

# Residents prefer Doubletree as it is

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## 3 meetings held in Peñasquitos

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**RANCHO PENASQUITOS – Residents want the Doubletree hotel to stay as it is, according to the findings from three community meetings.**

Representatives from Windstar Communities and EDAW, consulting firms hired by Doubletree owner Cornerstone Real Estate Advisers, summarized their findings in a 20-minute presentation at the Rancho Peñasquitos Planning Board meeting Wednesday night.

The hotel has been the focus of community concern since it was revealed six months ago that Cornerstone was considering redeveloping the 127-acre property.

More than 100 residents expressed their opinions about the matter at three meetings at the hotel in October and November.

Residents said they want the hotel and golf course to remain as they are, the consultants said. But many said they would be willing to work with developers to guide the process of making improvements or other changes to it.

The two greatest concerns about redeveloping the hotel were traffic congestion and reduced property values, Windstar spokeswoman Diane Gaynor said.

"Many people have hung in there," Gaynor said. "Home appreciation that newer adjacent communities enjoyed came slower to Rancho Peñasquitos. There is a great sense of pride and a wish not to

jeopardize this appreciation."

Residents also expressed interest in upgrading the Doubletree's restaurant and hotel facilities. Some thought the property could be better managed.

Their opinions will be included in a report to Cornerstone. It will be considered alongside studies of economic feasibility and a community-needs assessment of the property, Gaynor said.

Joost Bende, chairman of the Rancho Peñasquitos Planning Board, said he was pleased with Cornerstone's efforts to solicit resident feedback about the possible project. The findings, he added, demonstrated the neighborhood's cohesiveness.

"Even though there were three different workshops, the sense of the community was consistent," Bende said. "I haven't seen such unity in any community before. They know the quality of life and why they moved to Rancho Peñasquitos."

No time line is set for when a decision will be made on the Doubletree's future. The 174-room hotel, on the west side of Interstate 15 north of Carmel Mountain Road, was last renovated in 1999.

About 75 people attended the planning board meeting Wednesday at the Doubletree.

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