSE WHO SUPPORT OUR SCHOOL.
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8. FELLOWSHIP CENTER STAFF, PARTICIPANTS AND VISITORS WOULD SELECT TO UTILIZE THE PRIVATELY OWNED VIA SANTA MARIA ROAD AS THE SHORTER ACCESS ROUTE TO LOCAL BUSINESSES AND TRANSPORTATION. THIS ROUTE IS UTILIZED AS A FOOTPATH BY STUDENTS TO GAIN ACCESS TO AREAS ON THE EAST SIDE UTILIZED BY STUDENTS.
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11. OMMS IS THE ONLY AVAILABLE CATHOLIC PRE-SCHOOL THROUGH 8<sup>TH</sup> GRADE WHICH USES THE MONTESSORI METHOD OF EDUCATION IN ALL OF SAN DIEGO COUNTY.

**OTHER:**

I, THE UNDERSIGNED, AM A CONCERNED CITIZEN IN OPPOSITION TO THE PROPOSED FELLOWSHIP CENTER AND URGE CITY LEADERS TO ACT NOW TO DENY THE APPLICATION DUE TO THE INAPPROPRIATE LOCATION AND THE NEGATIVE FINANCIAL IMPACT TO THE EXISTING BUSINESS OF OLD MISSION MONTESSORI SCHOOL THAT HAS PROVIDED A COMMUNITY SERVICE FOR OVER 100 YEARS.

LINDA BELHUMEUR  
PRINTED NAME

[Handwritten Signature]  
SIGNATURE

2/10/10  
DATE

2801 Avenida de La Madre  
Fallbrook, CA 92028

ADDRESS

760 723 0120  
TELEPHONE NUMBER

APR 14 2010

Planning Department

TELEPHONE NUMBER

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ALBERT F. CORCHUELO  
PRINTED NAME

5177 CERULEAN WAY

Albert F. Corchuelo  
SIGNATURE

OCEANSIDE, CA 92057  
ADDRESS

1/19/10  
DATE

(760) 994-3520  
TELEPHONE NUMBER

APR 14 2010  
Planning Department

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Loris Smith  
PRINTED NAME  
Loris Smith  
SIGNATURE  
2-15-2010  
DATE

[Signature]  
ADDRESS  
18 Sepulveda, Rancho San Marcos, CA  
92688  
TELEPHONE NUMBER  
949-459-8767

APR 14 2010  
Planning Department

To:  
760-723-3953

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Gary Belhumeur  
PRINTED NAME

139 West Escaloned

Gary Belh  
SIGNATURE

San Clemente, CA 92672  
ADDRESS

Feb 16, 2010  
DATE

(949) 492-3245  
TELEPHONE NUMBER

APR 14 2010  
Planning Department

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Eric Smith  
PRINTED NAME

Eric Smith  
SIGNATURE

2-15-2010  
DATE

\_\_\_\_\_

26481 Nacome Dr., Mission Viejo, CA 92691  
ADDRESS

(949) 699-2780  
TELEPHONE NUMBER

APR 14 2010  
Planning Department

**OMMS PETITION FORM TO DENY APPLICATION FOR  
PROPOSED FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

OLD MISSION MONTESSORI SCHOOL PARENTS, FRIENDS AND COMMUNITY MEMBERS REQUEST THE OCEANSIDE CITY PLANNING COMMISSION AND OCEANSIDE CITY COUNCIL DENY THE CONSIDERATION OF A GENERAL PLAN AMENDMENT (GPA-3-07), ZONE AMENDMENT (ZA-2-07), DEVELOPMENT PLAN (D-6-07), CONDITIONAL USE PERMIT (C-9-07), AND HISTORIC PERMIT (H-3-07) TO CHANGE THE LAND USE DESIGNATION FROM SINGLE-FAMILY DWELLING RESIDENTIAL (SFD-R) TO PRIVATE INSTITUTIONAL (PI) AND CHANGE THE ZONING DESIGNATION FROM SINGLE-FAMILY RESIDENTIAL (RS) TO PUBLIC AND SEMI-PUBLIC (PS) ALL WITH AN HISTORIC OVERLAY (H) IN ORDER TO ALLOW THE APPLICANT *THE FELLOWSHIP CENTER* TO CONSTRUCT A TWO-STORY, 16,591 - SQUARE FOOT, 59 BED 24-HOUR NON-MEDICAL CARE DRUG AND ALCOHOL RECOVERY CENTER ON A 1.00 ACRE SITE FOR THE FOLLOWING REASONS:

