

# NIPOMO COMMUNITY SERVICES DISTRICT

## AGENDA

October 17, 2001

REGULAR MEETING 10:30 A.M.  
BOARD ROOM 148 S. WILSON STREET NIPOMO, CA

### BOARD MEMBERS

ROBERT BLAIR, PRESIDENT  
RICHARD MOBRAATEN, VICE PRESIDENT  
MICHAEL WINN, DIRECTOR  
JUDITH WIRSING, DIRECTOR  
CLIFFORD TROTTER, DIRECTOR

### STAFF

DOUGLAS JONES, GENERAL MANAGER  
DONNA JOHNSON, SEC. TO THE BOARD  
JON SEITZ, GENERAL COUNSEL



76  
20  
15  
30  
76

**NOTE:** All comments concerning any item on the agenda are to be directed to the Board Chairperson.

**A. CALL TO ORDER AND FLAG SALUTE**

**B. ROLL CALL**

**C. PUBLIC COMMENTS PERIOD**

**PUBLIC COMMENTS**

Any member of the public may address and ask questions of the Board relating to any matter within the Board's jurisdiction, provided the matter is not on the Board's agenda, or pending before the Board. Presentations are limited to three (3) minutes or otherwise at the discretion of the Chair.

**D. ADMINISTRATIVE ITEMS** (The following may be discussed and action may be taken by the Board.)

- D-1) PUBLIC HEARING - ENVIRONMENTAL NEGATIVE DECLARATION - Montecito Verde II Sewer Tie-in  
Environmental Review of Montecito Verde II sewer tie-in to District system
- D-2) NIPOMO SHELL CAR WASH FEE  
Review capacity fee for a commercial car wash development
- D-3) REIMBURSEMENT OF EXPENSES FOR EASEMENTS (TRACT 2219)  
Consider Resolution authorizing reimbursement of expenses for easement.
- D-4) DRAINAGE AND FLOOD PROTECTION AUTHORITY  
Review District powers to provide drainage and flood control services
- D-5) EVALUATION OF WATER SUPPLY ALTERNATIVES  
Receive Final Report from Kennedy/Jenks Consultants on supplemental water

**E. OTHER BUSINESS**

- E-1) CHANGE BOARD OF DIRECTORS BOARD MEETING TIME  
Consider changing Board meeting from 10:30 a.m. to 9:30 a.m.
- E-2) REQUEST LEGISLATION FOR STREET LANDSCAPING POWERS  
Initiate procedures for the District to acquire public street landscaping powers
- E-3) WATER & SEWER MASTER PLAN UPDATE - BOYLE ENGINEERING  
Approve a change order to complete the Water and Sewer Master Plan
- E-4) MONTECITO VERDE II SEWER PROJECT  
Approve a change order to design the on-site sewer collector system
- E-5) REQUEST FROM SOUTH COUNTY SANITARY SERVICE INC. TO PLACE A PAYMENT DROP  
Request from Tom Martin, South County Sanitary Ser. to place payment drop box in NCS D lobby.

**F. CONSENT AGENDA** *The following items are considered routine and non-controversial by staff and may be approved by one motion if no member of the Board wishes an item be removed. If discussion is desired, the item will be removed from the Consent Agenda and will be considered separately. Questions or clarification may be made by the Board members without removal from the Consent Agenda. The recommendations for each item are noted in parenthesis.*

- F-1) WARRANTS [RECOMMEND APPROVAL]
- F-2) BOARD MEETING MINUTES [RECOMMEND APPROVAL]  
Minutes of October 3, 2001 Regular Board meeting
- F-3) INVESTMENT POLICY - QUARTERLY REPORT

**G. MANAGER'S REPORT**

- G-1) CA/NV AWWA CONFERENCE - REPORT
- G-2) Board meeting schedule changes

**H. DIRECTORS COMMENTS**

- H-1) American Groundwater Trust Conference - Dir. Trotter

**CLOSED SESSION**

CONFERENCE WITH LEGAL COUNSEL Pending Litigation GC54956.9

- a. SMVWCD vs NCS D Santa Clara County Case No. CV 770214 and all consolidated cases.
- b. NCS D vs State Dept of Health Services CV 990716
- c. Property Negotiation - Barlogio/NCS D, Camino Caballo & Via Caballo, Terms & Conditions of purchase

**ADJOURN**

The next regular Board meeting will be held on November 7, 2001

TO: BOARD OF DIRECTORS  
FROM: DOUG JONES *g*  
DATE: OCTOBER 17, 2001



ENVIRONMENTAL NEGATIVE DECLARATION  
MONTECITO VERDE II SEWER TIE-IN PROJECT

**ITEM**

CEQA consideration of a Negative Declaration for the Montecito Verde II sewer project.

**BACKGROUND**

The Montecito Verde II subdivision, consisting of 32 homes, is connected to five (5) on-site disposal systems providing sewer service to this People's Self Help Housing development. The State Regional Water Quality Control Board has requested that the District abandon the on-site systems and tie the project systems into the area-wide sewer collector system.

The District has requested a Community Block Grant funding to assist in financing the construction to tie in the Montecito Verde II sewer system. Approx. \$100,000 has been tentatively approved by the Community Block Grant Program. Since the District's sewer capacity fee is not grant fundable, a future meeting will be held about establishing a zone of benefit to assist the home owners in paying this fee.

The CEQA requirements for this project have been prepared by EDA. Notification has been filed. Now is the time to have the CEQA Public Hearing on this project. Written comments were received from the following but not associated with the environmental review.

- State Water Resources Control Board - about SRF loan requirements
- State Department of Health Services - Need 10' separation between water and sewer

**RECOMMENDATION**

Staff recommends that your Honorable Board hold a Public Hearing on the CEQA consideration of a Mitigated Negative Declaration for the Montecito Verde II sewer project. After the hearing, the Board may adopt the attached Mitigated Negative Declaration resolution, the State Fish and Game Certificate of Fee Exemption and the Notice of Determination.

**RESOLUTION NO. 2001-Mit Neg**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE  
NIPOMO COMMUNITY SERVICES DISTRICT  
ADOPTING A MITIGATED NEGATIVE DECLARATION AND  
AUTHORIZING THE GENERAL MANAGER TO  
FILE A NOTICE OF DETERMINATION FOR  
THE MONTECITO VERDE II PROJECT**

**WHEREAS**, the Nipomo Community Services District is in the process of implementing the direction of the State Water Resources Control Board to connect Montecito Verde II on-site sewer system to the District's system (herein "the Project"); and

**WHEREAS**, the Project will be constructing a sewer line tie-in to the Montecito Verde II system on Meredith Avenue and Story Road, Nipomo, California; and

**WHEREAS**, California Environmental Quality Act (CEQA) requires the District to assess the impact of the Project on the environment, circulate such assessment and hold a public hearing on the findings thereof; and

**WHEREAS**, Engineering Development Associates has prepared an initial study for the Project which proposes that a Mitigated Negative Declaration be approved. The analysis and findings of said study are incorporated herein by reference; and

**WHEREAS**, public notice of the proposed negative declaration was given as required by Section 21092 of the Public Resource Code; and

**WHEREAS**, on Wednesday, October 17, 2001, the District held a Public Hearing on the proposed Mitigated Negative Declaration, reviewed written comments, and accepted public testimony regarding the proposed Mitigated Negative Declaration; and

**WHEREAS**, the hearings on this Project have been appropriately noticed under the Brown Act and the California Environmental Quality Act; and

**WHEREAS**, the Nipomo Community Services District, based on information contained in the initial study prepared for this Project, the study of Cultural Resources Management Services, the staff report and the testimony received, the District, using its own independent judgement and review, finds that there is no substantial evidence that the Project may have a significant effect on the environment that was not otherwise considered by Environmental Impact Reports referenced in the initial study.

