

Minutes: March 19, 2014 meeting of the  
TWIN OAKS VALLEY COMMUNITY SPONSOR GROUP

---

**Agenda Item 1: - Roll Call and Advisory Role Statement**

Farrell called the meeting to order at 7:07 pm. Farrell read the advisory role statement. Present: Sandra Farrell (Chair), Gil Jemmott (Co-Vice Chair), Karen Binns (Co-Vice chair), Tom Kumura. Eric Chapman was out on military assignment.

**Agenda Item 2: - Review of Minutes** After a few corrections Binns moved for approval of the minutes and Farrell seconded. Motion passes 4-0-0

**Agenda Item 3: Public Forum:** Farrell mentioned the Country was looking for a list of road maintenance projects for the Twin Oaks Planning Area and asked the public to return next month with a list of roads they felt needed maintenance. She gave an example of how to identify the road segment and describe the damage. Members of the public said Richland Road from Mulberry to the top of the hill near the flume and Buena Creek Road from Vista to Twin Oaks were in bad shape and needed repair.

**Update San Diego Water Authority (SDWA) Microwave Tower at the Water Treatment Plant located off North Twin Oaks Valley Road:**

Gina Molise of the San Diego County Water Authority appeared with the Director of Maintenance and Operations and made a presentation regarding the 65 ft. high cell tower that would be placed on the edge of their property adjacent the property owned by Marty of Bell Rock Growers. SDCWA stated that it needs as a secondary communication system in the event of a critical communication failure, such as an earthquake or other disaster, to allow it to communicate between various water pumping facilities. They said the location of the tower was the most cost effective area of the site that has the best view to other towers in their system. Because they fall under NEPA which is the federal equivalent to CEQA, they are not required to do any additional environmental review.

Marty expressed concern that the location of the 65-foot tower, only a few feet from his property, ruined his quality of life and property value. He asked SDCWA to move back to the location of nearby existing tower. The Director of Operations said that because there were existing utilities at the edge of the property it would cost more money to move the tower. After more discussion the SDCWA agreed to review the engineer's report and see if another location was possible. Marty expressed his appreciation.

**Update recently adopted stormwater regulations:** Gladys Gonzales of the Watershed Protection Program for County Public Works reported that due to the new 2013 Stormwater Regulations the County was looking for a list of project within the community that would improve water quality. Developers who cannot meet the new stormwater requirements will be given an option to mitigate outside their project by going to the list and selecting projects that can serve as mitigation. The categories of projects are: Riparian Re-vegetation, Retrofitting roadways to capture trash and pollution, Building large retention basins, ground water recharge, purchase land to preserve floodplain functions. List will be sent to Regional Water Quality Control Board in June. She encouraged the public to use either the on-line tools or email her their project ideas for the list. She provided her contact information including phone: (619) 851-5629 Phone

**MND PDS2013-LDGRMJ-00039: Notice of Intent to adopt a mitigated negative Declaration for the Rancho Guejito Farm Road Restoration.** Farrell read a draft letter she wrote after consulting with an Environmental Scientist. She said she didn't have time to review the large box of documentation so the comments dealt specifically with re-vegetation. Binns moved to approve the letter as presented by Farrell. Kumura seconded the motion and it passed 4-0-0

**Land Development Performance Review Committee:** Farrell reported Land Development Performance Review Committee (PRC) is asking for clarification of their roll. She said the memo drafted by the Chair didn't state what the PRC wanted to do differently than what they were doing now. Farrell said the meeting minutes she found posted do not tell the public anything regarding this matter. Farrell said she had talked to Megan Jones and Megan said they that although the PRC wanted to do things differently than what Staff felt they had been directed by the Board to do the PRC couldn't tell her what is was they wanted different. Farrell read a draft letter.

Tony Eastman said the he read a report of the meeting sent to him by someone in attendance and it sounded like the Board of Supervisors direction was simply too vague. Binns asked why after a year they were finally getting around to asking the Board to provide clarification.

Mike Hunsaker, a resident, stated a small home plans can be processed quickly but large project are different due to the impacts they could have. He said they [PRC/County] are talking it reducing the time and costs but you can't process a 25 million project in the same about of time you can a small single home project. The question is how can the county shorten the time frame and costs on these big projects without losing proper overview, jeopardizing the public, or at a loss of public participation. He is concerned that because the red tape reduction act was about cutting down public participation and cutting down oversight by the county. He felt the only way the county can speed up the time to turn a project around without endangering public safety is to hire more staff and do a better job training

Farrell said that there needs to be some way for the public to find out what is going on in a public meeting-

Kumura recommended setting letter to chair asking what he wants to streamline and how the PRC thinks that should be accomplished. Kumura said the public needs an open and transparent process with a process that protects the public and eliminates waste. Farrell said many developers shan't to work with the community but the process is confusing.

Marty who owns Bell rock Growers said that when he built his green houses and added solar he finally broke down and had to hire a land use consultant to get his project through the County system. He couldn't do it—it was too complicated and everyone you talked to interpreted the information differently. He said it really adds cost when you have to pay a consultant who charges travel time to drive all the way down to the County offices, sit there for a long period of time. He said if the County could make the process so that the regular person could feel like he could get something through the system without paying a consultant it would be helpful.

Farrell said an ideal solution would be to make the process so transparent and simple—even online—so you don't need to hire a land use consultant.

Hunsaker said the other aspect brought up by red tape reduction task force is how the project manager is compensated for cutting the project time frame. The project manager is now a problem solver and Hunsaker is concerned that the need to shorten the process and solve the developer's problem will compromise the public safety and be costly to the public down the road.

**Current Water Shortage Situation:** Mike Hunsaker who has been attending meeting at the Vallecitos Water District reported on concerns expressed in recent meetings that there will not be enough water or that the price will be prohibitive if the drought and climate change continue. He reported that Vallecitos found the cost for treatment and transportation of water had gone from 4 cents to 15 cents a kwh. Farrell mentioned she had read 20% of electricity generated was used to process or move water.

Hunsaker said Vallecitos was counting on getting 20 percent of water from desalinization and expressed concern that the large project proposed for San Marcos will use most of that 20%. He said if the drought continues, given that his sources in Sacramento predict we may have entered a 100 year drought, there won't be water enough to sustain existing development—not including new development. .

Hunsaker felt that there should be a moratorium on building until there was either sufficient snow pack or sufficient water by another means. He said desalinization was going to be very expensive and use a lot of energy which would create other problems related to energy shortages. Gina Molise of the SD County Water Authority was asked to provide additional detail on projected water availability and cost. She responded that she would be happy to do so at another meeting when she has the data to present. Farrell and Molise felt the May meeting would be a good time to hear the SDCWA future plans for providing water..

**Announcements and Correspondence Received:**

a. Farrell

Farrell adjourned the meeting at 8:40 p.m.

**Respectfully Submitted, Sandra Farrell, Acting Secretary**