1. THE LOCATION OF THE CENTER WOULD BE WITHIN 200 FEET OF THE CATHOLIC MONTESSORI PRE-SCHOOL.
2. THE LOCATION WOULD BE WITHIN 50 FEET OF THE CATHOLIC MONTESSORI SCHOOL P.E. FIELD.
3. THE LOCATION WOULD BE WITHIN 500 FEET OF THE CATHOLIC MONTESSORI K-8<sup>TH</sup> GRADE FACILITY.
4. DUE TO LACK OF SUPPORT THROUGH STUDENT ENROLLMENT, THE ECONOMIC IMPACT WOULD HAVE A NEGATIVE EFFECT ON AN EXISTING BUSINESS THAT IS OVER ONE HUNDRED YEARS OLD AND HAS EXISTED AS A CO-ED PRIVATE SCHOOL FOR 34 YEARS.
5. THE AMOUNT OF TRAFFIC ALONG ACADEMY ROAD AND CHAPTER WAY WOULD SUBSTANTIALLY INCREASE DUE TO FELLOWSHIP STAFF, PARTICIPANTS AND VISITORS.
6. OMMS IS STRICTLY OPERATED BY TUITION FEES AND PARENT FUNDRAISERS. THE FINANCIAL IMPACT TO ENSURE THE CONTINUED SAFETY TO OMMS STUDENTS AND STAFF WOULD CAUSE AN INSURMOUNTABLE FINANCIAL BURDEN ON THOSE WHO SUPPORT OUR SCHOOL.
7. THE PROPOSED FELLOWSHIP CENTER WOULD NOT BE LOCATED CLOSE TO A MAJOR HOSPITAL OR MEDICAL OFFICES AS IT IS IN ITS ESCONDIDO LOCATION, MAKING THE SUBJECT SITE INAPPROPRIATE.
8. FELLOWSHIP CENTER STAFF, PARTICIPANTS AND VISITORS WOULD SELECT TO UTILIZE THE PRIVATELY OWNED VIA SANTA MARIA ROAD AS THE SHORTER ACCESS ROUTE TO LOCAL BUSINESSES AND TRANSPORTATION. THIS ROUTE IS UTILIZED AS A FOOTPATH BY STUDENTS TO GAIN ACCESS TO AREAS ON THE EAST SIDE UTILIZED BY STUDENTS.
9. THE FELLOWSHIP CENTER HAS NO TRAINED SECURITY OR MEDICAL STAFF.
10. THE FELLOWSHIP CENTER STATES THAT THE MAJORITY OF PARTICIPANTS SMOKE AND THE PROXIMITY OF SMOKERS WITHIN FEET OF CHILDREN CREATE POTENTIAL HEALTH ISSUES.
11. OMMS IS THE ONLY AVAILABLE CATHOLIC PRE-SCHOOL THROUGH 8<sup>TH</sup> GRADE WHICH USES THE MONTESSORI METHOD OF EDUCATION IN ALL OF SAN DIEGO COUNTY.

**OTHER:**

I, THE UNDERSIGNED, AM A CONCERNED CITIZEN IN OPPOSITION TO THE PROPOSED FELLOWSHIP CENTER AND URGE CITY LEADERS TO ACT NOW TO DENY THE APPLICATION DUE TO THE INAPPROPRIATE LOCATION AND THE NEGATIVE FINANCIAL IMPACT TO THE EXISTING BUSINESS OF OLD MISSION MONTESSORI SCHOOL THAT HAS PROVIDED A COMMUNITY SERVICE FOR OVER 100 YEARS.

