

COUNTY OF SAN DIEGO
BOULEVARD COMMUNITY PLANNING GROUP (BCPG)
*****7 PM THURSDAY, OCTOBER 3, 2024 – FINAL AGENDA / NOTICE FOR IN-PERSON MEETING**
AT 39919 RIBBONWOOD ROAD, BOULEVARD, CA, 91905***

A. ROLL CALL (Determination of quorum): **1)** Manuel Casanova, Jr.; **2)** Earl Goodnight; **3)** Kevin Keane; **4)** Anthony Ralphs; **5)** Melanie Hayden; **6)** Michael Coyne; **7)** Nancy Good

B. PLEDGE OF ALLEGIANCE (optional):

C. APPROVE MINUTES/ SUMMARY FOR SEPTEMBER 5th MEETING:

D. PUBLIC COMMUNICATION: Opportunity for public comment on any subject matter within the Group’s jurisdiction that is not on the posted agenda. No action can be taken on non-agenda items. Items can be added to future agendas. **Comments shall be limited to (3) minutes.**

E. ACTION ITEMS:

- 1. PRIVATE RESIDENCE SWIMMING POOL VIOLATION:** Rett Lawrence brought attention (9/5 meeting) to the County’s Notice of Violation for a residential swimming pool being advertised for public use. Rett felt the code violation and ensuing fine were unjust and requested the Board and residents to submit letters to Supervisor Anderson about the intrusion of the County on private property. Rett made available a form letter upon request.
 - A board vote will be required to allow the BCPG submittal of comments to Supervisor Anderson.
- 2. TELECONFERENCING (ZOOM) MEETINGS:** The Haagen Company has donated WIFI service and the necessary communication equipment for teleconferencing, and through a Jacumba Boulevard Revitalization Alliance grant the Community Room now has Zoom capabilities. Prior to offering Zoom meetings, the County’s Teleconferencing Rules Under the Brown Act and AB 2440 Checklist, Procedures for Teleconferencing (Zoom) meetings must be implemented.
 - A Board vote is required to accept the County’s teleconferencing requirements.
 - A Board vote to revise the Boulevard Community Planning Group’s Standing Rules to include the County’s requirements, providing approval on the previous vote.

F. GROUP BUSINESS, ANNOUNCEMENTS:

- **CPG REVIEW OF POLICY I-1:** The County has requested that all Planning and Sponsor Groups review the Board of Supervisors Policy I-1. A digital copy has been sent to BCPG members for their input. Responses shall be made to the Chair only. The Brown Act prohibits communications between members outside of a noticed public meeting. The review process closes on December 1st. Group discussions, if necessary, will be conducted in our November meeting.
This item does not require a Board vote on any recommendations submitted to the Chair.
- **COUNTY OF SAN DIEGO PUBLIC RECORDS REQUEST CENTER:** The County of San Diego has been maintaining the online Public Records Request Center, <https://pra.sandiegocounty.gov/>, for over six months. To make sure members of the community are aware, the Records Request Center is offering a presentation to our Group. A presentation can be requested should there is any interest.
- **BATTERY ENERGY STORAGE SYSTEMS (BESS):** On September 11th the Board of Supervisors voted on the options related to battery energy storage system (BESS) projects in unincorporated areas, including options to adopt urgency ordinances establishing a moratorium on new BESS applications.
Within the action presented, the Board had the following options:
 - **Continue fire suppression technical reports:** Direct the continued requirement of the new technical study prepared by a fire protection engineer.

Include new disclosure requirements: Direct that the new technical study and any other project detail or measure that goes above and beyond current code requirements be disclosed in new BESS project applicant packages and have that information be made available to the public.

Additionally, the Board can select one of the following:

Temporary pause: Adopt a temporary pause of the acceptance of new BESS applications where the County has jurisdiction.

Urgency ordinance: Adopt an urgency ordinance requiring new BESS facilities to use modular designs within an enclosure and require these projects to follow the National Fire Protection Association guidelines.

The measure passed by a vote of 4-0.

A full text of the BOS agenda item is included in your agenda packet.

- **NEW SOLAR PROJECTS IN BOULEVARD:**

- **Bear Peak Power,** Denver identifies the site as a 5MW Solar and Battery Storage project on 45.7 acres at 1746 Tierra Del Sol Rd, Boulevard.

No further information has been received.

- **Boulevardier:** A hydrogen-generated powered 348 MW system, with Battery Storage, is proposed for Boulevard, with a 138 KV transmission line connecting to the Boulevard substation. Located on 10 acres east of the Boulevard substation on the south side of old Hwy 80, known as the Nava property.

The listing for this project on the CAISO interconnection application list (item 56) has been removed. Since the County has not been approached for permitting, we're led to believe this project has gone away.

- **SANDAG UNINCORPORATED REPRESENTATION:** No report from the Association of Planning Groups. The SANDAG Board of Director's meetings are in summer recess.

Samual Sanford of SANDAG provided this link to the Traffic Safety Dashboard

<https://www.sandag.org/trafficsafety>

It is in SANDAG's Open Data Portal, a relatively new site that houses all data products.

- **SEXUALLY VIOLENT PREDATORS:** A Town Hall Discussion was held in August at the Jacumba Community Center focusing on stopping the dumping of sexually Violent Predators in the rural east county. Senate bill SB1074, Sexually Violent Predators, has been sent back to the Appropriations Committee. Held in committee and under submission.

- **DEPARTMENT OF PUBLIC WORKS:** In-person meetings are still available to learn about plans for new infrastructure in Unincorporated San Diego County. Meet with County staff to discuss projects in your neighborhood.

