



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108

A Public Service Agency

Phone: (805) 969-4200
www.montsan.org

AGENDA

For the Regular Meeting of the Board on:

August 12, 2026

The regular meeting of the Governing Board will begin at **2:00 p.m. on August 12, 2026** in the District's Board Room at 1042 Monte Cristo Lane, Santa Barbara, CA 93108.

The public may attend the meeting in person or participate remotely via Zoom using the following virtual meeting details:

By visiting: <https://us02web.zoom.us/j/86118975917>

Or by calling: 1-669-900-6833

Meeting ID: 861 1897 5917

1. CALL TO ORDER

A. ROLL CALL

B. PLEDGE OF ALLEGIANCE

C. PRESIDENT'S REPORT

2. PUBLIC COMMENT

Public comment on items not on the agenda is **limited to 3 minutes** and is at the discretion of the Board President. For further instructions, please see [Instructions for Public Comment](#) on the District's website.

3. COMMITTEE REPORTS

It is recommended that the Board receive and file a report provided by the following committee(s):

A. The Montecito Sanitary District Finance Committee will report on their August 10, 2026 meeting.

B. The Montecito Sanitary District Wastewater Treatment Plant Upgrade Project Ad Hoc will report on their July 30, 2026 meeting.

4. DIRECTOR REPORTS

It is recommended that the Board receive and file a report provided by the following directors:

A. Director Rockenbach will report on his California Association of Sanitation Agencies Annual Conference attendance from August 4th through August 7th, 2026.

B. Director Ohlmann will report on his California Association of Sanitation Agencies Annual Conference attendance from August 4th through August 7th, 2026.

5. CONSENT CALENDAR

- A. Meeting minutes of the July 22, 2026 Regular Meeting (Page 4)
- B. Payables for the period July 1, 2026 through July 31, 2026 (Page 6)
- C. Fiscal Year 2025-26 Unaudited Financial Reports – June 30, 2026 (Page 9)
- D. Conference Authorization – Director Ohlmann – California Special Districts Association Annual Conference August 24-27, 2026 (Page 23)

6. GENERAL MANAGER’S REPORT (PAGE 24)

The General Manager will provide a written report on the District’s non-actionable business and operational matters and will provide explanation where requested. Topics include the following:

- A. GM Meetings
- B. District Financial Matters
- C. Wastewater Treatment Plant Roadmap
- D. Annual Sampling
- E. Flow/Rain Comparison
- F. Capital Improvements Projects and Key Effort Status Updates

7. BUSINESS ITEMS

A. AUDITED FINANCIAL STATEMENTS FOR FISCAL YEAR 2024-25 PRESENTED BY BARTLETT, PRINGLE, & WOLFF (PAGE 41)

It is recommended that the Board consider:

- i) Receiving and filing a report by John Britton, CPA, of Bartlett Pringle & Wolff (BPW), LLP regarding the Montecito Sanitary Districts’ 2024-25 Financial Statements Audit Report and Letter of Required Communication.

B. SEPTIC TO SEWER STRATEGIC PLAN PRESENTATION (PAGE 120)

It is recommended that the Board receive a presentation from Water Systems Consulting (WSC) regarding the Septic to Sewer Strategic Plan (Plan). This presentation is for informational purposes only and no decisions are required.

C. AWARD OF CONTRACT – OUTFALL INSPECTION PROJECT (PAGE 387)

It is recommended that the Board consider:

- i) Authorize the General Manager to negotiate a contract with Pacific Maritime Group, Inc. (PMG) in an amount not to exceed \$98,300 to perform Marine Inspection Services for the Wastewater Ocean Outfall Inspection project; and
- ii) Authorize the General Manager to approve expenditures of up to twenty percent (20%) of the negotiated amount as an amendment allowance for any changes in scope of work.

8. BOARD COMMUNICATIONS

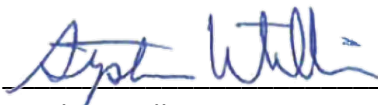
- A. Items for future Board meeting
- B. Next Board Meeting Date – September 9, 2026

9. ADJOURNMENT

The Montecito Sanitary District conducts its meetings in accordance with the Brown Act. The District also provides alternative methods of remote participation which permit members of the public to observe and address public meetings remotely via telephone or Zoom. These methods of participation can be accessed through the internet link provided at the top of this agenda.

This agenda was posted on the District website, and at the Montecito Sanitary District Bulletin Board in accordance with the requirements of the Brown Act.

Attested by:



Stephen Williams

Business and Administrative Manager/Clerk of the Board

ADA – The Americans with Disabilities Act provides that no qualified individual with a disability shall be excluded from participation in, or denied the benefits of, the District's programs, services or activities because of any disability. If you need special assistance to participate in this meeting, please contact the District Office at 969-4200.



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MINUTES

For the Regular Meeting of the Board on:

July 22, 2026

1. CALL TO ORDER

The Governing Board of the Montecito Sanitary District convened a regular meeting at 2:05 pm on Wednesday, July 22, 2026. The meeting was also broadcast using Zoom teleconferencing.

ATTENDANCE

Board Members Present:

Directors Barrett, Johnson, Murphy, Ohlmann, and Rockenbach

Board Members Absent:

None

Also Present and Participating:

John Weigold, MSD General Manager

Stephen Williams, MSD Business and Administrative Manager/Clerk of the Board

Aleks Giragosian, District Legal Counsel

Bob Hazard, Member of the Public

2. PUBLIC COMMENT

Bob Hazard, member of the public, addressed the Board and submitted a Public Records Act Request.

3. COMMITTEE REPORTS

- A. Director Murphy gave a report on the Montecito Sanitary District Finance Committee meeting of July 16, 2026.

4. CONSENT CALENDAR

ON MOTION by Director Johnson, Seconded by Director Barrett, the Board voted to approve the following Consent Calendar items:

- A. Meeting Minutes of the June 24, 2026 Regular Meeting
B. Payables from the period June 1, 2026 through June 30, 2026

AYES:	Directors Barrett, Johnson, Murphy, Ohlmann, and Rockenbach
NAYES:	None
ABSTAIN:	None
ABSENT:	None

Motion carries.

5. GENERAL MANAGER’S REPORT

The Board received a nonactionable update from General Manager John Weigold on relevant matters currently facing the District. Topics included:

- A. GM Meetings
- B. District Financial Matters
- C. Wastewater Treatment Plant Roadmap
- D. Annual Sampling
- E. Flow/Rain Comparison
- F. Capital Improvements Projects and Key Effort Status Updates

6. BUSINESS ITEMS

A. COLLECTION SYSTEM STRATEGIC PLAN PRESENTATION

The Board received a presentation from staff regarding the Collection System Strategic Plan. No action was taken.

7. BOARD COMMUNICATIONS

- A. Next Regular Board Meeting Date – August 12, 2026
- B. Items for future Board meeting
 - Discussion on an RFP for a new auditor

8. ADJOURNMENT

ON MOTION by Director Johnson, Seconded by Director Barrett, the meeting ended at 3:48 pm.

These minutes were presented for approval at the Regular Board Meeting on August 12, 2026.

Rock Rockenbach, President

Minutes taken and prepared by:

Stephen Williams
Business and Administrative Manager/Clerk of the Board



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BOARD LIST OF PAYABLES – JULY 2026

<u>CHECK DATE</u>	<u>SUMMARY & TYPE</u>	<u>BATCH TOTAL</u>
07/17/2026	ACCOUNTS PAYABLE	231,923.71
	Subtotal	\$ 231,923.71
07/17/2026	CAPITAL IMPROVEMENT PROJECTS	1,372,861.71
	Subtotal	\$ 1,372,861.71
07/09/2026	PAYROLL	115,243.41
07/23/2026	PAYROLL	118,400.23
	Subtotal	\$ 233,652.64
	<u>TOTAL</u>	<u>\$ 1,838,438.06</u>

*All Invoices were reviewed and approved by Department Managers

**All Invoices and Payments were reviewed and approved and checks signed by the General Manager

***Board Treasurer, Dorinne Johnson, approved all payables prior to check mailing

Check History Report

MONTECITO SANITARY DISTRICT (MSD)

Sorted By Check Number

Activity From: 6/9/2026

Bank Code: B OPERATING CASH (MBT)

Check Number	Check Date	Vendor Name	Check Amount	Payment Description
31081	7/17/26	ABBOTT'S CUSTOM	200.00	UNITS 1 & 3 CTC INSPECTION
31082	7/17/26	AMAZON CAPITAL SERVICES	3,040.75	MISC OPS & OFFICE SUPPLIES, GLOVES, GRATE, METER, 4TH OF JULY DECORATIONS
31083	7/17/26	AT&T MOBILITY	47.48	STANDBY CELL - JUNE
31084	7/17/26	AUTOZONE, INC	32.31	UNIT 5 FUSES
31085	7/17/26	BIG GREEN CLEANING COMPANY	425.88	TP, ROLL TOWELS, TRASH LINERS
31086	7/17/26	CINTAS CORPORATION #684	550.27	UNIFORMS, TOWELS, FLOOR MATS
31087	7/17/26	COLANTUONO, HIGHSMTIH &	11,346.00	GENERAL COUNSEL SVCS THRU 6/30/26
31088	7/17/26	CONVERGED	1,560.00	IT ASSISTANCE
31089	7/17/26	DAL POZZO TIRE CORP	30.00	UNIT 4 TIRE REPAIR
31090	7/17/26	ENGEL & GRAY, INC	7,155.34	BIOSOLIDS DISPOSAL
31091	7/17/26	FISHER SCIENTIFIC	738.71	LAB CHEM- SULFURIC ACID
31092	7/17/26	GLS COMPANIES	10,480.00	PLANT LANDSCAPE MAINT, TRIMMING & MAINT ALONG
31093	7/17/26	GRAINGER	133.36	RADIAL BALL BEARINGS
31094	7/17/26	JACOB GREEN & ASSOCIATES	1,140.00	BOARD BYLAWS & POLICIES
31095	7/17/26	MARBORG INDUSTRIES	863.55	TRASH & RECYCLING PICKUP
31096	7/17/26	MONTECITO BANK & TRUST	2,128.48	
31097	7/17/26	MCCORMIX CORP	510.67	VEHICLE FUEL
31098	7/17/26	MCMaster-CARR SUPPLY	48.89	BELT PRESS SPRINGS
31099	7/17/26	MOUNTAIN SPRING WATER	193.00	DRINKING WATER & COOLER
31100	7/17/26	MONTECITO WATER DISTRICT	1,233.54	WATER USAGE - JUNE
31101	7/17/26	O'CONNOR PEST CONTROL WEST	633.97	PEST CONTROL, RODENT CONTROL - PLANT, MAINT BLDG
31102	7/17/26	PITNEY BOWES GLOBAL FINANCIAL	143.84	POSTAGE METER
31103	7/17/26	PLUMBERS DEPOT, INC	300.14	HIGH PRESSURE FLOW CONTROL VALVE
31104	7/17/26	PURETEC INDUSTRIAL WATER	102.96	WATER SOFTENER & TANK
31105	7/17/26	QUINN COMPANY	2,471.42	MAIN PLANT GENERATOR BATTERY
31106	7/17/26	ROBERT D. NIEHAUS, INC	1,920.00	PROP 218 HRG, DEVLPMT OF FEE MODEL
31107	7/17/26	RINCON CONSULTANTS, INC	4,796.41	PROTECTIVE MEASURES RESTORATION
31108	7/17/26	ROJAS COMMUNICATIONS	3,717.50	PR CONSULTING SVCS- JUNE
31109	7/17/26	SOUTHERN CALIFORNIA EDISON	23,474.92	ELECTRIC CHARGES- JUNE
31110	7/17/26	SPEX CERTIPREP LLC	254.29	MULTI-ANALYTE SOLIDS
31111	7/17/26	STAPLES	47.79	COPY PAPER
31112	7/17/26	BRYCE SWETEK	1,335.00	REIMB FOR WEFTEC CONF REGIST
31113	7/17/26	TAFT ELECTRIC COMPANY	1,250.00	TROUBLESHOOT & REPLACE PLC @ LIFT STN, VFD, REWIRE
31114	7/17/26	UNIVAR SOLUTIONS	2,192.60	SOD BISULFITE
31115	7/17/26	MIGUEL VILLAFANA	419.96	ANNUAL BOOT ALLOWANCE REIMB, LA-1 RENEWAL
31116	7/17/26	VERIZON BUSINESS	280.25	IPAD TABLETS 5/18-6/17/26
31117	7/17/26	WEBSOFT DEVELOPERS, INC.	22,425.97	MOBILE MMS SUBSCRIPTION - ANNUAL PAYMENT
31118	7/17/26	XYLEM WATER SOLUTIONS USA	1,798.90	BONNYMEDE LS COVER, SUCTION
31119	7/17/26	ACWA/JPIA	38,090.27	MEDICAL/DENTAL/VISION PREMIUMS - JULY
31120	7/17/26	AG ENTERPRISES, INC	520.00	BACKFLOW TESTING
31121	7/17/26	ALLIANT INSURANCE SERVICES	1,034.00	26-27 ACIP COMM CRIME RENEWAL
31122	7/17/26	AT&T MOBILITY	78.83	STANDBY CELL PHONE - JULY

31123	7/17/26	BIG GREEN CLEANING COMPANY	2,754.00	JANITORIAL SERVICES- JULY
31124	7/17/26	BOYD & ASSOCIATES	798.00	FIRE & BURGLAR ALARM MONITORING
31125	7/17/26	CALIFORNIA ASSOCIATION OF	3,500.00	ANNUAL CONF REGISTRATION (4)
31126	7/17/26	CINTAS CORPORATION #684	274.01	UNIFORMS, TOWELS, FLOOR MATS
31127	7/17/26	CLEAN WATER SOCAL	1,919.00	MEMBERSHIP RENEWAL - POTW AGENCY
31128	7/17/26	CONVERGED	52,079.40	CONTRACT BASE SVCS, BACKUP, 365
31129	7/17/26	CWEA MEMBERSHIP	123.00	F. X. HERNANDEZ CSM GRADE 2 RENEWAL
31130	7/17/26	DATCO SERVICES CORPORATION	161.25	QUARTERLY SERVICES JULY-SEPT 2026
31131	7/17/26	DAKOTA DAUENHAUER	435.00	ECI-1 AND MT-1 RENEWAL FEES
31132	7/17/26	FISHER SCIENTIFIC	198.62	LAB SUPPLIES- AC GLOVES, CHLORAMINE
31133	7/17/26	GRAINGER	14.23	V-BELTS
31134	7/17/26	HERNANDEZ, GERARDO	199.00	CONF REGISTRATION- TRI STATE SEMINAR
31135	7/17/26	KIMBALL MIDWEST	292.58	DRILL BITS, FITTINGS, CONNECTORS
31136	7/17/26	MCCORMIX CORP	917.98	VEHICLE FUEL
31137	7/17/26	NOEE ORTIZ	1,196.28	TRAVEL REIMB 7/07-7/10/26
31138	7/17/26	POLYDYNE, INC	4,832.59	POLYMER FOR BELT PRESS
31139	7/17/26	PURETEC INDUSTRIAL WATER	87.67	WATER SOFTENER & TANK
31140	7/17/26	SOCAL GAS	186.31	NATURAL GAS- ADMIN, MAINT BLDG
31141	7/17/26	TRINITY ALTERNATIVE POWER	4,240.00	AUTO TRANSFER SWITCH ANNUAL MAINT (7)
31142	7/17/26	UNIVAR SOLUTIONS	3,691.34	SOD HYPOCHLORITE
31143	7/17/26	UNDERGROUND SERVICE ALERT	285.20	128 NEW TICKETS
31144	7/17/26	ZWORLD GIS	2,280.00	GIS PROGRAM SUPPORT
31145	7/17/26	HENRY, STEVE OR DENICE	976.00	RE-ISSUE CHECK 30983 - UPDATE PAYEE
31146	7/17/26	MICHAEL PARDO	1,335.00	REIMB FOR WEFTEC CONF REGIST

BANK B TOTAL \$ 231,923.71

Bank Code: G CIP CASH (MBT)

Check Number	Check Date	Vendor Name	Check Amount	Payment Description
1666	6/30/26	AMAZON CAPITAL SERVICES	763.23	C016 - MATS, LIGHTS, SWITCHES
1667	6/30/26	INSITUFORM TECHNOLOGIES,	1,324,661.47	C003- PROGRESS PYMT 2, CHNG ORDER 1
1668	6/30/26	PHOENIX CIVIL ENGINEERING	3,369.00	L001 - PROFESSIONAL SERVICES (\$1,365.00) C003 - PROFESSIONAL SERVICES (\$2,004.00)
1669	6/30/26	STANTEC CONSULTING SERVICES INC.	42,228.51	L001 - ENV DOC. SURVEY, CONTRACT DOC (\$29,544.51) C001 - COLLECTION SYSTEM MASTER PLAN TECH MEMO (\$12,684.00)
1670	6/30/26	WATER SYSTEMS CONSULTING, INC.	1,839.50	S001- PROJECT MANAGEMENT

BANK G TOTAL \$ 1,372,861.71



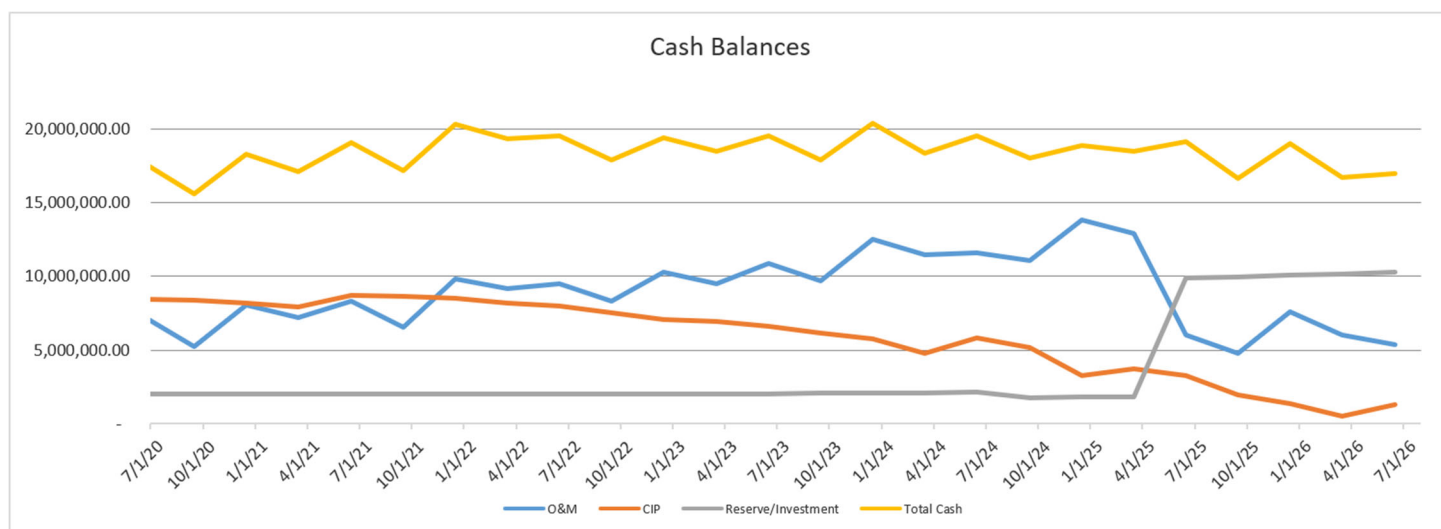
Fiscal Year 2025-26 Unaudited Quarterly Financial Summary Memo

For the Quarter Ended 6/30/2026

FINANCIAL HEALTH AND CASH POSITIONS

As of **March 31, 2026** the District continues to maintain a healthy financial position. Its cash balances are sufficient to cover both its short and long-term obligations as well as keep the District above its adopted **\$2.25M** adopted reserve fund policy target. Total cash position of the District ended the quarter at **\$16,715,053**, a decrease of **\$2,305,892** when compared to the prior quarter. This decrease was anticipated due to the timing of the District's revenue receipts from the County Tax Roll coupled with the anticipated capital improvement projects outlay.

