

SAM ELSINORE, LLC
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September 12, 2024

Mr. Remon Habib
CITY OF LAKE ELSINORE
130 S Main Street
Lake Elsinore, California 92530

RE: TRACT 31593 (SOUTHSHORE) – REQUEST FOR CONDITIONS OF APPROVAL AMENDMENT

Dear Mr. Habib,

Per our discussion, we would like to request a formal change to the conditions of approval for our Southshore (Tract 31593) project. Specifically, we want to amend condition of approval number 47, which requires “applicant shall submit an updated traffic study which analyzes and mitigates the impact of this project on the affected infrastructure for staff approval”.

We believe a traffic signal at the intersection of Camino Del Norte and Elsinore Hills Road would be the only potential mitigation identified in an updated traffic study. Therefore, we would be supportive of eliminating the requirement for an updated traffic study, and agree to installing a traffic signal at the intersection of Camino Del Norte and Elsinore Hills Road. This revision would eliminate uncertainty and help the project transition into construction in a more efficient way.

The following is our recommended amendment to condition of approval number 47.

47. ~~Applicant shall submit an updated traffic study which analyzes and mitigates the impact of this project on the affected infrastructure for staff approval.~~ Install a traffic signal at Camino Del Norte and Elsinore Hills Road and install ultimate intersection improvements prior to the 120th certificate of occupancy.

Please do not hesitate to contact us with any questions or requests.

Sincerely,
SAM ELSINORE, LLC



Erik Lunde
Member