

ORIGINAL

OPEN MEETING AGENDA ITEM



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Sheila Stoeller

From: Susan [rbddci@frontiernet.net]  
Sent: Monday, May 25, 2009 8:16 PM  
To: Kristin Mayes  
Subject: Sacramento Utilities LLC. Docket no SW-20576A-08-0067  
Attachments: Picture 022.jpg; Picture 023.jpg

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2009 MAY 26 P 2: 06

May 24, 2009

AZ CORP COMMISSION  
DOCKET CONTROL

Kristin Mayes "Chairwoman"  
Arizona Corporation Commissioners  
1200 West Washington  
Phoenix, AZ. 85007

Arizona Corporation Commission  
DOCKETED

MAY 26 2009

Re: Docket No. SW-20576A-08-0067

DOCKETED BY

Dear Madam Chairwoman & fellow Commissioners:

Please accept my apologies for writing this to you on such very short notice. I was only made aware of this coming before you just the other day. I have great concerns on the approval of the Utility Company called "Sacramento Utilities L.L.C. (C.C.& N). I have attached for your reference the Golden Valley Draft Section 208 Amendment for Mohave County 208 Water Quality Management Plan this plan is over 112 pages, I have enclosed about 20 pages, the 2 color pages are with this Email, the rest are being faxed. I would like to make reference to some of the concerns that I and many other citizens of Golden Valley feel that you the Commissioners must be aware of.

On page 2 it reads, " The eventual CC & N is anticipated to encompass the entire Golden Valley Planning Area. Septic systems on single lots both new and existing will be allowed with in CC & N until there is a sewer main located **within 200 feet of the property**. Guidelines outlining when a residence or development will be required to abandon their septic system or not and tie into the utility sewer service are included in section 204 of this plan."

On page 20 it reads; "Any property that has an existing septic system that fails and is within 200 ft. of the sewer main line or satellite plant will be required to tie into the regional system. **Furthermore, no part of an existing septic system may be expanded, replaced or moved in these areas that can be immediately served by the regional system**"

I now reference you to page 19 it gives the outline of the main sewer lines. I also wish you to make reference to page 15 the red section is Tier 1. Please note the black markings this is all 6 developers (notice the large spacing). Two of the initial Developers had their property rescinded to the original zoning. I wish to point out that Golden Valley has its own Area Plan. The section in red was designated to be Urban in nature. Highway 68 is in the middle; it goes north to Chino (only the south side of Chino) and then south to Shipp (only the north side of Shipp). After that the area becomes Rural in nature. Golden Valley has never seen any real Development along Highway 68. In the area that per our Area Plan has designated Urban there are a some Manufactured and Mobile homes and 2 stick built Homes Subdivisions called Crystal Springs Estates and Shipp Estates both are small about 20 to 30 homes in each Subdivision, we also have some businesses along Highway 68. But it is not a lot.

But if you allow the CC & N for this Utility per page 19 the sewer lines now are running along Rural Areas also. This is now making any empty 1-acre or more lots now per the CC & N required to have a connection to

the sewer system – per the 200 feet rule. But not only that once they are required to connect then the 200-foot rule applies to the next row of empty lots and even those scattered home that may now fall into the 200-foot rule. This is the serious concern with the residents of the Valley. The City of Lake Havasu did the same thing to homes that had septic systems, the cost to those homeowners to connect to the sewer system was over 30,000 (to dig up the old septic, leach field, and cap off the home and connect to the street or road) in Bullhead City they did the same thing the cost to the residents was running anywhere from 20,000 to 25,000. This is the alarming, most individuals bought in Golden Valley because it was RURAL. We knew that we would have septic systems, none of us complained. But we also have a number of individuals that are poor to very poor. It is those individuals that will suffer the most, along with the rest of us. This type of expense will cause people to loose their homes. It is apparent that this Utility and the Developers see greed off the citizens of Golden Valley. After all they have a vision of Grandeur and it does not include those of us that have a Mobile or Manufactured home. I believe that none of the Developers subdivisions will ever be built. I refer you to page 16 they even make reference to Pravada (which is now in Chapter 11 Bankruptcy) also again 2 of the original developers dropped out. And I believe at least one maybe two of the original applicants are up for sale (this would only help in the sale of the property).

I ask that you decline this CC & N it encompasses large area of uninhabited land in between each Developer the burden would be put on the citizens of an area that is classified as Rural in nature. This is nothing but falling short of saying a cleansing of the Valley, we must not see those awful Mobiles or Manufactured homes only the subdivision that these Developers claim that they will be building, after all that is the true vision of Golden Valley that they see. Please do not allow the CC & N for Sacramento Utilities LLC. Also I ask that you consider that the final report of the U.S.G.S. study of the Sacrament Aquifer will be coming out in 2010, and this will have a great effect for any future building and non building in the Valley.