JAYNE C GEISLER

PRINTED NAME



SIGNATURE

2-9-2010

DATE

1472 Belmont Park Rd, Oceanside  
ADDRESS 92057

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TELEPHONE NUMBER

APR 14 2010

Planning Department

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KENNETH BELHUMEUR

PRINTED NAME

*Kenneth C Belhumeur*

SIGNATURE

2-10-09 10

DATE

2801 AVENIDA DE LA MADRE  
FALLBROOK, CA 92028

ADDRESS

949-279-9339

TELEPHONE NUMBER

APR 14 2010

Planning Department

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PROPOSED FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

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Heather Geisler  
PRINTED NAME

5789 Mission Center Rd

  
SIGNATURE

#704 San Diego Ca 92108  
ADDRESS

2/10/10  
DATE

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TELEPHONE NUMBER

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DUNCAN GEISLER  
PRINTED NAME

1472 Belmont Park Rd

Duncan Geisler  
SIGNATURE

Oceanside, CA 92087  
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2-12-10  
DATE

760-726-8071  
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APR 14 2010

Planning Department

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RYAN SMITH  
PRINTED NAME

Ryan Smith  
SIGNATURE

2-15-2010  
DATE

1119 S. MISSION RD #336

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ADDRESS

504-251-4393  
TELEPHONE NUMBER

APR 14 2010

Planning Department

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Joy Roth  
PRINTED NAME

Joy Roth  
SIGNATURE

15 February 2010  
DATE

1119 S. Mission Rd #336  
ADDRESS

Fallbrook, CA 92028  
TELEPHONE NUMBER

APR 14 2010

Planning Department

TELEPHONE NUMBER

PETITION TO DENY APPLICATION FOR PROPOSED FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE

Printed Name	Signature	Address	Telephone Number	Date
Bette Jo Nixon		1315 Henshaw Rd Oceanside, CA 92038	760-724-7177	1-15-10
Merei Bell		1464 BELMONT PARK	760-724-6010	1-15-10
Tiana Torres		304 Saddle Toe Br. 92088	760 505-6824	1/15/10
Jennifer Budd		5022 Los Morros Way #37	760-231-6444	1/15/10
Kelly Wiscosi		161 Ely St. Oceanside		1-15-10
Sandra Bennett		4306 Morgan Creek Dr Oceanside	760-698-6857	1-5-10
Jefia Dylus		3443 Vista Del Oro Oceanside	760 721-9475	1/18/10
LARRY TELFORD		4586 AERON BAR. CT OCEANSIDE	916-715-4804	1/19/10
Brooke F. Sme		5254 Willow Walk Rd OCEANSIDE CA 92051	760 453 2500	1-19-10
John Rodrick		4791 Calligraphy Ct Oceanside CA 92057	760-758-5391	1/20/10
MARY JO WILSON		2337 VISTA DEL RIO FALLBROOK CA 91728	760-451-1330	1/20/10
Jet Naveiro		4304 Oceanview Vista Dr P.O. Box 92017	760-757-7054	1/22/10
Robert Brown		2415 Ashme, Vista CA	760-726-6262	2/3/10
Yennifer James		4460 N. River Rd #142 Oceanside, CA 92051	760-672-4371	2/24/10

APR 14 2010

Pitching Donations

**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Margd C. Chavez	<i>Margd C. Chavez</i>	206 Rowell Dr Old	71 97	
Cladia White	<i>Cladia White</i>	4889 Glendale Ave Cor	760 245 4983	19 Jan
Dolores S. Gibbons	<i>Dolores S. Gibbons</i>	407 Richard Rd San Marcos	760-744-4883	1-19-10
AGNES FLEWELL	<i>Agnes Flewell</i>	5225 FIVE GROVES WAY	760-111-5320	1-19-10
Carmen Parra	<i>Carmen Parra</i>	125 Old Grove rd.	760 519-2589	2-12-10
<b>Dawn McHenry</b>	<b><i>Dawn McHenry</i></b>	<b>1781 Corcoran</b>	<b>Disid 7.754.5946</b>	
DAVE BURNS	<i>Dave Burns</i>	185 Old Grove RD #9	760-547-0720	3/10/10