**RESOLUTION NO. 2001-Mit Dec**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE  
NIPOMO COMMUNITY SERVICES DISTRICT  
ADOPTING AN MITIGATED NEGATIVE DECLARATION AND  
AUTHORIZING THE GENERAL MANAGER TO FILE A NOTICE OF DETERMINATION FOR THE  
MONTECITO VERDE II PROJECT**

PAGE TWO

**NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED THAT THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT** does hereby adopt the Mitigated Negative Declaration for the Montecito Verde II Project and authorize the General Manager to file a Notice of Determination in compliance with Section 21108 or 21152 of the Public Resource Code and the State Department of Fish & Game, Certificate of Fee Exemption.

**PASSED AND ADOPTED** by the Board of Directors of the Nipomo Community Services District this \_\_\_\_\_ day of \_\_\_\_\_, 2001, on the following roll call vote:

AYES: Directors

NOES:

ABSENT:

ABSTAIN:

\_\_\_\_\_  
Robert L. Blair, President  
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
Donna K. Johnson  
Secretary to the Board

\_\_\_\_\_  
Jon S. Seitz  
District Legal Counsel

## Notice of Determination

**TO:** County Clerk  
San Luis Obispo County  
Government Center Room 385  
San Luis Obispo, CA 93408

**FROM:** Nipomo Community Services District  
P O Box 326  
Nipomo, CA 93444-0326

**SUBJECT:** Filing of Notice of Determination in compliance with  
Section 15072 and 15094 of the Public Resources Code

**PROJECT TITLE:** Montecito Verde II Sewer Project

**CONTACT PERSON:** Doug Jones      **TELEPHONE:** (805) 929-1133

**PROJECT LOCATION:** Nipomo

**PROJECT DESCRIPTION:** Connect the on-site sewer system to the area-wide sewer collector system.

This is to advise that the **NIPOMO COMMUNITY SERVICES DISTRICT** has approved the above described project and has made the following determinations regarding the above described project on October 17, 2001.

1. The Project will not have a significant effect on the environment.
2. An Environmental Impact Report (EIR) was prepared for this project pursuant to the provisions of CEQA.

The Mitigated Negative Declaration and record of project approval may be examined at:

Nipomo Community Services District Office  
148 S. Wilson Street  
Nipomo, CA 93444

3. A statement of Overriding Considerations was not adopted for this project.

Date Rec'd for Filing: \_\_\_\_\_ Signature: \_\_\_\_\_  
General Manager

CALIFORNIA DEPARTMENT OF FISH AND GAME  
CERTIFICATE OF FEE EXEMPTION

**De Minimis Impact Finding**

**Project Title/Location**

Nipomo Community Services District  
Montecito Verde II Sewer Project  
Post Office Box 326  
Nipomo, California 93444-0326

**Project Description:** Connect the on-site sewer system to the area-wide sewer collector system.

**Findings of Exemption:**

Based upon the evidence in the initial environmental study, which has been completed on the proposed improvement, the Board of Directors of the Nipomo Community Services District have found no evidence that this project will have an adverse effect on wildlife resources or the habitat upon which wildlife depends.

**Certification:**

I hereby certify that the lead agency has made the above findings of fact and that based upon the initial study and hearing record the project will not individually or cumulatively have an adverse effect on wildlife resources, as defined in Section 711.2 of the Fish and Game Code.

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Doug L. Jones, General Manager  
Nipomo Community Services District

Date \_\_\_\_\_



*INITIAL STUDY*

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**ENVIRONMENTAL CHECKLIST FORM**

1. Project Title: Montecito Verde II Sanitary Sewer
2. Lead Agency Name and Address: Nipomo Community Services District  
148 South Wilson Street  
Nipomo, CA 93444
3. Contact Person and Phone Number: Doug Jones  
(805) 929-1133
4. Project Location: West of Highway 101, between Division and Story Streets, in the town of Nipomo
5. Zoning: Residential
6. Project Description: Please see attached Project Description
7. Surrounding Land Uses and Setting: Residential
8. Other public agencies whose approval is required (e.g., permits, financing approval, or participation agreement):
  - San Luis Obispo County Dept. of Planning and Building
  - Financial Approval from U.S. Dept. of Housing and Urban Development (Community Block Grant)



## Project Description

The purpose of this project is to replace the existing on-site sewage leach field and collection system at Montecito Verde II subdivision (MVII) with a collection system that ties MVII to Nipomo Community Services District (NCSD) wastewater treatment facilities.

MVII is a residential subdivision located in south San Luis Obispo County, on the southerly edge of Nipomo. It consists of approximately 35 lots and is bounded by Division Street to the northwest, Nipomo Palms subdivision to the southwest, Montecito Verde I subdivision to the northeast, and by undeveloped property to the southeast.

The existing sewage collection system in MVII consists of six and eight-inch sewer lines running in Meridith Avenue, Allegre Avenue, and Quito Street. These lines then discharge to one of the five on-site septic tanks. The septic tanks and disposal fields are located within the boundaries of MVII. There are between four and eight houses contributing effluent to each disposal field.

MVII was developed prior to the construction of the District-wide sewer system, and therefore uses an on-site system for sewage disposal. The on-site system consists of five separate septic tanks and disposal fields.

Over the years, hydrogen sulfide gases have caused deterioration of the concrete collection system pipes to the point where these pipes are showing signs of failure. The failure of the existing collection system is one of the reasons that NCSD is analyzing options for connecting to the District-wide system. Another reason is that the California Regional Water Quality Control Board (RWQCB) has mandated that the MVII connect to a wastewater treatment system when a suitable system is available; the District-wide system meets the requirements of the RWQCB mandate.



**ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:**

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

- |                                                        |                                                             |                                                            |
|--------------------------------------------------------|-------------------------------------------------------------|------------------------------------------------------------|
| <input type="checkbox"/> Aesthetics                    | <input type="checkbox"/> Agriculture Resources              | <input checked="" type="checkbox"/> Air Quality            |
| <input type="checkbox"/> Biological Resources          | <input type="checkbox"/> Cultural Resources                 | <input type="checkbox"/> Geology /Soils                    |
| <input type="checkbox"/> Hazards & Hazardous Materials | <input type="checkbox"/> Hydrology / Water Quality          | <input type="checkbox"/> Land Use / Planning               |
| <input type="checkbox"/> Mineral Resources             | <input type="checkbox"/> Noise                              | <input type="checkbox"/> Population / Housing              |
| <input checked="" type="checkbox"/> Public Services    | <input type="checkbox"/> Recreation                         | <input checked="" type="checkbox"/> Transportation/Traffic |
| <input type="checkbox"/> Utilities / Service Systems   | <input type="checkbox"/> Mandatory Findings of Significance |                                                            |

On the basis of this initial evaluation:

I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described on an attached sheet have been added to the project. A MITIGATED NEGATIVE DECLARATION will be prepared.

I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

I find that the proposed project MAY have a "potentially significant effect" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

I find that although the proposed project could have a significant effect on the environment, there WILL NOT be a significant effect in this case because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project.

