

Town of Apple Valley

June 3, 2022

14955 Dale Evans Parkway

Apple Valley, CA 92307

Planning Department c/o Daniel Alcayaga

Daniel Alcayaga,

Commemorating our telephone conversation, of June 2, 2022, we want our property located at 22773 Highway 18, APN 0439-311-09-0-000, removed from the Village Specific Plan for the following reasons:

1. Adequate notification of the property owners for the proposed change in land use was not provided to us. Please note other property owners on adjacent and adjoining properties were not made aware either.
2. Without notification we were not provided the opportunity to attend and provide input into to creation of the specific plan.
3. The inclusion of our property, which by your admission was prepared by an out-of-town consulting firm, ignores the history of our property and that we opted out of the original PBID. It is possible, likely, that your consultant was not aware of the PBID boundary and its history.
4. Our property is not a part of the PBID, and based upon review of the proposed specific plan as proposed, it offers no improvement or advantage to our property.

I suggest that the Specific Plan boundary be adjusted to end at Pauhaska Road, the west of our block. We have discussed this solution with adjoining property owners and we believe it offers a good compromise.

We can be contacted at:

22773 Highway 18

Mail: P.O. Box 2662

Apple Valley CA 92307

Telephone: (760) 247-9879

Thank you

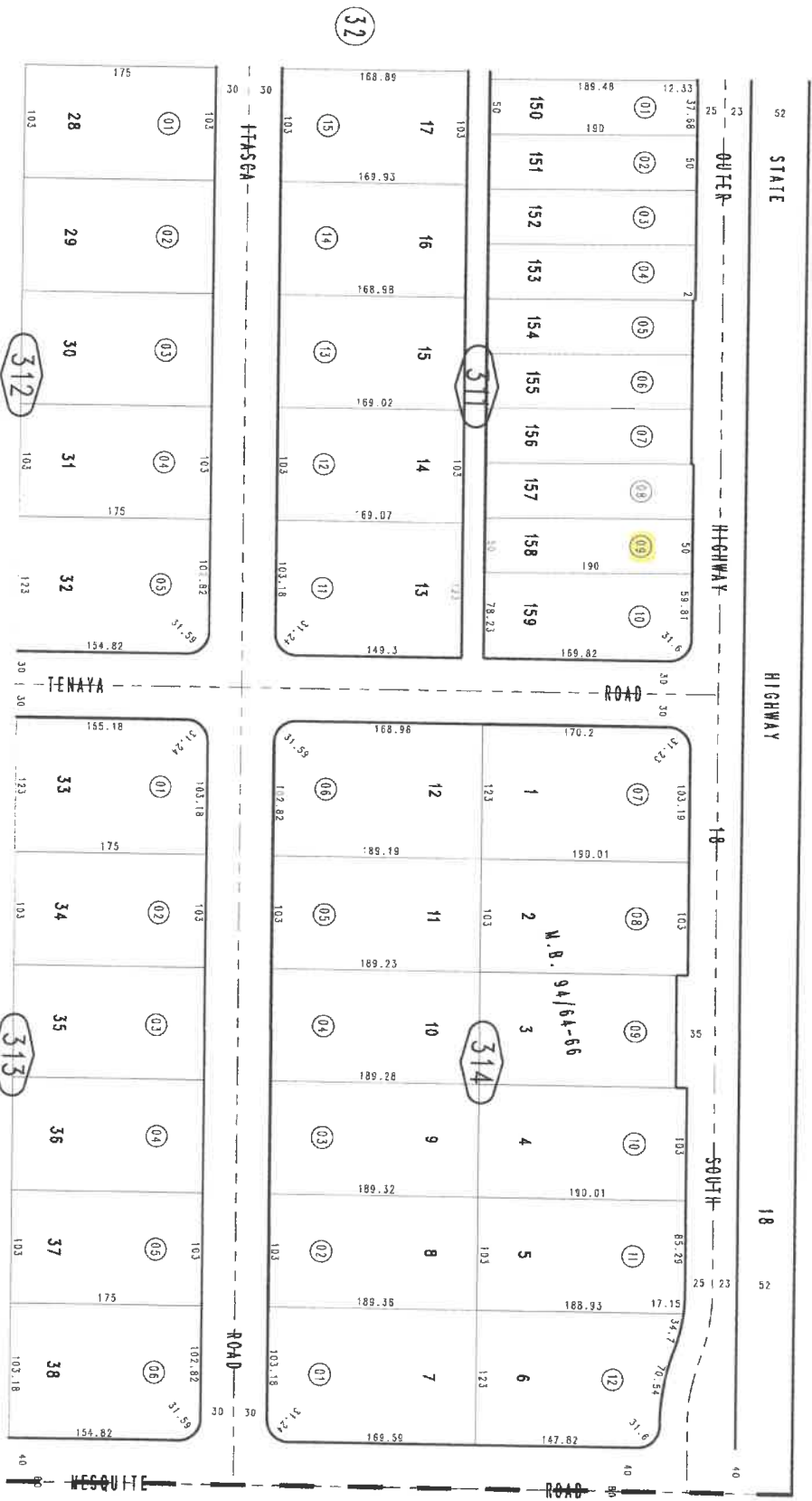
  
Daniel Seagondollar

THIS MAP IS FOR THE PURPOSE  
OF AD VALOREM TAXATION ONLY



# Ptn. Tract No. 6608, M.B. 94/64-66 Central Park

Town of Apple Valley 0439-31  
Tax Rate Area  
21075



MAY 2004

Assessor's Map  
Book 0439 Page 31  
San Bernardino County

REVISED  
03/09/05 LH

Town of Apple Valley

14955 Dale Evans Parkway

Apple Valley, CA 92307

Planning Department c/o Daniel Alcayaga

Daniel Alcayaga,

I have left two phone messages and one e-mail for you requesting you respond to our request that our property, at 22773 Highway 18, be removed from the area included in the Village Specific Plan. Our property is not part of the PBID, we opted out of the PBID before it was originally formed. The owners of the adjacent property also desire to be removed. Please contact us to confirm you intend to follow through with our request.