Below is a line graph detailing the District's cash position at each quarter for the past five years:



Below is a chart detailing the current cash balances the District maintains compared to last quarter. A detailed breakdown of each account is provided in **Attachment A - Quarterly Cash and Investments Holdings as of 3/31/2026**:

	Balance at 3/31/2026	Balance at 6/30/2026	Difference
Operations & Maintenance	\$ 6,034,980	\$ 5,363,973	\$ (671,007)
Capital Improvement Projects	498,914	1,327,150	828,236
Investments/Reserves	10,181,159	10,272,570	91,411
Total Available Cash	\$ 16,715,053	\$ 16,963,693	\$ 248,640

Table 1. Fiscal Year 2025-26 Cash Comparison – Current Quarter vs. Prior Quarter

REVENUES

For **Fiscal Year 2025-26**, the District budgeted approximately **\$9.7M** in revenues between its two main revenue types: Operating and Non-operating revenue. The District receives approximately 96% of its revenues through two allocations from the County of Santa Barbara's Property Tax apportionment, which occurs in December and April of each year. Non-operating revenues were also budgeted significantly higher this year when compared to prior years due to reimbursements from FEMA/CalOES on the District's 2023 Emergency Projects that were completed last fiscal year.

Table 2 below shows the breakdown of revenue received through the period ending **March 31, 2026**.

OPERATIONS & MAINTENANCE BUDGET TO ACTUAL SUMMARY

OPERATING AND NONOPERATING REVENUES

	2025-26 Budget	2025-26 YTD Actuals	Difference
Operating Revenues			
Service Charges	\$ 6,550,000	\$ 6,504,207	\$ (45,793)
Connection Fees	225,000	313,829	88,829
Other Services	55,000	110,278	55,278
Total Operating Revenues	\$ 6,830,000	\$ 6,928,314	\$ 98,314
Nonoperating Revenues			
Property Taxes	\$ 828,500	\$ 881,262	\$ 52,762
Reimbursements	\$ 1,614,297	\$ 25,301	
Interest Income	415,000	577,664	162,664
Total Nonoperating Revenues	\$ 2,857,797	\$ 1,484,228	\$ (1,373,569)
Total Revenues	\$ 9,687,797	\$ 8,412,542	\$ (1,275,255)

Table 2. Fiscal Year 2025-26 Budget to Actuals - Revenue

Operating and Non-operating Revenue Noteworthy Items:

Sewer Service Charges - The District's primary source of revenues comes from Sewer Service Charges.

The District submitted all Sewer Service Charges to the County for inclusion on connected properties Property Tax bills in early July. This method saves a substantial amount of administrative time having to bill, collect, and reconcile over 3,000 sewer service bills to customers. Allocations are received in November and April of each Fiscal Year, with true-ups done in June. Total amount collected was \$6,504,207.

- **Connection Fees** – The District has seen a higher number of connection fees in the current fiscal year, resulting in an \$88,829 excess over what was anticipated. This increase was primarily due to Accessory Dwelling Unit connections as well as numerous property improvement connection true ups. Properties that connect this year will have their current fiscal year sewer service charges prorated and will be subsequently placed on the next fiscal years' tax roll.
- **Other Services** – The District collects various fees as it relates to inspection services, sewer availability inquiries, engineering review services, agreements, and administrative certifications. These fees appear higher than anticipated for the fiscal year primarily due to a higher number of development projects that required engineering review/agreements.
- **Property Tax** – The District's ½ of 1% Property Tax Revenue is collected in the same manner as the Sewer Service Charges. The County released an estimated property tax revenue figures in September and the District is expected to receive **\$863,503** for the current fiscal year, and actuals came in at **\$881,262**, which is **\$52,762** higher than budgeted.

- **Interest Income** –The **Fiscal Year 2025-26** Interest Income budget was developed with the District’s current investment holdings in mind coupled with dwindling cash balances as a result of CIP projects being worked on. During the prior fiscal year cash reserves were moved into higher interest/dividend yielding investment accounts with Charles Schwab and California CLASS resulting in higher earnings when compared to LAIF and the County Treasury. With the declining interest rate environment County interest earnings will continue to perform close to the Districts’ holdings in California CLASS and Charles Schwab. Total interest/dividend earnings were **\$577,664**.
- **Reimbursements** – In June of 2025 the District received notification from FEMA/CalOES that its 2023 Winter Storms Emergency Projects were approved and obligated. As a result the District is expected to receive approximately **\$1.6M**. These are one-time monies and will be put back in the CIP account once received. Recent discussions with CalOES staff indicate that it is highly likely that reimbursement won’t be received prior to the end of the fiscal year, mostly due to delays on the federal level in final review and check processing.

EXPENDITURES

The District’s Operations and Maintenance expenditures came in at approximately **67%** of what was budgeted for the fiscal year. Table 3 below summarizes **Attachment B – Quarterly Operations & Maintenance Expenditure Status Report as of 6/30/2026** attached to this memo. Noteworthy line items from that attachment are highlighted below to detail the positive or negative differences between the budget and actuals.

	2025-26 Budget		2025-26 YTD Actuals		Difference	% of Budget
Operating Expenditures						
Salaries and Benefits	\$	3,778,172	\$	3,730,478	\$ 47,694	99%
Insurance		157,500		166,194	(8,694)	106%
Maintenance & Repairs		196,500		155,413	41,087	79%
Goods & Supplies		148,000		157,710	(9,710)	107%
Professional Services		280,000		283,554	(3,554)	101%
Administrative Costs		539,400		283,645	255,755	53%
Plant & Lab Operating Costs		680,000		491,360	188,640	72%
Safety, Training, & Travel		92,570		103,238	(10,668)	112%
Utilities		321,500		313,928	7,572	98%
Total Operating Expenditures	\$	6,193,642	\$	5,685,520	\$ 508,122	92%

Table 3. Fiscal Year 2025-26 Budget to Actuals - Expenditures

Operating Expenditures Noteworthy Items:

- **7090 – Insurance-General Liability** - Final payments for liability insurance came in during the quarter with no further payments anticipated. Costs came in approximately **\$14,500** higher than budgeted.
- **7430 – Memberships** – While this line item appears to be trending higher than anticipated, staff expects to be in line with budget figures as most of the membership costs for the fiscal year have been paid. The vast majority of membership costs are for the following agencies: Association of California Water Agencies (**\$19,510**), California Special Districts Association (**\$9,665**), and the California

Association of Sanitation Agencies (**\$10,330**). The remaining amounts are related to annual membership fees (**\$251**) required for each of our Treatment Operators as required by our NPDES Permit.

- **7461 – Professional Services – Legal** – The District exceeded its budget by \$45,760 for the fiscal year due to increased need for legal counsel services for the District.
- **7500 – Public Outreach** – This line item is trending higher due to unanticipated public outreach costs not known during the budget development process. These costs are from services provided by Rojas Public Affairs and cover website upgrades, public newsletter dissemination, customer survey creation and response monitoring, and assistance with the District’s Proposition 218 noticing for its Sewer Rate Study.
- **7645 – NPDES Permit Requirement – Operations** – The District was under budget for this particular line item as a result of Phase III of the Climate Adaptation Plan being delayed. Phase II is pending approval from the State Water Resources Control Board and it is expected to be complete in the first quarter of Fiscal Year 2026-27, which the report was budgeted for.
- **7653 – Chemicals** – The District ended the year 24% under budget for chemicals as a result of decreased need in the fourth quarter of the year.
- **7763 – Electricity** – The District ended the year **\$7,467 (3%)** over budget in electrical costs. This can be attributed to a combination of slightly higher rates as well as the need to utilize generators for some of the Treatment Plant Capital Projects undertaken during the year (2025 Sewer Main CIPP Lining).

CAPITAL IMPROVEMENTS PROJECTS

The District maintains separate Capital Improvement Project (CIP) accounts from its Operations and Maintenance funds. As of the end of the period the balance held in CIP accounts totals **\$498,914**. In prior years the District has held a healthy CIP account balance as its CIP program wasn’t being prioritized. The past two fiscal years have seen District CIP activity ramp up to address several maintenance needs, and as such those funds have been drawn upon. At the last quarterly financial report staff anticipated that the District’s Operations and Maintenance fund would have to begin funding the capital improvement program, and that funding began near the end of the quarter with **\$450,000** being transferred from the County Operations and Maintenance Fund to the Montecito Bank and Trust Capital Improvements Project Fund. This will continue during the fourth quarter of the fiscal year.

The CIP Budget passed for **Fiscal Year 2025-26** utilized estimates for the anticipated expenditures for CIP work including permitting, design, construction management, and all other costs associated with projects. The following table details the approved budget for the fiscal year and amount expended year-to-date by program.

Montecito Sanitary District
Quarterly Unaudited Financial Summary
For the Period Ended June 30, 2026

Program	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
Collections	\$ 6,587,000	\$ 5,365,987
Lift Stations	\$ 1,575,000	\$ 270,786
Treatment & Lab Facilities	\$ 2,385,000	\$ 337,544
Sewer Main Extens	\$ 600,000	\$ -
	\$ 60,000	\$ 117,239
Total	\$ 11,207,000	\$ 6,091,556

Table 4. Fiscal Year 2025-26 Budget to Actuals – Capital Improvement Program

During the fourth quarter the District spent **\$2,832,716** on Capital Improvement Projects. Detailed below are some of the noteworthy capital expenditures for the quarter. A full detail of all CIP expenditures can be found at **Attachment C - Quarterly Capital Improvement Projects Expenditure Status Report as of 6/30/2026**.

- **C003 – 2025 Sewer Main CIPP Lining – Construction** – The District completed construction on its 2025 Sewer Main CIPP Lining project, expending **\$2,266,855** in Construction, Construction Management, Observing, and UPPR Railroad Consulting services. The project in total came in under the budgeted amount.
- **T001 – Wastewater Treatment Plan Project – Design and Eng.** – Design work began on the WWTP Upgrade project with Southland Industries. The District spent **\$124,697** of its **\$1,675,000** contract in the fourth quarter of the fiscal year. Design work will rollforward, and has been budgeted for, in **Fiscal Year 2026-27**. on the Channel Lift Station Improvement project, with \$93,395 being spent during the current quarter. Construction is expected to begin during the fourth quarter.

2017 SEWER REFUNDING REVENUE BONDS – CALIFORNIA SPECIAL DISTRICTS ASSOCIATION (CSDA) FINANCE CORPORATION

In May 2017 the District refunded its 2007 Certificates of Participation (COP). The District will make two payments on its bond during Fiscal Year 2025-26 totaling **\$912,325**. Of this total **\$735,000** will be applied to principal and **\$177,325** to interest. After all payments were made in **Fiscal Year 2025-26** the remaining bond debt is **\$4,235,000** and is expected to be paid off by July 1, 2030. The current interest rate paid is **5%**.

ANNUAL DEPRECIATION FUNDING

Annually, the District's Operations & Maintenance account contributes to the Capital Replacement Fund and is based on the prior fiscal years' annual depreciation expense. The current year contribution will be **\$1,192,399** and staff will make the transfer in June.

Montecito Sanitary District
Quarterly Unaudited Financial Summary
For the Period Ended June 30, 2026

Attachments:

- Attachment A – Quarterly Cash and Investments Holdings as of 6/30/2026
- Attachment B – Quarterly Operations & Maintenance Expenditure Status Report as of 6/30/2026
- Attachment C – Quarterly Capital Improvement Projects Expenditure Status Report as of 6/30/2026
- Attachment D – Quarterly Investment Certification

MONTECITO SANITARY DISTRICT CASH AND INVESTMENTS HOLDINGS
FOR THE PERIOD ENDED 6/30/2026

		3/31/2026	Income	Interest	Transfers In	Transfers Out	Withdrawals	6/30/2026	Net Change	Comments
Sage Acct.	Investment Accounts									
1100-0000	Cash with LAIF	17,476		171				17,647	171	Quarterly Interest (3.83%): \$183
1110-0000	Cash with County-Operating	5,441,348	3,240,871	56,276		(2,950,000)	(854,475)	4,934,019	(507,329)	Property Tax/SSCs: \$4,044,576 Quarterly Interest (3.5%): \$56,275.60 Transfer to MBT O&M (04/15/26): \$400,000 Transfer to MBT O&M (05/12/26): \$350,000 Transfer to MBT O&M (06/02/26): \$350,000 Transfer to County CIP (06/12/2026): \$1,850,000 Withdrawals: Bond Payment (06/25/26): \$854,475
1110-0001	Cash with County - CIP	159,792		3,703	1,850,000	(1,750,000)		263,495	103,703	Quarterly Interest (3.5%): \$3,703 Transfer to MBT CIP (5/11/2026): \$750,000 Transfer to MB CIP (6/2/2026): \$1,000,000
1110-0002	Cash with County-Retiree Medical	202,060		1,740				203,800	1,740	Quarterly Interest (3.5%): \$1,709
1171-0000	Charles Schwab	6,012,956	52,871					6,065,828	52,871	Dividends Earnings (3.73%): \$57,262
1172-0000	California CLASS	4,150,727	38,368					4,189,095	38,368	Dividends Earnings (3.70%): \$41,542
Sage Acct.	Cash Accounts									
1125-0000	MBT Operating account	272,280	276,054		1,100,000		(1,541,858)	106,476	(165,804)	Income: connection, permit, & other fees Transfers From County Oper: \$1,500,000 Withdrawals: O&M Expenses (A/P, Payroll)
1135-0000	MBT Capital Improvement	439,121			1,750,000		(1,125,467)	1,063,655	624,533	Transfers From County CIP: \$1,150,000 Withdrawals: pmts on Capital Projects
1140-0000	MBT Revolving Fund	534						534	-	Withdrawals: payments on O&M expenses for checks needed immediately
1142-0000	MBT Insurance Reimbursement Acct	118,508		386				118,894	386	Monthly Interest (1.63%): \$379
1120-0000	District Petty Cash	250						250	-	
Total Cash & Investment		16,715,053	3,608,164	62,276	4,700,000	(4,700,000)	(3,521,799)	16,963,693	148,640	

MONTECITO SANITARY DISTRICT OPERATIONS AND MAINTENANCE EXPENDITURE STATUS

FOR THE PERIOD ENDED 6/30/2026

		2025-26 BUDGET	2025-26 YTD ACTUALS	VARIANCE	% OF BUDGET
OPERATING EXPENDITURES					
SALARIES AND BENEFITS					
6100	STAFF SALARIES	\$ 2,485,472	\$ 2,383,209	\$ 102,263	96%
6105	BOARD SALARIES	\$ 45,000	\$ 48,514	\$ (3,514)	108%
6108	AUTO ALLOWANCE - GM	\$ 3,600	\$ 3,600	\$ -	100%
6270	STANDBY PAY	\$ 54,600	\$ 48,450	\$ 6,150	89%
6300	OVERTIME	\$ 30,000	\$ 18,095	\$ 11,905	60%
6400	PERS CONTRIBUTION	\$ 450,000	\$ 500,781	\$ (50,781)	111%
6410	EMPLOYEE BENEFITS	\$ 69,000	\$ 61,687	\$ 7,313	89%
6500	FICA CONTRIBUTION	\$ 145,000	\$ 150,469	\$ (5,469)	104%
6510	MEDICARE	\$ 37,000	\$ 36,134	\$ 866	98%
6520	UNEMPLOYMENT TAX - STATE	\$ 3,500	\$ 2,872	\$ 628	82%
6600	GROUP MEDICAL - ACWA	\$ 310,000	\$ 346,769	\$ (36,769)	112%
6605	RETIREE MEDICAL BENEFITS	\$ 24,000	\$ 34,146	\$ (10,146)	142%
6610	LIFE INSURANCE - ACWA	\$ 6,500	\$ 5,025	\$ 1,475	77%
6615	DISABILITY INS - STANDARD	\$ 26,000	\$ 25,045	\$ 955	96%
6620	WORKER'S COMPENSATION	\$ 58,000	\$ 41,339	\$ 16,661	71%
6640	DENTAL INSURANCE - ACWA	\$ 19,000	\$ 15,670	\$ 3,330	82%
6645	VISION INSURANCE - ACWA	\$ -	\$ 3,772	\$ (3,772)	100%
6650	UNIFORM SERVICE - MISSION	\$ 11,500	\$ 4,901	\$ 6,599	43%
	TOTAL SALARIES AND BENEFITS	\$ 3,778,172	\$ 3,730,478	\$ 47,694	99%
SERVICES AND SUPPLIES					
7090	INS (GEN LIAB/AUTO/E&O) - CSRMA	\$ 102,000	\$ 116,643	\$ (14,643)	114%
7091	PROPERTY INSURANCE	\$ 42,000	\$ 38,419	\$ 3,581	91%
7093	INS (EMP DISHONESTY BOND) - CSRMA	\$ 1,500	\$ 2,019	\$ (519)	135%
7094	INS (MOBILE EQUIP) - CSRMA	\$ 12,000	\$ 9,113	\$ 2,887	76%
7110	EMPLOYEE PHYSICALS	\$ 1,500	\$ 2,125	\$ (625)	142%
7121	PROPERTY MAINTENANCE	\$ 85,000	\$ 71,224	\$ 13,776	84%
7122	VEHICLE MAINTENANCE	\$ 15,000	\$ 13,159	\$ 1,841	88%
7126	COLL - EQUIPMENT RENTAL	\$ 1,000	\$ -	\$ 1,000	0%
7127	COLL - SAFETY EQUIPMENT/SUPPLIES	\$ 5,000	\$ 1,258	\$ 3,742	25%
7129	LIFT STATION PARTS	\$ 32,000	\$ 35,505	\$ (3,505)	111%
7133	VACCON EQUIPMENT & REPAIRS	\$ 15,000	\$ 7,558	\$ 7,442	50%
7134	CCTV EQUIPMENT/REPAIRS	\$ 15,000	\$ 2,231	\$ 12,769	15%
7136	COLL - MISC COLLECTION TOOLS	\$ 10,000	\$ 18,204	\$ (8,204)	182%
7138	JETTER TRUCK EQUIP / REPAIRS	\$ 7,000	\$ 5,648	\$ 1,352	81%
7150	MECHANICAL MAINTENANCE	\$ 1,500	\$ -	\$ 1,500	0%
7200	GENERAL OPERATING SUPPLIES	\$ 10,000	\$ 18,981	\$ (8,981)	190%
7201	DRINKING WATER	\$ 2,500	\$ 2,466	\$ 34	99%
7202	GLOVES	\$ 8,000	\$ 1,793	\$ 6,207	22%
7205	COMMUNITY & EMPLOYEE GOODWILL	\$ 6,000	\$ 7,319	\$ (1,319)	122%
7220	MAILING/SHIPPING EXPENSES	\$ 5,000	\$ 3,515	\$ 1,485	70%
7430	MEMBERSHIPS	\$ 45,000	\$ 43,504	\$ 1,496	97%
7440	MISCELLANEOUS EXPENSES	\$ 2,500	\$ 205	\$ 2,295	8%
7450	OFFICE EXPENSES	\$ 15,000	\$ 12,914	\$ 2,086	86%
7452	SCANNING & SHREDDING	\$ 10,000	\$ -	\$ 10,000	0%
7454	BOOKS/SUBSCRIPTIONS/STUDY GUIDES	\$ 2,000	\$ 351	\$ 1,649	18%
7456	COMPUTER HARDWARE/SOFTWARE/LICENSING	\$ 52,000	\$ 66,661	\$ (14,661)	128%
7461	PROFESSIONAL SERVICES/FEEES - LEGAL	\$ 75,000	\$ 120,760	\$ (45,760)	161%
7462	PROFESSIONAL FEES - ACCOUNTING	\$ 40,000	\$ 28,162	\$ 11,838	70%
7463	PROF SERVICES - ENGINEERING	\$ 75,000	\$ 1,603	\$ 73,398	2%
7464	PROFESSIONAL FEES - COMPUTER/GIS	\$ 68,000	\$ 82,225	\$ (14,225)	121%
7466	PROF SERVICES - HUMAN RESOURCES	\$ 12,000	\$ 9,069	\$ 2,931	76%
7500	PUBLIC OUTREACH	\$ 10,000	\$ 41,735	\$ (31,735)	417%
7506	ADMINISTRATIVE FEES	\$ 30,000	\$ 35,567	\$ (5,567)	119%
7508	COLLECTION/TREATMENT FINES	\$ 10,000	\$ -	\$ 10,000	0%
7510	CONTRACTED SERVICES/LABOR	\$ 69,100	\$ 70,751	\$ (1,651)	102%
7530	ADS/NOTICES FOR PUBLICATION	\$ 3,000	\$ 880	\$ 2,120	29%
7610	FURNITURE/FIXTURES	\$ 10,000	\$ 981	\$ 9,019	10%
7641	NPDES PERMIT EXPENSES-LAB	\$ 10,000	\$ 10,155	\$ (155)	102%
7645	NPDES PERMIT REQUIREMENTS - OPERATIONS	\$ 210,000	\$ 28,753	\$ 181,247	14%
7650	ELECTION EXPENSES	\$ 500	\$ -	\$ 500	0%
7651	ANALYZER CHEMICALS	\$ -	\$ -	\$ -	0%
7652	BIOSOLIDS DISPOSAL	\$ 70,000	\$ 69,009	\$ 991	99%
7653	CHEMICALS	\$ 300,000	\$ 226,755	\$ 73,245	76%
7654	GENERATOR SERVICE	\$ 10,000	\$ 5,907	\$ 4,093	59%
7655	HAZARDOUS MATERIALS DISPOSAL	\$ 2,000	\$ 162	\$ 1,838	8%

