



DIAMOND BAR
GENERAL PLAN UPDATE

City of Diamond Bar
General Plan Update

Phase 2
Comment Database

November 15, 2017

General Plan Update-Comments Received

| | Date | Name | Comment | Add to Mailing List | Attachments |
|----|-----------|----------------|---|---------------------|-------------|
| 1 | 9/13/2016 | Robert M | I view this on a 7.5 in Samsung tablet. Many of the text fields do not fit in the space allotted to them and as a result are not readable. It seems to since I can read other sites without this difficulty that the problem is with the way this site has been put together. Perhaps some usability testing from a user perspective would prove helpful. Furthermore, I agree with those that feel the City has NOT made proper effort to get input from the citizens. I have lived in Diamond Bar since before incorporation. I remember the original effort to create the General Plan. My recollection is that similar thoughts were expressed at that time as to the city's listening to citizen input. I favor the City making a better effort (that is, sending a mailer) to every citizen household explaining the process and soliciting participation on the General Plan committee. I occur with the opinion depressed by others that the deadline for applying should be extended to allow for this effort to reach out to the citizens. Thank you, | Yes | No |
| 2 | 9/13/2016 | Cynthia S | Can the minutes of this meeting be posted in you library? Thank you. | Yes | No |
| 3 | 9/13/2016 | J F M | Please send me newsletter. Thanks. | Yes | No |
| 4 | 9/13/2016 | Gary B | I would like to be included in the General Plan Updates. | Yes | No |
| 5 | 9/13/2016 | Oscar G | Please subscribe to mailing list. Thanks | Yes | No |
| 6 | 9/20/2016 | Amanda | | Yes | No |
| 7 | 9/26/2016 | Teresa | | Yes | No |
| 8 | 10/2/2016 | Jovi C | | Yes | No |
| 9 | 10/2/2016 | Gil R | | Yes | No |
| 10 | 10/3/2016 | Sandra Y | Is it too late to submit an application? | Yes | No |
| 11 | 10/3/2016 | Bobby L | | Yes | No |
| 12 | 10/3/2016 | Donald M | | Yes | No |
| 13 | 10/3/2016 | Nancy Z | | Yes | No |
| 14 | 10/4/2016 | Penny B | | Yes | No |
| 15 | 10/4/2016 | Charla S | | Yes | No |
| 16 | 10/5/2016 | Michael H | I am sure that you will get lots of different input about the general plan. But, one thing many of us would like to see would be more open spaces; open spaces with hiking trails, trees, and a place to re-connect with nature. Remember Diamond Bar's on-time catch phrase: "country living"? By open spaces, we don't mean sport complexes. There are already too many places for children to play sports, and parents to scream and yell and disturb the surrounding neighbors. The city should buy up as much open spaces as possible and turn them into hiking/biking/walking parks. A single hiking trail that goes from north to south Diamond Bar would be fantastic! Something along the lower slopes of the hills adjacent "The Country" (along the east side of Diamond Bar boulevard) would be quite doable. Also there is some nice open space just south of Brea Canyon Cut-Off for hiking/biking/walking. | - | No |
| 17 | 10/7/2016 | Sherri S | | Yes | No |
| 18 | 10/7/2016 | Larry P | | Yes | No |
| 19 | 10/8/2016 | Michael B | Why is it taking forever to stripe the road and free up the traffic. It's been the same for two weeks. Can't we get a Public Works person out there and get them to move it? | Yes | No |
| 20 | 10/9/2016 | Amy H | | Yes | No |
| 21 | 9/30/2017 | Will and Ann J | As longtime DB homeowners (since September, 1978) we strongly recommend keeping the DB Golf Course. We consider Option #1 the best & only alternative plan. | Yes | No |