I thank you for reading this letter and all the attachments. I know your time is very valuable and I truly appreciate every thing this Corporation does **for the citizens** of Mohave County and State of Arizona.

Sincerely,

Susan A. Bayer  
7656 West Abrigo Drive  
Golden Valley, AZ. 86413

Figure 2.2 Location of Planning Area Proposed Tiers

County of Mohave, Arizona  
Geographic Information Systems Golden Valley 208 Amendment 6 Tiers

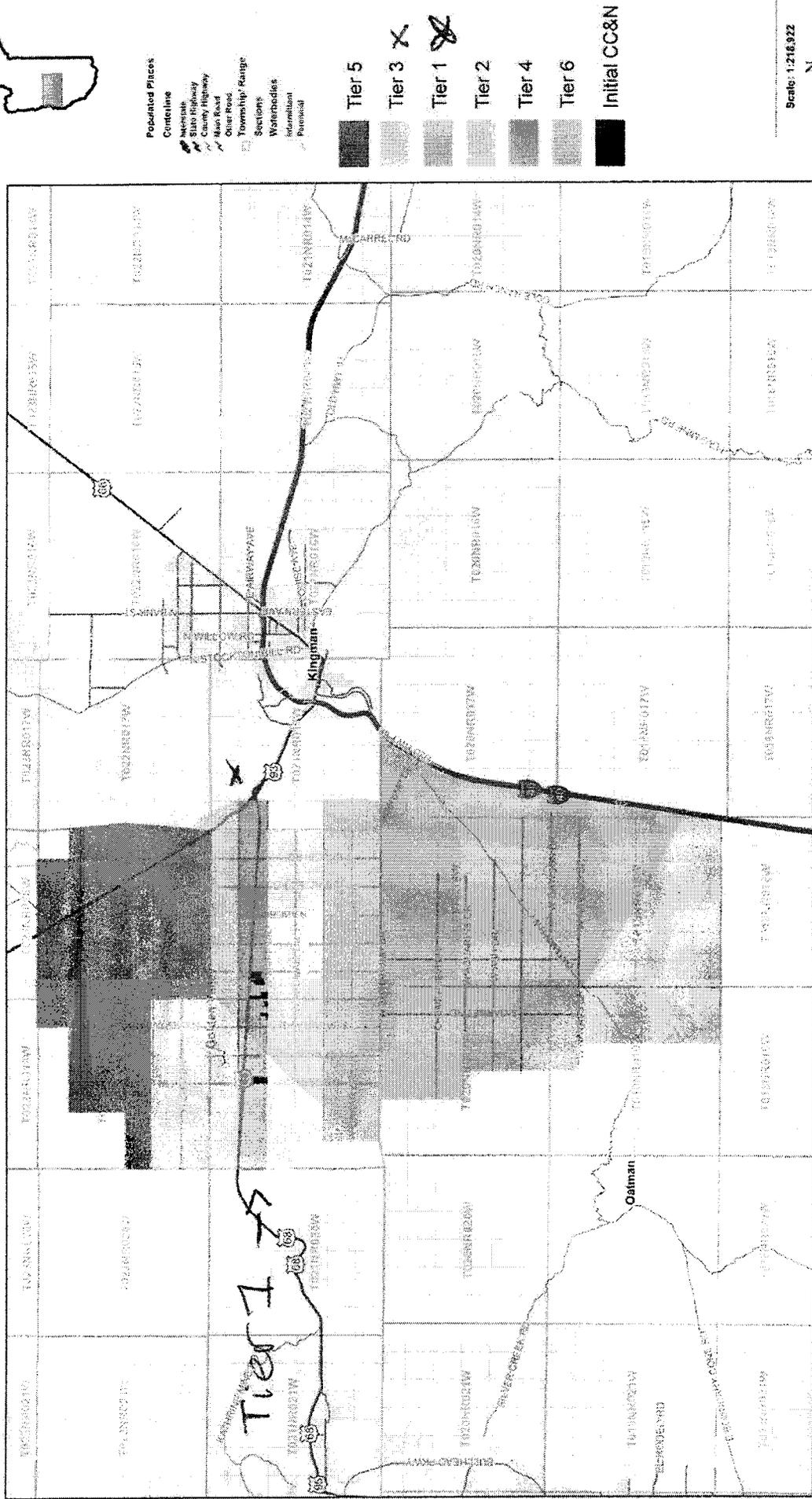


Figure 2.4 Proposed Sewer Main Line Network