7656	PLANT EQUIPMENT RENTAL	\$	5,000	\$	-	\$	5,000	0%
7657	PLANT MAINTENANCE MATERIALS	\$	75,000	\$	40,976	\$	34,024	55%
7658	PLANT MAINTENANCE PROJECTS	\$	5,000	\$	-	\$	5,000	0%
7659	PLANT SAFETY EXPENSES	\$	5,000	\$	626	\$	4,374	13%
7661	POLYMER	\$	10,000	\$	4,833	\$	5,167	48%
7662	SMALL TOOLS/EQUIP	\$	4,000	\$	195	\$	3,805	5%
7670	SPECIAL PROJECTS	\$	107,800	\$	95,997	\$	11,803	89%
7671	ASSET MANAGEMENT	\$	140,000	\$	94,048	\$	45,952	67%
7675	COVID-19 EXPENSES	\$	-	\$	-	\$	-	0%
7681	2023 WINTER STORM	\$	75,000	\$	35,803	\$	39,197	0%
7700	LAB CONSUMABLES-SMALL EQUIPMENT	\$	38,000	\$	40,069	\$	(2,069)	105%
7702	LAB EQUIPMENT MAINTENANCE	\$	10,000	\$	2,459	\$	7,541	25%
7703	CONTRACT LAB ANALYSES	\$	10,000	\$	6,104	\$	3,896	61%
7704	Laboratory HVAC Maintenance	\$	6,000	\$	844	\$	5,156	14%
7722	BOARD TRAINING/CONF REGISTRATION	\$	31,570	\$	44,490	\$	(12,920)	141%
7723	BOARD MEETINGS/TRAVEL EXPENSES	\$	5,000	\$	16,675	\$	(11,675)	333%
7724	STAFF TRAINING/CONF REGISTRN	\$	18,000	\$	18,924	\$	(924)	105%
7725	STAFF TRAVEL EXPENSES	\$	18,000	\$	11,358	\$	6,642	63%
7726	STAFF CERTIFICATIONS/LICENSES	\$	8,000	\$	6,183	\$	1,817	77%
7727	OSHA REQUIRED TRAINING	\$	5,000	\$	2,405	\$	2,595	48%
7728	SAFETY BOOT ALLOWANCE	\$	4,500	\$	3,045	\$	1,455	68%
7729	APPAREL AND UNIFORMS	\$	2,500	\$	2,633	\$	(133)	105%
7731	LOCAL MEETING EXPENSES	\$	2,500	\$	157	\$	2,343	6%
7740	FUEL AND OIL	\$	25,000	\$	18,895	\$	6,105	76%
7761	WATER	\$	17,000	\$	14,588	\$	2,412	86%
7762	NATURAL GAS	\$	5,500	\$	2,508	\$	2,992	46%
7763	ELECTRICITY	\$	225,000	\$	232,467	\$	(7,467)	103%
7766	TRASH / RECYCLING	\$	17,000	\$	10,463	\$	6,537	62%
7767	TELEPHONE - LOCAL/LD	\$	20,000	\$	22,259	\$	(2,259)	111%
7768	TELEPHONE CELLULAR	\$	12,000	\$	12,747	\$	(747)	106%
TOTAL SERVICES AND SUPPLIES		\$	2,415,470	\$	1,955,042	\$	460,428	81%
TOTAL OPERATING EXPENDITURES		\$	6,193,642	\$	5,685,520	\$	508,122	92%

Fiscal Year 2025-26 Capital Improvement Program (CIP)

Adopted by the Board at the June 11, 2025 Regular Meeting

Collections:

Project No.	Description	Estimated Project Cost	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
C001	Collection System Master Plan	\$ 200,000	\$ 200,000	\$ 175,663
C003	2025 Sewermain CIPP Lining - Design - CARRYFORWARD	\$ 150,000	\$ 10,000	40,723
C003	2025 2025 Sewermain CIPP Lining - Construction	\$ 3,000,000	\$ 3,000,000	2,327,305
C004	2026 Sewer Main CIPP Lining - Design	\$ 150,000	\$ 150,000	-
C005	Manhole Lining Project - CARRYFORWARD	\$ 2,549,155	\$ 1,800,000	2,079,351
C007	S. Jameson Relocation - Design	\$ 75,000	\$ 75,000	-
C007	S. Jameson Relocation - Construction	\$ 500,000	\$ 500,000	-
C013	Combination Cleaner - CARRYFORWARD	\$ 662,000	\$ 662,000	666,997
C015	Electric Vehicle Charging Station	\$ 15,000	\$ 15,000	-
C016	Electric Vehicle	\$ 65,000	\$ 65,000	45,724
CMAN	Manhole Adjustments	\$ 75,000	\$ 60,000	28,475
CEME	Collection O/M Emergencies	Unknown	\$ 50,000	1,750
		Collections Subtotal	\$ 6,587,000	\$ 5,365,987

Lift Stations:

Project No.	Description	Estimated Project Cost	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
L001	Channel Lift Station Improvement - Design	\$ 450,000	\$ 450,000	\$ 249,323
L001	Channel Lift Station Improvement - Construction	\$ 1,000,000	\$ 1,000,000	1,983
L008	Channel Lift Station Generator	\$ 75,000	\$ 75,000	7,823
LEME	Lift Station Emergency Repairs	Unknown	\$ 50,000	11,657
		Lift Stations Subtotal	\$ 1,575,000	\$ 270,786

Treatment & Laboratory:

Project No.	Description	Estimated Project Cost	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
T001	Wastewater Treatment Plant Project - Design and Eng.	\$ 1,800,000	\$ 1,800,000	\$ 275,641
T007	Treatment Carts	\$ 40,000	\$ 40,000	36,284
T017	Flow Meters - CARRYFORWARD	\$ 45,000	\$ 45,000	25,619
TEME	Treatment O/M Emergencies	\$ 500,000	\$ 500,000	-
Treatment & Laboratory Subtotal		\$	2,385,000	\$ 337,544

Facilities:

Project No.	Description	Estimated Project Cost	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
F010	Monte Cristo Improvements - Design	\$ 100,000	\$ 100,000	-
F010	Monte Cristo Improvements - Construction	\$ 500,000	\$ 500,000	-
Facilities Subtotal		\$	600,000	\$ -

Sewer Main Extensions:

Project No.	Description	Estimated Project Cost	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
S001	Septic to Sewer Strategic Plan	\$ 150,000	\$ 60,000	\$ 117,239
Sewer Main Extensions Subtotal			\$ 60,000	\$ 117,239

Program	2025-26 Approved Budget	Project Expenditures Through 6/30/2026
Collections	\$ 6,587,000	\$ 5,365,987
Lift Stations	\$ 1,575,000	\$ 270,786
Treatment & Lab Facilities	\$ 2,385,000	\$ 337,544
Sewer Main Extensions	\$ 600,000	\$ -
	\$ 60,000	\$ 117,239
Total	\$ 11,207,000	\$ 6,091,556



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108

A Public Service Agency

Phone: (805) 969-4200
www.montsan.org

QUARTERLY CERTIFICATION STATEMENTS FOR THE MONTECITO SANITARY DISTRICT

*in accordance with
RESOLUTION NO. 2013-883, MSD INVESTMENT POLICY*

For the Quarter Ended

June 30, 2026

As Treasurer of the Montecito Sanitary District, I, **Dorinne Lee Johnson**, certify that:

- (1) All investment actions executed since the last report have been made in full compliance with the Montecito Sanitary District Investment Policy;
- (2) A complete and timely record of all investment transactions is maintained in the District office from reports supplied by LAIF, the Santa Barbara County Treasurer's office, Charles Schwab, and California CLASS; and
- (3) The Montecito Sanitary District is able to meet its pool's expenditure requirements for the next six months.

Approved at the **08/12/2026** Regular Board Meeting

Dorinne L. Johnson, Board Treasurer
MONTECITO SANITARY DISTRICT



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MONTECITO SANITARY DISTRICT

STAFF REPORT – 5D

DATE: August 12, 2026
TO: Board of Directors
FROM: John Weigold, General Manager
SUBJECT: Conference Authorization – Director Ohlmann – California Special Districts Association Annual Conference August 24-27, 2026

RECOMMENDATION

It is recommended that the Board authorize Director Ohlmann to attend the California Special Districts Association Annual Conference August 24-27, 2026.

BACKGROUND

Per the District's Board Compensation Ordinance (Ordinance No. 20), as well as Health and Safety Code section 6489, compensation to a director can only be paid "for each day's service rendered as a director by request of the board." If the Board did not approve, authorize, or direct attendance at a conference, then a director cannot be compensated for attending the conference at the per diem rate (\$254 meeting/daily stipend). Additionally, the Board Policy and Procedures section 2140.2.2 requires Board approval prior to the District incurring any reimbursable costs.

Today's Board action would trigger the \$254 per diem rate per day of attendance to be paid out after Section 2140.3 of the Board Policies and Procedures is completed - the attending Director makes a verbal or written report at the next Regular Board Meeting detailing what was learned and how it would benefit the District.

FISCAL IMPACT

Authorization to attend this conference is estimated as follows:

1. CSDA Annual Conference: \$990 Conference Registration, \$731 Lodging, \$625 Travel, \$400 Meals, \$1,016 Board Stipends

ATTACHMENTS: None



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MONTECITO SANITARY DISTRICT

STAFF REPORT – 6

DATE: August 12, 2026
TO: Board of Directors
FROM: John Weigold, General Manager
SUBJECT: General Manager Report

The District continues its mission of providing wastewater collection and treatment services. In addition to the daily operations of the District, the following is an update on some of our current ongoing projects and activities.

A. GM Meetings

Since my last report, on July 22, 2026, I attended the Montecito Association meeting on August 11, 2026. I also attended the California Association of Sanitation Agencies (CASA) August 5-7 and attended several breakout training sessions that improved my knowledge and improved my ability to reach District strategic goals and objectives. These sessions included:

1. California Sanitation Risk Management Authority (CSRMA) Board of Directors meeting
2. Maintaining Continuity: Local Agency Project Spotlights
3. Funding Strategies for Wastewater Infrastructure
4. Envisioning a New Utility: Transforming Infrastructure and Governance for a Resilient Future
5. Telling the Infrastructure Need Story: Value of Water Campaign
6. Data Centers and Clean Water Agencies: What You Need to Know
7. Legislative Engagement in Focus: State/Federal Committee meetings
8. Understanding the Shifting Legal Landscape
9. GM Meeting Roundtable

B. District Financial Matters

1. **District Investments.** Below is a summary of the Districts' investment activities during the month of July. Investment statements are attached to the General Manager's report for reference:

<u>Investment Account</u>	<u>Account Balance at 07/31/2026</u>	<u>Earning Yield</u>
Charles Schwab	\$6,085,827.88	3.66%
California CLASS	\$4,202,355.17	3.72%

During the past month the District's investment earnings were as follows:

- \$19,453.03 in cash dividends earned by the Charles Schwab account.
 - \$13,259.86 in earned income by the California CLASS account.
2. Staff reported the Districts' annual Sewer Service Charges to the County of Santa Barbara Auditor-Controller's office on August 5, 2026 prior to the August 10, 2026 deadline. Total charges reported for submission on the Fiscal Year 2026-27 Property Tax Roll was \$7,620,245.36 to a total of 3,151 parcels.

C. Wastewater Treatment Plant Roadmap

1. The following diagram outlines the significant District efforts currently ongoing in support of the wastewater treatment plant upgrade project. The following significant event occurred during this report period:
 - a. Design and Construction: The District Staff, along with Director Ohlmann, met with Southland Industries and Ardurra on July 30, 2026 for Workshop 2 to develop and discuss options for a remainder of the wastewater treatment plant processes.
 - b. Funding: The General Manager and Staff, along with Directors Rockenbach and Johnson, held a meeting and wastewater treatment plant tour with representatives from State Senator Limon's and Assemblymember Hart's staffs on August 10, 2026 to discuss financing and grant opportunities for the FY2026-2027 legislative year.
 - c. Funding: Staff met with members of the California Water Board and Nicole Dailey of Rojas Communications to discuss state funding strategies for the Wastewater Treatment Plant Upgrade Project. It provided insight from knowledgeable parties from the Water Board about realistic funding options for the District and centered around a focus on a low interest bond option with the State Revolving Fund. Maximum borrowings are \$50,000,000, with interest rates currently at 2.3% for a 30 year payback period or 2.05% for a 20 year payback period. Resources were provided to staff to begin the application process as it is lengthy and would need to be done congruently with the design phase of the project to ensure completion around the time of a construction agreement.
 - d. Outreach: Attached to this report is a Legislative Advocacy Activities Quarterly Report provided by Rojas Public Affairs. This redesigned report reflects several updates:
 - Outreach reports will be organized quarterly based on the fiscal year.
 - The cover of the report highlights key successes achieved since we began working with Rojas Public Affairs.

- The report provides a clearer summary of the District’s legislative, funding, grant, and relationship-building efforts during the quarter.
- Effective advocacy is a long-term effort requiring ongoing communication, coordination, and relationship-building. Rojas Public Affairs remains committed to strengthening support for the District's priorities and positioning projects for future opportunities.
- Staff, along with Rojas Public Affairs are continuing to monitor the remaining state budget trailer bills to determine whether our District has been selected for any state funding. We will share an update as soon as additional information becomes available.
- In the next month, Rojas Public Affairs will coordinate with District Staff to plan as we begin preparing for the next advocacy year.

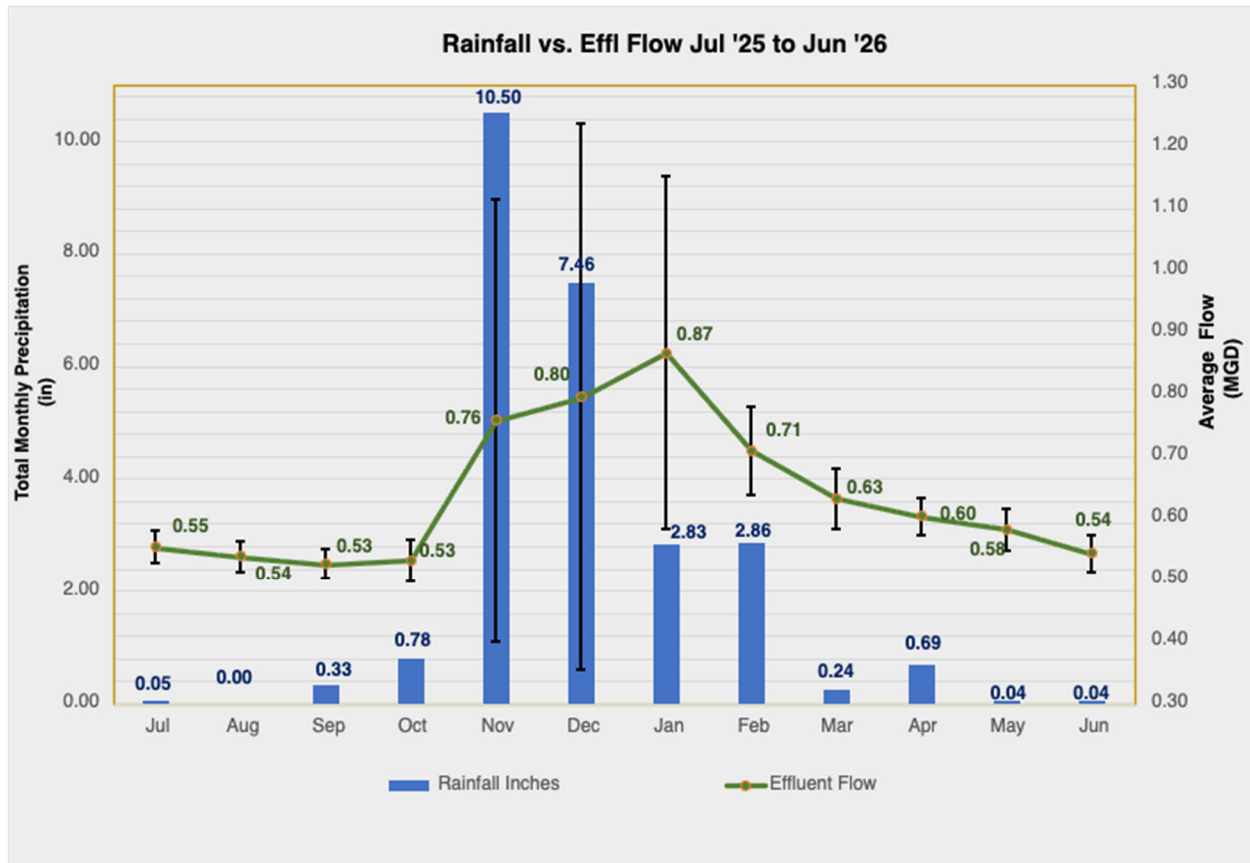
Montecito Sanitary District Wastewater Treatment Plant Upgrade Project

Roadmap – Four Lines of Effort



D. Flow/Rain Comparison

Note: Error bars have been added. July data will be included in next month's report.



E. Capital Improvements Projects and Key Effort Status Updates – FY26-27

Projects/Key Efforts	CIP/Ops #	Status/Phase	External Project Team	Comments
FEMA Rehabilitation (Protective Measures)	7681	Reconciliation	N/A	FEMA/CalOES reimbursement obligated; Most recent communication - 8/6.
FEMA Protective Measures Restoration Plan	7681	Monitoring	Rincon, Channel Islands Restoration	Monitoring is on-going. Most recent plant maintenance - 7/31
Septic to Sewer Strategic Plan	S001	100% Draft Final	WSC, Phoenix	WSC to finalize report early July and present to Board on 8/12
Channel Drive Force Main Improvements - Design	L001	90%	Stantec, E.Systems, Phoenix, OTS	Permitting in good standing. 90% submittal in District review.
Collection System Master Plan	C001	90%	Stantec, Phoenix, WSC	Updates per staff feedback. Awaiting final documents for review.
Channel Lift Station Generator - Construction	L008	95%	Blum, Phoenix, Quinn	Generator and transfer switch installed. Final testing/touches to be complete by 8/14.
Wastewater Treatment Plant Project - Design and Engineering	T001	IGA - 45%	Southland, Ardurra	45% IGA workshop 7/30. District in review and comments back by 8/14.
Monte Cristo Improvements - Design	F010	0%	Phoenix, ECG	Owners are signing Agreement for Design. District to reengage with ECG when signed.
Climate Change Adaptation Plan (Phase 3)	7645	RFP - 90%	Phoenix	Staff drafted RFP, in internal review. Delayed to due State review of Phases 1-2.
Outfall Inspection	T002	Soliciting	Southland, Ardurra	Anticipated Award on 8/12. Work to be completed by 12/18.
Sewer Model Support	7670	On-going	WSC, Phoenix	Model updated - 8/6
CMMS Integration (Asset Management)	7671	80% Integration	Mobile MMS	Admin fully transferred to Mobile MMS. Updates to system on-going.
ESRI GIS	7671	On-going	Z-World	LiDAR data integration and lateral updates.
Sewer Main Extension Projects	N/A	On-going	N/A	Rockbridge and Oak Grove.
County Coordination	N/A	On-going	N/A	County repaving. Coordinating manhole raise/lower.
Channel Drive Force Main Improvements - Construction	L001	N/A	N/A	Anticipate awarding Q4 2026
Monte Cristo Improvements - Construction	F010	N/A	N/A	Anticipate awarding Q2 2027
2027 - Sewer Main CIPP Lining - Design	C004	RFP - 75%	Phoenix	Phoenix drafted RFP, in staff review.
San Ysidro Rd. Upsize - Design	C008	RFP - 75%	Phoenix	Phoenix drafted RFP, in staff review.
Olive Mill Rd. Upsize - Design	C009	RFP - 75%	Phoenix	Phoenix drafted RFP, in staff review.
Emergency Contracts	CMAIN, CEME	RFP - 50%	N/A	Staff drafting RFP.
Collection System I&I	CINI	RFP - 75%	N/A	Staff drafting RFP.
Eucalyptus Lift Station - Planning & Design	L002	RFP - 5%	Phoenix	Phoenix to draft.



