

**County of San Diego**  
**Jacumba Hot Springs Sponsor Group**  
**Final Minutes of Special Meeting at 8 am on July 6, 2021**  
**Highland Center, Jacumba Hot Springs, CA 91934**

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**A. Roll Call:** Seat 1. Jacari Cousins; Seat 2. Greg Curran; Seat 3. Cherry Diefenbach; Seat 4. Jeffery Osborne; Seat 5. Katrina Westley.

**B. Pledge of Allegiance.**

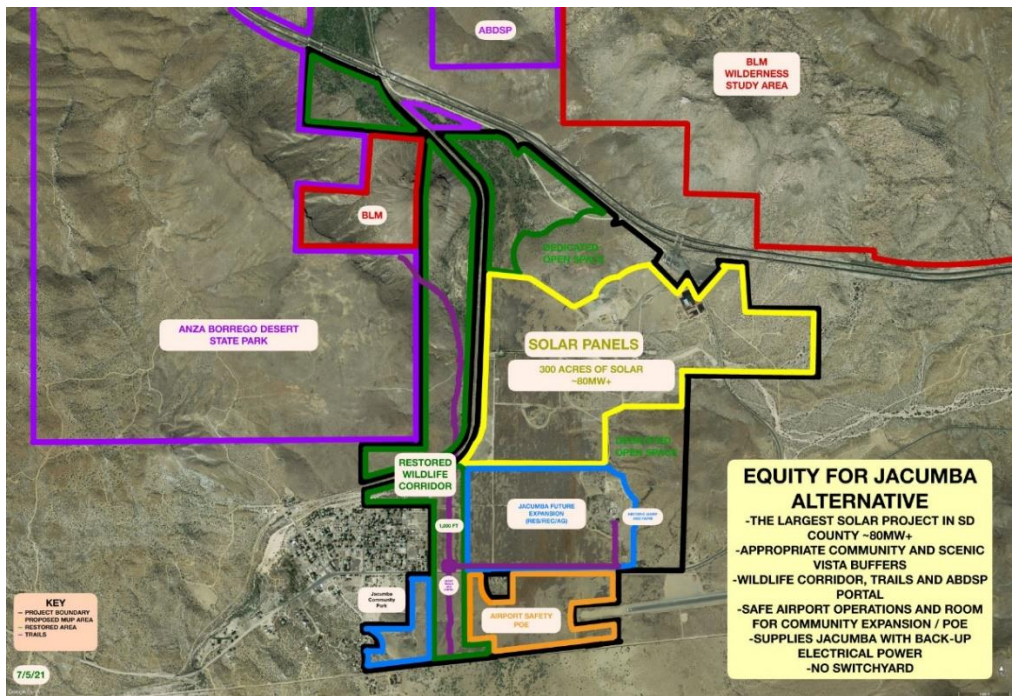
**C. Motion to approve amended minutes of the JCSG special meeting held on June 17, 2021. M/S: Westley/Curran. Passed 4-0-1(Cousins)-0**

**D. Public Communication:** There were no public speakers.

**E. Action items:** (Agenda items may be taken out of order upon request)

**1. Discuss community feedback on the proposed 623-acre JVR solar project.** During and following two recent community forums (May 7 and June 17), the sponsor group received feedback from roughly 260 residents who voiced their opposition to the 623-acre project. (That represents about half of the population of Jacumba.) Resident concerns with the 623 acre project include, noise, visual blight created by hundreds of acres of solar panels, battery storage containers, and a switchyard, loss of scenic vistas and wildlife habitat, destruction of community character, loss of historic dairy farm buildings that have been part of the visual landscape since the late 1920s, safety impacts to glider flight operations at the Jacumba Airport, impacts to property values, increased wildfire risks, impacts to air quality, and loss of agriculture land and the inappropriate use of the best land within the village boundary for a solar utility in perpetuity.

**2. Discuss the revised Equity for Jacumba JVR project alternative to include additional project conditions and potential community benefits.** The original Equity for Jacumba Alternative was revised after a review of comments on the JVR DEIR and JVR FEIR, direct feedback from the community, and in conjunction with JVR project conditions



and potential community benefits identified at our May 18, 2021 Sponsor Group meeting. (See Equity for Jacumba Alternative map of 7/5/21) As revised, the “Equity” alternative includes appropriate community and scenic vista buffers, a restored wildlife corridor with designated and signed community trails or pathways from the border wall to ABDSP lands and along the north side of scenic Hwy 80 to the historic dairy farm site where some buildings would be preserved. The “Equity” alternative would restrict the placement of JVR solar components (panel, batteries) in the MUP area south of scenic highway 80 to provide a larger

buffer area around the existing private residence and the Jacumba Airport. This restriction would support future community expansion near the community center/park, airport expansion and enhanced airport safety, and area for a future port of entry (POE). It would also restrict placement of solar components in the central Jacumba Valley area immediately north of Hwy 80 and close to existing residences that is critical for town expansion and sustainability.

