

CITY OF SANTEE

PROJECT FACILITY AVAILABILITY FORM, Water

Please type or use pen

<p>HOMEFED FANITA RANCHO 760-918-8200 Owner's Name Phone</p> <p>1903 WRIGHT PLACE, SUITE 220 Owner's Mailing Address Street</p> <p>CARLSBAD CA 92008 City State Zip</p>	<p>ORG _____</p> <p>ACCT _____</p> <p>ACT _____</p> <p>TASK _____</p> <p>DATE _____ AMT \$ _____</p> <p style="text-align: right;">W</p> <p style="text-align: center;"><i>DISTRICT CASHIER'S USE ONLY</i></p>
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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: CUP
 Time Extension? Case No. _____
 Expired Map? Case No. _____
 Other: DEVELOPMENT REVIEW PERMIT

B. Residential Total number of dwelling units 2949 ±
 Commercial Gross floor area 80,000 SF ±
 Industrial Gross floor area _____
 Other Gross floor area FARM 25 AC.

C. Total Project acreage 2638 Total number of lots 1467 ±

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)

SEE ATTACHED APN'S	

Thomas Bros. Page 1211, 1231 Grid B5: E7
N/A A1: D3
 Project address Street
FANITA RANCHO 92071
 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: 4/21/22
 Address: 1903 WRIGHT PL #220 CARLSBAD, CA 92008 Phone: 760-918-8200

(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

***LETTER EXPIRES 05/02/2023

District Name: PADRE DAM MUNICIPAL WATER DISTRICT Service area WSA

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 _____ 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): _____

C. District conditions are attached. Number of sheets attached: 2
 District has specific water reclamation conditions which are attached. Number of sheets attached: _____
 District will submit conditions at a later date.
 Additional District conditions: _____

D. How far will the pipeline(s) have to be extended to serve the project? _____

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: Kyle Swanson Print name KYLE SWANSON
 Print title ASSISTANT GENERAL MANAGER Phone 619-258-4673 Date 05/03/2022

NOTE: THIS DOCUMENT IS NOT A COMMITMENT OF SERVICE OR FACILITIES BY THE DISTRICT
 On completion of Section 2 by the district, applicant is to submit this form with application to:
 Department of Development Services, 10601 Magnolia Avenue, Santee, CA 92071

Homefed Franklin, LLC Assessor's Parcels

Apn 380-040-44 ~~Apn 380-040-43~~

Apn 376-020-03

Apn 374-030-02

Apn 374-050-02

Apn 374-060-01

Apn 376-010-06

Apn 376-030-01

Apn 378-020-54

Apn 378-030-08

Apn 378-391-59

Apn 378-392-61

Apn 378-392-62

Apn 378-382-58

Apn 378-381-49

Apn 380-031-18

Apn 378-020-46

Apn 378-020-50

~~Apn 380-730-22~~

~~Apn 380-730-23~~

~~Apn 380-031-08~~

JWO Land Company LLC, a Delaware Limited Liability Company Assessor's Parcels

Apn 378-210-01

Apn 378-210-10

Apn 378-210-11

Apn 378-220-01

JWO Land LLC Assessor's Parcels

Apn 378-210-04

Rampage Vineyard, LLC, A Delaware Limited Liability Company Assessor's Parcels

Apn 378-210-03

**WATER AVAILABILITY ATTACHMENT
 CONDITIONS OF APPROVAL**

PROJECT NAME	Fanita Ranch	FOR	1388 SFR, 1561 HDR	MAP NUMBER		
A.P.N.(s)	380-040-44	380-040-43	376-020-03	374-030-02	374-050-02	374-060-01
	376-010-06	376-030-01	378-020-54	378-030-08	378-391-59	378-392-61
	378-392-62	378-382-58	378-381-49	380-031-18	378-020-46	378-020-50
	378-210-01	378-210-10	378-210-11	378-220-01	378-210-04	378-210-03

FACILITIES

Domestic/Irrigation service and fire hydrant requirements may determine if the proposed project will require a water main extension. If a water main extension is necessary, the following will be requirements to proceed with the project. The Developer / Property Owner shall:

- Prepare plans for a potable water system according to Padre Dam's requirements.
- Provide the agreement and securities required by the County of San Diego, City of Santee, and/or Padre Dam to install the public water system required for the project.
- Install a potable water system per the latest Padre Dam Rules and Regulations and Standard Specifications.
- Install a recycled water system, for the purposes of irrigation, per the latest Padre Dam Rules and Regulations and Standard Specifications.
- Pay for all installation and capacity fees for each meter connection, each lot, each proposed irrigation area, agricultural areas, or each building. (As determined by project need prior to District providing service or an unconditional commitment letter)
- Install private/public potable water, recycled water and sewer lines with the required separation as determined by the Health Department and Padre Dam.
- Install/construct per Padre Dam Standards:
 - All facilities detailed in the 2020 Water Study

Padre Dam does not require that all lots be connected to the public water system. Alternate sources of water are subject to the requirements of the County of San Diego or the City of Santee.

EASEMENTS

- Developer shall dedicate to Padre Dam all necessary easements and rights-of-way for that portion of the water system that is to be public.

FACILITY COMMITMENT

- Adequate water facility commitment shall be committed prior to final project approval/map recordation and shall be available concurrent with the project need. The Unconditional Facility Commitment Form will be signed upon payment of capacity and meter fees.

SPECIAL CONDITIONS

- Water main extensions will be required along Fanita Parkway, Cuyamaca Street, and Magnolia Avenue to connect to the Development.
- Hydraulic simulated analysis study for potable water was completed in 2020. A Water Supply Assessment was

also provided in compliance with SB 610.

- [X] Recycled water may be used for construction purposes only, including grading and dust suppression.
- [X] An authorized representative must attend Recycled Water Supervisor Training and meet with a Padre Dam Recycled Water Technician prior to start of work.
- [X] Developer shall abide by the rules governing the use of recycled water established by the California Division of Drinking Water in the Code of Regulations, Title 22 and 17.
- [X] Construction equipment must meet Padre Dam requirements for carrying recycled water.
- [X] All water trucks using recycled water shall have an approved air gap.
- [X] When using recycled water for construction sites the following safety precautions shall be observed:
 - Do not drink recycled water.
 - Wash your hands before eating or drinking.
 - Do not spray anyone with recycled water.
 - Do not wash or rinse down equipment using recycled water.

Prepared by: Rebecca Abbott
E-33 R- 8-/08

Approved by: Kyle Swanson

Date: May 3, 2022