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Printed Name	Signature	Address	Telephone Number	Date
Charles McEwen	<i>[Signature]</i>	Oceanside, CA 4724 SANDALWOOD WAY	760 842 1898	1/24/10
Ann Makebakker	<i>[Signature]</i>	8031 Eduardo Rd Vista	760-672-0294	1/25/10
Jill Savage	<i>[Signature]</i>	4929 Riva Dr Oceanside, CA 92057	760-889-0648	1/25/10
Valerie Hillhouse Stokes	<i>[Signature]</i>	4605 Allende Ave Stokes Drive CA 92057	760-758-3899	2/11/10
M. de Velle A. Costa	<i>[Signature]</i>	4305 Arroyo Glen Way Oceanside CA 92057	760-433-2343	2/9/10
Melissa Stoltz	<i>[Signature]</i>	702 Point Reyes Oceanside, CA 92058	760-500-2415	2/2/10
Cynthia Dille	<i>[Signature]</i>	4460 No. River Rd #26 Oceanside, CA 92057	760-967-8369	2/5/10
Nomica Dela Fuente	<i>[Signature]</i>	313 Spring Canyon Way Oceanside, CA 92057	760-231-9914	2/10/10
Hani & Susodulipe Sidhom	<i>[Signature]</i>	884 Muirfield Dr. Oceanside, CA 92058	(760) 500 5292	2/16/10
Kevin McEwan	<i>[Signature]</i>	1781 Carlsbad Beaconsfield, CA 92026	760-941-1466	2/25/10
Judy Mejorado	<i>[Signature]</i>	3445 Spa Crest Way Oceanside, CA 92057	760-445-6959	2/25/10
<del>POSE</del>				
ROSE O'Brien	<i>[Signature]</i>	1211 Temple Hill St Oceanside, CA 92057	760-758-2553	2/25/10
Divia Ubballe	<i>[Signature]</i>	1412 Avenida Alamo Oceanside, CA 92057	760-488-8647	2/25/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Anna Swanson	<i>Anna Swanson</i>	961 Glenburn Dr. Newark, CA	(760) 9672154	2/25
Maritz Properties	<i>Maritz Properties</i>	301 La Purisma Way, Oceanside, CA 92054	(760) 7541117	2/25
Greene Forest	<i>Greene Forest</i>	1809 Baywood Dr. Oceanside, CA 92054	(760) 721 7117	2/25
Patty Fairlie	<i>Patty Fairlie</i>	1809 Bayberry Dr. Oceanside, CA 92054	761-7117	2/25
Antonique	<i>Antonique</i>	12858 Neptune Way, Oceanside, CA 92057	760 9409579	2/25

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PETITION TO DENY APPLICATION FOR PROPOSED FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE

Printed Name	Signature	Address	Telephone Number	Date
Margaret Ortner	<i>Margaret Ortner</i>	436 Hillway Dr. Vista, CA 92084	760-941-7506	1-15-2010
Nicole M. Nugent	<i>Nugent</i>	2256 Bliss Circle Oceanside, CA 92056	760-758-1173	1/15/10
<del>Sean P. Nugent</del>	<del><i>SPN</i></del>	2256 Bliss Cir. 92056	760-758-1173	1/15/10
<del>David A. Smith</del>	<del><i>David A. Smith</i></del>	3959 Macomber Rd	760-212-4200	1/15/10
Sandra Smith	<i>Sandra Smith</i>	3939 Magnolia Rd	760-207-4271	1/15/10
John Tran	<i>John Tran</i>	4279 Alta Vista Dr Oceanside, CA 92057	760 805-9032	1/15/10
Anne Lee-Sing	<i>Anne Lee-Sing</i>	3625 Strata Dr Carlsbad, CA 92010	760-465-7699	1/15/10
Jim Loran	<i>Jim Loran</i>	4887 North Oceanside St. Oceanside, CA 92057	760-890-6484	1/15/10
Maria Wilson	<i>Maria Wilson</i>	2337 Vista Blvd Fallbrook, CA 92028	760 451 1330	1/15/10
Amida Garcia	<i>Amida Garcia</i>	5101 Teal Way Oceanside, CA 92057	760 231-6252	1/15/10
Maryl R. Rudick	<i>Maryl R. Rudick</i>	4791 Calligraphy Oceanside, CA 92057	760 758-5391	1/15/10
Denise Marquez	<i>Denise Marquez</i>	1749 Fourell Ave, Carlsbad, CA 92008	760 730-0102	1/15/10
<del>Robert Brown</del>	<del><i>Robert Brown</i></del>	2345 Osborne Vista, CA 92084	760-926-6262	1/15/10
Suante Newson	<i>Suante Newson</i>	197 Heritage St. Oceanside, CA 92058	760-967-6136	1/15/10
Laura Visco	<i>Laura Visco</i>	1714 Crossside Lane Vista, CA 92081	760 945-2039	1/15/10
Amy Fatseas	<i>Amy Fatseas</i>	1402 Henshaw Rd Oceanside, CA 92056	760 806-7746	1/15/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Melissa Gillespie	Melissa Gillespie	5436 Loganberryway, Oceanside	760 643 9140	1/16/10
Dean Gillespie	Dean Gillespie	5436 Loganberry way O side 92057	760 533 4255	1-16-10
Tim Eady	Jim Eady	5443 Loganberry Way O side 92057	760-295-0106	1-16-10
Mike Butts	Mike Butts	4708 Dalea Pl.	92057 760 722-5542	1/16/10
JR Banks	JR Banks	5443 Blackburn Ln Oceanside CA 92057	760 295 7298	16 Jan 2010
Kurt Minick	Kurt Minick	1081 Bells DR	92057 760 815 8152	16 Jan 2010
Kisa Chover	Kisa M Chover	5385 Blackberry way Oceanside CA 92057	760-630 6276	1/16/10
David Loken	David Loken	217 Holiday way Oceanside CA 92057	760-271 6310	1/16/10
RONALD BRADY	Ronald Brady	77 AVE. DESCANSO	760 845-5905	1-16-10
Benjamin Baker	Benjamin Baker	409 N Pitman ca. Oceanside 9054	619-315-5248	1-16-10
Mary McLaughlin	Mary McLaughlin	5510 LA OCEA BLVD	88270-3263	1/16/10
Eric Martens	Eric Martens	415 Stony Pt Way O.C. 92057	760 845 3441	1/16
Joyce CUNNEEN	Joyce M. Cunnene	340 Jalen Ridge Way Oceanside, Ca. 92057	760/433-2945	1-16-10
DAN SCOTT	Dan Scott	5442 TOUCANET CT. OCEANSIDE, CA 92057	760/415-6849	1-16-10