  
 \_\_\_\_\_  
 Sandy Harwood, PE

August 21, 2001  
 \_\_\_\_\_  
 Date

**EVALUATION OF ENVIRONMENTAL IMPACTS:**

- 1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a Lead Agency cites following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g. the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g. the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- 2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- 3) "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect is significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.
- 4) "Potentially Significant Unless Mitigation Incorporated" applies where the incorporation of mitigation measures has reduced an effect from "Potentially Significant Impact" to a "Less than Significant Impact." The Lead Agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section XVII, "Earlier Analyses," may be cross-referenced).
- 5) Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or negative declaration. Section 15063(c)(3)(D). Earlier analyses are discussed in Section XVII at the end of the checklist.
- 6) Lead Agencies are encouraged to incorporate into the checklist references information sources for potential impacts (e.g. general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated. A source list should be attached. Other sources used or individuals contacted should be cited in the discussion.

Initial Study

Potentially Significant Impact

Less Than Significant with Mitigation Incorporation

Less Than Significant Impact

No Impact

**1. AESTHETICS** -- Would the project:

a) Have a substantial adverse effect on a scenic vista?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Substantially degrade the existing visual character or quality of the site and its surroundings?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Create a new source of substantial light or glare that would adversely affect day or nighttime views in the area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

**2. AGRICULTURAL RESOURCES:** In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Dept. of Conservation as an optional model to use in assessing impacts on agriculture and farmland. Would the project:

a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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Initial Study	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
b) Conflict with existing zoning for agricultural use, or a Williamson Act contract?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

**3. AIR QUALITY --** The significance criteria established by the Air Quality Control District in its CEQA Guidelines may be relied upon to make the following determinations. Would the project:

a) Conflict with or obstruct implementation of the applicable air quality plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Violate any air quality standard or contribute substantially to an existing or projected air quality violation?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard (including releasing emissions that exceed quantitative thresholds for ozone precursors)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Expose sensitive receptors to substantial pollutant concentrations?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Create objectionable odors affecting a substantial number of people?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Initial Study

Potentially Significant Impact

Less Than Significant with Mitigation Incorporation

Less Than Significant Impact

No Impact

**DISCUSSION:**

The removal of existing leach field piping and manholes may cause an existing odor problem to intensify during the removal process. It is anticipated that the demolition phase will be a relatively short duration and will cause no lingering odor problems.

**4. BIOLOGICAL RESOURCES -- Would the project:**

a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?

b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, or regulations or by the California Department of Fish and Game or US Fish and Wildlife Service?

c) Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?

d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?

*INITIAL STUDY*

Initial Study	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

<b>5. CULTURAL RESOURCES --</b> Would the project:
----------------------------------------------------

a) Cause a substantial adverse change in the significance of a historical resource as defined in §15064.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Disturb any human remains, including those interred outside of formal cemeteries?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

Initial Study

Potentially  
Significant  
Impact

Less Than  
Significant with  
Mitigation  
Incorporation

Less Than  
Significant  
Impact

No  
Impact

**6. GEOLOGY AND SOILS --** Would the project:

a) Expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:

i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.

ii) Strong seismic ground shaking?

iii) Seismic-related ground failure, including liquefaction?

iv) Landslides?

b) Result in substantial soil erosion or the loss of topsoil?

c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?

d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?

e) Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?

Initial Study

Potentially  
Significant  
Impact

Less Than  
Significant with  
Mitigation  
Incorporation

Less Than  
Significant  
Impact

No  
Impact

DISCUSSION:

**7. HAZARDS AND HAZARDOUS MATERIALS -- Would the project:**

a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) For a project located within an airport land use plan area or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people living or working in the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people living or working in the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



**Initial Study**

Potentially Significant Impact      Less Than Significant with Mitigation Incorporation      Less Than Significant Impact      No Impact

h) Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

**DISCUSSION:**

**8. HYDROLOGY AND WATER QUALITY --**

Would the project:

a) Violate any water quality standards or waste discharge requirements?

b) Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of previously-existing nearby wells would drop to a level that would not support existing land uses or planned uses for which permits have been granted)?

c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off-site?

d) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner that would result in flooding on- or off-site?

**Initial Study**

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
e) Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) Otherwise substantially degrade water quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) Place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
h) Place within a 100-year flood hazard area structures that would impede or redirect flood flows?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
i) Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
j) Inundation by seiche, tsunami, or mudflow?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

**9. LAND USE/PLANNING - Would the project:**

a) Physically divide an established community?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to the general plan, specific plan, local coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Conflict with any applicable habitat conservation plan or natural community conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Initial Study

Potentially  
Significant  
Impact

Less Than  
Significant with  
Mitigation  
Incorporation

Less Than  
Significant  
Impact

No  
Impact

DISCUSSION:

**10. MINERAL RESOURCES --** Would the project:

	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

DISCUSSION:

**11. NOISE --**Would the project result in:

	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
a) Exposure of persons to or generation of noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Exposure of persons to or generation of excessive ground-borne vibration or ground-borne noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Initial Study**

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
d) A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) For a project within the vicinity of a private airstrip, would the project expose people living or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

**12. POPULATION/HOUSING --** Would the project:

a) Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

Initial Study

Potentially Significant Impact

Less Than Significant with Mitigation Incorporation

Less Than Significant Impact

No Impact

**13. PUBLIC SERVICES --** Would the project:

a) Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

Fire protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Police protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Parks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Other public facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**DISCUSSION:**

Construction activities could temporarily encroach into fire vehicle access lanes. Construction documents will require that a minimum lane 18 feet wide will be maintained for fire vehicle access will be maintained for the duration of the project.

**14. RECREATION --** Would the project:

a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Does the project include recreational facilities or require the construction or expansion of recreational facilities that might have an adverse physical effect on the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Initial Study

Potentially Significant Impact      Less Than Significant with Mitigation Incorporation      Less Than Significant Impact      No Impact

DISCUSSION:

**15. TRANSPORTATION/TRAFFIC --** Would the project:

a) Cause an increase in traffic that is substantial in relation to the existing traffic load and capacity of the street system (i.e., result in a substantial increase in either the number of vehicle trips, the volume to capacity ratio on roads, or congestion at intersections)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Exceed, either individually or cumulatively, a level of service standard established by the county congestion management agency for designated roads or highways?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Result in inadequate emergency access?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) Result in inadequate parking capacity?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) Conflict with adopted policies, plans, or programs supporting alternative transportation (e.g., bus turnouts, bicycle racks)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

DISCUSSION:

This project will cause an increase of traffic during portions of demolition and construction. We anticipate that there will be an increase of up to 20 round trips per day as a result of demolition

Initial Study

Potentially Significant Impact

Less Than Significant with Mitigation Incorporation

Less Than Significant Impact

No Impact

and construction activities. The increase in traffic will cease upon completion of the project.

**16. UTILITIES AND SERVICE SYSTEMS --**

Would the project:

a) Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Have sufficient water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Result in a determination by the wastewater treatment provider that serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) Comply with federal, state, and local statutes and regulations related to solid waste?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Initial Study

Potentially Significant Impact

Less Than Significant with Mitigation Incorporation

Less Than Significant Impact

No Impact

DISCUSSION:

**17. MANDATORY FINDINGS OF SIGNIFICANCE --** Would the project:

a) Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?

b) Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?

c) Does the project have environmental effects that will cause substantial adverse effects on human beings, either directly or indirectly?