| | | | | | |
|----|------------|------------|--|-----|-----------|
| 22 | 10/1/2017 | Mary Ann R | I wanted to input on the plans for the redevelopment of Diamond Bar which is a great idea. My vote is for the alternative #2 South Diamond Bar Golf course area. The northern part of Diamond Bar is being improved by the Sprouts/Ross Center which sounds fabulous and the south is already being served by a successful shopping area centered by H-Mart. Alternative #2 would be great for Walnut and Diamond Bar and would be good since we already have the development replacing the stadium that we are not going to get. | Yes | No |
| 23 | 10/3/2017 | Melony P | I will be out of the country from 10/3 to 10/19 therefore I will not be able to attend the next general plan meeting. I would like to express my opinion and vote for Alternative 1 which leaves the golf course as it is and proposes the Town Center be along Diamond Bar Blvd between Golden Springs and SR-60. I think we need as much open space as we can get and I don't trust that we will get a replacement of that space if we develop the golf course. Hasn't been a priority thus far in Diamond Bar. I would like that to change. | Yes | No |
| 24 | 10/4/2017 | Mark H | 1.We need to reduce the number of cars driving through our city. A major step would be to build a "by pass" on the south side of the city from the 57 Freeway at Tonner Canyon and connect at Grand Avenue in the Tres Hermanos property. 2.We need a shopping area "city center" with restaurants, shops, etc. like Chino Hills "Shoppes" 3.We do not need large 5 story massive apartment complexes like those in Anaheim near Angel stadium. 4.We could use more sports fields for our kids | Yes | No |
| 25 | 10/8/2017 | Teresa W | I saw on the Diamond Bar planning commission agenda for the 10th under upcoming events that there is a GPAC meeting on Thursday, November 30th. Canyon tell me why this has not been posted pn the eg PAC website yet and what topics will be addresses at this meeting? | Yes | No |
| 26 | 10/13/2017 | Doug B | I presented the attached information at the Diamond Bar Planning Commission Meeting on October 10, 2017. I am submitting the Word doc and photograph to both of you for inclusion into the packet for the October 19th GPAC meeting. I am also adding the below text to the attached information. I am opposed to any rezoning on the Diamond Bar Golf Course to anything other than a golf course. One reason for this opposition to rezoning is related to a recent brush fire along the 57 that burned up the hill toward the SEMA building in Corporate Center. The Los Angeles County Fire Department Blackhawk helicopters used the lake/pond on the golf course as a water source to refill their water tanks quickly to decrease the time between water drops. This helped control the brush fire much quicker than having to refill their water tanks at Puddingstone Lake while also staying clear of Super Scooper aircraft and regular air traffic at Brackett Field airport. Other reasons I am opposed to rezoning the Diamond Bar Golf Course property include that it provides local recreation, meeting space, open space, and does not significantly increase traffic along Golden Springs and Grand Avenue. | Yes | Yes (i) |
| 27 | 10/19/2017 | Janet P | Submitted petition "Against Diamond Bar Golf Course Development" | Yes | Yes (ii) |
| 28 | 10/24/2017 | Don S | I attended the meeting on Thursday, October 19, 2017 at the center on Grand Avenue. I have also taken the short survey on the computer @metroquest.com. One of the questions on the above survey was "Where do I live?" I am retired and could not answer that question. The rest of the "Plans" were worded as to rank the plans from best choice to least best choice. Again, there was not the option to leave the planning from 1995 in place. I am against changing any areas, specifically single-family homes, to "mixed-use." Please leave the planning alone. | No | Yes (iii) |
| 29 | 11/6/2017 | Ricky V | More EV charging stations are desperately needed. I want to charge my car and be able to shop, eat and walk around Diamond Bar but the lack of charging stations makes it hard. I want to stay in Diamond Bar but the lack of chargers encourages me to go and spend my money in other cities. Please put more charging stations. They can create an environment that encourages people to stay in diamond bar, even having some at the parks in diamond bar will encourage Diamond Bar residents to hike and utilize the parks more. This can be an easy way for Diamond Bar to create a stronger community and adhere to peoples needs and also be more green. Thanks. | No | No |

Attachment i

Doug Barcon

- A. Presentation to Diamond Bar Planning Commission on October 10, 2017
- B. Tres Hermanos County Line Map

Comment on Diamond Bar Planning Commission Agenda Item 6.1.