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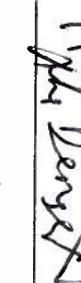
Planning Department

**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
MARLEEN SCOTT		5442 TUCANET CT OCEANSIDE, CA 92057	760-415-6849	1-16-10
Jacqueline Grassman		5121 Palmyra Dr Oceanside CA 92056	760-639-0181	1-16-10
Mark Longman		5121 Palmyra Dr Oceanside, CA 92056	760-639-0181	1-16-10
Sonya Morgan		5444 Logansberry way Oceanside, CA 92057	760-295-8536	1-16-10
John Morgan		5444 Logansberry way Oceanside, CA 92057	760-207-1778	1-16-10
TAD KUTCHER		5424 Logansberry way Oceanside CA	760-945-4119	1-16-10
EDITH ANATO		5416 LOGANBERRY WAY OCEANSIDE CA 92057	760 758-7357	1/16/10
Yvette Vonderhaar		5417 Eiderberry way Oceanside CA 92057	760 639 5350	1-16-10
David Montez		5411 Eiderberry way Oceanside CA 92057	760 - 295 - 1555	1-16-10
HERBERT ANDERSON		5430 LEDERBERG way OCEANSIDE CA 92057	760. 631. 3794	1-16-10
Ducane Collins		5427 EIDERBERRY way OCEANSIDE CA 92057	760-481-8606	1-16-10
PATRICIA O'BRIEN		5426 EIDERBERRY way OCEANSIDE CA 92057	760-726-9211	1-16-10
MICHAEL O'BRIEN		5426 EIDERBERRY way OCEANSIDE CA 92057	760-726-9211	1-16-10
T. W. LARSEN		241 BUTSTAD	760-945-8588	1-16-10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Robert Madrid		5185 Bluegrass Way Oceanside CA 92057	(760) 994-9923	
Dommy Madrid		5185 Bluegrass Way Oceanside CA 92057	(760) 994 6015	
Jennifer Humady		7522 Neptunus Bay Carlsbad CA 92011	(760) 438 4460	
Michael Roxinoid		5482 Pavollette Ct Oceanside CA 92052	760 757 4497	
JUSTIN JOHNSON		3518 Hobbes Pt Court Oceanside CA 92059	760-708-3656	
Valerie Sweeney		5170 Baywood Court Oceanside CA 92056	760 - 518 - 0279	
THOMAS O'BRIEN		911 TAYLOR ST. VISTA, CA 92084	760-277-5191	1/17
JAMES WEST		4815 AVE WINDA LORRENZO	760 439 0011	1/17
Will West		1401 Westwood Pl	760-415-0583	1/17
Heather McIlmool		5352 Blackberry Way Oceanside, ca. 92057	760-941-8977	1/17
AKE DENBERT		415 MENDEL RIVER RD OCEANSIDE, CA 92058	760-458-2892	1/17
Greg Smith		2332 WINTER WALKER FALLBROOK CA 92038	7604683549	1/17
Donne Farber		341 Shadow Tree Dr. Oceanside CA 92058	(760) 754-2127	1/17
Kimley Bennett		701 Valley Drive Vista, CA 92084	760 470 - 2479	1/17

