



County of San Diego, Planning & Development Services
PROJECT FACILITY AVAILABILITY - WATER
ZONING DIVISION

Please type or use pen

The Goodman Irrevocable Trust dated 12/11/92 310-650-4442			ORG _____	W
Owner's Name		Phone	ACCT _____ <i>RMB 21012</i>	
1161 San Vicente Blvd., Suite 701			ACT _____	
Owner's Mailing Address		Street	TASK _____	
Los Angeles	CA	90049	DATE _____ AMT \$ _____	
City	State	Zip	DISTRICT CASHIER'S USE ONLY	

SECTION 1. PROJECT DESCRIPTION **TO BE COMPLETED BY APPLICANT**

A. ☒ Major Subdivision (TM) ☐ Specific Plan or Specific Plan Amendment
☐ Minor Subdivision (TPM) ☐ Certificate of Compliance: _____
☐ Boundary Adjustment
☐ Rezone (Reclassification) from _____ to _____ zone.
☐ Major Use Permit (MUP), purpose: _____
☐ Time Extension...Case No. _____
☐ Expired Map...Case No. _____
☐ Other Site Plan (D Designator) _____

B. ☒ Residential Total number of dwelling units ⁶³ _____
☐ Commercial Gross floor area _____
☐ Industrial Gross floor area _____
☐ Other Gross floor area _____

C. ☐ Total Project acreage ^{36.33} _____ Total number of lots ⁷⁶ _____

D. Is the project proposing the use of groundwater? ☐ Yes ☒ No
Is the project proposing the use of reclaimed water? ☐ Yes ☒ No

Assessor's Parcel Number(s)
(Add extra if necessary)

395-151-16 & 73	
395-160-15	
398-400-08,09,10,20,54,55	

Thomas Guide Page 1231 Grid D-4
9385 Adlai Road, Lakeside, CA
Project address _____ Street _____
Lakeside _____ 92040
Community Planning Area/Subregion _____ Zip _____

Owner/Applicant agrees to pay all necessary construction costs, dedicate all district required easements to extend service to the project and
COMPLETE ALL CONDITIONS REQUIRED BY THE DISTRICT.

Applicant's Signature: *[Signature]* Date: 7/13/21
Address: 3717 Ruelle San Raphael, San Diego, CA 92130 Phone: (619) 559-0372

(On completion of above, present to the district that provides water protection to complete Section 2 below.)

SECTION 2: FACILITY AVAILABILITY **TO BE COMPLETED BY DISTRICT**

District Name: HELIX WATER DISTRICT Service area: JAYSTOWN/T.HILL/HOMECANOS HGL=952'

A. ☐ Project is in the district.
☐ Project is not in the district but is within its Sphere of Influence boundary, owner must apply for annexation.
☐ Project is not in the district and is not within its Sphere of Influence boundary.
☒ The project is not located entirely within the district and a potential boundary issue exists with the LAKESIDE WATER District.

B. ☒ Facilities to serve the project ☒ ARE ☐ ARE NOT reasonably expected to be available within the next 5 years based on the capital facility plans of the district. Explain in space below or on attached _____ (Number of sheets)
☒ Project will not be served for the following reason(s): APN'S 395-160-15, 395-151-73, 395-151-16 AND PORTION OF 398-400-55 WILL NEED TO BE ANNEXED INTO HAND PRIOR TO RECEIVING WATER SERVICE

C. ☒ District conditions are attached. Number of sheets attached: 4
☐ District has specific water reclamation conditions which are attached. Number of sheets attached: _____
☐ District will submit conditions at a later date.

D. ☒ How far will the pipeline(s) have to be extended to serve the project? APPROXIMATELY 3,100 FEET

This Project Facility Availability Form is valid until final discretionary action is taken pursuant to the application for the proposed project or until it is withdrawn, unless a shorter expiration date is otherwise noted.

Authorized Signature: *[Signature]* Print Name: ANELD ANUB
Print Title: ASSOCIATE ENGINEER Phone: 619-667-6273 Date: 7/15/21

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF SERVICE OR FACILITIES BY THE DISTRICT
On completion of Section 2 and 3 by the District, applicant is to submit this form with application to:
Planning & Development Services - Zoning Counter, 5510 Overland Ave, Suite 110, San Diego, CA 92123



