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--THIS IS NOT A BILL--
NOTICE OF UPCOMING PUBLIC MEETING AND MAIL BALLOT ELECTION FOR
PRD 104 – ARTESIAN ROAD PROPOSED RATE INCREASE

This letter is being sent to you because you own property located within Permanent Road Division No 1000, Zone No. 104 – Artesian Road (PRD 104). Staff with the County of San Diego (County) scoped recommended road work for Artesian Road to improve and maintain the road in very good condition, as per community feedback. The available funds and annual revenues at the current rate are insufficient to complete the recommended road work to 1.77 miles of the PRD 104 maintained section of Artesian Road/Trail. Repairing the whole road length within 5-7 years is the best course of action to improve and maintain the road to preserve safe access for residents for daily trips and disaster egress.

PRD Zones are special districts that provide property owners a way to fund private road (and culvert) maintenance. Road maintenance is provided by the Department of Public Works (DPW) and primarily funded through property owner paid assessments charged annually on property tax bills. PRD 104's maintained section of Artesian Road is in good condition with a Pavement Condition Index (PCI) Level of 64. PCI is measured on a scale of 0-100, with 100 being a new road. Roads with a PCI level between 50 and 70 are considered to be in good condition, and roads with a PCI above 70 are considered to be in very good condition.

Outreach

A public meeting has been scheduled for property owners at **6:30 P.M. on Tuesday, March 19, 2024, at the 4S Ranch Fire Station** in the Training Room. The 4S Ranch Fire Station is located at 16930 Four Gee Road in 4S Ranch. The road committee and County staff will be in attendance to answer questions about the recommended road work, funding, and service level options.

A video and Adobe PDF of the presentation will be available one week prior to the public meeting on our website at <https://tinyurl.com/COSD-PRDZones> (scroll down to PRD Zone 104). The presentation includes information on PRD 104, current road conditions, road repair and maintenance work recommended to keep the road in very good condition, rate increase options, and next steps.

PRD Zone 104 Funding & Road Work

PRD revenues at the current rate are not enough to support the recommended road work to improve and maintain the PRD roads in very good condition, and fund annual PRD administration and insurance costs. The recommended road work includes asphalt removal and replacement, a French drain, culvert repair, and ongoing routine maintenance. The estimated cost to complete the repair work is \$828,688, which exceeds the amount of available fund balance (savings) (approximately \$9,689) and annual revenues (approximately \$16,092). The average parcel in PRD 104 pays \$120 annually for PRD road maintenance. The charge appears on property tax bills as a line marked "PRD Zone 104". Each specific parcel charge is determined by acreage and if the parcel is improved.

Ballot Information

County staff have prepared options to fund the recommended road repairs (within 5-7 years) and ongoing maintenance (every 10 years). County staff will revise the options based on community feedback. **Ballots with funding options will be mailed to each property owner in PRD 104 to determine support for funding road repair and ongoing maintenance through the PRD Program.** County staff anticipate mailing ballots by April 12, 2024, and property owners will have approximately 3 weeks to return ballots.

If property owners *approve an increase*, your annual total assessment would increase beginning in Fiscal Year 24/25 and the County will begin phasing road work within 3-5 years, depending on the funding option supported by property owners.

If property owners *disapprove an increase*, the PRD Zone would not have adequate funding for recommended and ongoing road maintenance and road conditions will continue to deteriorate. The County will use available PRD funding to keep the road assessable, but funding to improve the road will not be available. Any road maintenance/repairs that cannot be funded by PRD revenues would be the responsibility of property owners.

If the PRD's roads deteriorated to poor condition (less than PCI 50, which is estimated to be in 3-7 years), and funding is not available to improve and maintain the road in good condition within 10 years, the PRD Zone may be dissolved. If the PRD Zone is dissolved by the San Diego County Board of Supervisors, the County will no longer collect assessments or special taxes to fund private road maintenance and the County will no longer have any road maintenance responsibility for the roads within PRD Zone 104. All road maintenance responsibility will return to property owners.

Please attend the **public meeting at 6:30 P.M. on Tuesday, March 19, 2024, at the 4S Ranch Fire Station** to learn about funding and service level options and provide feedback to the road committee and County staff before the ballots are prepared.

If you have any questions regarding this information or would like to provide feedback on how you would like to fund road maintenance in PRD 104, please contact your road committee representative, John Meckleburg, at (858) 204-0733 or email mecklenburgs@aol.com or County

Program Coordinator for the PRD Program, Veronica Bateson, at (619) 385-2060 or email Veronica.Bateson@sdcounty.ca.gov.

Sincerely,

Veronica Bateson

Veronica Bateson, Program Coordinator
Department of Public Works

If you would like to receive this document in any of the languages below, please contact Veronica Bateson at Veronica.Bateson@sdcounty.ca.gov or call 619-385-2060.

Si quiere recibir este documento traducido al español, comuníquese con Veronica Bateson escribiendo a Veronica.Bateson@sdcounty.ca.gov.

Kung gusto mong matanggap ang dokumentong ito na isinalin sa Tagalog, mangyaring makipag-uugnayan kay Veronica Bateson sa Veronica.Bateson@sdcounty.ca.gov.

Nếu quý vị muốn nhận tài liệu này được dịch sang Tiếng Việt, vui lòng liên hệ Veronica Bateson tại địa chỉ Veronica.Bateson@sdcounty.ca.gov.

如想收到翻译成 中文 的文件，请通过 Veronica.Bateson@sdcounty.ca.gov与 Veronica Bateson 联系。

한국어로 번역된 이 문서를 받으려면, Veronica Bateson 에게 Veronica.Bateson@sdcounty.ca.gov 로 연락하십시오.

Haddii aad jeclaan lahayd inaad hesho dukumeentigan oo loo turjumay AF- Somaliyeed, fadlan Veronica Bateson kala xiriir Veronica.Bateson@sdcounty.ca.gov.

در صورت تمایل به دریافت ترجمه این سند به فارسی ، لطفاً با Veronica Bateson تماس بگیرید. Veronica.Bateson@sdcounty.ca.gov