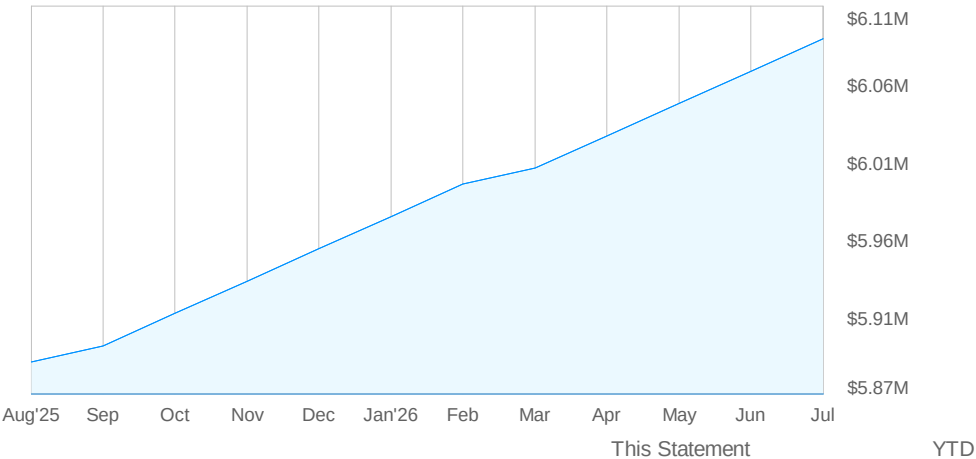
Schwab One® Account of

MONTECITO SANITARY DISTRICT

Account Number Statement Period
July 1-31, 2026

Account Summary

Ending Account Value as of 07/31	Beginning Account Value as of 07/01
\$6,085,280.91	\$6,065,827.88



Your Consultant

Marc Myers
VP - Sr Financial Consultant
1 310-546-7063
Marc.Myers@schwab.com

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MONTECITO SANITARY DISTRICT
1042 MONTE CRISTO LN
SANTA BARBARA CA 93108-2809

	This Statement	YTD
Beginning Account Value	\$6,065,827.88	\$5,961,379.22
Deposits	0.00	0.00
Withdrawals	0.00	0.00
Dividends and Interest	19,453.03	123,901.69
Market Appreciation/(Depreciation)	0.00	0.00
Expenses	0.00	0.00
Ending Account Value	\$6,085,280.91	\$6,085,280.91

Account Ending Value reflects the market value of your cash and investments. It does not include pending transactions, unpriced securities or assets held outside Schwab's custody.



Asset Allocation

Investment Objective: Capital Preservation	This Period	Current Allocation
Cash and Cash Investments	6,085,280.91	100%
Total	\$6,085,280.91	100%

Top Account Holdings This Period

SYMBOL CUSIP	Description	Market Value	% of Accounts
SUTXX	Schwab US Treasury Money	6,085,275.40	100%
	Charles Schwab Bank	5.51	<1%

Gain or (Loss) Summary

	Short-Term (ST)			Long-Term (LT)		
	Gain	(Loss)	Net	Gain	(Loss)	Net
This Period	0.00	0.00	0.00	0.00	0.00	0.00
YTD			0.00			0.00
Unrealized						\$0.00

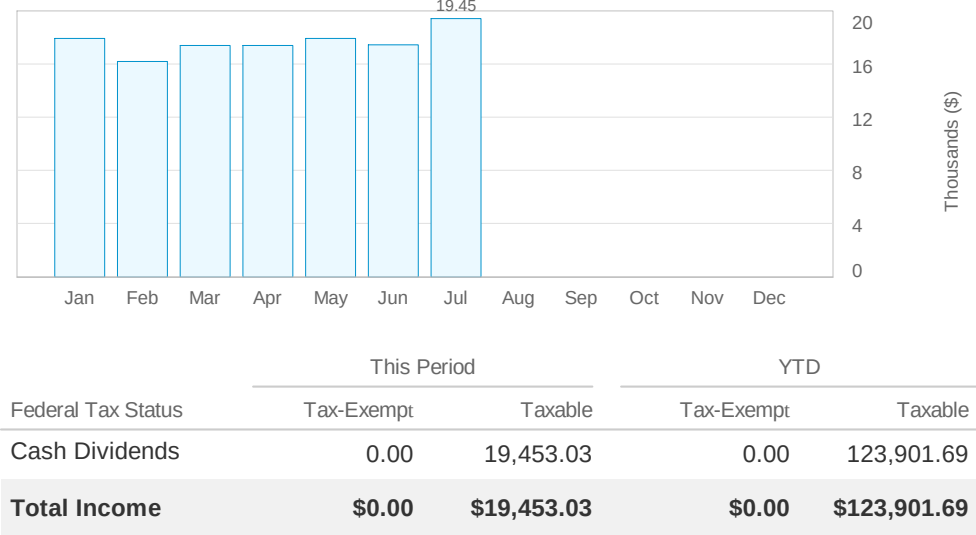
Values may not reflect all of your gains/losses and may be rounded up to the nearest dollar; Schwab has provided accurate gain and loss information wherever possible for most investments. Cost basis may be incomplete or unavailable for some of your holdings and may change or be adjusted in certain cases. Please login to your account at Schwab.com for real-time gain/loss information. Statement information should not be used for tax preparation, instead refer to official tax documents. For additional information refer to Terms and Conditions.

A Message About Your Account

Yield to Maturity Temporarily Unavailable

Fixed Income Reporting: For accounts that include fixed income holdings, Yield to Maturity data in the Fixed Income section is temporarily unavailable. As an alternative, please refer to your previous statement or trade confirmation for yield to maturity.

Income Summary





Schwab One® Account of
MONTECITO SANITARY DISTRICT

Account Number Statement Period
July 1-31, 2026

Positions - Summary

Beginning Value as of 07/01	+	Transfer of Securities(In/Out)	+	Dividends Reinvested	+	Cash Activity	+	Change in Market Value	=	Ending Value as of 07/31	Cost Basis	Unrealized Gain/(Loss)
\$6,065,827.88		\$0.00		(\$19,453.03)		\$19,453.03		\$19,453.03		\$6,085,280.91	\$0.00	\$0.00

Values may not reflect all of your gains/losses; Schwab has provided accurate gain and loss information wherever possible for most investments. Cost basis may be incomplete or unavailable for some of your holdings and may change or be adjusted in certain cases. Statement information should not be used for tax preparation, instead refer to official tax documents. For additional information refer to Terms and Conditions.

Cash and Cash Investments

Type	Symbol	Description	Quantity	Price(\$)	Beginning Balance(\$)	Ending Balance(\$)	Change in Period Balance(\$)	Pending/Unsettled Cash(\$)	Interest/ Yield Rate	% of Acct
Bank Sweep		CHARLES SCHWAB BANK ^{X,Z}			5.51	5.51	0.00		0.01%	<1%
Money Fund (Non-Sweep)	SUTXX	SCHWAB US TREASURY MONEY ⁺	6,085,275.4000	1.0000	6,065,822.37	6,085,275.40	19,453.03			100%
Total Cash and Cash Investments					\$6,065,827.88	\$6,085,280.91	\$19,453.03			100%

Transactions - Summary

Beginning Cash* as of 07/01	+	Deposits	+	Withdrawals	+	Purchases	+	Sales/Redemptions	+	Dividends/Interest	+	Expenses	=	Ending Cash* as of 07/31
\$5.51		\$0.00		\$0.00		(\$19,453.03)		\$0.00		\$19,453.03		\$0.00		\$5.51

Other Activity **\$0.00** Other activity includes transactions which don't affect the cash balance such as stock transfers, splits, etc.

*Cash (includes any cash debit balance) held in your account plus the value of any cash invested in a sweep money fund.

Transaction Details

Date	Category	Action	Symbol/ CUSIP	Description	Quantity	Price/Rate per Share(\$)	Charges/ Interest(\$)	Amount(\$)	Realized Gain/(Loss)(\$)
07/31	Purchase	Reinvested Shares	SUTXX	SCHWAB US TREASURY MONEY ULTRA	19,453.0300	1.0000		(19,453.03)	
	Dividend	Div For Reinvest	SUTXX	SCHWAB US TREASURY MONEY ULTRA				19,453.03	
Total Transactions								\$0.00	



Schwab One® Account of
MONTECITO SANITARY DISTRICT

Account Number
****-*526

Statement Period
July 1-31, 2026

Transaction Details (continued)

Date column represents the Settlement/Process date for each transaction.

Bank Sweep Activity

Date	Description	Amount	Date	Description	Amount	Date	Description	Amount
07/01	Beginning Balance ^{x,z}	\$5.51	07/31	Ending Balance ^{x,z}	\$5.51	07/31	Interest Rate ^{* z}	0.01%

* Your interest period was 06/16/26 - 07/15/26. ^z

Endnotes For Your Account

- ⁺

Dividends paid on this security will be automatically reinvested.
- ^X

Bank Sweep deposits are held at one or more FDIC-insured Program Banks. Charles Schwab & Co., Inc. is not an FDIC-insured bank and deposit insurance covers the failure of an insured bank. Certain conditions must be satisfied for FDIC insurance coverage to apply. Please review the Cash Features Program Disclosure Statement for a list of the Program Banks at schwab.com/cashfeaturesdisclosure.
- ^Z

For the Bank Sweep and Bank Sweep for Benefit Plans features, interest is paid for a period that differs from the Statement Period. Balances include interest paid as indicated on your statement by Schwab or one or more of its Program Banks. These balances do not include interest that may have accrued during the Statement Period after interest is paid. The interest paid may include interest that accrued in the prior Statement Period.

Terms and Conditions

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or one or more of its Program Banks. These balances do not include interest that may have accrued during the Statement Period after interest is paid. The interest paid may include interest that accrued in the prior Statement Period. For the Schwab One Interest feature, interest accrues daily from the second-to-last business day of the prior month and is posted on the second-to-last business day of the current month. For the Bank Sweep feature, interest accrues daily from the 16th day of the prior month and is credited/posted on the first business day after the 15th of the current month. If, on any given day, the interest that Schwab calculates for the Free Credit Balances in the Schwab One Interest feature in your brokerage account is less than \$.005, you will not accrue any interest on that day. For balances held at Program Banks with Schwab in the Bank Sweep and Bank Sweep for Benefit Plans features, interest will accrue even if the amount is less than \$.005. **Brokerage Products and Services:** Brokerage products and services (including unswept or intra-day cash, net credit or debit balances, and money market funds) offered by Charles Schwab & Co., Inc. (Member SIPC) are not deposits or obligations of the Program Banks, are subject to investment risk, are not FDIC insured, may lose value, and are not Program Bank-guaranteed. SIPC does not cover balances held at Program Banks in the Bank Sweep and Bank Sweep for Benefit Plans features. **Schwab Sweep Money Funds:** Includes the primary money market funds into which Free Credit Balances may be automatically invested pursuant to your Account Agreement. Schwab or an affiliate acts and receives compensation as the Investment Advisor, Shareholder Service Agent and Distributor for the Schwab Sweep Money Funds. The amount of such compensation is disclosed in the prospectus. The yield information for Schwab Sweep Money Funds is the current 7-day yield as of the statement period. Yields vary. If on any given day, the accrued daily dividend for your selected sweep money fund as calculated for your account is less than ½ of 1 cent (\$0.005), your account will not earn a dividend for that day. In addition, if you do not accrue at least 1 daily dividend of \$0.01 during a pay period, you will not receive a money market dividend for that period. Schwab and the Schwab Sweep Money Funds investment advisor may be voluntarily reducing a



Terms and Conditions (continued)

portion of a Schwab Sweep Money Fund's expenses. Without these reductions, yields would have been lower. **Dividend Reinvestment Customers:** Dividend reinvestment transactions were effected by Schwab acting as a principal for its own account, except for the reinvestment of Schwab dividends, for which an independent broker-dealer acted as the buying agent. Further information on these transactions will be furnished upon written request. **Gain (or Loss):** Unrealized Gain or (Loss) and Realized Gain or (Loss) sections ("Gain/Loss Section(s)") contain a gain or a loss summary of your Account. This information has been provided on this statement at the request of your Advisor, if applicable. This information is not a solicitation or a recommendation to buy or sell. **Schwab does not provide tax advice and encourages you to consult with your tax professional. Please view the Cost Basis Disclosure Statement for additional information on how gain (or loss) is calculated and how Schwab reports adjusted cost basis information to the IRS.** **Margin Account Customers:** This is a combined statement of your margin account and special memorandum account maintained for you under Section 220.5 of Regulation T issued by the Board of Governors of the Federal Reserve System. The permanent record of the separate account as required by Regulation T is available for your inspection. Securities purchased on margin are Schwab's collateral for the loan to you. It is important that you fully understand the risks involved in trading securities on margin. These risks include: 1) You can lose more funds than you deposit in the margin account; 2) Schwab can force the sale of securities or other assets in any of your account(s) to maintain the required account equity without contacting you; 3) You are not entitled to choose which assets are liquidated nor are you entitled to an extension of time on a margin call; 4) Schwab can increase its "house" maintenance margin requirements at any time without advance written notice to you. **Market Price:** The most recent price evaluation available to Schwab on the last business day of the report period, normally the last trade price or bid as of market close. Unpriced securities denote that no market evaluation update is currently available. Price evaluations are obtained from outside parties. Schwab shall have no responsibility for the accuracy or timeliness of any such valuations. Assets Not Held at Schwab are not held in your Account or covered by the Account's SIPC account protection and are not otherwise in Schwab's custody and are being provided as a courtesy to you. Information on Assets Not Held at Schwab, including but not limited to valuations, is reported solely based on information you provide to Schwab. Schwab can neither validate nor certify the existence of Assets Not Held at Schwab or the accuracy, completeness or timeliness of the information about Assets Not Held at Schwab, whether provided by you or otherwise. Descriptions of Assets Not Held at Schwab may be abbreviated or truncated. Some securities, especially thinly traded equities in the OTC market or foreign markets, may not report the most current price and are indicated as Stale Priced. Certain Limited Partnerships (direct participation programs) and unlisted Real Estate Investment Trust (REIT) securities, for which you may see a value on your monthly Account statement that reflects the issuer's appraised estimated value, are not listed on a national securities exchange, and are generally illiquid. Even if

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Investor ID:

0000189-0000854 PDFT 206401

Montecito Sanitary District
1042 Monte Cristo Lane
Santa Barbara, CA 93108

California CLASS

California CLASS						Average Monthly Yield: 3.7167%	
	Beginning Balance	Contributions	Withdrawals	Income Earned	Income Earned YTD	Average Daily Balance	Month End Balance
Investment Fund	4,189,095.31	0.00	0.00	13,259.86	89,671.62	4,189,523.05	4,202,355.17
TOTAL	4,189,095.31	0.00	0.00	13,259.86	89,671.62	4,189,523.05	4,202,355.17



Account Number:

Investment Fund

Account Summary

Average Monthly Yield: 3.7167%

	Beginning Balance	Contributions	Withdrawals	Income Earned	Income Earned YTD	Average Daily Balance	Month End Balance
California CLASS	4,189,095.31	0.00	0.00	13,259.86	89,671.62	4,189,523.05	4,202,355.17

Transaction Activity

Transaction Date	Transaction Description	Contributions	Withdrawals	Balance	Transaction Number
07/01/2026	Beginning Balance			4,189,095.31	
07/31/2026	Income Dividend Reinvestment	13,259.86			
07/31/2026	Ending Balance			4,202,355.17	



California CLASS

California CLASS

Date	Dividend Rate	Daily Yield
07/01/2026	0.000101896	3.7192%
07/02/2026	0.000407480	3.7182%
07/03/2026	0.000000000	3.7182%
07/04/2026	0.000000000	3.7182%
07/05/2026	0.000000000	3.7182%
07/06/2026	0.000101744	3.7137%
07/07/2026	0.000101846	3.7174%
07/08/2026	0.000101560	3.7069%
07/09/2026	0.000092359	3.6849%
07/10/2026	0.000302022	3.6746%
07/11/2026	0.000000000	3.6746%
07/12/2026	0.000000000	3.6746%
07/13/2026	0.000118480	3.6916%
07/14/2026	0.000101645	3.7100%
07/15/2026	0.000101835	3.7170%
07/16/2026	0.000102026	3.7240%
07/17/2026	0.000305172	3.7129%
07/18/2026	0.000000000	3.7129%
07/19/2026	0.000000000	3.7129%
07/20/2026	0.000101302	3.6975%
07/21/2026	0.000101284	3.6969%
07/22/2026	0.000101850	3.7175%
07/23/2026	0.000102103	3.7268%
07/24/2026	0.000306963	3.7347%
07/25/2026	0.000000000	3.7347%
07/26/2026	0.000000000	3.7347%
07/27/2026	0.000102404	3.7378%
07/28/2026	0.000102597	3.7448%
07/29/2026	0.000103013	3.7573%
07/30/2026	0.000102825	3.7584%
07/31/2026	0.000102922	3.7566%

Performance results are shown net of all fees and expenses and reflect the reinvestment of dividends and other earnings. Many factors affect performance including changes in market conditions and interest rates and in response to other economic, political, or financial developments. Investment involves risk including the possible loss of principal. No assurance can be given that the performance objectives of a given strategy will be achieved. **Past performance is no guarantee of future results. Any financial and/or investment decision may incur losses.**



ROJAS
PUBLIC AFFAIRS

QUARTERLY REPORT

Legislative Advocacy Activities:
April - June 2026



Montecito Sanitary
District

SUCCESS TO DATE

Since 2024



13

Legislative
& Agency
Meetings



\$1.8 M

Federal
Funding
(Selected
Not Awarded)



\$18.25M

Federal
WRDA
Funding
Secured



2

Legislative
Days



1

District
Visits



UPDATES

FEDERAL

Congress has transitioned from the FY 2027 Community Project Funding (CPF) and Congressionally Directed Spending (CDS) application process to reviewing submitted requests as the annual appropriations process moves forward. Throughout the second quarter, House Appropriations subcommittees began reviewing eligible projects and drafting FY 2027 spending bills, while Senate offices continued evaluating submitted CDS requests.

For local agencies, the focus has shifted from submitting requests to maintaining engagement with congressional offices, responding to follow-up questions, and preparing for committee consideration. Projects demonstrating strong community impact, clear federal eligibility, and readiness to proceed remain best positioned as Congress advances appropriations legislation.

Key Upcoming Dates

- **May–June 2026:** House Appropriations subcommittees begin reviewing FY 2027 spending bills.
- **Summer 2026:** Congressional offices continue evaluating submitted CPF/CDS requests and conducting applicant follow-up.
- **July 2026:** House Appropriations Committee markups continue, with eligible Community Project Funding requests beginning to appear in committee reports.
- **September 30, 2026:** End of the federal fiscal year; Congress works toward completing FY 2027 appropriations.