DISCUSSION:



# EDA

ENGINEERING  
DEVELOPMENT  
ASSOCIATES

To: Nipomo C S D  
148 South Wilson Street  
Nipomo, CA 93444

Date: August 21, 2001

Job No: 2-2484-000

Attn: Doug Jones

RE: Montecito Verde II

## LETTER OF TRANSMITTAL

WE ARE SENDING YOU:  Attached  Under separate cover via \_\_\_\_\_ the following items:  
 Shop drawings  Prints  Plans  Samples  Specifications  
 Copy of letter  Change order  HAND DELIVERY

Copies	Date	No.	Descriptions
1	8/21/01	17	Environmental Checklist Form
1		1	Project Description

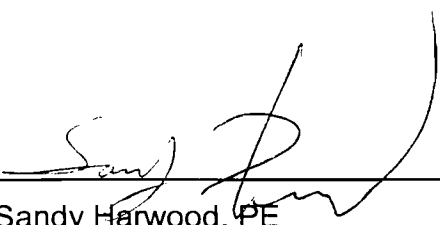
THESE ARE TRANSMITTED as checked below:

For approval  Approved as submitted  Resubmit \_\_\_\_\_ copies for approval  
 For your use  Approved as noted  Submit \_\_\_\_\_ copies for distribution  
 As requested  Returned for corrections  Return \_\_\_\_\_ corrected prints  
 For your review & comment  \_\_\_\_\_

Doug:

Please call with any questions. Thank you,

COPY TO: \_\_\_\_\_  
Document1  
File

SIGNED:   
Sandy Harwood, PE  
Project Manager

If enclosures are not as noted, kindly notify us at once

PLANNING ■ CIVIL ENGINEERING ■ LAND SURVEYING  
P.O. BOX 1829 ■ SAN LUIS OBISPO, CA 93406 ■ 805-549-8658 ■ FAX 805-549-8704  
1320 NIPOMO STREET ■ SAN LUIS OBISPO, CA 93401 ■ eda@edainc.com



GRAY DAVIS  
GOVERNOR

STATE OF CALIFORNIA

GOVERNOR'S OFFICE of PLANNING AND RESEARCH



STATE OF CALIFORNIA

October 1, 2001

Doug Jones  
Nipomo Community Services District  
P.O. Box 326  
148 South Wilson Street  
Nipomo, CA 93444-0326

Subject: Montecito Verde II  
SCH#: 2001081158

Dear Doug Jones:

The State Clearinghouse submitted the above named Negative Declaration to selected state agencies for review. On the enclosed Document Details Report please note that the Clearinghouse has listed the state agencies that reviewed your document. The review period closed on September 28, 2001, and the comments from the responding agency (ies) is (are) enclosed. If this comment package is not in order, please notify the State Clearinghouse immediately. Please refer to the project's ten-digit State Clearinghouse number in future correspondence so that we may respond promptly.

Please note that Section 21104(c) of the California Public Resources Code states that:

"A responsible or other public agency shall only make substantive comments regarding those activities involved in a project which are within an area of expertise of the agency or which are required to be carried out or approved by the agency. Those comments shall be supported by specific documentation."

These comments are forwarded for use in preparing your final environmental document. Should you need more information or clarification of the enclosed comments, we recommend that you contact the commenting agency directly.

This letter acknowledges that you have complied with the State Clearinghouse review requirements for draft environmental documents, pursuant to the California Environmental Quality Act. Please contact the State Clearinghouse at (916) 445-0613 if you have any questions regarding the environmental review process.

Sincerely,

Terry Roberts  
Senior Planner, State Clearinghouse

Enclosures  
cc: Resources Agency

**Document Details Report  
State Clearinghouse Data Base**

**SCH#** 2001081158  
**Project Title** Montecito Verde II  
**Lead Agency** Nipomo Community Services District

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**Type** Neg Negative Declaration

**Description** The purpose of this project is to replace the existing on-site sewage leach field and collection system at Montecito Verde II subdivision (MVII) with a collection system that ties MVII to Nipomo Community Services District (NCSD) wastewater treatment facilities.  
The existing sewage collection system in MVII consists of six and eight-inch sewer lines running in Meridith Avenue, Allegre Avenue, and Quito Street. These lines then discharge to one of the five on-site septic tanks. The septic tanks and disposal fields are located within the boundaries of MVII. There are between four and eight houses contributing effluent to each disposal field.

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**Lead Agency Contact**

**Name** Doug Jones  
**Agency** Nipomo Community Services District  
**Phone** 805-929-1133 **Fax**  
**email**  
**Address** P.O. Box 326  
148 South Wilson Street  
**City** Nipomo **State** CA **Zip** 93444-0326

---

**Project Location**

**County** San Luis Obispo  
**City** Nipomo  
**Region**  
**Cross Streets** Division, Meredith, Quito, Alegre  
**Parcel No.** 092-055-001 to 038  
**Township** **Range** **Section** **Base**

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**Proximity to:**

**Highways** 101  
**Airports**  
**Railways**  
**Waterways** Nipomo Creek  
**Schools** Dana Elementary  
**Land Use** Residential

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**Project Issues** Air Quality

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**Reviewing Agencies** Resources Agency; Department of Conservation; Department of Fish and Game, Region 3; Department of Parks and Recreation; Department of Water Resources; Caltrans, District 5; Department of Health Services; State Water Resources Control Board, Clean Water Program; State Water Resources Control Board, Division of Water Quality; Regional Water Quality Control Board, Region 3; Native American Heritage Commission; State Lands Commission

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**Date Received** 08/30/2001 **Start of Review** 08/30/2001 **End of Review** 09/28/2001

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Winston H. Hickox  
Secretary for  
Environmental  
Protection

# State Water Resources Control Board

Division of Clean Water Programs  
1001 I Street, 16<sup>th</sup> Floor Sacramento, California 95814  
P.O. Box 944212, Sacramento, California 94244-2120  
(916) 341-5691 ♦ FAX (916) 341-5707 ♦ www.swrcb.ca.gov



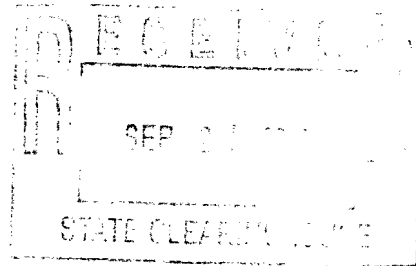
Gray Davis  
Governor

*The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption. For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.*

SEP 18 2001

Mr. Doug Jones  
Nipomo Community Services District  
148 South Wilson Street  
Nipomo, CA 93444

Clear  
9/20/01  
e



Dear Mr. Jones:

NOTICE OF COMPLETION OF A NEGATIVE DECLARATION (ND) FOR NIPOMO COMMUNITY SERVICES DISTRICT (DISTRICT): MONTECITO VERDE II; STATE CLEARINGHOUSE (SCH) NO. 2001081158

Thank you for the opportunity to review the above document. We understand that the District may pursue a State Revolving Fund (SRF) loan from the State Water Resources Control Board (SWRCB), Division of Clean Water Programs (Division) for the above project. If the District decides to apply for a loan from the SWRCB for the above project, the SWRCB will be a responsible agency under the California Environmental Quality Act (CEQA). As a funding agency, the SWRCB must consider the information in the environmental document when approving a loan for the proposed project. We are enclosing a copy of the *Policy for Implementing the SRF for Construction of Wastewater Treatment Facilities* for your information. This document includes information on the *Environmental Review Process Guidelines* (Appendix E). If you have any questions regarding the SRF Priority List, please contact Mr. Christopher Stevens at (916) 341-5785.

