

From: [Jim](#)
To: [Candice Alvarez](#)
Cc: [REDACTED]
Subject: [External]Lake Elsinore city council meeting 4/9/2024
Date: Tuesday, April 9, 2024 2:25:53 PM

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Good afternoon Ms. Alvarez,

Please add the attachments from the previous email today to this letter I am submitting for consideration in tonight's city council meeting.

Your help is greatly appreciated
Jim Winkler

To: Lake Elsinore City Council

From: James Winkler
[REDACTED]

Wildomar

Subject: Planning Application No. 2021-43 {Canyon Hills Estates}

I submit the following for your consideration in this matter before the council this evening.

I have several reasons I believe this project/ plan should not move forward, both legally and personally.

1. The Environmental Impact report is 18 years old and no longer reflects the Canyon Hills area of today. More than 3,000 homes, apartments, schools and commercial properties have been built in this area since this EIR was completed. The topography, the availability of open area for wildlife, traffic safety, water drainage and water table issues along with many other environmental issues have changed significantly.

The City Developmental Director in the February 20th Planning Commission meeting stated that the impact of this project has significantly diminished and that no consideration to the CEQA guidelines is necessary. I disagree. With the significant change in the plan along with the environmental changes over 18 years forces a new EIR to be completed. There is no caveat stated for less impact, but for significant change.

Why is an 18 y/o EIR being allowed to be used in moving this plan forward. So much has obviously changed.

2. The secondary egress road proposed is Cottonwood Canyon road which is adjacent to the the current plan. This road does not meet regulations.

It is impassable at times
Not 24 feet in width
Not all weather
Isn't rated for 80,000 lbs

(see attached pictures the first 3 are from 2/21/24 and the second group is from today.)

3. Although the fire department representative at the 2/20/2024 meeting stated that they supported this project, he also commented on the fact that it was an old survey. Why has no new study, including the secondary egress road, been completed?

4. Everyone in this room that has driven on Canyon Hills Rd. at the wrong time knows that this road becomes completely bottle necked and in an emergency or a cutoff situation if you aren't 4x4 capable you have no escape route. At Railroad Canyon Rd and Canyon Hills Rd intersection there 6 lanes which dwindles down to 2 at Holland Rd. This not safe without true safe secondary egress points for the entire community.

Why has no traffic survey been completed when everyone in this room knows that it is a safety hazard in this area now without more homes being built? What will it be like when 300 more homes are built into this community.

Let us all remember that this current plan is just part, about one third of the real overall plan for this community 300 plus homes are to be built. It was altered by the developers significantly. What benefit is derived from dividing it up into multiple plans?

5. If this part of the overall plan is approved and moved forward it means that the rest of the plan will as well.

It appears that due diligence not been completed in regards to the EIR, traffic and secondary egress.

There is almost not one person who lives in this small community that wants this project to move forward. Neither Cotton Wood Canyon, Canyon Hills or Canyon View Estates. We will all suffer if this plan and the subsequent plans are approved by the city council.

I respectfully request that tonight's vote on this plan be tabled until the appropriate due diligence (a new EIR, Traffic study for safety and a true usable secondary egress can be found) is completed and approved.

Thank you for your consideration in this matter,

James {Jim} Winkler and family.