STATE

California concluded its annual budget process during the second quarter with the release of the Governor's May Revision and the Legislature's adoption of the FY 2026–27 State Budget by the June 15 constitutional deadline. Budget negotiations throughout the quarter focused on balancing fiscal priorities while maintaining investments in infrastructure, water, public safety, climate resilience, and community development.

As the new fiscal year begins, state agencies are preparing to implement enacted budget programs by developing grant guidelines, releasing funding opportunities, and providing program-specific guidance. Local agencies should continue refining project readiness and monitoring upcoming grant solicitations to take advantage of funding opportunities throughout the remainder of the year.

Key Upcoming Dates

- **June 15, 2026:** Legislature passes the FY 2026–27 State Budget.
- **Late June 2026:** Governor signs the enacted state budget.
- **Summer 2026:** State agencies begin releasing grant guidelines and funding opportunities authorized in the enacted budget.
- **August 3, 2026:** Legislature reconvenes from Summer Recess
- **August 31, 2026:** Last day for each house to pass bills
- **September 30, 2026:** Last day for the Governor to sign or veto bills
- **Ongoing:** Proposition 4 implementation and additional infrastructure funding programs continue rolling out across state agencies.



4TH QUARTER HIGHLIGHTS

STATE & FEDERAL ADVOCACY SERVICES

Throughout the quarter, Rojas Public Affairs continued to advance Montecito Sanitary District's state and federal advocacy priorities, with a primary focus on securing funding for the District's Wastewater Treatment Plant Rehabilitation Project. RPA monitored federal appropriations decisions, pursued alternative funding pathways through the District's existing Section 219 authorization and federal and state financing programs, and strengthened relationships with legislative and agency representatives. The team also provided timely budget updates and coordinated upcoming opportunities to showcase the District's infrastructure needs.

April

- Followed up with Senators Schiff's and Padilla's offices regarding Montecito Sanitary District's FY 2027 Congressionally Directed Spending requests and offered to provide supplemental materials, coordination, or additional information during their review.
- Communicated with Congressman Carbajal's office regarding the District's FY 2027 Community Project Funding request and potential next steps related to the District's \$18.25 million Section 219 authorization secured through the Water Resources Development Act of 2024.
- Presented the 2026 First-Quarter Legislative Advocacy Report to the Board of Directors.
- Submitted a consolidated list of RPA clients' priority funding projects to Senate and Assembly Budget Committee staff ahead of the May Revision for consideration should funding become available for local district member requests.

May

- Monitored announcements regarding FY 2027 Congressionally Directed Spending selections by Senators Schiff and Padilla and Community Project Funding selections by Congressman Carbajal. Confirmed with congressional staff that the District's project was not selected for federal appropriations funding this year.
- Contacted Senators Schiff's and Padilla's local district offices to request introductory meetings and continue building awareness of the District's priorities and relationships with staff serving the region.
- Distributed a summary and analysis of the Governor's May Revision, including its potential impacts on local funding opportunities.
- Distributed updated member-request materials and program information to legislative offices and Budget Committee staff following the Governor's May Revision.

June

- Conducted outreach to Assemblymember Hart's and Senator Limón's offices to coordinate a tour of Montecito Sanitary District's Wastewater Treatment Plant. A District visit and tour with representatives from both offices is scheduled for August 10.
- Researched state and federal funding and financing opportunities for the Wastewater Treatment Plant Rehabilitation Project and initiated outreach to relevant agencies, including the State Water Resources Control Board regarding the Clean Water State Revolving Fund and the U.S. Environmental Protection Agency regarding the Water Infrastructure Finance and Innovation Act program.
- Followed up with Congressman Carbajal's office regarding potential use of the District's existing Section 219 authorization. Coordinated a July meeting to discuss alternative federal funding opportunities and a potential path forward under the authorization.



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108

A Public Service Agency

Phone: (805) 969-4200
www.montsan.org

MONTECITO SANITARY DISTRICT STAFF REPORT – 7A

DATE: August 12, 2026
TO: Board of Directors
FROM: John Weigold, General Manager
SUBJECT: Audited Financial Statements for Fiscal Year 2024-25

RECOMMENDATION

It is recommended that the Board consider:

- i) Receiving and filing a report by John Britton, CPA, of Bartlett Pringle & Wolff (BPW), LLP regarding the Montecito Sanitary District's 2024-25 Financial Statements audit report and Letter of Required Communication.

ANALYSIS

The District's Fiscal Year 2024-25 Financial Audit has been completed, and the Board will receive a presentation from its Audit Firm Bartlett, Pringle, Wolff regarding the contents of the report.

FISCAL IMPACT

None.

ATTACHMENTS:

1. Montecito Sanitary District Fiscal Year 2024-2025 Financial Statements
2. PowerPoint Presentation



Montecito Sanitary District Financial Statement Audit For the year ended June 30, 2025

John Britton, Partner
Michael Shaner, Manager



Presentation Overview

1. Required Communications
 - Significant estimates in the financial statements
 - Audit entries
 - Internal control recommendations
2. Independent Auditor's Report
3. Overview of Financial Statements





Required Communications

1. A letter of required communications was provided to the District prior to the audit. The letter covered certain aspects of the audit including, independence, planning, the concept of materiality, and audit risks in the planning phase.
2. There were no new accounting standards that impacted the District in the current year, nor have there been any changes in existing significant accounting policies during the current year.
3. We did not identify any significant unusual transactions.
4. There were no disagreements with management over the application of significant accounting principles, the basis for management's judgments on any significant matters, the scope of the audit, or significant disclosures to be included in the financial statements.



Significant Estimates in the Financial Statements

1. Depreciation: Calculated on a straight-line basis over the expected useful life of each asset.
 - (A) We evaluated the consistency and reasonableness of useful lives for current year additions.
 - (B) We also performed a reasonableness calculation over depreciation expense.

2. Net OPEB liability: Calculated by an actuary in accordance with the parameters of GASB 75, based on census data provided to the actuary by the District.
 - (A) We reviewed the validity of the underlying inputs.
 - (B) We recalculated the mathematical accuracy and evaluated the reasonableness of the components of the changes in the net OPEB obligation, OPEB expense, and related deferred inflows and outflows.



Significant Estimates in the Financial Statements

3. Net pension liability: Estimate of the proportionate share of the collective net pension liability. Underlying information was calculated by independent actuary, CalPERS in accordance with GASB 68.
 - (A) We evaluated current year changes identified by CalPERS at the Miscellaneous Pool level and recalculated the impact to each Plan.
 - (B) We compared payroll costs per the general ledger to the underlying payroll data submitted to the actuary. Underlying payroll costs are a significant component of the calculation of the net pension liability.



Audit Adjustments

Audit adjustments that were recorded after the initial trial balance was received related to fiscal year ended June 30, 2025 have been provided and approved management and are reflected in the financial statements.

Internal Control Matters

A letter of internal control findings and recommendations was provided.



Independent Auditor's Report

Unmodified Opinion (Clean Opinion)

In our opinion, the financial statements present fairly, **in all material respects**, the financial position of the District and respective changes in financial position and cash flows the years ended June 30, 2025 and 2024 in accordance with accounting principles generally accepted in the United States of America.

We conducted our audits in accordance with auditing standards generally accepted in the United States of America. The audit is planned and performed to obtain reasonable assurance (not absolute) about whether the financial statements as a whole are free from **material** misstatement.

We considered the District's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the internal control. Accordingly, we express no such opinion.

Year-End Snapshot June 30, 2025 and 2024



Statement of Net Position Highlights



	2025	2024
ASSETS		
Current Assets:		
Cash and investments (Note 2 and 3)	\$ 20,059,265	\$ 19,918,300
Receivables	1,565,011	139,012
Prepaid expenses	118,316	118,316
Total current assets	21,742,592	20,175,628
Capital Assets:		
Depreciable:		
Plant and equipment	64,105,527	60,789,231
Less accumulated depreciation	(28,736,453)	(27,544,054)
	35,369,074	33,245,177
Non-depreciable:		
Construction in progress	2,226,969	1,126,977
Land and improvements	106,500	106,500
Net capital assets (Note 2 and 4)	37,702,543	34,478,654
Total Assets	59,445,135	54,654,282
DEFERRED OUTFLOWS OF RESOURCES		
Deferred pensions (Note 8)	1,085,795	1,314,739
Deferred postemployment health care benefits (Note 9)	113,851	167,031
Total deferred outflows of resources	1,199,646	1,481,770
Total Assets and Deferred Outflows of Resources	\$ 60,644,781	\$ 56,136,052

1. Cash and investments saw a net increase of approximately \$140K from prior year.
2. Receivables increased \$1.4M, primarily due to FEMA reimbursement.
3. Net capital assets increased \$3.2M, primarily due to Plant & Equipment and CIP.
4. Total deferred outflows decreased \$282K.

Statement of Net Position Highlights



LIABILITIES

Current Liabilities:

Accounts payable	\$ 913,672	\$ 186,303
Accrued salaries and benefits	44,855	49,089
Accrued interest	100,734	278,528
Customer deposits	356,778	312,334
Current portion of long-term debt (Note 6)	735,000	710,000

Total current liabilities	2,151,039	1,536,254
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Long-Term Liabilities:

Compensated absences payable (Note 5)	333,528	217,333
Long-term debt, net of current portion (Note 6)	4,605,441	5,414,529
Net pension liability (Note 8)	3,149,303	3,157,186
Postemployment health care benefits liability (Note 9)	269,097	279,003

Total long-term liabilities	8,357,369	9,068,051
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Total Liabilities	10,508,408	10,604,305
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DEFERRED INFLOWS OF RESOURCES

Deferred pensions (Note 8)	76,685	125,386
Deferred postemployment health care benefits (Note 9)	61,460	135,131
Deferred gain on refunding debt	41,001	49,201

Total deferred inflows of resources	179,146	309,718
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Total Liabilities and Deferred Inflows of Resources	10,687,554	10,914,023
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NET POSITION

Net investment in capital assets	32,321,101	28,304,924
Unrestricted, designated for retirement benefits obligation	199,474	188,790
Unrestricted, designated for capital replacement	3,155,244	3,939,545
Unrestricted, designated for reserves	2,250,000	2,250,000
Unrestricted, designated for recycled water	-	994,706
Unrestricted	12,031,408	9,544,064

Total Net Position	\$ 49,957,227	\$ 45,222,029
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4. Total liabilities decreased \$96K.

- Current liabilities increased \$614K, primarily due to an increase in A/P offset by decrease in accrued interest.

- Long-term debt decreased \$710K, primarily due to the decrease in the revenue bonds long-term debt.

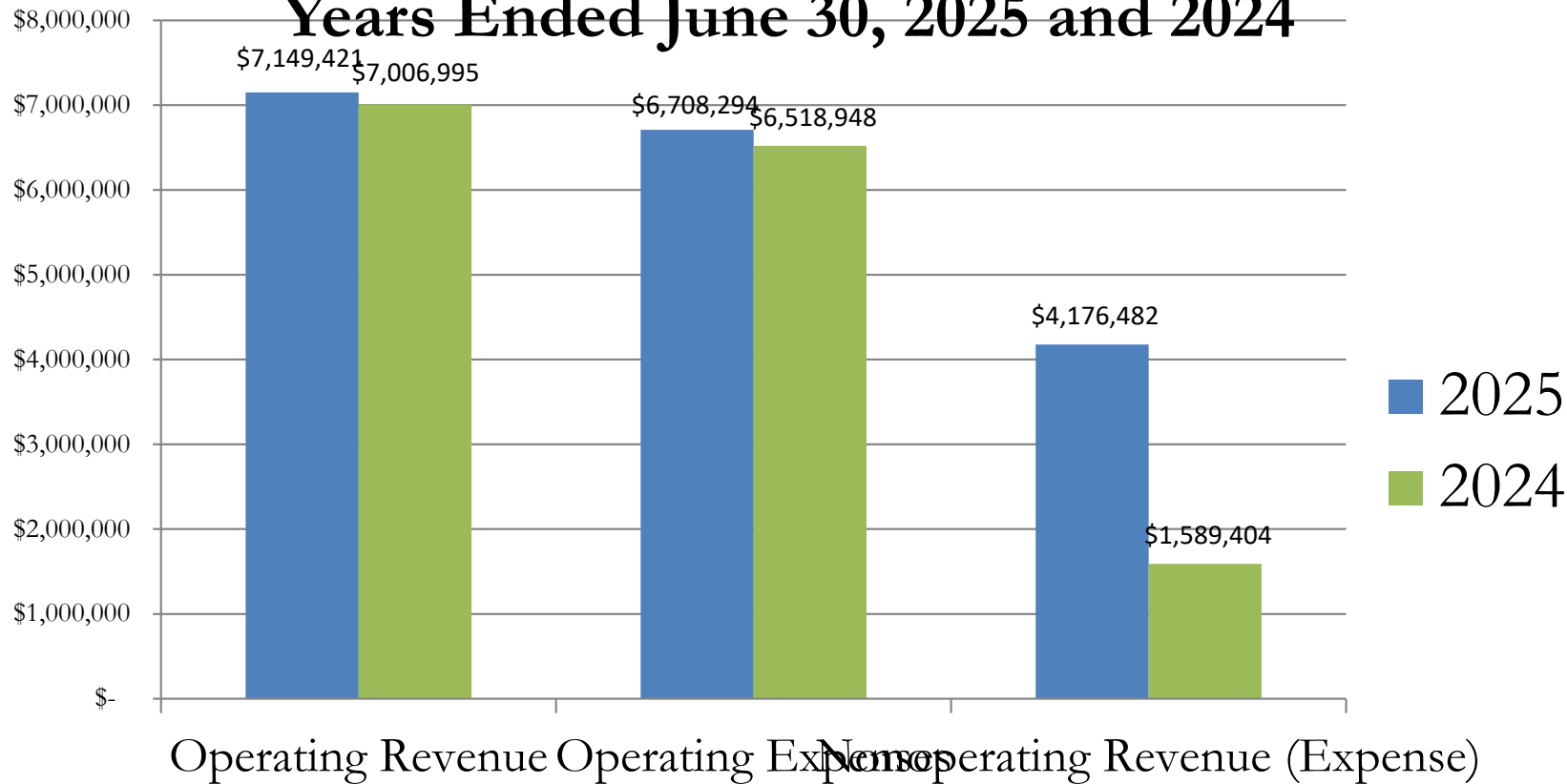
5. Deferred inflows decreased \$130K, related to changes in OPEB and pensions.

6. Total net position increased \$4.7M.

- Largest component is net position investment in capital assets.

- Remaining balance of net position is unrestricted, about 32% is board designated.

Revenue and Expense Comparison Years Ended June 30, 2025 and 2024



- Operating revenue of \$7.15 million in 2025 is an increase of \$142K over prior year.
- Operating expenses of \$6.7 million in 2025 is an increase of \$189K over prior year.
- Nonoperating revenue (expense) increased \$2.59M from prior year, primarily due to grant revenue and reimbursements, offset by interest expense.

Statement of Revenue, Expenses and Changes in Net Position



	2025	2024
Operating Revenues:		
Service charges	\$ 6,632,613	\$ 6,644,349
Connection fees	369,141	293,049
Other services	147,667	69,597
Total operating revenues	<u>7,149,421</u>	<u>7,006,995</u>
Operating Expenses:		
Sewage collection	2,402,049	2,248,906
Sewage treatment	2,542,505	2,692,823
Sewage disposal	77,857	64,789
Administrative	1,685,883	1,512,430
Total operating expenses	<u>6,708,294</u>	<u>6,518,948</u>
Income from operations	<u>441,127</u>	<u>488,047</u>
Nonoperating Revenue:		
Investment income	863,427	833,108
Property taxes	834,280	790,618
Other income	2,592,187	107,490
Interest expense	(113,412)	(141,812)
Total nonoperating revenue	<u>4,176,482</u>	<u>1,589,404</u>
Excess of revenue over expenses	<u>4,617,609</u>	<u>2,077,451</u>
Capital contributions		
Contributed subsurface lines	<u>117,589</u>	<u>102,396</u>
Total capital contributions	<u>117,589</u>	<u>102,396</u>
Change in net position	4,735,198	2,179,847
Net position, beginning of year	<u>45,222,029</u>	<u>43,042,182</u>
Net position, end of year	<u>\$ 49,957,227</u>	<u>\$ 45,222,029</u>

1. Operating revenue was \$7.15M. Service revenue comprised 93% of operating revenue (95% in PY).
2. Total operating expenses increased \$189K.
3. Nonoperating revenue (expense) increased \$2.59M, and was a net revenue of \$4.18M for 2025.
4. Capital contributions for 2025 were \$118K.



Questions?



BARTLETT, PRINGLE & WOLF, LLP
CERTIFIED PUBLIC ACCOUNTANTS AND CONSULTANTS

MONTECITO SANITARY DISTRICT

June 30, 2025 and 2024

FINANCIAL STATEMENTS



BARTLETT, PRINGLE & WOLF, LLP
CERTIFIED PUBLIC ACCOUNTANTS AND CONSULTANTS

MONTECITO SANITARY DISTRICT

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INDEPENDENT AUDITOR'S REPORT

**To the Board of Directors of
Montecito Sanitary District:**

Report on the Audit of the Financial Statements

Opinion

We have audited the accompanying financial statements of Montecito Sanitary District (the District) as of and for the years ended June 30, 2025 and 2024, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the financial position of the District as of June 30, 2025 and 2024, and the changes in financial position and cash flows thereof for the years then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the Management's Discussion and Analysis on pages 4 through 14, the California Public Employees' Retirement System Schedule of Montecito Sanitary District's Proportionate Share of the Net Pension Liability on page 45, the California Public Employees' Retirement System Schedule of Montecito Sanitary District's Contributions on page 46, and the Other Postemployment Benefits (OPEB) Plan – Schedule of Changes in the Net OPEB Liability and Related Ratios on page 47 be presented to supplement the basic financial statements. Such information, although not a part of the basic

financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audits were conducted for the purpose of forming an opinion on the financial statements that collectively comprise the Montecito Sanitary District's basic financial statements. The Schedule of Operating Expenses – By Department on pages 49 through 50 are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the Schedule of Operating Expenses – By Department is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Information

Management is responsible for the other information included in the annual report. The other information comprises the list of board of directors on page 48 but does not include the basic financial statements and our auditor's report thereon. Our opinion on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audits of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Santa Barbara, California
August 7, 2026

MONTECITO SANITARY DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

This Management's Discussion and Analysis (MD&A) is a key element of the District's annual audited financial statements that are prepared in accordance with the Governmental Accounting Standards Board Statement No. 34 (GASB 34). The purpose of the MD&A is to provide an overview of the District's financial condition and to highlight important changes and activities with fiscal implications that occurred during the fiscal years (FY) June 30, 2024-2025 and June 30, 2023-2024. We encourage readers to consider the information presented here in conjunction with the District's financial statements and related notes, which follow this section.

District Overview

The Montecito Sanitary District (the District) is an independent special district voted into existence in 1947 by the residents of Montecito to provide for the collection, treatment and disposal of wastewater. The District's mission has always been and continues to be "to protect public health and safety and to preserve the natural environment through the collection, treatment and disposal of wastewater in the most cost-effective way possible."

In 1961, the District constructed a wastewater treatment plant capable of processing 750,000 gallons per day. The infrastructure includes an ocean outfall pipeline (located 1,500 feet offshore) and sewer collection system pipeline and pumping system. In 1981 the voters approved \$3.1 million in revenue bonds to incorporate new technology, and double the plant's capacity to 1.5 million gallons per day. Today, the treatment plant capacity remains at 1.5 million gallons per day (mgd). The average daily flow as reported in the District's 2023 Annual Report to the California Regional Water Quality Control Board was 778,000 gallons per day (gpd).

In March 2007 the District issued Certificates of Participation (COPs) in the amount of \$14,765,000. These funds were used for capital replacement/improvement projects including a new testing laboratory and a maintenance building, over 25 miles of sewer main rehabilitation, lift station refurbishment and new sewer force main pipelines.

