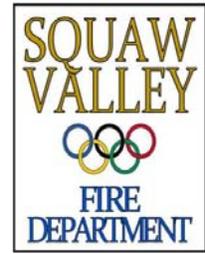




SQUAW VALLEY PUBLIC SERVICE DISTRICT



VILLAGE AT SQUAW VALLEY PROJECT

DATE: September 30, 2014
TO: District Board Members
FROM: Mike Geary, General Manager
SUBJECT: *Village at Squaw Valley* - Project Update & Status – Informational Only

BACKGROUND: The discussion section below provides information on the *Village at Squaw* Project. It is included in the District's monthly agenda to allow discussion of the project without violating the Brown Act's requirement that there be no discussion undertaken on any item not on the agenda. This report is prepared to provide new information and recent progress on issues that are not the subject of a separate report. This item is informational only and there is no action requested of the Board.

The revised *Village at Squaw Valley* Specific Plan was released on January 10, 2014. The project proposes to construct a total of 771 units with 1,757 bedrooms and a net 220,083 square-feet of commercial on 94-acres over a period of 20-25 years starting in 2016. Lot 4, or East Parcel, located across the street from the District's offices and Fire Station at 305 Squaw Valley Road is now included in the Specific Plan.

Staff and District consultants continue working on the six separate analyses to better understand the impacts of the project to the District's systems, operations and financial position. The results of these analyses will inform staff of potential project impacts and, in some cases, long-term planning needs. Staff has been coordinating and directing each of the consultants to provide background project data and assumptions necessary to accomplish their evaluations. The statuses of these analyses are as follows:

- Water Supply Assessment – completed in July, 2014. Due to the historic drought, we plan to append the WSA with the last three (3) years of data (e.g., precipitation, pumping, groundwater elevations, stream flows, etc.) to improve the thoroughness and accuracy of the WSA. Although this appendix is not required, SVRE has voluntarily agreed to fund the work to improve the validity of the WSA's conclusions.

- Fire Protection and EMS - assessment of project impacts and appropriate mitigations for services – completed in September 2014 and part of this Sept. 30, 2014 Board Meeting agenda.
- Financial Projections Modelling – task one of two completed in September 2014 and part of this Sept. 30, 2014 Board Meeting agenda.
- Hydraulic modeling of the water distribution system – scheduled for completion in October or November, 2014.
- Hydraulic modeling of the sewer collection system – scheduled for completion in October, 2014.
- Space needs analyses for Utilities operations – scheduled for completion in November, 2014.

DISCUSSION: Water

Relevant to the Water Supply Assessment, District staff have received several requests for information, clarification and data, which has consumed a considerable amount of time. We have also been provided new information about legal agreements that necessitate insignificant adjustments to the WSA.

Fire / EMS

There is no new information to report since last month's Board Meeting.

Sewer

There is no new information to report since last month's Board Meeting.

ATTACHMENTS: None.

DATE PREPARED: September 24, 2014