We do not have any environmental comments at this time, however, we would like to specify some procedural items and CEQA requirements.

I. SRF Loan Requirements:

1. The SWRCB is a responsible agency under CEQA and will use the environmental document when deciding whether to approve a loan for the project. If a loan is being requested, and following the public and SCH review period, please send us a copy of: (1) the approved ND, (2) the resolution adopting the document, (3) all comments received during the review period and your responses to those comments, (4) the Mitigation Monitoring Plan, and (5) the Notice of Determination filed with the Governor's Office of Planning and Research, when available. In addition, we would appreciate notices of any scheduled hearings or meetings regarding the environmental document and project approval. SRF loans are partially funded by the Environmental Protection Agency, and require additional "CEQA-Plus" environmental documentation and review. The Division is required to consult directly with agencies responsible for implementing federal

SEP 18 2001

environmental laws and regulations. If you will be seeking an SRF loan, please send us eight copies of the ND for federal distribution. Federal agencies will be provided 30 calendar days to review and comment on the ND. Six days mailing time is also added to the review period. We will send you copies of any comments we receive during the review period and request your responses.

2. SRF loan applicants must comply with federal laws pertaining to cultural resources, particularly Section 106 of the National Historic Preservation Act. A copy of your document will be provided to the Division's Cultural Resources Officer, Ms. Cookie Hirn. She will consult with the State Historic Preservation Officer (SHPO) on your behalf at several points in the process. She will first work with the District and the SHPO to establish the project's Area of Potential Effects (APE). After the APE is established, please provide documentation of the following: (1) background research for cultural resources—including a records search with the California Historical Resources Information System for an area one-half mile around the APE, and (2) consultation with the Native American Heritage Commission, interested Native Americans, local historical societies, and any other interested parties. Additional submittals, including a field survey by a qualified archeologist and, if appropriate, a historical specialist, may be required to document resource significance and/or project effects. When adequate information has been submitted, Ms. Hirn will review it for Section 106 compliance and will forward approved documents to the SHPO. Please contact Ms. Hirn at (916) 341-5690 with any questions you may have regarding the Section 106 process.
3. SRF projects are also subject to provisions of the Federal Endangered Species Act and must obtain Section 7 clearance from the U.S. Fish and Wildlife Service (FWS). Accordingly, a copy of your ND will be forwarded to the FWS for their review. Any issues raised by federal agencies will need to be resolved before SRF funding can be approved.
4. As of January 31, 1994, SRF loan projects located in non-attainment areas may be required to meet the Federal General Conformity Rule for the Federal Clean Air Act. Where a federal agency has delegated specific responsibilities to a state or local agency, the action is considered federal, and the state or local agency must make a conformity determination on the federal agency's behalf. For an SRF loan, your ND should include an estimate of the annual emissions expected from both the construction and operation of the proposed project for each criteria pollutant in a non-attainment or maintenance area. A conformity determination can be made if: (1) facilities are sized to meet only the needs of current population projections that are used in the approved State Implementation Plan for air quality, and (2) emissions will be below "de minimis" levels. You may contact your local Air Pollution Control District or Air Quality Maintenance District for information regarding this requirement. For an SRF loan you will need to provide information addressing this issue.

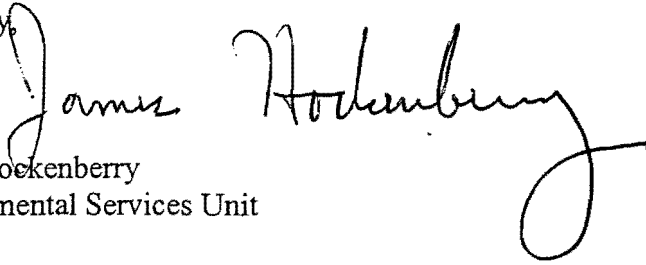
Mr. Doug Jones

- 3 -

SEP 18 2001

If you have any questions regarding the environmental review of this project, please contact me at (916) 341-5691.

Sincerely,



James Hoekenberry  
Environmental Services Unit

Enclosure

cc: Governor's Office of Planning & Research  
State Clearinghouse  
P.O. Box 3044  
Sacramento, CA 95812-3044

Mr. Brad Hagemann  
Central Coast Regional  
Water Quality Control Board  
81 Higuera Street, Suite 200  
San Luis Obispo, CA 93401-5427

**DEPARTMENT OF HEALTH SERVICES**  
**DIVISION OF DRINKING WATER AND ENVIRONMENTAL MANAGEMENT**  
1180 Eugenia Place, Suite 200  
Perris, CA 93013  
☎ 566-1326  
☎ (805) 745-8196

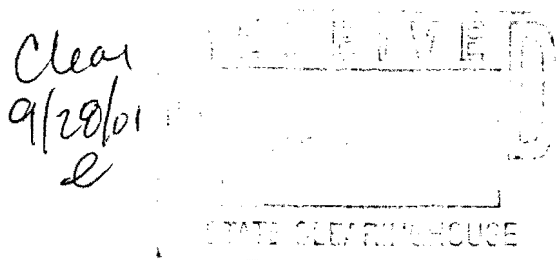


September 18, 2001

**Nipomo Community Services District**  
P.O. Box 326  
Nipomo, CA 93444

**ATTN: Mr. Doug Jones**  
**Manager**

**SCH# 2001081158**



**Nipomo CSD sewer connection of Montecito Verde II Project**

The State Department of Health Services, Drinking Water Field Operations Branch (SDHS-DWFOB) has reviewed the Mitigated Negative Declaration for the Nipomo CSD sewer connection of Montecito Verde II subdivision which is currently utilizing on-site waste disposal system.

The installation of new sewer mains need to be located at least ten feet horizontally from and one foot lower than existing water mains. The separation distances shall be measured from the nearest edges of the pipe. When the horizontal or vertical separation between water and sewer mains cannot be achieved, the utility must receive special approval from the SDHS-DWFOB, using special construction.

If you have any questions concerning this letter, please contact me at (805) 566-1326.

Sincerely,

Kurt Souza, P.E.  
District Sanitary Engineer  
Santa Barbara District (SDHS-DWFOB)

Cc: San Luis Obispo County EHD  
State Clearinghouse ✓

AGENDA ITEM



OCT 17 2001

TO: BOARD OF DIRECTORS

FROM: LISA BOGNUDA

DATE: OCTOBER 11, 2001

SUPPLEMENT TO NIPOMO SHELL CARE WASH FEES

Mr. Gouin brought in the attached letter from Mission Community Bank and an article entitled Carwashes Use Less Water Than The Alternatives for the Board's consideration on Thursday, October 11, 2001.

The General Manager is out of town October 9-12 and did not review this material prior to its distribution to the Board. It is unknown at this time if this information would influence the General Manager's recommendation.

581 Higlera Street ■ P.O. Box 789 ■ San Luis Obispo, California 93401 ■ 805-782-5000 ■ Fax 805-782-5034  
1226 Park Street ■ Paso Robles, California 93446 ■ 805-237-4200 ■ Fax 805-237-4210



# Carwashes Use Less Water Than the Alternatives

A New York carwash operator recently proved that having a car professionally washed is actually a means of conserving water.

By Howard J. Schaffer

Carwash Closed Due To Drought... Civic Leaders Demand Closing Of Carwash To Save Water... Mayor Orders End Of All Carwashing To Save Water! These are headline samples which could have appeared in almost any publication during water shortage crises. While these headlines were only created for this article, they serve to perpetrate the myth that professional carwashing wastes water.