In May 2017 the District refunded the COPs by using \$1,121,862 available cash, \$957,824 COP reserve funds, and issuing new 2017 Sewer Refunding Revenue Bonds in the amount of \$10,020,000. This refunding will result in savings of over \$4 million due to favorable interest rates obtained and shortening of the term of the debt by seven years.

The District currently serves 3,090 residential properties and 42 commercial/institutional properties.

**MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

Management and Governance

The District is governed by a five-member Board of Directors. The Directors are elected on an at-large basis for four-year terms. In 2001, the Board voted to align its elections with the Statewide General Elections to increase voter turnout and achieve a substantial cost savings. At the Board's discretion an Organizational Meeting is held at least every other year to assign officers' duties and to appoint the standing Committee Representatives. This process generally results in a rotation of duties among the Board members. The established Committees meet on an as-needed basis. If necessary, Ad Hoc Committees are formed for special projects. The Board of Directors approves the annual operating and capital budgets and authorizes expenditures of the District's funds.

The District employs a General Manager as the chief executive. The General Manager reports directly to the Board of Directors and is responsible for the overall operation and administration of the District. The District's Management Staff also includes a District Administrator who is the chief administrator, an Operations Manager, an Engineering Manager and a Lab and Pretreatment Manager. The District had 18 full-time authorized positions in FY June 30, 2024-2025 and 18 in FY June 30, 2023-2024.

Financial Statements

This discussion and analysis provides an introduction and a brief description of the District's financial statements, including the relationship of the statements to each other and the significant differences in the information they provide. The District's basic financial statements include four components:

- Statement of Net Position
- Statement of Revenues, Expenses and Changes in Net Position
- Statement of Cash Flows
- Notes to the Financial Statements

The Statement of Net Position includes all the District's assets and deferred outflows and liabilities and deferred inflows, with the difference reported as net position. Net position is categorized as follows:

- Net Investment in Capital Assets
All property not easily converted to cash and held for a long period of time (real estate, equipment, etc.) net of related debt
- Restricted
Assets/Cash needed to pay liabilities and may be restricted according to law or regulation
- Unrestricted
Any asset that is not restricted

MONTECITO SANITARY DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

The Statement of Net Position includes all of the District's investments in resources (assets) and the obligations to creditors (liabilities). It also provides the basis for computing rate of return, evaluating the capital structure of the District and assessing the liquidity and financial flexibility of the District.

The Statement of Revenues, Expenses and Changes in Net Position presents information which shows how the District's net position changed during the year. All of the current year's revenues and expenses are recorded when the underlying transaction occurs, regardless of the timing of the related cash flows. The statement of revenues, expenses and changes in net position measures the success of the District's operations over the past year and determines whether the District has recovered its costs through user fees and other charges.

The Statement of Cash Flows provides information regarding the District's cash receipts and cash disbursements during the year. This statement reports cash activity in four categories:

- Operations
- Noncapital financing
- Capital and related financing
- Investing

This statement differs from the Statement of Revenues, Expenses and Changes in Net Position because the Statement of Cash Flows accounts only for transactions that result in cash receipts or cash disbursements.

The notes to the financial statements provide a description of the accounting policies used to prepare the financial statements and present material disclosures required by generally accepted accounting principles that are not otherwise present in the financial statements.

Financial Highlights

- The District's net position increased 10.47% or \$4,735,198 to \$49,957,227 in fiscal year June 30, 2024-2025. In the prior year, the District's net position increased 5.06% or \$2,179,847 to \$45,222,029.
- The District's operating revenues increased by 2.03% and operating expenses increased by 2.90% in fiscal year June 30, 2024-2025. In the prior year, operating revenues increased by 2.96% and operating expenses increased by 14.61%.

**MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

Financial Analysis of the District

The following is a summary of the District's Statement of Net Position:

	June 30, 2025	June 30, 2024	June 30, 2023	% Change FY 2024- 2025 and 2023-2024	% Change FY 2023- 2024 and 2022-2023
<u>Assets:</u>					
Current assets	\$ 21,742,592	\$ 20,175,628	\$ 19,552,540	7.77%	3.19%
Noncurrent assets:					
Capital assets	37,702,543	34,478,654	33,434,059	9.35%	3.12%
Total Assets	59,445,135	54,654,282	52,986,599	8.77%	3.15%
<u>Deferred Outflows of Resources:</u>					
Deferred pensions	1,085,795	1,314,739	1,346,078	-17.41%	-2.33%
Deferred OPEB	113,851	167,031	228,338	-31.84%	-26.85%
Total Deferred Outflows	1,199,646	1,481,770	1,574,416	-19.04%	-5.88%
<u>Liabilities:</u>					
Current liabilities	2,151,039	1,536,254	1,377,854	40.02%	11.50%
Long term liabilities	8,357,369	9,068,051	9,725,876	-7.84%	-6.76%
Total Liabilities	10,508,408	10,604,305	11,103,730	-0.90%	-4.50%
<u>Deferred Inflows of Resources:</u>					
Deferred pensions	76,685	125,386	149,877	-38.84%	-16.34%
Deferred OPEB	61,460	135,131	207,825	-54.52%	-34.98%
Deferred gain on refunding debt	41,001	49,201	57,401	-16.67%	-14.29%
Total Deferred Inflows	179,146	309,718	415,103	-42.16%	-25.39%
<u>Net Position:</u>					
Net investment in capital assets	32,321,101	28,304,924	26,507,285	14.19%	6.78%
Unrestricted	17,636,126	16,917,105	16,534,897	4.25%	2.31%
Total Net Position	\$ 49,957,227	\$ 45,222,029	\$ 43,042,182	10.47%	5.06%

% Change calculated by current year less prior year number and divided by prior year number.

MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS

The following is a summary of the District's statement of revenues, expense and changes in net position for the years ended June 30, 2025 and 2024:

	Fiscal Year Ended June 30, 2025	Fiscal Year Ended June 30, 2024	Fiscal Year Ended June 30, 2023	% Change FY 2024- 2025 and 2023-2024	% Change FY 2023- 2024 and 2022-2023
Operating revenues	\$ 7,149,421	\$ 7,006,995	\$ 6,805,832	2.03%	2.96%
Operating expenses	6,708,294	6,518,948	5,688,021	2.90%	14.61%
Operating income	441,127	488,047	1,117,811	-9.61%	-56.34%
Nonoperating revenue	4,289,894	1,731,216	1,095,597	147.80%	58.02%
Nonoperating expense	113,412	141,812	169,212	-20.03%	-16.19%
Non-operating income	4,176,482	1,589,404	926,385	162.77%	-71.57%
Excess of revenue over expenses	4,617,609	2,077,451	2,044,196	122.27%	1.63%
Capital contributions	117,589	102,396	19,504	14.84%	425.00%
Change in net position	4,735,198	2,179,847	2,063,700	117.23%	5.63%
Net position, beginning of year	45,222,029	43,042,182	40,978,482	5.06%	5.04%
Net position, end of year	\$ 49,957,227	\$ 45,222,029	\$ 43,042,182	10.47%	5.06%

The following is a table of the District's nonoperating revenue and expenses broken down by major source:

	Fiscal Year Ended June 30, 2025	Fiscal Year Ended June 30, 2024	Fiscal Year Ended June 30, 2023
Nonoperating Revenue:			
Investment income	\$ 863,427	\$ 833,108	\$ 337,780
Property taxes	834,280	790,618	748,625
Other income	2,562,687	107,490	9,192
Gain on sale of assets	29,500	-	-
Nonoperating Expense:			
Interest expense	(113,412)	(141,812)	(169,212)
Total nonoperating revenue	\$ 4,176,482	\$ 1,589,404	\$ 926,385

FY 2023 to 2025 Nonoperating expense includes Interest expense (Bond/Debt Service interest payments).

**MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

Sources of Revenue

The following is a table of the District's revenues broken down by major source:

Revenue Category	2024-2025	2023-2024	2022-2023	% Change FY 2024- 2025 and 2023-2024	% Change FY 2023- 2024 and 2022-2023
Service charges	\$ 6,632,613	\$ 6,644,349	\$ 6,525,589	-0.18%	1.82%
Connection fees	369,141	293,049	234,212	25.97%	25.12%
Other services	147,667	69,597	46,031	112.17%	51.20%
Operating revenue	<u>7,149,421</u>	<u>7,006,995</u>	<u>6,805,832</u>	<u>2.03%</u>	<u>2.96%</u>
Investment income (loss)	863,427	833,108	337,780	3.64%	146.64%
Property taxes	834,280	790,618	748,625	5.52%	5.61%
Grant revenue and reimbursements	2,564,750	219,930	19,840	1066.17%	1008.52%
Nonoperating revenue	<u>4,262,457</u>	<u>1,843,656</u>	<u>1,106,245</u>	<u>131.20%</u>	<u>66.66%</u>
Total revenue	<u>\$ 11,411,878</u>	<u>\$ 8,850,651</u>	<u>\$ 7,912,077</u>	<u>28.94%</u>	<u>11.86%</u>

Sewer Service Charge (SSC)

The major source of revenue for the District is its annual Sewer Service Charges (SSC). The Fiscal Year June 30, 2024-2025 sewer service charges revenue decreased by approximately \$12,000 from the prior Fiscal Year June 30, 2023-2024. The District's total annual SSC revenue for Fiscal Year June 30, 2024-2025 was \$6,632,613, which amounted to approximately 66.7% of the total revenues and 92.8% of the total operating revenue. The District's total annual SSC revenue for Fiscal Year June 30, 2023-2024 was \$6,644,349, which amounted to approximately 75.1% of the total revenues and 94.8% of the total operating revenue.

The District maintains a Teeter Plan agreement with the County of Santa Barbara. Under this agreement, the County guarantees payment to the District. The County collects these funds from the District's customers on their annual property tax statements, and the District receives the total amount of SSC revenue reported to the County each year.

Future Rate Increases

On May 9, 2016 the Board of Directors approved a 3-year planned rate increase structure for sewer service charges that went into effect beginning in Fiscal Year June 30, 2016-2017 and ran through Fiscal Year June 30, 2018-2019. On October 9, 2017 the Board of Directors approved to amend the fee schedule. All rate increases were validated and approved by following the procedures and requirements of Proposition 218. The District plans on completing a rate study during Fiscal Year 2025-26 for implementation in Fiscal Year 2026-27.

MONTECITO SANITARY DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

Connection Fees

The connection fees collected on District permits are charges for connection to the District's sanitary sewer system necessary to recoup prior infrastructure costs incurred to provide service. Connection fees collected for the Fiscal Year June 30, 2024-2025 and Fiscal Year June 30, 2023-2024 were \$369,141 and \$293,049, respectively. The increase in connection fees received is attributed to a 36% increase in development activity in Fiscal Year 2024-25 compared to Fiscal Year 2023-24.

Investment Income

The District's current approved investment policy, states that it shall be the policy of the District to invest funds, with maximum security through diversification and prudence, in a manner which will provide the highest investment return, while meeting the daily cash flow demands of the entity and conforming to all statutes governing the investments of District funds.

In keeping with that policy, the District Board chose to expand the investment vehicles it participated in to take advantage of the high interest rate environment in Fiscal Year 2024-25. The District shifted a portion of its funds from its two main investment vehicles, the Santa Barbara County Investment Pool and the Local Agency Investment Fund (LAIF), to a Charles Schwab Treasury fund and an account with California CLASS. Both of these investment vehicles offer one-day liquidity, so the District has the same ability to meet operational needs as its previous main investment vehicles.

The Santa Barbara County Pool consists of Sewer Service Charges, Property Tax Income, and Interest. District practice has been to draw from the Santa Barbara County Pool for operating funds.

Interest revenues received within Fiscal Year June 30, 2024-2025 from the two investment pools was \$863,427.

Property Tax

The District receives one half of 1% of the total property tax revenue that is collected by the County of Santa Barbara for parcels within its service area, whether or not they are a customer of the District. The property tax revenue is inclusive of secure, unsecured, unitary, and supplemental property taxes. In Fiscal Year June 30, 2024-2025 this property tax revenue amounted to \$834,280.

Operating Expenses

The District's operating expenses (not including depreciation) for Fiscal Year June 30, 2024-2025 were \$5,515,895 and for FY June 30, 2023-2024 were \$5,288,050. This is an overall increase in Fiscal Year 2024-25 of 4.3%. compared to 19.8% in Fiscal Year 2023-24. Depreciation expense for FY June 30, 2024-2025 was \$1,192,399 and for FY June 30, 2023-2024 was \$1,230,898.

MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS

Expenditure increases or decreases in fiscal year June 30, 2024-2025 versus fiscal year June 30, 2023-2024 were as follows:

Expense Category	Expenses FY 2024-2025	Expenses FY 2023-2024	Expense Increase (Decrease)	Difference	Comments/Justification
Personnel (Salaries, Payroll Taxes, WC Insurance, and Benefits)	\$ 3,693,669	\$ 3,200,614	\$ 493,055	15.4%	FY 24-25 Increase primarily due to the addition of 1 FTE compared to 23-24, a higher Unfunded Actuarial Liability CalPERS Payment, increased medical benefits expenditures as a result of labor negotiations, and typical increases to FICA/CalPERS based on employees moving up their pay grade/scale
Pooled Liability and Other CSRMA Insurance Programs	164,406	85,600	78,806	92.1%	FY 24-25 increase primarily due to significant increases in the District's General Liability and Property Insurance premiums
Maintenance, Repairs, Operating Supplies/Equip, and Contracted Services	849,742	1,104,403	(254,661)	-23.1%	FY24-25 Decrease primarily due to one-time roof repair costs (\$122,329), unanticipated Lift Station Parts needs (\$31,411), increased WWTP Maintenance Materials (\$29,054), increased electrical services work (\$35,128) and fence/tree removal costs (\$26,500) in FY23-24
Utilities, Telephone, Fuel and Oil	294,885	303,007	(8,122)	-2.7%	Immaterial difference from FY 2023-24
Research & Monitoring	31,409	34,700	(3,291)	-9.5%	Immaterial difference from FY 2023-24
Office Expenses, Special Projects, and Misc. Administrative Costs	55,624	86,581	(30,957)	-35.8%	FY 24-25 Decrease due to one time tree removal costs in FY 23-24 not needed in FY 24-25
Professional Services, Administrative Fees, and Memberships	374,722	422,450	(47,728)	-11.3%	FY24-25 Decrease a result of one time expenditures incurred in 2023-24 (Salary Study costs of \$31,850 and Recruitment costs of \$20,000)
Training, Safety and Travel Expenses	51,438	50,695	743	1.5%	Immaterial difference from FY 2023-24
Subtotals	5,515,895	5,288,050	227,845	4.3%	
Depreciation	1,192,399	1,230,898	(38,499)	-3.1%	FY24-25 Decrease due to several high cost assets in the Treatment plant hitting the end of their depreciable life
Totals	\$ 6,708,294	\$ 6,518,948	\$ 189,346	2.9%	

MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS

Expenditure increases or decreases in fiscal year June 30, 2023-2024 versus fiscal year June 30, 2022-2023 were as follows:

Expense Category	Expenses FY 2023-2024	Expenses FY 2022-2023	FY 2023-2024 Expense Increase (Decrease)	Difference	Comments/Justification
Personnel (Salaries, Payroll Taxes, WC Insurance, and Benefits)	\$ 3,200,614	\$ 2,531,857	\$ 668,757	26.4%	FY 23-24 Increase due to implementation of retroactive (Represented) and current COLA for staff coupled with increased GASB 68 Pension costs
Pooled Liability and Other CSRMA Insurance Programs	85,600	114,149	(28,549)	-25.0%	FY 23-24 decrease due to a premium decrease in the District's CSRMA Pooled Liability policy
Maintenance, Repairs, Operating Supplies/Equip, and Contracted Services	1,104,403	970,306	134,097	13.8%	FY23-24 Increase primarily due to increased contracted service related to SCADA implementation and salary study services
Utilities, Telephone, Fuel and Oil	303,007	286,971	16,036	5.6%	FY23-24 Increase primarily due to minor service rate increases
Research & Monitoring	34,700	28,713	5,987	20.9%	Immaterial difference from FY 2022-23
Office Expenses, Special Projects, and Misc. Administrative Costs	86,581	86,047	534	0.6%	Immaterial difference from FY 2022-23
Professional Services, Administrative Fees, and Memberships	422,450	348,511	73,939	21.2%	FY23-24 Increase primarily due to increased computer software costs and asset management services
Training, Safety and Travel Expenses	50,695	48,348	2,347	4.9%	Immaterial difference from FY 2022-23
Subtotals	5,288,050	4,414,902	873,148	19.8%	
Depreciation	1,230,898	1,273,119	(42,221)	-3.3%	FY23-24 Decrease due to several high cost assets in the Treatment plant hitting the end of their depreciable life
Totals	\$ 6,518,948	\$ 5,688,021	\$ 830,927	14.6%	

**MONTECITO SANITARY DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

Certificates of Participation (COPs) – California Special Districts Association (CSDA) Finance Corporation – 2007 Series UU

Due to an urgent need for capital improvement project funds in FY June 30, 2006-2007 the District worked with CSDA to seek funding through the issuance of COPs. The Board saw this as a means to ensure the District would have the funds necessary to complete a list of capital projects deemed to be mission critical to the District's efforts to provide the service expected and mandated by federal and state regulations, and to ensure the environmental health and safety of the community which the District serves. On March 1, 2007 the CSDA Finance Corporation issued COPs in the amount of \$14,765,000 (see Note 6). The Acquisition Fund was established from these funds in 2007 with a beginning balance of \$10,533,493. All of those funds were spent on Board approved Mission Critical Projects by June 30, 2016. The COPs were refunded in May 2017.

2017 Sewer Refunding Revenue Bonds – California Special Districts Association (CSDA) Finance Corporation

The 2007 COPs used for capital improvement projects became eligible for "Current Refunding" after the initial call date in April 2017. In January 2017 the District engaged Fieldman, Rolapp & Associates, independent financial advisors, to analyze the opportunity for refunding the 2007 COPs. The analysis showed the District could decrease the maturity term by seven years, remove the requirement for a reserve fund, and take advantage of lower interest rates, resulting in savings of approximately \$4 million. In May 2017 the District refunded the COPs by using \$1,121,862 available cash, \$957,824 COP reserve funds, and issuing new 2017 Sewer Refunding Revenue Bonds in the amount of \$10,020,000 (see Note 6). During the fiscal year ending June 30, 2025, the District made principal payments totaling \$710,000 against the debt. As of June 30, 2025, the remaining principal balance was \$4,970,000 and unamortized premium balance was \$370,441.

The District makes two annual Debt service payments: A transfer for one half the annual interest due is made from County Treasury Operating fund to BNY Mellon in December each year, and BNY Mellon issues the debt service payment on January 1. A second transfer for the full principal payment and one half the annual interest due is made from County Treasury Operating fund to BNY Mellon in June each year, and BNY Mellon issues the debt service payment on July 1.

Annual Depreciation Funding

On May 26, 2009, the Board authorized the creation of a separate fund for depreciation. Effective July 1, 2009, the County Auditor-Controller's office established a fund titled Montecito Sanitary Capital Replacement Fund and as of June 30, 2025 there was \$3,155,244 in this fund. Annually the Board considers contributing to this fund. Typically, the annual amount contributed is based on the prior fiscal year's annual depreciation expense. The District may withdraw monies from the Capital Replacement Fund at any time to fund capital projects or to meet any operational needs of the District.

MONTECITO SANITARY DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

Annual Audited Financial Statements

At the end of each fiscal year, the District is audited by an independent certified public accounting firm qualified to perform government accounting audits. The financial statements consist of a series of financial statements and notes to those statements. The statements are organized so the reader can understand the District's entire financial position. These statements provide a detailed look at specific financial activities. This annual report consists of two parts; management's discussion and analysis (this section) and a series of basic financial statements.

The basic financial statements include the Statement of Net Position, Statement of Revenues, Expenses and Changes in Net Position, and a Statement of Cash Flows, followed by various and specific notes to those financial statements.