Moving the Diamond Bar Golf Course, which is a Los Angeles Country property, to the northern section of Tres Hermanos benefits Chino Hills and Phillips Ranch more than it benefits Diamond Bar. The current Diamond Bar Golf Course should remain as a golf course in its entirety and should not be changed to any other type of development.

Homes along the southeast border of Diamond Bar where it bisects Grand Avenue abut the north northeast/south southwest border between Los Angeles County and San Bernardino County. All of Tres Hermanos south of Nan Court in Diamond Bar is in San Bernardino County. The area to the north of Nan Court is approximately 730 acres and is within the Diamond Bar General Plan, which leaves 1720 acres within San Bernardino County and Chino Hills.

The map of Tres Hermanos in Exhibit "A" on page 19 of the meeting packet shows the boundaries of Tres Hermanos Ranch. The map that I created from Google Earth and Photoshop and included herein shows the border between Los Angeles County and San Bernardino County in Red in the area of Tres Hermanos Ranch.

The City of Industry is planning to build a 440 megawatt or larger solar facility on the Tres Hermanos Property to essentially provide about 10 percent of the power utilized by the city of Los Angeles to the grid daily and to provide an unknown dollar amount of tax credits and reimbursement to Industry. Per UCLA engineering professor Rajit Gadh, 1 megawatt of solar power requires 100,000 square feet, which is about 2.3 acres, and 440 megawatts would require about 1100 acres. However, it is closer to 3.85 acres per megawatt on the low end or about 1700 acres per the Kamuthi Power Plant in India, and closer to 6 acres per megawatt per a survey by the National Renewable Energy Laboratory of the US DOE. Sun tracking solar panels require more space than stationary panels. Other estimates claim 10 acres per megawatt. A solar plant in Rosamond by Sun Power is producing 579 megawatts from 3200 acres, or 0.18 megawatts per acre for SCE. Based on the density here, 440 megawatts would require 2,444 acres. The City of Industry solar energy proposal could require nearly all of the 2,450 acres of Tres Hermanos property, and Diamond Bar cannot assess this without exact, accurate engineering specifications from the City of Industry and accurate calculations of the heat island effect generated by the solar panels day and night and its effect on homes, residents, and wildlife in Diamond Bar.

Based on current standards of \$3-\$3.50 per watt, it would cost about \$1.32 billion for this proposed facility or \$880 million at \$2 per megawatt. Alternatively, Industry could fill Tres Hermanos with warehouses covered by rooftop solar panels and get a double use out of the property, or it could flood it with water from an unknown source to create a hydroelectric generating reservoir. What about Grand Avenue? Enough of the smoke and mirrors by the City of Industry and developers intent on creating urban sprawl for maximum profit.

Additional Info:

The September 1st, 2017 Exhibit “C” letter to Greg Gubman and the Planning Commission states that the City of Industry is acquiring Tres Hermanos Ranch for open space, preservation, public facility or other public purposes. Further it states that the City does not have more definitive plans at this time, which is in conflict with a master ground lease Attachment 7 between Industry and San Gabriel Water and Power, LLC for a solar farm and a reservoir. In the September 21st, 2017 Exhibit “E” letter to Greg Gubman and the Planning Commission, it is clear that the City of Industry is trying to subvert the authority of the Diamond Bar Planning Commission per Government Code Sections 65402(b) and 37351. Diamond Bar should ask for the assistance of the California Legislature through Assemblymember Phillip Chen per Government Code Section 65402(a). However, Industry itself is in violation of 65402(b).