Although it is not shown on the “Equity” alternative map, this alternative would eliminate the project’s proposed switchyard and request JVR generated power be sent via underground transmission lines to the nearby 58-care East County (ECO) Substation. The ECO substation was built to eliminate switchyards at nearby utility-scale projects like the JVR project. Finally, it identifies the community’s request for the JVR project to provide a back-up electrical power source which would keep electricity flowing to the town when SDG&E secures power during periods of Red Flag Warnings. The “Equity” alternative would still allow for the construction of an approximately 300-acre solar utility within the remaining MUP area. **Motion to approve the “Equity for Jacumba Alternative map dated 7/5/2021, which would: create an adequate buffer to maintain a thriving community with an expansion area for town growth, restored wildlife corridors and community trails/pathways; preserve selected historic farm buildings; reserve a larger buffer area for safety of flight operations and future expansion of the Jacumba airport and a possible POE with Mexico; provide alternative electrical power to the Jacumba when normal electrical power from SDG&E is not available; eliminate the JVR switchyard by undergrounding transmission lines directly to the ECO Substation. M/S: Osborne/Cousins. Passed 5-0-0-0.**

**3. Discuss Planning Commission Hearing procedures and PC Hearing Report for Jacumba Valley Ranch (JVR) Energy Park project (PDS2018-MUP-18-022, PDS2018-ER-22-001).** In the July 9, 2021 PC Hearing Report, there were some inadvertent omissions/misrepresentations about the Sponsor Group’s concerns and recommendations regarding the 623-acre JVR project. The hearing report stated incorrectly that the Sponsor Group supported the JVR Community Buffer Alternative to the Project (described in Chapter 4 of the FEIR Project Alternatives.) **To be clear, the Sponsor Group never voted to approve the JVR 300-foot Community Buffer alternative.** (During our March 16, 2021 Sponsor Group meeting, we voted to support a 200-acre JVR project located well north of the town with 1,500-foot setbacks from residences and all public roads, one that utilized underground transmission lines to send generated power directly to the ECO Substation. (In our “Equity for Jacumba JVR Alternative,” unanimously approved in sub-paragraph 2 above, we support a ~1,000-foot restored wildlife corridor along western edge of the MUP area next to residences.)

The PC hearing report failed to include a copy of the Jacumba Sponsor group’s letter of May 31, 2021, which accompanied PDS Form 534. In that letter, the Sponsor Group reiterated reasons for denying the developer’s 623 JVR project plan dated 08/08/21 and made recommendations for JVR project improvements and community benefits. **Motion to deny the JVR Community Buffer Alternative described in the PC Hearing Report and the FEIR and to authorize the Chair to submit written sponsor group comments on the PC Hearing Report. M/S: Curran/Cousins. Passed 5-0-0-0.**

4. Discuss changes to the JVR Energy Park EIR. **Motion to authorize the Chair to submit written sponsor group comments on the JVR Final EIR. M/S: Curran/Osborne. Passed 5-0-0-0.**

**F. Group business and Project Updates-discussion only:**

1. Announcements and correspondence.
  - a. 6/23/21 Email sent to Geoff Fallon (JVR Energy Park LLC rep) regarding language of the proposed community benefits agreement between the developer and Jacumba Community Services District (JCSD).
  - b. 2/20/21 Email sent to SD County Code Compliance regarding the illegal dumping site at 42748 Old Highway 80.
  - c. A potential crosswalk at Carriso St. across Old Highway 80 has been postponed until after JVR hearings.
2. Community interface and other reports. **There were no community interface reports.**
  - a. Fire Safe Council
  - b. Revitalization

**G. Adjournment: The meeting was adjourned at 9:45 am.**

The next special Jacumba Sponsor group meeting date and location is TBD.

**Purpose of Planning and Sponsor Groups:**

Advise the County on discretionary projects as well as on planning and land use matters that are proposed within their respective community planning or sponsor group area.

*Approved: August 3, 2021, at a Special Jacumba Sponsor Group meeting.*