LOCAL AGENCY FORMATION COMMISSION
FOR SAN BERNARDINO COUNTY

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DATE: **JULY 8, 2013**

FROM: **SAMUEL MARTINEZ, Assistant Executive Officer**

TO: **LOCAL AGENCY FORMATION COMMISSION**

SUBJECT: **Agenda Item #8: Continuation of LAFCO SC#375 - Running Springs Water District Out-of-Agency Service Agreement for Sewer Service (O-Ongo Inc./Pali Mountain)**

RECOMMENDATION:

Staff is recommending that the Commission continue LAFCO SC#375 to the August 21, 2013 hearing.

BACKGROUND:

The property owner of an existing camp in Running Springs commonly known as Pali Mountain processed an expansion of its camp facility through the County, which includes the construction of multiple buildings including a dining facility, 10 cabins, an office and other structures. In September 2012, the County's Land Use Services Department approved the proposed project with no requirement to connect to a sewer service provider. However, soon after the County approved of the project, the Lahontan Regional Water Quality Control Board expressed its concern regarding the use of septic systems for the project's wastewater effluent and subsequently required the project to either install an onsite wastewater treatment plant or connect to the Running Springs Water District (hereinafter the "District") sewer facilities. As a result of this directive, the property owner has been working with the District and is opting to connect to the District's sewer system.

Therefore, in May 2013, the District submitted a request for approval of an out-of-agency service agreement that outlines the terms by which it will extend sewer service to the camp comprised of three (3) parcels identified as Assessor Parcel Numbers (APNs) 0328-042-15, 0328-042-16 and 0328-042-17, which is located outside the District's boundaries but within its northwestern sphere of influence (see attached map).

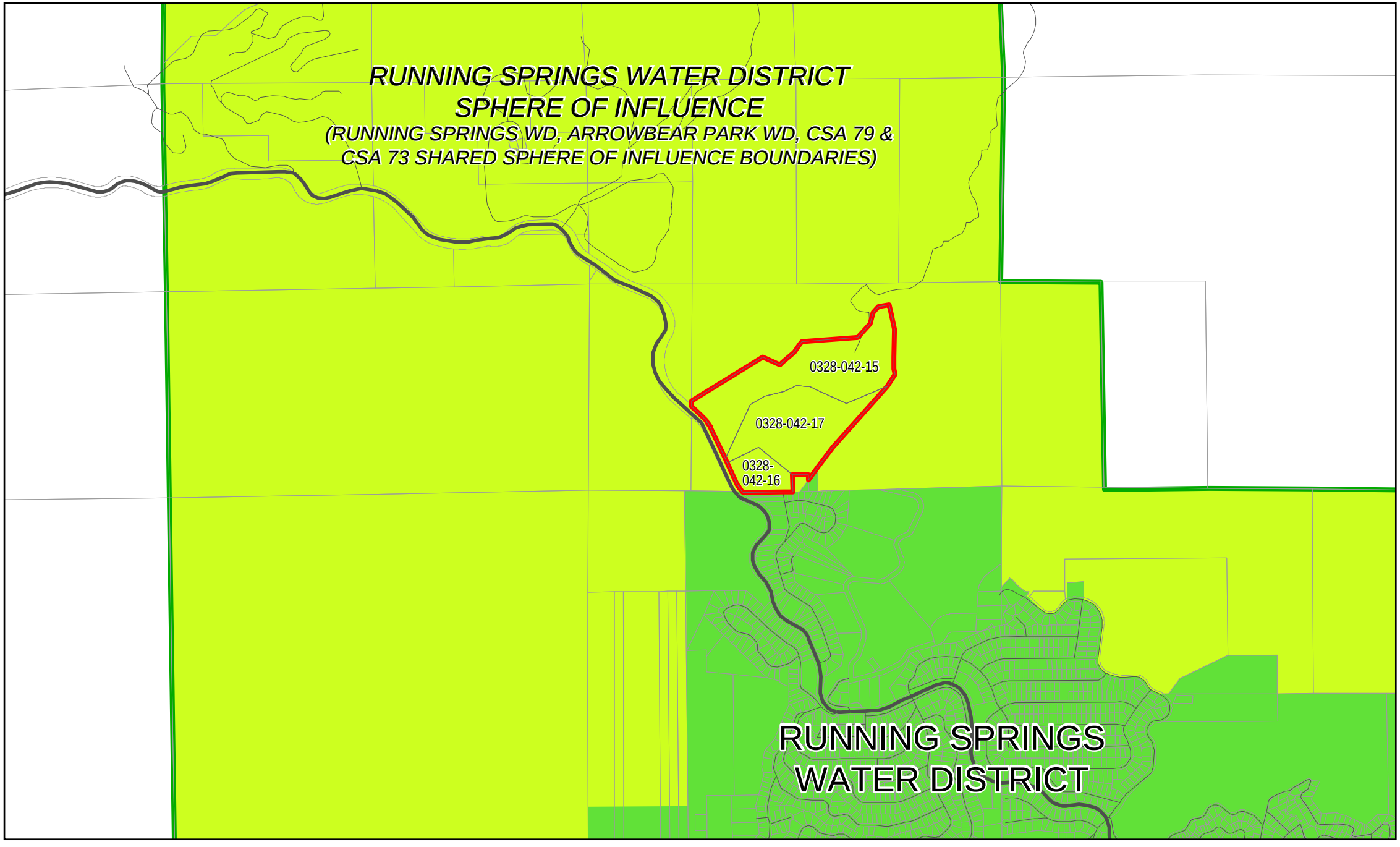
Typically, when LAFCO decides on a project that has a previous environmental document, it would use that document for its environmental assessment and consider it as adequate for its use as a responsible agency under CEQA. However, in this case, the County did not evaluate the sewer connection to the District as part of the project. Therefore, the Commission's environmental consultant, Tom Dodson of Tom Dodson and Associates, is recommending that the Commission prepare an addendum to the County's Initial Study and Mitigated Negative Declaration for its consideration of LAFCO SC#375.

On July 2, 2013, LAFCO staff and its environmental consultant met with the property owner and went over the LAFCO environmental process, the additional documentation needed from the property owner in order to move forward, and the additional time necessary to finish the addendum.

Therefore, with concurrence from the property owner, staff is requesting that the Commission continue its consideration of LAFCO SC#375 to the August 21, 2013 hearing.

SM/

Attachment



LAFCO SERVICE CONTRACT #375

RUNNING SPRINGS WATER DISTRICT

RUNNING SPRINGS WD SPHERE

SC #375

PARCEL LINES