Submitted to Diamond Bar Planning Commission
October 10, 2017
Douglas Barcon



Diamond Bar

Niguel Ave

Ro. Ranchero Rd

S. Santa Ana Ave

S. Tanager Ave

S. F. Servel St

Philadelph

Riverside Dr

Chino Valley Fwy

60

S. Diamond Bar Blvd

Clano Ave

Chino Hills

Pathfinder Rd

57

142

Chino Hills P

Pepperwood Dr

Woodview Rd

Sleepy Hollow

Attachment ii

Janet Peets

A. Petition: "Against Diamond Bar Golf Course Development"

Janet Peets
909-645-3611

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

| | NAME | ADDRESS |
|----|------------------|-----------------------------------|
| 1 | Janet Peets | 445 Golden Prados |
| 2 | Janet Peets | cc cc |
| 3 | John Singer | 23206 Montura Dr. |
| 4 | Basa Montenegro | 425 Golden Prados Dr |
| 5 | ROQUE VARNIA | 465 Golden Prados DR |
| 6 | Jocelyn VARNIA | 465 Golden Prados DR |
| 7 | Alice Wu | 23205 Montura Drive |
| 8 | JANICE BITON | 23206 Montura Dr. |
| 9 | Martina Valdez | 416 Golden PRADOS DR. |
| 10 | Gemma Bragosa | 475 Golden Prados Dr |
| 11 | Joseph Bragosa | 415 Golden Prados Dr |
| 12 | Angelita Bragosa | 475 Golden Prados Pr. |
| 13 | Don Elert | 505 Golden Prados Dr. Di Bar |
| 14 | Carl Liu | 513 Golden Prados Dr. Di Bar |
| 15 | Patricia Lim | 416 Golden Prados Dr. |
| 16 | Sam Lim | 416 Golden Prados Drive |
| 17 | Don Elert | 23216 Montura Dr. |
| 18 | SIMON WINTHEIN | 567 GOLDEN PRADOS DR. DIAMOND BAR |

SAY 'NO' TO PROPOSED LAND-USE CHANGES !!

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

| NAME | ADDRESS |
|------------------------------|---|
| 1 <i>Janette J. Walker</i> | 22060 Cedar Dale <i>DB 91765</i> |
| 2 <i>Wanda Walker</i> | 481 Golden Pines Dr |
| 3 <i>Janet</i> | 950 S. Golden Springs Rd. |
| 4 <i>Janet Egilera</i> | 23540 Casa Loma Dr. Diamond Bar |
| 5 <i>Roma Piattoni</i> | 4017 Rockbridge |
| 6 <i>Janie Morris</i> | 24312 Vista Buena Dr. <i>DB</i> |
| 7 <i>Lyndyln Dentinger</i> | 23574 Prospect Valley Cir, Diamond Bar |
| 8 <i>Rhonda Bramlett</i> | 910-D Golden Spgs. Dr. DB |
| 9 <i>Susan Siu</i> | 22319 Birds Eye Dr. DB. |
| 10 <i>Gabriel Schlot</i> | 815 Featherwood Dr D.B. |
| 11 <i>Alta Reed</i> | 2103 Golden Pines Drive |
| 12 <i>Ken Morris</i> | 840 N. Pal Sol Ln P. Cal, Ca. |
| 13 <i>Wendy Roman</i> | 413 Boregank Ave DB/CA 91765 |
| 14 <i>Arnell Owen</i> | 836 Pantera Dr. Diamond Bar 91766 |
| 15 <i>Milagros A. Santos</i> | 466 San Leandro Dr. Diamond Bar 91765 |
| 16 <i>Ch Grode</i> | 624 Hoss St Diamond Bar 91765 |
| 17 <i>Janet Watanabe</i> | 1002 Ritter St <i>DB 91765</i> |
| 18 <i>Fidelis Namally</i> | 470 Lucero Ct #210 Phillips Ranch 91766 |

SAY 'NO' TO PROPOSED LAND-USE CHANGES !!