We can be contacted at

22773 Highway 18

Mail: P.O. Box 2662

Apple Valley CA 92307

Telephone: (760) 247-9879

Thank you

A handwritten signature in black ink, appearing to read "Daniel Seagondollar", written over the printed name below it.

Daniel Seagondollar

## Daniel Alcayaga

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**From:** Daniel Alcayaga  
**Sent:** Tuesday, May 17, 2022 8:58 AM  
**To:** Daniel Seagondollar  
**Cc:** Willow Waters  
**Subject:** RE: AV Village Specific Plan

Hi Daniel: Pleasure corresponding with you! The newspaper article was prompted by a Town issued news released, and you should have received an invitation to the meeting in the mail. The boundaries of the draft Village Specific Plan are different from the PBID boundaries. The Town does not have control over the PBID boundaries. Independent of this, the boundaries for the draft Specific Plan were recommended by Town staff and the consultant to establish clear edges and boundaries.

Here's a link to the draft Village Specific Plan: <https://www.applevalley.org/services/the-village-corridor-enhancement-plan>

I encourage you to review the Draft Specific Plan and provide additional comments.

Either way, I will forward your comments to the Planning Commission.

Please let me know if you have any more comments.

Thank you,

Daniel Alcayaga, AICP  
Planning Manager  
Town of Apple Valley  
760.240.7000 x7205

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

**From:** Daniel Seagondollar <dan@qualityarchitecture.com>  
**Sent:** Monday, May 16, 2022 2:17 PM  
**To:** Planning Main Line <planning@applevalley.org>  
**Subject:** AV Village Specific Plan

Mr. Alcayaga,

I have just been made aware of the AV Village Specific Plan through reading the local news. It has come to my attention that my property, located at 22773 Highway 18, has been included within the boundaries of the specific plan. My property is not part of the PBID district, we opted out of the PBID before its inception. We do not want to be included in the AV Village Specific plan and suggest you to revise your AVVSP boundary to end at Pauhaska Road. Please contact me at your earliest opportunity to confirm this revision to the boundary will be performed before final adoption of your plan.

Thank you  
Daniel Seagondollar Architect  
tele:760-247-9879