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Denise Krumbein		5447 Logansberry Way Oceanside	760-295-0141	1-16-10
Todd Krumbein		5447 Logansberry	760-245-0141	1-16-10
Mirinda Mendoza		2747 Pauline Way	760-506-1334	1-16-10
Ricky Corchuelo		5177 Cerulean Way	760-231-6757	1-17-10
Scott Ball		5423 Logansberry	760-796-0886	1-31-10
Fauge Baker		5447 Blackberry	760-295-7398	1/31/10
Frans Selvar		5415 Blackberry Way	760-415-4114	1/31/10
Liz Salazar		5415 Blackberry Way	760-685-7768	1/31/10
KENNETH TILLEY		5419 Blackberry Way	760-295-5755	1/31/10
Clude Horn		5448 Logansberry Way	(760) 940-0370	1/31/10
Josua Haver		5446 Logansberry Way	(760) 521-7144	1/31/10
CHRIS ROBERTS		5455 Logansberry Way	760-630-1769	1/31/10
MICHAEL BAWHMAN		5459 Logansberry Way	760-945-7169	1/31/10
HELEN BRADLEY		5455 Logansberry Way	760-630-1769	1/31/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Thomas Blummer	<i>Thomas Blummer</i>	3921 Winkler Rd 92058	760-722-0330	1/15/10
DEBBIE GALLAGHER	<i>DEBBIE GALLAGHER</i>	602 SILVERWOOD 92058	960-437-0653	1-15-10
ANDEA RIVERA	<i>Andea Rivera</i>	610 Silverwood Street 92058	(760) 716-7003	1-15-10
ChaeL Spatina	<i>ChaeL Spatina</i>	2051 GENEVAST Apt 719	760) 586-7575	1/15/10
Theresa Montejano	<i>Theresa Montejano</i>	2415 Osborne Terrace 92058	(760) 786-6262	1/15/10
Ester Long	<i>Ester Long</i>	1006 Skypack Ln 92058	(760) 237-3385	1/15/10
Michael Long	<i>Michael Long</i>	1006 Skypack Ln 92058	760 4431622	1/16/10
Nicole Rubio	<i>Nicole Rubio</i>	3541 Rimburst Ct Oceanside CA 92058	(760) 966-1664	1/16/10
Nicki Nugent	<i>Nicki Nugent</i>	2256 Bliss Cir. Oceanside CA 92058	(760) 758-1173	1/16/10
Sean Nugent	<i>Sean Nugent</i>	1256 Bliss Cir. 92058	(760) 758-1173	1/16/10
Rose D'Brien	<i>Rose D'Brien</i>	1271 Temple Heights 92058	(760) 758-2553	1/16/10
Grace Domingo	<i>Grace Domingo</i>	1401 Machado St 92054	(760) 721-8131	1/16/10
KARA GUYRE	<i>KARA GUYRE</i>	1650 Skurp Ave. Oceanside 92057	760-631-0309	1/16/10
<i>Rob Guyre</i>	<i>Rob Guyre</i>	1650 Skurp Ave 92057	760 631 0209	1/16/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
MARLENE MARRIS	<i>Charlene Madrigal</i>	1650 Shive Dr. 92057 <i>Oceanside</i>	(760) 415-7045	1/16/10
Miguel Cisneros	<i>Miguel Cisneros</i>	1792 Clydesdale Ct 92057 <i>Oceanside</i>	760) 630 8336	1/16/10