Additionally, the financial report includes required supplementary information, as well as other supplemental information as noted in the table of contents.

Contacting the District's Financial Management

This financial report has been prepared to provide the District's customers, creditors, and other interested parties with a general overview of the District's finances and to demonstrate the District's accountability of the money it receives. If you have any questions about this report or need additional financial information, contact Stephen Williams, Business and Administrative Manager/Clerk to the Board, at 1042 Monte Cristo Lane, Santa Barbara, CA 93108, or by telephone at (805) 969-4200.

MONTECITO SANITARY DISTRICT
STATEMENT OF NET POSITION
June 30, 2025 and 2024

	<u>2025</u>	<u>2024</u>
ASSETS		
Current Assets:		
Cash and investments (Note 2 and 3)	\$ 20,059,265	\$ 19,918,300
Receivables	1,565,011	139,012
Prepaid expenses	<u>118,316</u>	<u>118,316</u>
Total current assets	<u>21,742,592</u>	<u>20,175,628</u>
Capital Assets:		
Depreciable:		
Plant and equipment	64,105,527	60,789,231
Less accumulated depreciation	<u>(28,736,453)</u>	<u>(27,544,054)</u>
	35,369,074	33,245,177
Non-depreciable:		
Construction in progress	2,226,969	1,126,977
Land and improvements	<u>106,500</u>	<u>106,500</u>
Net capital assets (Note 2 and 4)	<u>37,702,543</u>	<u>34,478,654</u>
Total Assets	<u>59,445,135</u>	<u>54,654,282</u>
DEFERRED OUTFLOWS OF RESOURCES		
Deferred pensions (Note 8)	1,085,795	1,314,739
Deferred postemployment health care benefits (Note 9)	<u>113,851</u>	<u>167,031</u>
Total deferred outflows of resources	<u>1,199,646</u>	<u>1,481,770</u>
Total Assets and Deferred Outflows of Resources	<u>\$ 60,644,781</u>	<u>\$ 56,136,052</u>

See accompanying notes

MONTECITO SANITARY DISTRICT
STATEMENT OF NET POSITION
June 30, 2025 and 2024

	<u>2025</u>	<u>2024</u>
LIABILITIES		
Current Liabilities:		
Accounts payable	\$ 913,672	\$ 186,303
Accrued salaries and benefits	44,855	49,089
Accrued interest	100,734	278,528
Customer deposits	356,778	312,334
Current portion of long-term debt (Note 6)	<u>735,000</u>	<u>710,000</u>
Total current liabilities	<u>2,151,039</u>	<u>1,536,254</u>
Long-Term Liabilities:		
Compensated absences payable (Note 5)	333,528	217,333
Long-term debt, net of current portion (Note 6)	4,605,441	5,414,529
Net pension liability (Note 8)	3,149,303	3,157,186
Postemployment health care benefits liability (Note 9)	<u>269,097</u>	<u>279,003</u>
Total long-term liabilities	<u>8,357,369</u>	<u>9,068,051</u>
Total Liabilities	<u>10,508,408</u>	<u>10,604,305</u>
DEFERRED INFLOWS OF RESOURCES		
Deferred pensions (Note 8)	76,685	125,386
Deferred postemployment health care benefits (Note 9)	61,460	135,131
Deferred gain on refunding debt	<u>41,001</u>	<u>49,201</u>
Total deferred inflows of resources	<u>179,146</u>	<u>309,718</u>
Total Liabilities and Deferred Inflows of Resources	<u>10,687,554</u>	<u>10,914,023</u>
NET POSITION		
Net investment in capital assets	32,321,101	28,304,924
Unrestricted, designated for retirement benefits obligation	199,474	188,790
Unrestricted, designated for capital replacement	3,155,244	3,939,545
Unrestricted, designated for reserves	2,250,000	2,250,000
Unrestricted, designated for recycled water	-	994,706
Unrestricted	<u>12,031,408</u>	<u>9,544,064</u>
Total Net Position	<u>\$ 49,957,227</u>	<u>\$ 45,222,029</u>

See accompanying notes

MONTECITO SANITARY DISTRICT
STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
For the Fiscal Years Ended June 30, 2025 and 2024

	<u>2025</u>	<u>2024</u>
Operating Revenues:		
Service charges	\$ 6,632,613	\$ 6,644,349
Connection fees	369,141	293,049
Other services	<u>147,667</u>	<u>69,597</u>
Total operating revenues	<u>7,149,421</u>	<u>7,006,995</u>
Operating Expenses:		
Sewage collection	2,402,049	2,248,906
Sewage treatment	2,542,505	2,692,823
Sewage disposal	77,857	64,789
Administrative	<u>1,685,883</u>	<u>1,512,430</u>
Total operating expenses	<u>6,708,294</u>	<u>6,518,948</u>
Income from operations	<u>441,127</u>	<u>488,047</u>
Nonoperating Revenue:		
Investment income	863,427	833,108
Property taxes	834,280	790,618
Other income	2,592,187	107,490
Interest expense	<u>(113,412)</u>	<u>(141,812)</u>
Total nonoperating revenue	<u>4,176,482</u>	<u>1,589,404</u>
Excess of revenue over expenses	<u>4,617,609</u>	<u>2,077,451</u>
Capital contributions		
Contributed subsurface lines	<u>117,589</u>	<u>102,396</u>
Total capital contributions	<u>117,589</u>	<u>102,396</u>
Change in net position	4,735,198	2,179,847
Net position, beginning of year	<u>45,222,029</u>	<u>43,042,182</u>
Net position, end of year	<u><u>\$ 49,957,227</u></u>	<u><u>\$ 45,222,029</u></u>

See accompanying notes

MONTECITO SANITARY DISTRICT
STATEMENT OF CASH FLOWS
For the Fiscal Years Ended June 30, 2025 and 2024

	<u>2025</u>	<u>2024</u>
Cash Flows from Operating Activities:		
Cash received from customers	\$ 5,731,274	\$ 7,053,727
Cash payments to vendors for goods and services	(1,272,651)	(2,077,724)
Cash payments for employees services and benefits	(3,439,745)	(3,059,348)
Net cash provided by operating activities	<u>1,018,878</u>	<u>1,916,655</u>
Cash Flows from Noncapital Financing Activities:		
Property taxes	834,280	790,618
Other	2,592,187	107,490
Net cash provided by noncapital financing activities	<u>3,426,467</u>	<u>898,108</u>
Cash Flows from Capital and Related Financing Activities:		
Purchase of capital assets	(4,416,288)	(2,275,493)
Interest payments	(195,700)	(224,101)
Extension reimbursements	117,589	102,396
Principal payments on long term debt	(710,000)	(685,000)
Net cash used by capital and related financing activities	<u>(5,204,399)</u>	<u>(3,082,198)</u>
Cash Flows from Investing Activities:		
Investment income received	900,019	806,359
Net cash provided by investing activities	<u>900,019</u>	<u>806,359</u>
Net increase in cash and investments	140,965	538,924
Cash and investments – beginning of year	<u>19,918,300</u>	<u>19,379,376</u>
Cash and investments – end of year	<u><u>\$ 20,059,265</u></u>	<u><u>\$ 19,918,300</u></u>

See accompanying notes

MONTECITO SANITARY DISTRICT
STATEMENT OF CASH FLOWS
For the Fiscal Years Ended June 30, 2025 and 2024

	<u>2025</u>	<u>2024</u>
Reconciliation of operating income to net cash provided by operating activities:		
Operating income	\$ 441,127	\$ 488,047
Adjustments to reconcile operating income to net cash provided by operating activities:		
Depreciation expense	1,192,399	1,230,898
Change in assets and liabilities:		
Accounts receivable	(1,462,591)	430
Prepaid expenses	-	(57,845)
Deferred outflows	282,124	92,646
Accounts payable	727,369	81,252
Accrued salaries and benefits	(4,234)	19,541
Accrued interest	(177,794)	(13,695)
Customer deposits	44,444	46,302
Compensated absences	116,195	26,923
Net pension liability	(7,883)	118,298
Postemployment health care benefits	(9,906)	(18,957)
Deferred inflows	(122,372)	(97,185)
Net cash provided by operating activities	<u>\$ 1,018,878</u>	<u>\$ 1,916,655</u>

See accompanying notes

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 1 – Reporting Entity

Montecito Sanitary District was organized in 1947, pursuant to the Sanitary District Act of 1923, to provide sewage collection and treatment for residents within the District's geographical boundaries.

The District is governed by a Board of Directors consisting of five members elected at large. The Directors receive fees for attendance at Board and Committee meetings. The District employs a General Manager/District Engineer and such other personnel as are required to meet its responsibilities.

Note 2 – Summary of Significant Accounting Policies

Accounting Policies

The accounting policies of the District conform to accounting principles generally accepted in the United States of America as prescribed by the Governmental Accounting Standards Board and the American Institute of Certified Public Accountants (AICPA).

Accounting Basis

The District reports its activities as an enterprise fund, which is used to account for operations that are financed and operated in a manner similar to a private business enterprise, where the intent of the District is that the costs, including depreciation, of providing goods and services on a continuing basis be financed or recovered primarily through user charges. The accounts are maintained and these financial statements are presented on the accrual basis of accounting. Under the accrual basis of accounting, revenues are recognized when they are earned and expenses recognized when they are incurred. An enterprise fund is accounted for on the "flow of economic resources" measurement focus. This means that all assets and liabilities, whether current or long term, are included on the statement of net position.

The District distinguishes operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and the producing and delivering of goods in connection with the District's principal ongoing operations. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

The financial statements of the District have been prepared in conformity with Generally Accepted Accounting Principles (GAAP) as applied to government units. The Governmental Accounting Standards Board (GASB) is the accepted standard setting body for establishing governmental accounting and financial reporting principles.

Budget

The District prepares an annual budget which estimates major sources of revenue to be received during the fiscal year, as well as estimated expenditures needed for operation of District facilities. The budget is filed with Santa Barbara County (the County). The Board of Directors has the power to amend the budget during the year.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 2 – Summary of Significant Accounting Policies (Continued)

Cash and Cash Equivalents

For purposes of the statement of cash flows, cash and cash equivalents include unrestricted cash and investments held in pooled accounts and unrestricted certificates of deposit with original maturities of three months or less.

Receivables

Receivables are primarily comprised of sewer service fees collected by the County of Santa Barbara and interest earned on investments but not yet paid.

Property, Plant and Equipment

Capital assets purchased by the District are recorded at cost. Contributed or donated capital assets are recorded at fair value when acquired. Prior to the adoption of GASB 89, during the fiscal year ended June 30, 2021, interest incurred during the construction period of an asset was capitalized as part of the cost.

Depreciation

Capital assets purchased by the District are depreciated over their estimated useful lives (ranging from 5-80 years) under the straight-line method of depreciation.

Accumulated Vacation, Compensated Time Off and Sick Leave

Accumulated unpaid employee vacation, compensated time off, and sick leave benefits are recognized as liabilities of the District. The District adopted GASB 101 guidance in the fiscal year ended June 30, 2025.

Deferred Outflows and Inflows of Resources

Pursuant to GASB Statement No. 63, “Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position,” and GASB Statement No. 65, “Items Previously Reported as Assets and Liabilities,” the District recognizes deferred outflows and inflows of resources.

In addition to assets, the Statement of Net Position reports a separate section for deferred outflows of resources. A deferred outflow of resources is defined as a consumption of net position by the District that is applicable to a future reporting period.

In addition to liabilities, the Statement of Net Position reports a separate section for deferred inflows of resources. A deferred inflow of resources is defined as an acquisition of net position by the District that is applicable to a future reporting period.

Net Position

Net position represents the difference between assets and deferred outflows, and liabilities and deferred inflows, and is classified into three components as follows:

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 2 – Summary of Significant Accounting Policies (Continued)

Net Position (Continued)

Net investment in capital assets – This component of net position consists of capital assets, net of accumulated depreciation and reduced by the outstanding balances of any borrowings used for the acquisition, construction or improvement of those assets. Net investment in capital assets excludes unspent debt proceeds.

Restricted – This component of net position consists of assets which are legally restricted by outside parties for use for a specific purpose.

Unrestricted – This component of net position consists of net position that does not meet the definition of “restricted” or “net investment in capital assets.” Dedicated net position represents unrestricted assets which are segregated by the Board of Directors for specific future uses.

When an expense is incurred for purposes for which both unrestricted and restricted resources are available for use, it is the District's policy to apply restricted assets first, then unrestricted resources.

Revenue Recognition – Property Taxes and Services Charges

Property taxes and user sewer service charges are collected on the tax rolls of the County of Santa Barbara. The District receives an allocation of general property taxes. Sewer service charges are based upon the total number of equivalent residential units (ERU's) connected to the sewers of the District. Commercial properties are charged based upon loading factors and water consumption. The property taxes and service charges are recognized when they have been collected by the County and are available for distribution to the District.

Property taxes in the State of California are administered for all local agencies at the county level, and consist of secured, unsecured, and utility tax rolls. The following is a summary of major policies and practices relating to property taxes:

Property Valuations – are established by the Assessor of the County of Santa Barbara (County) for the secured and unsecured property tax rolls; the utility property tax roll is valued by the State Board of Equalization. Under the provisions of Article XIIA of the State Constitution (Proposition 13 adopted by the voters on June 6, 1978), properties are assessed at 100% of full value. From the base assessment, subsequent annual increases in valuation are limited to a maximum of 2%. However, increases to full value are allowed for property improvements or upon change in ownership. Personal property is excluded from these limitations, and is subject to annual reappraisal.

Tax Collections – are the responsibility of the County Tax Collector. Taxes and assessments on secured and utility rolls which constitute a lien against the property, may be paid in two installments: the first is due on November 1 of the fiscal year and is delinquent if not paid by December 10; and the second is due on March 1 of the fiscal year and is delinquent if not paid by April 10. Unsecured personal property taxes do not constitute a lien against real property unless the taxes become delinquent. Payment must be made in one installment, which is delinquent if not paid by August 31 of the fiscal year. Significant penalties are imposed by the County for late payments.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 2 – Summary of Significant Accounting Policies (Continued)

Revenue Recognition – Property Taxes and Services Charges (Continued)

During the fiscal year ended June 30, 1994, the District adopted the “Teeter Plan” as defined in the Revenue and Taxation Code. Under this plan, the District is guaranteed 99.6% of the secured property tax apportionment each year. The District is also assured of receiving 95% of the unsecured property tax apportionment for each fiscal year by July 31 of the following fiscal year. The remaining 5% is placed in a Tax Loss Reserve Fund which will be used to offset future tax sale losses incurred by the County. Additionally, the District is assured of receiving 100% of its sewer service charges for each fiscal year.

Tax Levy Apportionments – Due to the nature of the District-wide maximum levy, it is not possible to identify general purpose tax rates for specific entities. Under State legislation adopted subsequent to the passage of Proposition 13, apportionments to local agencies are made by the County Auditor-Controller based primarily on the ratio that each agency represented of the total District-wide levy for the three years prior to fiscal year 1979. The District’s apportionment is ½ of 1% of the total property tax revenue that is collected by the County of Santa Barbara for parcels within its service area.

Property Tax Administration Fees – The State of California FY 1990-1991 Budget Act, authorized counties to collect an administrative fee for collection and distribution of property taxes. Property taxes are recorded as net of administrative fees withheld during the fiscal year.

Tax Levies – are limited to 1% of full value which results in a tax rate of \$1.00 per \$100 assessed valuation, under the provisions of Proposition 13. Tax rates for voter-approved indebtedness are excluded from this limitation.

Tax Levy Dates – are attached annually on January 1 preceding the fiscal year for which the taxes are levied. The fiscal year begins July 1 and ends June 30 of the following year. Taxes are levied on both real and unsecured personal property as they exist at that time. Liens against real estate, as well as the tax on personal property, are not relieved by subsequent renewal or change in ownership.

Connection Fees

Connection fees are one-time capacity charges imposed at the time a structure is connected to the District’s system, or an existing connection is expanded or increased. These funds are restricted and may be used to finance the expansion or upgrade of existing facilities that will benefit new customers including collection system improvements and treatment system upgrades. There are no unspent connection fees held at June 30, 2025 and 2024.

Annual Appropriations Limit

The District is exempt from the annual appropriations limit required by Senate Bill 813 (Chapter 1025, Statutes of 1987) in accordance with California Constitution Article XIII B. This exemption is based on a tax rate not greater than 12-1/2 cents per \$100 of assessed valuation in 1978.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 2 – Summary of Significant Accounting Policies (Continued)

Grant Receivable and Revenue

The District recognizes grant revenue when the qualifying expenditures are incurred, all eligibility requirements have been met, and collection of the grant funds is probable. Receipt of funds under the grant is dependent on the approval of submitted expenditures. An allowance for estimated disallowed costs is reflected in the receivable balance.

Use of Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America, requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reported period. Significant estimates used in preparing these financial statements include useful lives of capitalized assets and the liability for pension and postemployment healthcare benefits. It is at least reasonably possible that the significant estimates used will change within the next year.

Pensions

For purposes of measuring the net pension liability and deferred outflows/inflows of resources related to pensions, and pension expense, information about the fiduciary net position of Montecito Sanitary District's California Public Employees' Retirement System (CalPERS) plans (Plans) and additions to/deductions from the Plans' fiduciary net position have been determined on the same basis as they are reported by CalPERS. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value. For this report, the following timeframes are used:

Valuation Date	June 30, 2023
Measurement Date	June 30, 2024
Measurement Period	July 1, 2023 to June 30, 2024

Postemployment Benefits Other Than Pensions (OPEB)

For purposes of measuring the net OPEB liability, deferred outflows of resources and deferred inflows of resources related to OPEB, and OPEB expense, information about the total OPEB liability of the District and additions to/deductions from the District's OPEB liability have been determined on the same basis. For this purpose, MSD recognizes benefit payments when due and payable in accordance with the benefit terms. For this report, the following timeframes are used:

Valuation Date	June 30, 2023
Measurement Date	June 30, 2024
Measurement Period	July 1, 2023 to June 30, 2024

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 2 – Summary of Significant Accounting Policies (Continued)

Recent Governmental Accounting Standards Board (GASB) Pronouncements

The Governmental Accounting Standards Board statements listed below were implemented during the year ended June 30, 2025:

Statement No. 101 <i>"Compensated Absences"</i>	The requirements of this statement were effective for periods beginning after December 15, 2023. (FY 24/25)
Statement No. 102 <i>"Certain Risk Disclosures"</i>	The requirements of this Statement were effective for fiscal years beginning after June 15, 2024. (FY24/25)

The adoption of these statements did not have a material impact on the District.

Future Governmental Accounting Standards Board (GASB) Pronouncements

The Governmental Accounting Standards Board statements listed below will be implemented in future financial statements. These statements will be evaluated by the District to determine if they will have a material impact to the financial statements once effective.

Statement No. 103 <i>"Financial Reporting Model Improvements"</i>	The requirements of this Statement are effective for fiscal years beginning after June 15, 2025. (FY25/26)
Statement No. 104 <i>"Disclosure of Certain Capital Assets"</i>	The requirements of this Statement are effective for fiscal years beginning after June 15, 2025. (FY25/26)

Note 3 – Cash and Investments

Cash and investments are classified in the accompanying financial statements at June 30, 2025 and 2024 as follows:

	<u>June 30, 2025</u>	<u>June 30, 2024</u>
Unrestricted:		
Cash and investments, undesignated	\$ 6,816,439	\$ 14,794,759
Cash and investments designated for reserves	9,871,190	-
Cash designated for reserves	16,918	500
Cash designated for retirement benefits	199,474	188,790
Cash designated for capital replacement	3,155,244	3,939,545
Cash designated for recycled water	-	994,706
Total cash and investments	<u>\$ 20,059,265</u>	<u>\$ 19,918,300</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 3 – Cash and Investments (Continued)

Cash and investments as of June 30, 2025 and 2024 consist of the following:

	<u>June 30, 2025</u>	<u>June 30, 2024</u>
Cash on hand	\$ 250	\$ 250
Deposits held with financial institutions	347,862	3,820,127
Cash with fiscal agent	832,850	822,050
Local Agency Investment Fund	16,918	500
Santa Barbara County Investment Pool	8,990,195	15,275,373
California CLASS Investment Pool	4,027,189	-
Investments held with a financial institution	5,844,001	-
Total cash and investments	<u>\$ 20,059,265</u>	<u>\$ 19,918,300</u>

Investments Authorized by the District's Investment Policy

The District's investment policy authorizes investments selected on the basis of credit worthiness, financial strength, experience, and minimal capitalization. The District shall select only licensed brokers and dealers in good standing with the California Department of Securities, the Securities and Exchange Commission, the National Association of Securities Dealers, or other applicable self-regulatory organizations. The District is prohibited from investing in any funds in inverse floaters, range notes, interest-only strips derived from mortgage pools, or any investment which may result in a zero interest accrual if held to maturity. It is the District policy to diversify its investment portfolio to eliminate the risk of loss resulting from over concentration of assets in a specific maturity, a specific issuer, or a specific class of securities.