**STANDARD WATER DISTRICT'S
CONDITIONS BEFORE APPROVAL OF A PROJECT**

- W01 ☒ The plans and specifications for the installation of a water system to serve each lot independently with public water must be approved by the serving water district.
- W02 ☒ The developer shall install the water system according to the serving water district standards, and dedicate to the serving water district the portion of the water system which is to be public water.
- W03 ☒ The developer shall comply with the County and serving water district standards and policies, and conditions contained in a secured agreement to install the water system concurrent with project need.
- W04 ☒ The developer shall dedicate to the serving water district all necessary easements for that portion of the water system which is to be public water.
- W05 ☒ Adequate water service shall be committed for this project prior to final approval/map recordation of the subdivision map and shall be available concurrent with project need.
- W06 ☒ All buildings in this project shall be connected to public water according to the water permit and approval process of the serving water district.
- W07 ☒ The developer shall apply for and pay the costs of annexing all the land within the project to the serving water district for operation and maintenance of the public water system.
- W08 ☒ Water and sewer lines shall not be laid in the same trench in any part of this project development.
- W09 ☒ Water and sewer lines must have 10-foot horizontal separation in this project.
- W10 ☒ 8" PVC water main required and 10 -6" fire hydrants with 2 -2 1/2" and 1 -4" outlets as required by the Lakeside Fire Protection District.
- W11 ☐ Upgrade existing fire hydrant with new head with _____ -2 1/2" and _____ -4" outlets as required by the _____.
- W12 ☐ Install _____ -6" fire hydrant(s) with _____ -2 1/2" and _____ -4" outlets as required by the _____.
- W13 ☒ Backflow prevention will be required on all water meters, properties with fire sprinkler systems, properties served by a well, and/or on landscape irrigation water meters.

HELIX WATER DISTRICT POLICIES AND PROCEDURES MANUAL

SECTION 4.11 WATER CONSERVATION AND DEVELOPMENT/REDEVELOPMENT PROCEDURE FOR WATER EFFICIENCY

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4.11-1 GENERAL

Helix Water District hereby establishes a comprehensive water conservation and water efficiency program for new development or redevelopment within the district.

The district finds that water conservation and water efficiency in all new domestic or commercial development or redevelopment is essential to the district's continued ability to provide water to new and redeveloped areas and to avoid or minimize the effects of any future shortage.

4.11-2 REQUIREMENTS

All new commercial and domestic developments or redevelopments shall install only high-efficiency appliances, use only high-efficiency watering technologies and landscape using water-wise principles as follows:

- A.** Install the following indoor fixtures in all residential (houses, condominiums, apartments) and commercial/industrial areas (if applicable):
 - 1. High-efficiency toilets (1.28 gallons or less per flush).
 - 2. High-efficiency dishwashers (Energy Star, WaterSense or equivalent).
 - 3. High-efficiency clothes washers (meets or exceeds the CEE Tier 1 standard).
 - 4. Low-flow shower heads (1.8 gallons per minute or less).
- B.** Design and install landscaping in all parks, common areas, commercial, industrial, multi-family and residential landscapes in compliance with the most recent Department of Water Resources model ordinance or the water efficient landscape ordinance and the Maximum Applied Water Allowance set forth by the local land use agency, as applicable.
- C.** Install dedicated meters for outdoor water use:
 - 1. In single-family residences with one or more acre(s) of irrigated landscape.
 - 2. In all parks and common areas.

HELIX WATER DISTRICT POLICIES AND PROCEDURES MANUAL

SECTION 4.11

WATER CONSERVATION AND DEVELOPMENT/REDEVELOPMENT PROCEDURE FOR WATER EFFICIENCY

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3. In commercial/industrial/government/multi-family sites with 5,000 square feet or more of irrigated landscape.
 - D. Enroll all new irrigation meters (except those at single-family residences) in the district's water budget program and provide documentation of irrigated landscape area at the time of meter purchase.
 - E. Install automatic irrigation controllers with automatic rain delay that utilize either evapotranspiration (weather-based) or soil moisture data at all homes (residential areas), common areas, parks and commercial/industrial landscapes.
 - F. If using overhead spray to irrigate, high-efficiency, matched-precipitation rate sprinkler nozzles are required at all homes (residential landscapes), common areas, parks and commercial/industrial landscapes.

Any project that requires a permit, plan check or design review by local planning agencies is considered a redevelopment.

4.11-3 COMPLIANCE AND MONITORING

- A. Ensure that covenants, conditions and restrictions pertaining to the proposed subdivision/development do not prohibit the use and maintenance of low-water-use plant materials, and/or the use of artificial turf.
- B. Certify that all units, common areas and parks comply with all of the above requirements.
- C. Schedule inspection for compliance with water efficiency requirements.
- D. Provide water-use efficiency data upon request to the district for six years following installation/development.

4.11-4 PROCEDURE

Executive Order B-29-15 required the Department of Water Resources to update the existing model water efficient landscape ordinance established pursuant to the Water Conservation in Landscaping Act (California Government Code Section 65591 and following) and AB 1881. The updated Department of Water Resources model ordinance serves as a model ordinance for all cities and counties to adopt mandatory water efficient landscape ordinances for new and rehabilitated landscaping projects. EB B-29-15 makes the DWR model ordinance automatically applicable within the jurisdiction of each city and county that has not adopted its own water efficient landscape ordinance or the DWR model ordinance. Effective December 1, 2015, new

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and rehabilitated landscape projects shall comply with the provisions of the most recent DWR model ordinance or the water efficient landscape ordinance as adopted or implemented by the applicable local land use agency.