Martin Rodriguez	<i>Martin Rodriguez</i>	792 Clydesdale Ct 92057 <i>Oceanside</i>	(760) 630-8336	1/16/10
Debbie DeFau	<i>Debbie DeFau</i>	1792 Clydesdale Ct 92057 <i>Oceanside</i>	760.295.7888	1/16/10
Paula Theobald	<i>Paula Theobald</i>	1797 Clydesdale Ct 92057 <i>Oceanside</i>	760-941-5248	1/16/10
Rebecca Smith	<i>Rebecca Smith</i>	1243 Clydesdale Ct 92057 <i>Oceanside</i>	760 940-8453	1-16-10
Mikel Smith	<i>Mikel Smith</i>	1793 Clydesdale Ct 92057 <i>Oceanside</i>	760 940-8453	01-16-10
David Theobald	<i>David Theobald</i>	1797 Clydesdale Ct 92057 <i>Oceanside</i>	760 941 5248	1-16-10
Caroline M. Rivas	<i>Caroline M. Rivas</i>	5673 Duffinwood Cir 92057 <i>Oceanside</i>	760-758-5527	1-16-10
Frank Romagnolo	<i>Frank Romagnolo</i>	5673 Duffinwood Cir 92057 <i>Oceanside</i>	760.758-5527	1-16-10
Linda Harris	<i>Linda Harris</i>	5680 Duffinwood Cir 92057 <i>Oceanside</i>	760-724-4517	1/16/10
Robert L. Harris	<i>Robert L. Harris</i>	5680 Duffinwood Cir 92057 <i>Oceanside</i>	760 724-4517	1/16/2010
Kabert Shoukri	<i>Kabert Shoukri</i>	5308 Duffinwood Cir 92057 <i>Oceanside</i>	760 630-7367	1/16/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Teri Shoemaker	<i>[Signature]</i>	5709 Dartmoor Circle 92057	760 680 7767	1/15/10
Ellie Brackett	<i>[Signature]</i>	5714 Dartmoor Circle 92057	760 420 0310	1/16/10
Thomas Brackett	<i>[Signature]</i>	5714 Dartmoor Circle 92057	760-420-0396	1/16/10
TRUDIE FEW	<i>[Signature]</i>	5708 DARTMOOR CIRCLE 92057	760-258-3374	1/16/10
Tom Quinn	<i>[Signature]</i>	5762 Dartmoor Circle 92057	760-250-9088	1/16/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	
Cecilia Quinlan	<i>[Signature]</i>	5762 Barkway 92057	760-630-3801	1-16-10
Sandra Caldero	<i>[Signature]</i>	3939 Magnolia Rd 92058	760-207-4271	1-16-10
Jessie Swanson	<i>[Signature]</i>	4933 Marwooden Rd	760-212-4200	1-16-10
Mary Bussan	<i>[Signature]</i>	4405 Via Laguna	760-796-0891	1-16-10
Dequy Cameron	<i>[Signature]</i>	2001 Paseo Arriba	760-814-3638	1-16-10
Scottie	<i>[Signature]</i>	4130 Bosto del Arroyo	760-791-6022	1-16-10
Tara Dominguez	<i>[Signature]</i>	4227 Nigutru Rd 92058	760-583-6761	1-19-10
Karla Ruiz	<i>[Signature]</i>	790 Brewer Hill Rd 92054	760-758-1485	1-19-10
Joe Casper	<i>[Signature]</i>	8315 KPT Mountain	760-245-9254	1-19-10
Mike Niekandt	<i>[Signature]</i>	5373 Gossoberry Way	760-201-7348	2/17/10

