

## **COUNTY SERVICE AREA 81 (CSA-81) Fallbrook Local Parks**

Meeting Minutes

July 17th, 2025, 9AM

Live Oak County Park Visitors Center  
2746 Reche Rd, Fallbrook, CA 92028

In Attendance: Committee members Chair Sean O'Callaghan, Ricardo Favela, Stephani Baxter, and David Throop

County Staff: Jake Enriquez, Lauren Raduc, Riley Dewitt-Rickards, Nancy Santillan, Chris Forrest

Absent: Sue Reed, Jim Loge, Kari Hoyer

1. Meeting was called to order at 9AM
2. Open Agenda - N/A
3. Minutes approved with minor revisions. Motion by Stephani, second by Sean. Motion carries.
4. Financial Report for June 2025 - David Throop. CSA-81 is healthy. Tracking 3% below budget.
  - Cash received \$1,481 down \$24,529 from 2024
  - Total Disbursements \$45,259
  - Encumbrances \$925,851 up \$744,922 from 2024
  - Total balance \$947,074 down \$260,248 from 2024
  - Fund Balance \$824,802 up \$264,204 from 2024
  - Maintenance Account:
    - Expenses \$669,280 down \$50,784 from 2024
    - Revenue \$805,140 up \$31,262 from 2024
    - Net Cost \$ up \$ from 2024
5. Parks Updates- Staff
  - Fallbrook Community Ctr - Nancy Santillan
    - In 7th week of Summer Camps. and super busy
    - Park use is up
    - Senior visitor numbers increasing
    - Programs are strong.
  - Don Dussault and Clemmens Lane - Lauren Raduc - Water Wise plantings. Use is up.
  - Santa Margarita River Preserve - CCC vegetation maintenance
  - Live Oak Park - Lauren Raduc -

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- CCC vegetation maintenance
  - 200' fence installed at upper soccer field with donated funds from Live Oak Park Coalition
6. Village View Park - Riley Dewitt-Rickards
- ROW work is complete
  - Plants planted - Steph asked why the plants & trees are little. Answer: Urban Greening Grant requires purchase and planting of young plants.
  - NCFPD did skate bowl rescue training
  - Target opening late Summer 2025
7. Fallbrook Park Land Update — Jake Enriquez
- CSA-81 Boundary discussion
  - When searching for land to acquire,
    - Slope is not to exceed 10%
    - Must be on a public road
    - Amenities on Priority List must be buildable
  - CSA No. 81 DEVELOPED Park Facilities:
    - Clemens Lane 0.56 acres
    - Don Dussault 0.75 acres
    - Fallbrook Community Center & Park 7.16 acres
    - Rainbow Park 4.5 acres
  - Other County Parks:
    - Live Oak Park 27.03 acres
    - Village View Park 6.8 acres
    - Horse Creek Ridge Park 8.4 acres
    - Willow Grove Park 8 acres
  - On County Land with PLDO improvements:
    - Fallbrook Sports Park 13.5 acres
  - CDBG (Community Block Development Grant) and PLDO Improvements:
    - Jackie Heyneman Park 0.75 acres
  - **TOTAL 77.45 acres of developed parkland**
  - Rio Prado developable land map (see attached)
    - Rio Prado developable 17 acres
    - Faubus developable 28 acres

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- San Luis Rey (SLR)
  - Developable within CSA-81 boundary 45 approximately acres

8. Other Business

- PLDO Priority List discussion begins August. Due in November.
- Letter to BOS regarding loss of NCFPD Ballfields (Zeke Weaver Ballfields)
  - All BOS should be addressed when writing letters
  - Need ballfields in village zone - walkable, lights, etc
  - Any ballfields at the future Rio Prado or Bonsall Community Parks are not “replacement” due to locations
- Steph reported the Fish Passage Bridge project at Sandia Creek will begin construction soon. The trail crossing will be affected during construction but will remain mostly open with added safety precautions.

9. Meeting adjourned at 10:18AM

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Minutes respectfully recorded by Stephani Baxter

