



JIM DESMOND
SUPERVISOR, FIFTH DISTRICT
SAN DIEGO COUNTY BOARD OF SUPERVISORS

AGENDA ITEM

DATE: September 10, 2025

08

TO: Board of Supervisors

SUBJECT

EXPLORE OPPORTUNITIES FOR YOUTH BASEBALL FIELDS IN THE UNINCORPORATED COMMUNITY OF FALLBROOK (DISTRICTS: 5)

OVERVIEW

Today's item seeks to explore opportunities to acquire, repurpose and/or develop parkland in the unincorporated community of Fallbrook to address the anticipated loss of youth baseball fields due to the redevelopment of a soon to be acquired property. On June 3rd, 2025, the County of San Diego (County) approved the purchase of excess property from the North County Fire Protection District (NCFPD) in Fallbrook for the purpose of developing affordable housing. The Surplus Land Act requires excess property sold by public entities to be used for affordable housing. The site, while aligned with housing priorities, currently includes baseball fields that have long served the Fallbrook little league and broader community for youth sports.

The community has strongly voiced their desire for continued access to youth baseball fields in Fallbrook. With the anticipated loss of the current fields, Fallbrook residents would be forced to travel outside the community for youth baseball. In recognition of strong community input, the County should act proactively to secure replacement parkland and preserve access to youth sports close to home.

The County's continued focus on expanding affordable housing is essential to addressing the regional housing crisis. However, ensuring access to community recreational spaces is also a core component of maintaining healthy, livable neighborhoods. Today's item would initiate an effort to find a long-term solution to meet the recreational needs of Fallbrook residents.

RECOMMENDATION(S)

SUPERVISOR JIM DESMOND

1. Direct the Chief Administrative Officer (CAO) to evaluate and present options for a long-term site to host youth baseball fields for the community of Fallbrook.
 - a. Identify potential sites within or near the unincorporated community of Fallbrook that could be acquired or repurposed for use as public parkland, particularly for youth baseball fields.

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- b. Evaluate the feasibility of acquiring such sites, including cost estimates, potential funding source(s), land use compatibility, community accessibility and partnership opportunities with public or private entities.
- c. Engage with community stakeholders, including the Fallbrook little league, Fallbrook Community Planning Group (CPG), Fallbrook Chamber of Commerce and other local organizations as deemed appropriate by the CAO to understand recreation needs and identify potential solutions.
- d. Report back to the Board within 180 days with findings, options, and recommendations for the next steps, including cost and funding considerations and potential implementation timelines.

EQUITY IMPACT STATEMENT

Today's item will help ensure equal access to youth sports and activities in an unincorporated community. Youth baseball fields create opportunities for children to participate in sports, providing a fun, safe, and healthy activity. They foster inclusion, build community connections, and ensure that every child has a chance to develop skills, confidence, and a sense of belonging.

SUSTAINABILITY IMPACT STATEMENT

Providing youth baseball fields for the local community supports long-term sustainability by promoting active, healthy lifestyles and fostering strong community engagement. These fields provide a safe, accessible space for children and families to gather, reducing the need for travel to distant fields and lowering environmental impact. With proper planning and maintenance, the fields can serve generations. Investing in these spaces contributes to the social, environmental, and economic well-being of the community.

FISCAL IMPACT

Funds for today's recommendations to direct staff to explore options for a site for youth baseball fields in Fallbrook are included in the Fiscal Year 2025-26 Operational Plan based on existing staff time in the Department of Parks and Recreation (DPR) funded by existing General Purpose Revenue. There may be an increase in the estimated staff time for the Department of General Services and DPR to complete the recommendations based on the complexity of the effort, and funding for additional staff time is not included in the FY 2025-26 Operational Plan. There will be no change in net General Fund costs and no additional staff years. There may be fiscal impacts associated with future related recommendations which staff would return to the Board for consideration and approval.

BUSINESS IMPACT STATEMENT

N/A

ADVISORY BOARD STATEMENT

N/A

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BACKGROUND

On June 3, 2025, the County of San Diego (County) approved the purchase of excess property from the North County Fire Protection District (NCFPD) in Fallbrook for the purpose of developing affordable housing. The property sits adjacent the NCFPD station located at 315 E Ivy St, Fallbrook, CA 92028. The Surplus Land Act requires excess property sold by public entities to be used for affordable housing. The site, while aligned with housing priorities, currently includes baseball fields that have long served the Fallbrook little league and broader community for youth sports.

The NCFPD has historically leased out their excess land for little league baseball. The development of affordable housing on the site will ultimately result in the displacement of this recreational space, leaving the Fallbrook community with fewer public options to support youth sports and other outdoor activities. Given this field has functioned as a key piece of the local recreational infrastructure, the loss would have significant impacts on families and children who rely on it.

Fallbrook is home to several County parks, but they lack dedicated sports fields. With the anticipated loss of the current fields, Fallbrook residents would be forced to travel outside the community for youth baseball. Many in the Fallbrook community have made it clear that continued access to sports fields for youth sports is a priority. Fortunately, it will likely take years before construction of affordable housing begins at the former NCFPD property, which allows the County to seek a long-term replacement for youth fields in the meantime. Recognizing the potential loss of this valued local resource, the County should act proactively to secure a replacement and preserve access to youth sports close to home.

The County's continued focus on expanding affordable housing is essential to addressing the regional housing crisis. However, ensuring access to community recreational spaces is also a core component of maintaining healthy, livable neighborhoods. Today's item would initiate an effort to find a long-term solution to meet the recreational needs of Fallbrook residents.

LINKAGE TO THE COUNTY OF SAN DIEGO STRATEGIC PLAN

Today's proposed action supports the Engagement, Quality of Life, and Health Initiatives of the County of San Diego's 2025-2030 Strategic Plan by considering community input and seeking to provide services for the well-being of the community.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Jim Desmond', written in a cursive style.

JIM DESMOND
Supervisor, Fifth District

ATTACHMENT(S)

N/A