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Oceanside, California

PETITION TO DENY APPLICATION FOR PROPOSED FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE

Printed Name	Signature	Address	Telephone Number	Date
LORNA A.	<i>[Signature]</i>	0151 4th CA 817 HASTINGS	(760) 758-5724	1/18/10
Guadalupe Frias-Sidhom	<i>[Signature]</i>	4660 N. Bury Rd #125 O'side CA 92057	(760) 500-5292	1/19/10
Sharon M. Stear	<i>[Signature]</i>	230 Diamond Way #248 Vista, CA 92083	(601) 415-1582	1/20/10
Amas Khawisee	<i>[Signature]</i>	1305 Calle Wilmo Oceanside CA 92056	760 - 295 - 8314	1/20/10
Hazel Billie	<i>[Signature]</i>	5378 Rio Plata Dr. Oceanside CA 92057	700 - 295 - 7004	1/25/10
Sue Nauwens	<i>[Signature]</i>	478 Shadow tree Dr Ocean side CA 92058	760 643 - 9411	1/25/10
Rachel Detrick	<i>[Signature]</i>	603 Yankee Feut Way O'side CA 92058	760-721-1504	1/25/10
Rebecca Lopez	<i>[Signature]</i>	1619 Tamarack Av Carlsbad, Ca 92008	960.722.5202	1/26/10
Laura Ferris	<i>[Signature]</i>	220 BAREED CT OCEANSIDE 92057	760-485-1307	1/26/10
PAUL QUIET	<i>[Signature]</i>	757 MURWOOD OCEANSIDE 92057	760 721 - 8324	1/29/10
Dennis Benjamin	<i>[Signature]</i>	5000 Riverside 92054 145 RIVERVIEW DR OCEANSIDE 92057	760-758-3564	2/1/10
Lynne Antrelli	<i>[Signature]</i>	708 Lakes St. O'side 92058	760 721 2534	2/8/10
Pati Ardevino	<i>[Signature]</i>		760-829-1163	2/22/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Don McLoft	<i>[Signature]</i>	4660 N RIVER RD 4142	760 805 2748	2/2/10
Patricia Edwards	<i>[Signature]</i>	349 Ave. Lincoln Way Oceanside, CA 92057	760 967-1050	2/3/10
Carole DeMazze	<i>[Signature]</i>	31 Chino Lane O'Side 92055	619 851 9267	2-2-10
Sean Morse	<i>[Signature]</i>	4511 Vermont way Oceanside 92057	760 322 2750	2/2/10
Alex Wilmer	<i>[Signature]</i>	4314 Riverside Way Oceanside, CA 92057	760 231 9259	2/3/10
Mrs G/odak	<i>[Signature]</i>	9377 Victoria Dr O'Side, CA 92057	760-757-2619	2/3/10
Jane Marie	<i>[Signature]</i>	4511 Vermont way Oceanside 92057	760 322-2750	2/2/10
Pamela Kowalek	<i>[Signature]</i>	4077 Wilton Court Oceanside 92057	760 530 3013	2/3/10
Jennifer Buchanan	<i>[Signature]</i>	1005 Market Dr Oceanside 92057	362 845 7571	2/3/10
David Yu	<i>[Signature]</i>	301 River Ranch way Oceanside, CA 92057	760 757-7435	2/4/10
Ria Weisner	<i>[Signature]</i>	2237 Hillside Oceanside 92057	760 157 5715	2/4/10
A				
Robert Fisher	<i>[Signature]</i>	3574 Mesa Dr #201 Oceanside, CA 92057	760 522-9245	2/9/10
Melroy Schmid	<i>[Signature]</i>	4775 California Ct Oceanside, CA 92057	760 540-0530	2/9/10

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Jennifer Jones		1401 Westwood Dr Oceanside, CA 92054	760-472-4371	2/17
Andrea Neas		1401 Westwood Dr Oceanside, CA 92054	760-295-2899	3/3

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**PETITION TO DENY APPLICATION FOR PROPOSED  
FELLOWSHIP CENTER AT 4152 MISSION AVE., OCEANSIDE**

Printed Name	Signature	Address	Telephone Number	Date
Christy Smith	C Smith	26481 Nacogorda Dr.	M.Y. 949 699-2780	2/16/10
Juanita Swift	Juanita Swift	26411 Veranozula	M.Y. 589 9288	2/16/10
Cynthia Lee	Cynthia Lee	21037 Camelia	Lake Forest (949) 632-4204	2/16/10
Diane Dougherty	Diane Dougherty	26431 Via Lagrano	Mission Viejo (949) 492611	2-16-10
Erin Dukes	Erin Dukes	33852 Del Obispo	Dana Point Ca	2-18-10
Sharon Spence	Sharon Spence	817 Calle Puente #3202	9 3005432	2-18-10
ElRabell Evans	ElRabell Evans	29852 Emerald	L.H. CA 92653	2-18-10
Jackie Reed	Jackie Reed	2199 Camino Real	949 292-1829	2/18/10
Jon Taylor	Jon Taylor	33 Golf Terrace	949 888-9051	2/18/10
Dee Smith	Dee Smith	18 Sepulveda	949-459-8767	2/18/10
Katy Euis	Katy Euis	28822 Hirdenow	380-7399	2-1-10
Andrea Newman	Andrea Newman	31681 Oak Grove Ave Unit 65	(949) 315-9516	2-19-10
Alma Dwyer	Alma Dwyer	33222 Via Vista	(949) 859-2201	2/19/10
Loei Frisen	Loei Frisen	21981 Hillside	949 470-0448	2/19/10

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