



**San Diego County**  
**Local Agency Formation Commission**  
 Regional Service Planning | Subdivision of the State of California

**NOTICE OF PUBLIC HEARING**

Notice is hereby given the San Diego County Local Agency Formation Commission (“LAFCO”) will hold a public meeting on **Monday, August 4, 2025 starting at 8:15 a.m.** at the County of San Diego Administration Center at 1600 Pacific Highway, Board Room 302, San Diego, California. At the public meeting, LAFCO will consider the following public hearing matter:

**- PROPOSED “VALIANO – EDEN HILLS REORGANIZATION” -**  
**PROPOSED OUT-OF-AGENCY SERVICE AGREEMENT WITH THE CITY OF ESCONDIDO,**  
**ANNEXATION TO THE SAN MARCOS FIRE PROTECTION DISTRICT WITH A CONCURRENT**  
**DETACHMENT FROM RANCHO SANTA FE FIRE PROTECTION DISTRICT, AND RELATED ACTIONS**

During the public hearing, LAFCO will consider the above-cited reorganization proposal filed by landowner petition to accommodate the planned development of a 243-unit residential subdivision – “Valiano” – on approximately 239.0 unincorporated acres located between the Cities of Escondido and San Marcos consistent with an earlier approval by the County of San Diego. Specific requests to be considered by LAFCO follows:

1. Authorization for City of Escondido to provide wastewater service to the 239.0 acres of affected territory under an out-of-agency services agreement with the landowner.
2. Reorganization approval of one legal parcel – 232-500-24 – totaling 10.8 acres to (a) detach from the Rancho Santa Fe FPD and concurrently (b) annex to the San Marcos FPD. (The remainder of the affected territory already lies within San Marcos FPD).
3. Conforming sphere of influence amendments to enable the preceding actions.

Documents regarding the reorganization proposal will be available for viewing online at [www.sdlafco.org](http://www.sdlafco.org) no later than 96 hours before the scheduled hearing. The public is encouraged to review these materials and provide comments. Written comments provided before **Friday, August 1, 2025** will be incorporated into the staff report presented to the Commission and should be directed to Michaela Peters at [michaela.peters@sdcounty.ca.gov](mailto:michaela.peters@sdcounty.ca.gov). All other comments should be provided during the hearing either in-person or by following the remote instructions provided on the accompanying agenda. Additional information on LAFCO is available online or by calling (619) 321-3380.

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Keene Simonds, Executive Officer  
 San Diego Local Agency Formation Commission

<b>Administration</b> Keene Simonds, Executive Officer 2550 Fifth Avenue, Suite 725 San Diego, California 92103 T 619.321.3380 E <a href="mailto:lafco@sdcounty.ca.gov">lafco@sdcounty.ca.gov</a> <a href="http://www.sdlafco.org">www.sdlafco.org</a>	<b>Joel Anderson</b> County of San Diego <b>Jim Desmond</b> County of San Diego <b>Vacant, Alt.</b> County of San Diego	<b>Kristi Becker</b> City of Solana Beach <b>Dane White</b> City of Escondido <b>John McCann, Alt.</b> City of Chula Vista	<b>Chair Stephen Whitburn</b> City of San Diego <b>Marni von Wilpert, Alt.</b> City of San Diego	<b>Vice Chair Barry Willis</b> Alpine Fire Protection <b>Jo MacKenzie</b> Vista Irrigation <b>David Drake, Alt.</b> Rincon del Diablo	<b>Vacant</b> General Public <b>Brigitte Browning, Alt.</b> General Public
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