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

NAME

ADDRESS

| | | |
|----|--------------------------------------|---|
| 1 | Henry Aracetti | 960 Gordon Springs Dr #D 91765 |
| 2 | [Signature] | 481 Golden Pines D.B 91765 |
| 3 | John DiPalma | 650 S. Radburg Pl, D 91765 |
| 4 | Dakota Golve | 1685 Meeker Street 91766 |
| 5 | Robin Kochis ^{Robin Kochis} | 3049 E. Cortez W. Cov 91791 |
| 6 | Lori Ingoglia | 24224 High Knob Rd D 91765 |
| 7 | KAREN EKSTRAUD | 364 S. prospectors rd. #742 91765 |
| 8 | HELEN MIESSNER | 1180 GOLDEN STRINGS DR. D 91765 |
| 9 | NORMAN KANAGI | 646 Featherwood Dr. 91765 |
| 10 | Patricia Schletter | 706 Lincoln Ave Pomona Ca 91767 |
| 11 | Edith Casaposte | 4 Sunset Ridge Dr Pomona CA 91766 |
| 12 | Rita Kravetz | 23458 Stirrup Dr. D 91765 |
| 13 | David Kravetz | 23458 Stirrup Dr. D 91765 |
| 14 | bm HALSTED | 621 CROWN PT. DR 91756 |
| 15 | JENE Doss | 23806 CHALMERS DR D 91765 |
| 16 | Marjorie Byers | 202 Briar Creek Rd D 91765 |
| 17 | Charlie Alewine | 324 S. Diamond Bar Bl #136 D. Bar 91765 |
| 18 | Bhama Tanna | 347. S. Diamond bar rd D Bar 91765 |

SAY 'NO' TO PROPOSED LAND-USE CHANGES !!

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

| NAME | ADDRESS |
|------------------------|---|
| 1 Linda Winthier | 567 GOLDEN PRADOS, DIAMOND BAR, CA 91765 |
| 2 Rich Muñoz | 834 BRIDLE DR DIAMOND BAR, CA 91765 |
| 3 Jordan Wu | 1721 cliffbranch Dr. Diamond Bar |
| 4 Ricardo Cruz | 22702 GOLD BLUFF DR DIAMOND BAR Pala, cedro Dr |
| 5 Jeff Moore | 115. S. DIAMOND BAR |
| 6 J. Romo | 1340 INDIAN WELL DR DB 91765 |
| 7 Paitte Romero | " " " " " " |
| 8 Donald W. Suter III. | 925 Golden Prados DR. - 91765 |
| 9 Sergio Gutierrez | 22703 CASITAS DR D.B 91765 |
| 10 Charles P. P. P. | 21911 TORANI CT DB 91765 |
| 11 BUTCH PIPINS | 1850 S. Diamond Bar Bl. D.B. 91765 |
| 12 Zhijian Zhang | 23239 Forest Canyon Dr, D.B. 91765 |
| 13 Yue Ren | 21423 Bella Pina Dr. Diamond Bar. |
| 14 Li Yang | 1910 Peaceful Hills Rd Walnut |
| 15 Joyce Gu | 945 SILVER TP VV Diamond Bar CA 91765 |
| 16 Wai Oi Lam | 2217 Dublin Ln #2, Diamond Bar 91765 |
| 17 Thomas Lee | 2045 shannon ct 91765 |
| 18 Les Young | 21040 Ripon Dr. D.B. 91765 |

NO LAND USE CHANGES TO OUR GOLF COURSE!