During just such a crisis last year New York operator, Tom Hoffman seized the opportunity to dispel this myth. By the time Hoffman's efforts had concluded he also dispelled a second myth, that being, "You can't fight city hall." By the time the summer was concluding Hoffman had won city and county officials over such a degree that Albany Mayor Thoms M. Whalen, III issued a brochure to residents in which he stated, "Automatic and self-serve carwashing uses far less water than the home wash..."

In proving that having a car washed professionally does not waste water, Hoffman also drew some other conclusions. There are few industries which use water as a resource, that carefully manage water as well as the modern up-to-date carwash, according to Hoffman.

During the summer of 1985, upstate New York's hot seasonal weather offered little rain. Compared to previous years, August didn't offer the promise of any more rain as might have been typically expected. During the summer city and county officials decided to examine the possibility of temporarily closing certain water-related businesses in the Capital Region. Among the first mentioned were area carwashes.

"This alarmed me, not only for the obvious, but more so, the concept that carwashing wastes water is false," said Hoffman, owner of 12 carwashes throughout upstate New York. "I saw this as an opportunity to begin educating the public on our water management and recycling

## How our water drips away

The average person in the U.S.A. uses 110 gallons of water a day. San Francisco residents average 70 gallons a day.

### Common Consumption:

- ▶ Dripping faucet, 25 to 30 gallons a day.
- ▶ Average toilet flush, 5 to 7 gallons.
- ▶ Ten-minute shower, 25 to 50 gallons. Average bath, 38 gallons.
- ▶ Hand-washing dishes with the water running, 30 gallons.
- ▶ An automatic dishwasher uses 10 gallons
- ▶ Hose, 5 to 10 gallons a minute.
- ▶ Washing a car with hose running, 180 gallons.



- ▶ Washing machine at top water level, 60 gallons.
- ▶ Shaving with the tap running, 20 gallons.
- ▶ Brushing teeth, 2 gallons.

Source: American Water Works Association; San Francisco Water Dept.

By Jane Steiner and J.L. Allen, USA TODAY

procedures of the carwash, so we began a local public service campaign to do just that."

Contacting the local media was a first important part of this operation. Hoffman's efforts generated two newspaper articles which featured the benefits of using a professional carwash rather than a home wash. Comparisons included the amounts of water the professional carwash uses versus the amount used in the home carwash. The reporters covered the substance of what takes place during the carwash process, and thus helped local residents understand the value of water conservation at the carwash.

Hoffman said his efforts to reach out to the media were instrumental in avoiding any further potential misunderstandings amongst the public and governmental leaders. Hoffman said, as long as the idea that professional carwashing uses less water than the home wash is properly promoted, the old myth that "carwashing wastes water" will die a quick death.

One of the more unique public service generators to derive from Hoffman's "drought educational campaign," was the brochure issued by Whalen through Steve

Cowan, City of Albany Water Department commissioner. The brochure is entitled Ten Capital Ways to Save Our Water. The suggestion to use a carwash is alongside several water conservation tips such as: eliminate faucet drips, take showers instead of baths and install a water regulator in shower heads. A copy of this brochure was included with all of the water bills delivered to Capital Region residents, thus lending credibility to the information it contained. The brochure featured a letter, from the mayor endorsing its contents, which also generally enhanced the carwashing image.

It's in the best interest of carwash operators across the country to encourage area governmental leaders to assemble a small brochure. The benefits to everyone involved can be unlimited, according to Hoffman.

Not only does such a brochure help to educate the general public about water conservation through a tie-in with governmental leadership, but it enhances the credibility of the carwashing industry.

From the marketing perspective it can cost less than a direct mail effort since the city covers mailing costs. □

## WATER CONSUMED IN COMMERCIAL CAR WASHES

	<u>Gallons Per Car</u>
A. Self Serve (Coin Op)	8 - 12*
B. Exterior only conveyor	15 - 28*
C. Full Service conveyor	15 - 32*
D. In bay roll over	24 - 45*
E. Home car washing	80 - 140*

*\*These ranges reflect the varying use of recycled water.*

*\*Self Serve car washes do not recycle water. Because of high pressure (1100 p.s.i.) nozzles, water use by self serve facility is the lowest of any type of car wash.*



Reduced water use in commercial car washes compared to home car washing, is linked to the equipment and practices adopted by the industry:

1. The total system is designed to recycle and reduce water use.
2. Self service and automatic car washes have high pressure nozzles and pumps that are designed to get the most use out of water flow and conserve water.
3. Conveyor speeds have been increased.
4. Nozzle sizes have been decreased.
5. Some car washes are now computer controlled to measure the length of the car and only turn the water on when the car is there.

**There is no perfect system and fresh water continues to be used for the rinse cycle. However, future technological developments may further reduce fresh water use. Unlike home car washing, commercial car washes do not release contaminated water directly into the environment, or into storm drains.**

## 11 FACTS ABOUT WATER USAGE/CONSUMPTION

*Prepared by Western Carwash Association*

**FACT 1.** As many as 140 gallons of water can be used in a 10 minute car wash, most of it wasted down the driveway or down the sewer. A professional car wash can use from 8 - 45 gallons per car (depending upon the equipment used, of course, and depending upon whether the car wash is a self service or Conveyor wash).  
*International Carwash Association 1981*

**FACT 2.** Water consumed in commercial car washes:

	Gal. per Car
A. Self Serve (Coin Op)	8-12*
B. Exterior only Conveyor	15-28*
C. Full-Service Conveyor	15-32*
D. In bay roll over	24-45*
E. Home car washing	80-140

\*these ranges reflect the varying use of recycled water.  
*California Carwash Association 1990*

**FACT 3.** In 60 seconds a 5/8" hose running at 50 PSI uses 14 gallons of water.  
*Tribune-Herald, May 28, 1988*

**FACT 4.** Home car washing releases contaminated water directly into the environment (soaps, oils, sludge, etc.). Soiled water at a professional car wash is piped to water treatment facilities or runs into state approved drainage facilities.  
*Tribune-Herald, May 28, 1988*

**FACT 5.** 39% of all car owners wash their car at home.  
*Tribune-Herald, May 28, 1988*

**FACT 6.** High pressure nozzles and pumps at self service and automatic car washes are designed to get the most use out of water flow and conserve water immensely.  
*Tribune-Herald, May 28, 1988*

**FACT 7.** The use of high pressure spray rather than volume of water has become the industry standard. With powerful pumps and specialized spray nozzles, commercial car wash systems make the most of each gallon of water. Many operations recycle water or adjust the spray nozzles to further reduce overall water usage.  
*Minnesota Carwash Association 1989*

**FACT 8.** Most people believe that professional car washes misuse water because they see waterfalls cascade over their cars. Even though this water is emitted from high pressure nozzles which conserve water, it seems like a lot especially when people have to ask for a glass of water in a restaurant.  
*International Carwash Association Spring, 1990*

**FACT 9. Taking a bath or shower can use more water than having your car professionally washed.**

*Water Education Foundation, Sacramento, CA., 1989*

**FACT 10. The average passenger car on the road today is 7.6 years old which means Americans are keeping their cars longer and taking better care of them. Car washing is an important part of that care.**

*International Carwash Association, June, 1989*

**FACT 11. Over 300,000 people in the United States are employed in the car wash industry which supports over 600 suppliers and manufacturers. Annual sales are in excess of 2 1/2 billion dollars.**

*International Carwash Association, June, 1989*

c:\msd\mbr\sup\dms  
1/31/96

TO: BOARD OF DIRECTORS  
FROM: DOUG JONES *DJ*  
DATE: OCTOBER 17, 2001

**AGENDA ITEM**  
**OCT 17 2001**



NIPOMO SHELL CAR WASH FEES

**ITEM**

Robert Gouin (Nipomo Shell) is requesting adjustments in the District's water and sewer capacity fees to assist in his financing his car wash.