There is only one meeting left for year 2024. A proposed meeting schedule has been released for year 2025.

The meeting is in-person only, meeting time 6:00 – 7:00 PM.

November 22: Borrego Library, 2580 Country Club Rd, Borrego Springs, 92004

- **CLIMATE ACTION PLAN UPDATE AND GENERAL PLAN AMENDMENT:** In July the County's Planning Commission voted to recommend the Board of Supervisors adopt the CAP update.

In September the Board of Supervisors voted to accept the CAP general plan amendment.

The CAP Update Supplemental EIR can be viewed on the following link:

Project Website: [Climate Action Plan Update Project Materials](#)

- **REVITALIZATION & FIRE SAFE COUNCIL REPORTS:**

G. PROJECT UPDATES:

1. **100 MW STARLIGHT SOLAR AND BATTERY STORAGE PROJECT ON 565 ACRES OF THE EMPIRE RANCH ON JEWEL VALLEY RD; PROJECT: PDS2022-MPA-22-006.** Jim Whalen's report. Starlight has completed their negotiations with the U.S. Fish & Wildlife Service and California Department of Fish & Wildlife by providing a 150-foot-wide wildlife movement area running east and west through the northern part of the project. Robert Fisher, the lead USGS scientist who we let do studies on the Haagen property, helped us. We are also going to do wildlife movement studies once we get started to see if indeed there is no impedence to movement caused by solar farms. The County told us Wednesday (9/25) that they are almost done with their approval of all the technical studies, and we then will be able to complete drafting the EIR. The idea would be to have it in your hands for public review around Christmas.
2. **74 MW RUGGED SOLAR PDS2017-MUP-12-007W1 MAJOR USE PERMIT MODIFICATION APPROVED BY BOS ON 10-12-22:** Change of ownership is ongoing. Jim Whalen's report. Rugged Solar has begun the County's normal time extension process to extend the Major Use Permit. After that is done, we are going to do a minor modification to switch the open space land with some land that Hamann's bought at the end of McCain Valley Road. They want to maintain control of their wells, and they are in the currently designated open space. They never liked the idea of putting an open space easement on working land.

***** NO PROGRESS TO REPORT ON AGENDA ITEMS 3 THROUGH 8 *****

3. **TULE WIND PHASE II-69MW:** Currently permitted to erect up to 24 new turbines on State land and the Ewiiapayaap Reservation. Avangrid Inc. (parent company of Tule Wind) and Vitol Inc. have reached a transfer agreement for the 2023 **production tax credits** of the Tule Wind Project. Going forward, we will have to see how it affects the project.
4. **TERRA-GEN'S BOULDER BRUSH FACILITIES (SUBSTATION GEN-TIE) PDS2022-MUP-19-002TE: Ruling on appeal submitted 6/20/2023 by non-profit:** On March 13, the Court of Appeal, Fourth Appellate District, ruled in favor by issuing a judgement that reverses the previous court dismissal of BADs legal challenge. The new ruling remands San Diego County's 2021 approval of Terra-Gen's Boulder Brush Substation back to superior court to vacate their judgement of dismissal and the underlying order granting Campo's motion to dismiss, and to enter a new order denying the motion to dismiss.
Project docs and maps link: <https://www.sandiegocounty.gov/pds/ceqa/BoulderBrush.html>.
5. **TERRA-GEN'S 252 MW-60 TURBINE CAMPO WIND PROJECT. ON OCTOBER 27th THE 9th CIRCUIT COURT OF APPEALS DIMISSED THE LEGAL CHALLENGE BASED ON TRIBAL SOVEREIGN IMMUNITY:** Campo Wind was approved for Campo Reservation land by Dept of Interior April 2020. Federal lawsuit filed 7-8-20. On August 6, 2021, the federal judge granted the Campo Band's Motion to Dismiss the case based on sovereignty. The case was appealed to 9th Circuit. In 2021. **The non-profit BAD won their appeal against the FAA approval of the project.**
6. **90 MW JACUMBA VALLEY RANCH ENERGY PARK (JVR SOLAR); APPROVED BY BOARD OF SUPERVISORS ON 8-18-21:** 90 megawatt (MW) solar energy facility and a battery energy storage system of up to 90 MW (360 MWh) on 613 acres.
Update 5/30/2024, The litigation has been resolved and the developer is now moving forward on conditions that were required as part of the project.
Project documents are posted at: <https://www.sandiegocounty.gov/content/sdc/pds/ceqa/MUP-18-022.html>.
7. **60 MW 420 ACRE BOULEVARD SOLAR MUP12-010TE PDS2012-3300-12-00 @ 796 Tierra Del Sol Road;** No project progress reported. The absentee owner is still promoting it. Permit was set to expire at the end of July 2022. Another Major Use Permit Time Extension is reportedly being processed.
8. **SEMPRA'S CIMMARON WIND:** 300 MW wind & 500 MW Volta Mexicali battery storage project in Baja, Mexico. Sempra is moving forward with \$550 million phase 3 of Energia Sierra Juarez Wind, connecting to ECO Substation at the border near Jacumba. They have a 20-year PPA contract with Silicon Valley Power. It will include 64 - 5 MW Vestas turbines. This will bring ESJ complex to 580 MW. They have the capacity for an additional 300 MW and future potential for an additional expansion of 650 MW.

H. ADJOURNMENT: NEXT MEETING SCHEDULED FOR THURSDAY NOVEMBER 7th, 2024.

For more information contact Earl Goodnight, email blvdgoodnight@gmail.com , Current and past meeting agendas and approved minutes are posted on the County website @ <http://www.sandiegocounty.gov/content/sdc/pds/gpupdate/comm/blvd.html>.

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