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

| NAME | ADDRESS |
|---------------------|-------------------------------|
| 1 BYUNG S Ahn | 22911 Colombrand Ln # 1 |
| 2 Stephen Ferraris | 636 Camaritas Dr |
| 3 Barbara Freeman | 1035 Camaritas 91765 |
| 4 Louis Lopez | 635 Golden Prados Dr. |
| 5 Cohen Garcia | 537 Golden Prados Dr 91765 |
| 6 Lei Fu | 23206 Woodleaf Dr #91765 |
| 7 F. FILIPANO | 406 GOLDEN PRADOS DR |
| 8 Shamlata Agarwal | 455 Golden Prados DR. |
| 9 Gloria E. Bendall | 23233 Antler Dr. # 91765 |
| 10 Chang-ma Liu | 3205 Falcon Ridge Rd CA 91765 |
| 11 KVIN HUA KVO | 2026 Rusty Spur Rd 91765 |
| 12 SEUNG SOM | 1022 Romney Dr. D.B CA 91789 |
| 13 Don Kim | 20636 E. Alda Ct. 91757 |
| 14 PAMELA LARSON | 2027 GALVIN LN #2 91765 |
| 15 ROBERT NANKUNGS | 1579 MEADOW GLEN RD 91765 |
| 16 SHERRY NANKUNGS | 1579 Meadow Glen 91765 |
| 17 Hua shay wang | 1705 Kiowa crest dr CA 91765 |
| 18 DON JUDDENCIO | 1055 FAREL AVE, D.B. 91789 |

NO LAND USE CHANGES TO OUR GOLF COURSE!

Diamond Bar RESIDENTS AGAINST DIAMOND BAR GOLF COURSE DEVELOPMENT

| | NAME | ADDRESS |
|----|-----------------|------------------------------------|
| 1 | Tom Kao | CA 91765 |
| 2 | Asok Agarwal | 488 Golden Prados Dr. DB, CA 91765 |
| 3 | Peggy Hood | 23213 Antler Dr # 91765 |
| 4 | MICHAEL KIGHT | 23204 ANTLER DR # 91765 |
| 5 | Donna Earnheart | 23379 Golden Springs 91765 # |
| 6 | TEODORO GALELLI | 609 GOLDEN PRADOS DR. 91765 # |
| 7 | Steve Galilli | 860 Silver Dr # |
| 8 | Kelvin Smersten | 860 Silver Dr # |
| 9 | CELINA GALELLI | 609 GOLDEN PRADOS Dr. # |
| 10 | | |
| 11 | | |
| 12 | | |
| 13 | | |
| 14 | | |
| 15 | | |
| 16 | | |
| 17 | | |
| 18 | | |

NO LAND USE CHANGES TO OUR GOLF COURSE!

Diamond Bar RESIDENTS
AGAINST
DIAMOND BAR GOLF COURSE
DEVELOPMENT

NAME

ADDRESS

1 *Tina Wimberly* 23535 Palomino DR ^{Diamond 91765} #124 Box

2

3

4

5

6

7

8

9

10

11

12

13

14

15

16

17

18

SAY 'NO' TO PROPOSED LAND-USE CHANGES !!

Attachment iii

Don Schafer

A. Letter delivered to City of Diamond Bar

Donald W. Schafer, III
925 Golden Prados Dr.
Diamond Bar, CA 91765

October 24, 2017

Planning Commission
City of Diamond Bar

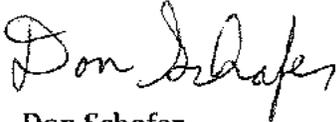
I attended the meeting on Thursday, October 19, 2017 at the center on Grand Avenue. I have also taken the short survey on the computer @ metroquest.com.

One of the questions on the above survey was "Where do I work?" I am retired and could not answer that question. The rest of the "Plans" were worded as to rank the plans from best choice to least best choice. Again, there was not the option to leave the planning from 1995 in place.

I am against changing any areas, specifically single-family homes, to "mixed use."

Please leave the planning alone.

Sincerely,

A handwritten signature in cursive script that reads "Don Schafer".

Don Schafer

P.S. I will further let my views be known during meetings and elections of city officials.