**BACKGROUND**

Mr. Robert Gouin is in the process of installing a car wash at Nipomo Shell. The initial correspondence indicated that there would be approx. 100 cars per day going through the car wash. After the District calculated the fees, Mr. Gouin sent a second letter downsizing the number of cars per day to 40 as the initial start-up. It is believed that when the developer estimated the funding needed to finance the car wash, he did not take into account the sewer capacity fees. Since that time, many of the material costs have increased, i.e. concrete, etc., therefore, it is believed that Mr. Gouin is requesting an adjustment in the District's Sewer Capacity Fee to assist in financing his venture. Since this is a private business, it would not qualify as a hardship case.

Sewer Capacity Fees are based on District Code Section 4.12, Sewer Capacity Charges and Fees. The calculations are shown on the attached letter sent to the applicant September 24, 2001. The Car Wash Capacity Fees are calculated for a commercial development, which are different than for a residence. Commercial fees are indiscriminate and are based on the Uniform Plumbing Code fixture unit equivalents whether or not they are used.

*Example: Fees for a laundromat with 10 machines are calculated for 10 machines even though fewer than 10 machines may be in use.*

The District has calculated its fees based on District codes and the Uniform Plumbing Code.

**RECOMMENDATION**

Staff recommends that your Honorable Board uphold the District fee schedule as adopted.

FROM : GOUINS-FAMILY  
From Grace Pucci

FAX NO. : 8059291147  
to 929-1090

Oct. 05 2001 12:05PM P:  
at 10/5/2001 11:53 AM UC

Robert R. Gouin  
Nipomo Shell  
501 West Tefft  
Nipomo, CA 93444  
(805) 929-5562

---

October 5, 2001

Nipomo Community Services District  
Attn: Doug Jones  
148 So. Wilson Street  
Nipomo, CA 93444

Dear Mr. Jones:

This letter is to request scheduling of my carwash project on the agenda for the Nipomo Community Services District Board hearing on October 17, 2001. The subject to be considered would be impact fees for water and sewer.

A study has been done on carwash discharge of sewer water from the Arroyo Grande Shell Service Station, which has a car wash facility similar to that which I am building. Start up volume is estimated at 40 cars per day with an average of 10 gallons of reclaimed water per car.

40 x 10 = 400 gallons per day with a 20% loss of water estimated to stay on car and evaporate.

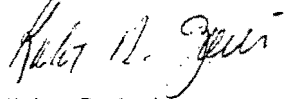
Net volume to sewer discharge equals 320 gallons.

Attached is a letter from the architect discussing volume per car. I have also included a brochure on PSI, gallons per minute and a spec classification sheet indicating what volume of water and pressure the car wash will require.

Only Clean water will be discharged into the sewer. The amount of water and sewer discharge is equal to that which one three-bedroom home would produce per day.

Thank you for your attention to this matter. I would appreciate being notified when this item has been placed on the Board agenda.

Sincerely,



Robert R. Gouin

Enclosures

*Robert R. Gouin*  
**Nipomo Shell** - CAR WASH  
501 West Tefft  
Nipomo, CA 93444  
(805) 929-5562

---

October 18, 2000

Nipomo Community Services District  
148 South Wilson Street  
Nipomo, CA 93444

To whom it may concern:

I am requesting a tentative Will Serve Letter for my car wash at 501 West Tefft Street.

Enclosed is a copy of my planned water recovery system, filtration and processing of wastewater. Our projection is to do 100 cars per day. Each car will use 30 gallons for a total of 3,000 gallons per day. The Conserv Water Recovery System will reduce the water usage by 50%, reducing the total gallons utilized to 1,500 per day.

Thank you for your assistance.

Sincerely,

Robert Gouin

Enclosure

RECEIVED

OCT 18 2000

NIPOMO COMMUNITY  
SERVICES DISTRICT

# AQUAJET SPECIFICATIONS

## AquaJet Rollover

### Specifications

#### ELECTRICAL REQUIREMENTS

Domestic:	208-240 VAC 60 Hz 3phase, 75 amp
International:	380 VAC 50 Hz 3phase, 40 amp 415 VAC 50 Hz 3phase, 30 amp

#### AIR & WATER

Minimum water feed pressure:	50 psi	3.5 bar
Water demand:	35 gpm	130 liters per minute
Air supply:	1/2" line @ 80 psi	5.5 bar
Air consumption:		
Constant:	1/2 cfm	14 liters / minute
Intermittent:	3 cfm	84 liters / minute

#### MACHINE DIMENSIONS:

	AquaJet	AquaJet with On-Board Dryer
Height:	110" / 279 cm	126" / 320 cm
Width:	148" / 376 cm	155" / 394 cm
Length:	57.5" / 146 cm	74.0" / 188 cm
Weight:	3,040 lbs. / 1,382 kg	3,930 lbs. / 1,786 kg

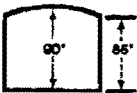
#### VEHICLE CLEARANCE

Height*	90" / 228 cm
Max. vehicle wash envelope:**	104" / 264 cm
Width between guide rails:	85" / 216 cm
Length:	Unlimited

#### INSTALLED BAY SIZE\*\*\*

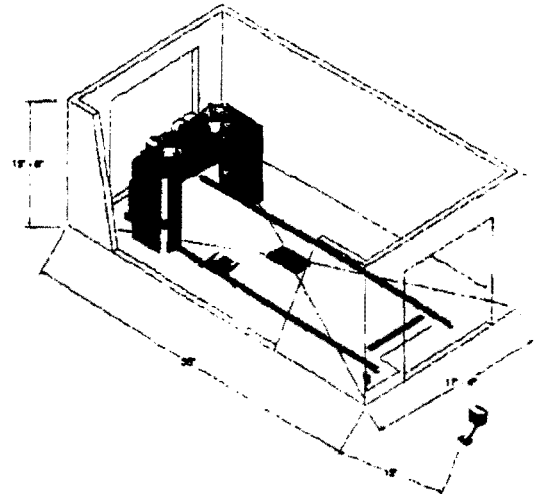
	Minimum w/o on-board dryer	Recommended
Height:	11' / 336 cm	12.5' / 381 cm
Width:	14' / 427 cm	16' / 488 cm
Length:	32' / 975 cm	36' / 1097 cm

\*Measured at center of machine.



\*\*103" / 262 cm with COLORSHINE™

\*\*\*Allows 18" on each end and 10" above machine for door clearance. Additional space required on dryers.



**MARK VII**  
AquaJet

Mark VII Equipment, Inc., 5981 Tennyson Street, Arvada, CO 80003  
303-423-4910, FAX 303-430-0339, 800-525-8248 U.S. and Canada  
<http://www.markvii.com> e-mail: [markvii@markvii.com](mailto:markvii@markvii.com)



All AquaJet models

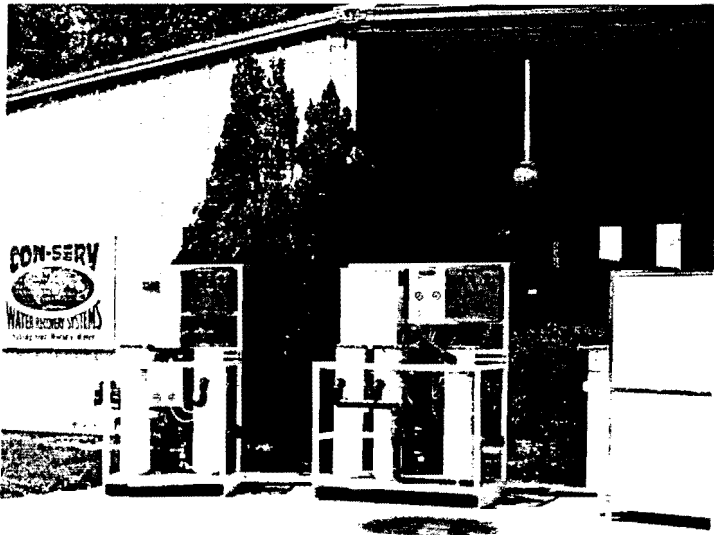
© 1998 Mark VII Equipment, Inc.  
U.S. Patents 5035263, 5076304. Other U.S.  
and foreign patents pending. All equipment  
and options subject to change.



# CON-SERV

presents

## WATER REUSE TECHNOLOGY TO MEET THE NEEDS OF TODAY'S VEHICLE WASHING DEMANDS



Finally, a new era has occurred in the vehicle wash industry. The methods and equipment to wash vehicles has changed dramatically. To meet this drastic change, a totally new concept has been developed. The CON-SERV product line is designed to recover water, without the drawbacks operators experienced in the past. This new technology can deliver all the water necessary to operate today's sophisticated vehicle wash systems.

The CON-SERV product line is a combination of innovative new concepts and proven technologies that is making it the talk of the vehicle wash industry. With over two decades of experience in the manufacturing of water re-use equipment, these systems can deliver high flow rates, with water quality as low as 5 microns.

Some of the features of the CON-SERV Product Line include:

- High quality water production (no more than 5 micron cross section)
- High capacity output production (60 to 125 GPM output flow)
- Integrated continuous duty ozone re-circulation to eliminate odor and color
- Space saving design
- Adaptable for zero discharge
- Easy to install
- Requires minimal service
- Can be retrofitted to existing locations

Just to name a few, the above are standard, with the following more obvious features, being easy to recognize.

*User Friendly • Quality Construction • Reliability • Performance • Low cost to operate • Inexpensive to purchase*

Please take the time to read the following information. It will help you to discover how the new CON-SERV product line will revolutionize the vehicle wash industry.

If we can answer  
any questions you may have,  
please give us a call at  
(800) 868-9888.

Thank you for considering  
CON-SERV  
Water Reuse Systems.



# NIPOMO COMMUNITY

## BOARD MEMBERS

ROBERT BLAIR, PRESIDENT  
RICHARD MOBRAATEN, DIRECTOR  
MICHAEL WINN, DIRECTOR  
JUDITH WIRSING, DIRECTOR  
CLIFFORD TROTTER, DIRECTOR



# SERVICES DISTRICT

## STAFF

DOUGLAS JONES, GENERAL MANAGER  
JON SEITZ, GENERAL COUNSEL  
LEE DOUGLAS, MAINTENANCE SUPERVISOR

148 SOUTH WILSON STREET POST OFFICE BOX 326 NIPOMO, CA 93444 - 0326  
(805) 929-1133 FAX (805) 929-1932 Email address gm@nipomocsd.com

September 24, 2001

Robert Gouin  
501 W. Tefft Street  
Nipomo, CA 93444

SUBJECT: PROJECT D000125P Tefft Street and Frontage  
SHELL CAR WASH NIPOMO

Enclosed for your information is the Administrative Procedure for Developments within the District outlining the procedure to be followed. The new water service must be inspected by the District. The Inspection Fee is \$100.00.

The Capacity Fees for the Nipomo Shell Car Wash are as follows:

### Water Demand

Car wash requires 35 gpm + Service Station needs

Min Meter Size = 1½" = 100 gpm

Capacity Fee  $\frac{100}{30} \times \$3,370 =$  \$11,233.34

Credit for existing 1" service <del>\$3,370.00</del>

Cost for 1½" meter 615.00

Subtotal \$8,478.34 plus cost to install 2" service

### Sewer Usage (Volunteer)

Fixture units equivalents

$\frac{1500 \text{ gpd}}{1440 \text{ min/day}} = 1.0417 \text{ gpm}$

UPC § 703.2 Cont. flow to drain 2 fixture units/0.06 gpm

Fix. Units =  $\frac{1.0417}{0.06} = 17.36 \times 2 = 34.72$

DUE =  $\frac{34.72}{16} = 2.170$

Existing DUE 1.125

Total 3.295 rounded up 4 DUE

Credit for one DUE (1) DUE

Total DUE 3 DUE

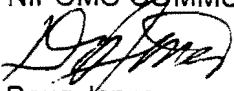
Sewer Capacity Fee 3 x \$2,100 \$6,300.00

Total \$14,778.34 plus cost to install 2" service

The District reserves the right to audit the car wash operations. If you have any questions, please contact me.

Very truly yours,

NIPOMO COMMUNITY SERVICES DISTRICT

  
Doug Jones  
General Manager

TRACTS/D000125P Shell-FEES

UPC  
SANITARY DRAINAGE

**702.0 Fixture Unit Equivalentents**

The unit equivalent of plumbing fixtures shown in Table 7-3 shall be based on the size of the trap required, and the unit equivalent of fixtures and devices not shown in Table 7-3 shall be based on the rated discharge capacity in gpm (gallons per minute) (liters per second) in accordance with Table 7-4.

Maximum trap loadings for sizes up to four (4) inches (102 mm) are as follows:

1-1/4"	(32 mm)	—	1 unit
1-1/2"	(40 mm)	—	3 units
2"	(50 mm)	—	4 units
3"	(80 mm)	—	6 units
4"	(100 mm)	—	8 units

**Exception:** On self-service laundries.

**703.0 Size of Drainage Piping**

**703.1** The minimum sizes of vertical and/or horizontal drainage piping shall be determined from the total of all fixture units connected thereto, and additionally, in the case of vertical drainage pipes, in accordance with their length.

**703.2** Table 7-5 shows the maximum number of fixture units allowed on any vertical or horizontal drainage pipe, building drain or building sewer of a given size; the maximum number of fixture units allowed on any branch interval of a given size; and the maximum length (in feet and meters) of any vertical drainage pipe of a given size.

**TABLE 7-4**

Discharge Capacity In Gallons per Minute  
(Liters per Second)  
For Intermittent Flow Only

GPM	(l/sec.)		
Up to 7-1/2	(Up to 0.47)	Equals	1 Unit
8 to 15	(0.50 to 0.95)	Equals	2 Units
16 to 30	(1.00 to 1.89)	Equals	4 Units
31 to 50	(1.95 to 3.15)	Equals	6 Units.

Discharge capacity for over 50 gallons per minute (3.15 L/sec.) shall be determined by the Administrative Authority.

For a continuous flow into a drainage system, such as from a pump, sump ejector, air conditioning equipment, or similar device, two (2) fixture units shall be allowed for each gallon per minute (0.06 L/sec.) of flow.

**703.3** For alternate method of sizing drainage piping, see Appendix L.