The primary objectives of the District's investment activities in priority order are: safety, liquidity, and return on investments. Investments shall be chosen with judgment and care, considering the probable safety of their capital as well as the probable income to be derived. Although the District has pre-authorized investment categories per Resolution No. 2013-883, the only investments in practice are those in the local government investment pool administered by the State of California Local Agency Investment Fund (LAIF) and the Santa Barbara County Investment Pool.

Investments

The District participates in LAIF, the Santa Barbara County Investment Pool, the California CLASS Investment Pool and holds investments at Charles Schwab. LAIF, the Santa Barbara County Investment Pool and the California CLASS Investment Pool are regulated by the California Government Code.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 3 – Cash and Investments (Continued)

Investments (Continued)

The District's investment in LAIF is reported in the accompanying financial statements at amounts based on the District's pro-rata share of the value provided by LAIF for the entire LAIF portfolio. The balance available for withdrawal is based on the accounting records maintained by LAIF, which is recorded on the amortized cost basis. LAIF invests some of its portfolio in derivatives. Detailed information on derivative investments held by this pool is not readily available. The fair value of LAIF is approximately equal to the value of the pool shares.

The District's investment in the Santa Barbara County Investment Pool is reported in the accompanying financial statements at the amounts based upon the District's pro-rata share of the value provided by the Santa Barbara County Investment Pool for the entire Santa Barbara County Investment Pool portfolio, which is recorded on the amortized cost basis. The balance available for withdrawal is based on the accounting records maintained by the Santa Barbara Investment Pool. The fair value of the Santa Barbara Investment Pool is approximately equal to the value of the pool shares.

The District's investment in the California CLASS Investment Pool is reported in the accompanying financial statements at the amounts based upon the District's pro-rata share of the value provided by the California CLASS Investment Pool for the entire California CLASS Investment Pool portfolio, which is recorded on the amortized cost basis. The balance available for withdrawal is based on the accounting records maintained by the California CLASS Investment Pool. The fair value of the California CLASS Investment Pool is approximately equal to the value of the pool shares.

Custodial Credit Risk

The custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover its deposits or will not be able to recover collateral securities that are in the possession of an outside party. The California Government Code requires that a financial institution secure deposits made by state or local governmental units by pledging securities in an undivided collateral pool held by a depository regulated under state law (unless so waived by the governmental unit). The fair value of the pledged securities in the collateral pool must equal at least 110% of the total amount deposited by the public agencies. California law also allows financial institutions to secure the District's deposits by pledging first trust deed mortgage notes having a value of 150% of the secured public deposits.

None of the District's deposits with financial institutions in excess of federal depository insurance limits were held in uncollateralized accounts.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 3 – Cash and Investments (Continued)

Custodial Credit Risk (Continued)

The custodial credit risk for investments is the risk that, in the event of the failure of the counterparty (e.g., broker-dealer) to a transaction, a government will not be able to recover the value of its investment or collateral securities that are in the possession of another party. The California Government Code and the District's investment policy do not contain legal or policy requirements that would limit the exposure to custodial credit risk for investments. With respect to investments, custodial credit risk generally applies only to direct investments in marketable securities. Custodial credit risk does not apply to a local government's indirect investment in securities through the use of mutual funds or government investment pools (such as LAIF and the Santa Barbara County Investment Pool).

Disclosures Relating to Interest Rate Risk

Interest rate risk is the risk that changes in market interest rates will adversely affect the fair value of an investment. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in market interest rates. The District did not have any investments that are considered highly sensitive to changes in interest rates at June 30, 2025 and 2024.

Information about the sensitivity of the fair values of the District's investments to market interest rate fluctuations is provided by the following table that shows the distribution of the District's investments by maturity as of June 30, 2025 and 2024.

<u>Investment Type</u>	June 30, 2025				
	Carrying Amount	12 Months or Less	13-24 Months	25-60 Months	More than 60 Months
Local Agency Investment Fund	\$ 16,918	\$ 16,918	\$ -	\$ -	\$ -
Santa Barbara County Investment Pool	8,990,195	8,990,195	-	-	-
California CLASS Investment Pool	4,027,189	4,027,189	-	-	-
Money market mutual fund	5,844,001	5,844,001	-	-	-
Total Investments	<u>\$ 18,878,303</u>	<u>\$ 18,878,303</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

<u>Investment Type</u>	June 30, 2024				
	Carrying Amount	12 Months or Less	13-24 Months	25-60 Months	More than 60 Months
Local Agency Investment Fund	\$ 500	\$ 500	\$ -	\$ -	\$ -
Santa Barbara County Investment Pool	15,275,373	15,275,373	-	-	-
Total Investments	<u>\$ 15,275,873</u>	<u>\$ 15,275,873</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 3 – Cash and Investments (Continued)

Concentration of Credit Risk

The investment policy of the District contains no limitations on the amount that can be invested in any one issuer beyond that stipulated by the California Government Code. There are no investments in any one issuer that represent 5% or more of total District investments.

Disclosures Relating to Credit Risk

Generally, credit risk is the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of rating by a nationally recognized statistical rating organization.

Presented below is the minimum rating required by the California Government Code and the District's investment policy, and the actual rating as of June 30, 2025 and 2024 for each investment type.

June 30, 2025						
<u>Investment Type</u>	Carrying Amount	Minimum Legal Rating	Exempt From Disclosure	Rating as of Fiscal Year End		
				AAA	AA	Not Rated
Local Agency Investment Fund	\$ 16,918	N/A	\$ 16,918	\$ -	\$ -	\$ -
Santa Barbara County Investment Pool	8,990,195	N/A	8,990,195	-	-	-
California CLASS Investment Pool	4,027,189	N/A	4,027,189	-	-	-
Money market mutual fund	5,844,001	N/A	5,844,001	-	-	-
Total Investments	<u>\$ 18,878,303</u>		<u>\$ 18,878,303</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

June 30, 2024						
<u>Investment Type</u>	Carrying Amount	Minimum Legal Rating	Exempt From Disclosure	Rating as of Fiscal Year End		
				AAA	AA	Not Rated
Local Agency Investment Fund	\$ 500	N/A	\$ 500	\$ -	\$ -	\$ -
Santa Barbara County Investment Pool	15,275,373	N/A	15,275,373	-	-	-
Total Investments	<u>\$ 15,275,873</u>		<u>\$ 15,275,873</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 3 – Cash and Investments (Continued)

Fair Value of Investments

The following investments are recognized at fair value at June 30, 2025 and 2024, respectively.

	June 30, 2025	June 30, 2024
Local Agency Investment Fund	\$ 16,918	\$ 500
Santa Barbara County Investment Pool	8,990,195	15,275,373
California CLASS Investment Pool	4,027,189	-
Money market mutual fund	5,844,001	-
Total Investments	<u>\$ 18,878,303</u>	<u>\$ 15,275,873</u>

Note 4 – Schedule of Capital Assets

A schedule of changes in capital assets and depreciation for the fiscal year ended June 30, 2025, is shown below:

	Balance July 1, 2024	Additions	Deletions	Transfers	Balance June 30, 2025
Subsurface Lines	\$34,805,040	\$ -	\$ -	\$ -	\$34,805,040
Collection Facilities	10,069,308	-	-	2,803,332	12,872,640
Treatment Facilities	14,802,961	-	-	512,964	15,315,925
Disposal Facilities	532,466	-	-	-	532,466
Administrative Facilities	579,456	-	-	-	579,456
	<u>60,789,231</u>	<u>-</u>	<u>-</u>	<u>3,316,296</u>	<u>64,105,527</u>
Accumulated Depreciation	(27,544,054)	(1,192,399)	-	-	(28,736,453)
	<u>33,245,177</u>	<u>(1,192,399)</u>	<u>-</u>	<u>3,316,296</u>	<u>35,369,074</u>
Construction in Progress	1,126,977	4,416,288	-	(3,316,296)	2,226,969
Land and Improvements	<u>106,500</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>106,500</u>
Net capital assets	<u>\$34,478,654</u>	<u>\$3,223,889</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$37,702,543</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 4 – Schedule of Capital Assets (Continued)

A schedule of changes in capital assets and depreciation for the fiscal year ended June 30, 2024, is shown below:

	Balance July 1, 2023	Additions	Deletions	Transfers	Balance June 30, 2024
Subsurface Lines	\$32,645,718	\$ -	\$ -	\$2,159,322	\$34,805,040
Collection Facilities	10,022,967	-	-	46,341	10,069,308
Treatment Facilities	14,571,299	-	-	231,662	14,802,961
Disposal Facilities	532,466	-	-	-	532,466
Administrative Facilities	398,064	-	-	181,392	579,456
	<u>58,170,514</u>	<u>-</u>	<u>-</u>	<u>2,618,717</u>	<u>60,789,231</u>
Accumulated Depreciation	(26,313,156)	(1,230,898)	-	-	(27,544,054)
	<u>31,857,358</u>	<u>(1,230,898)</u>	<u>-</u>	<u>2,618,717</u>	<u>33,245,177</u>
Construction in Progress	1,470,201	2,377,889	(102,396)	(2,618,717)	1,126,977
Land and Improvements	<u>106,500</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>106,500</u>
Net capital assets	<u>\$33,434,059</u>	<u>\$1,146,991</u>	<u>\$ (102,396)</u>	<u>\$ -</u>	<u>\$34,478,654</u>

Note 5 – Compensated Absences

Employees are entitled to accumulate up to 120 working days of sick leave, at the rate of eight hours per month for full time employees, and pro-rated for part-time employees. If employees retire under the District's retirement program, or voluntarily resign after twenty or more years of service, they would receive full compensation for any unused sick leave, paid at their current salary level. If employees voluntarily resign with less than twenty years of service, they would receive one-half to three quarters of their unused sick leave, depending on the years of service completed. Employees hired on or after January 1, 2018 are not eligible for any unused sick leave cash out.

Employees are also entitled to accumulate vacation leave at a rate of two to five weeks per year, depending on the number of years of service completed. Such accumulated leave cannot exceed two times the employee's annual entitlement. Employees are entitled to accumulate Personal Time Off (PTO) at a rate of six days per year. Accumulated PTO cannot exceed six days. Vacation and PTO leave is fully vested at all times and will be paid to employees upon termination of employment.

Eligible employees may request the option of selecting compensatory time off (CTO) for overtime hours worked during any workweek in lieu of overtime pay. All CTO hours will be subject to payout at the time of employment separation.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 5 – Compensated Absences (Continued)

In accordance with accounting principles generally accepted in the United States of America, the liability is reflected on the statement of net position and the current fiscal year allocation has been expensed.

Changes in accrued compensated absences during 2025 were as follows:

Balance as of June 30, 2024	\$ 217,333
Net increase in accrued compensated absences during 2025	<u>116,195</u>
Balance as of June 30, 2025	<u><u>\$ 333,528</u></u>

Note 6 – Long-Term Debt

The long-term debt liabilities of the District are as follows:

	Balance June 30, 2024	Additions	Retirements/ Amortization	Balance June 30, 2025
2017 Sewer Refunding				
Revenue Bonds	\$ 5,680,000	\$ -	\$ (710,000)	\$ 4,970,000
Unamortized premiums	444,529	-	(74,088)	370,441
Total 2017 Sewer Refunding				
Revenue Bonds	<u>6,124,529</u>	<u>-</u>	<u>(784,088)</u>	<u>5,340,441</u>
Current portion of long-term debt	<u>710,000</u>			<u>735,000</u>
Net long-term debt	<u><u>\$ 5,414,529</u></u>	<u><u>\$ -</u></u>	<u><u>\$ (784,088)</u></u>	<u><u>\$ 4,605,441</u></u>

CSDA Finance Corporation Certificates of Participation 2007 Series UU

The CSDA Finance Corporation Certificates of Participation 2007 Series UU (2007 COPs) were issued March 1, 2007 in the aggregate principal amount of \$14,765,000. Interest was payable semi-annually each January 1 and July 1, commencing July 1, 2007.

On May 3, 2017 the District deposited \$12,797,633 with an escrow agent to provide for payment when due (through July 1, 2017) of all principal and interest with respect to the 2007 COPs. The deposit amount was obtained by using \$1,121,862 available cash, \$957,824 COP reserve funds, and through the issuance of new 2017 Sewer Refunding Revenue Bonds. On July 1, 2017, the final payment from the escrow account was made, and the entire outstanding aggregate principal amount and interest of the 2007 COPs was refunded.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 6 – Long-Term Debt (Continued)

2017 Sewer Refunding Revenue Bonds

The 2017 Sewer Refunding Revenue Bonds (2017 Bonds) were issued May 1, 2017 in the aggregate principal amount of \$10,020,000 and a premium of \$963,147. The costs of issuance and the underwriter's discount were \$165,000 and \$100,200, respectively. The Bonds consist of serial certificates in the principal amount of \$10,020,000 bearing interest rates ranging from 2-5%, with the final installment payment due July 1, 2030. Interest is payable semi-annually each January 1 and July 1, commencing July 1, 2017.

The District is required to use the proceeds from the bonds to 1) prepay the District's obligations under the installment purchase contract, dated as of March 1, 2007, between the District and the CSDA Finance Corporation, and 2) to pay certain costs of issuing the 2017 Bonds. The Bonds are secured by a pledge of the District's revenues.

The refunding resulted in decreased total debt service payments from \$19,409,316 to \$12,805,980. This decreased cash flow created an economic gain of approximately \$2,091,000 when discounted at the 2017 Bonds' effective interest rate of 2.7436644%. Total annual requirements to amortize the 2017 Bonds are as follows:

<u>Fiscal Year</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
FY 2025-2026	\$ 735,000	\$ 177,325	\$ 912,325
FY 2026-2027	775,000	139,575	914,575
FY 2027-2028	820,000	99,700	919,700
FY 2028-2029	855,000	66,375	921,375
FY 2029-2030	880,000	40,350	920,350
FY 2030-2031	905,000	13,575	918,575
Total	<u>\$ 4,970,000</u>	<u>\$ 536,900</u>	<u>\$ 5,506,900</u>

Debt service payments in any one fiscal year will not exceed \$921,375.

Note 7 – Deferred Compensation Plan

The District offers its employees a deferred compensation plan created in accordance with Internal Revenue Code Section 457. The plan, available to all District employees, permits them to defer a portion of their salary until future years. The deferred compensation is not available to employees until termination, retirement, death, or unforeseeable emergency. The District makes no employer contributions into this plan.

All amounts of compensation deferred under the plan, all property and rights purchased with those amounts, and all income attributable to those amounts, property, or rights are (until paid or made available to the employee or other beneficiary) solely the property and rights of the employees and therefore are not reflected in the financial statements of the District.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 8 – Defined Benefit Pension Plan

General Information about the Pension Plans

Plan Descriptions – All eligible full time employees are required to participate in Montecito Sanitary District’s Miscellaneous Employee Pension Plans, cost-sharing multiple employer defined benefit pension plans administered by the California Public Employees’ Retirement System (CalPERS). Benefit provisions under the Plans are established by State statute and local government resolution. CalPERS issues publicly available reports that include a full description of the pension plans regarding benefit provisions, assumptions and membership information that can be found on the CalPERS website. Eligible employees hired after January 1, 2013 that are considered new members as defined by the Public Employees’ Pension Reform Act (PEPRA) are participating in the PEPRA Miscellaneous Plan.

Benefits Provided – CalPERS provides service retirement and disability benefits, annual cost of living adjustments and death benefits to plan members, who must be public employees and beneficiaries. Benefits are based on years of credited service, as discussed above. Members with five years of total service are eligible to retire at age 50 or 52 if in the PEPRA Miscellaneous Plan with statutorily reduced benefits. An optional benefit regarding sick leave is included in the District retirement contract with CalPERS. Any unused sick leave accumulated at the time of retirement will be converted to credited service at a rate of 0.004 years of service for each day of sick leave. All members are eligible for non-duty disability benefits after 10 years of service. The system also provides for the Optional Settlement 2W Death Benefit, as well as the 1959 Survivor Benefit. The cost of living adjustments for all plans are applied as specified by the Public Employees’ Retirement Law.

The Plans’ provisions and benefits in effect at June 30, 2025 and 2024 are summarized as follows:

	For the Year Ended June 30, 2025		For the Year Ended June 30, 2024	
	Miscellaneous Plan		Miscellaneous Plan	
	Prior to January 1, 2013	On or after January 1, 2013	Prior to January 1, 2013	On or after January 1, 2013
Hire date				
Benefit formula	2% @ 55	2% @ 62	2% @ 55	2% @ 62
Benefit vesting schedule	5 years of service	5 years of service	5 years of service	5 years of service
Benefit payments	monthly for life	monthly for life	monthly for life	monthly for life
Retirement age	50 - Minimum	52 - Minimum	50 - Minimum	52 - Minimum
Monthly benefits, as a % of eligible compensation	1.4% to 2.4%	1.0% to 2.5%	1.4% to 2.4%	1.0% to 2.5%
Required employee contribution rates	7.00%	7.75%	7.00%	6.75%
Required employer contribution rates	12.52%	7.87%	12.47%	7.68%

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 8 – Defined Benefit Pension Plan (Continued)

Contributions – Section 20814(c) of the California Public Employees’ Retirement Law requires that the employer contribution rates for all public employers be determined on an annual basis by the actuary and shall be effective on the July 1 following notice of a change in the rate. Funding contributions for both Plans are determined annually on an actuarial basis as of June 30 by CalPERS. The actuarially determined rate is the estimated amount necessary to finance the costs of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. Montecito Sanitary District is required to contribute the difference between the actuarially determined rate and the contribution rate of employees.

The District’s contribution to the Plan for the years ended June 30, 2025 and 2024 were \$457,220 and \$396,967, respectively. Of the total contributions made for the years ended June 30, 2025 and 2024, \$244,826 and \$205,297, respectively, were required contributions for the unfunded liability.

Pension Liabilities, Pension Expenses and Deferred Outflows/Inflows of Resources Related to Pensions

The District’s net pension liability for all Plans is measured as the proportionate share of the net pension liability. As of June 30, 2025 and 2024, the District reported a liability of \$3,149,303 and \$3,157,186, respectively, for its proportionate shares of the net pension liability of all Plans. The net pension liability of all of the Plans is measured as of June 30, 2024, and the total pension liability for all Plans used to calculate the net pension liability was determined by an actuarial valuation as of June 30, 2023 rolled forward to June 30, 2024 using standard update procedures.

The District’s proportion of the net pension liability was determined by CalPERS using the output from the Actuarial Valuation System and the fiduciary net position, as provided in the CalPERS Public Agency Cost-Sharing Allocation Methodology Report, which is a publicly available report that can be obtained at CalPERS’ website, at www.calpers.ca.gov. The District’s proportionate share of the net pension liability for all Plans with an actuarial valuation date of June 30, 2023 and 2022 (and measurement date of June 30, 2024 and 2023, respectively) were as follows:

For the Year Ended June 30, 2025	
	Miscellaneous
Proportion - June 30, 2024	0.06314%
Proportion - June 30, 2025	0.06511%
Change - Increase (Decrease)	0.00198%
For the Year Ended June 30, 2024	
	Miscellaneous
Proportion - June 30, 2023	0.06494%
Proportion - June 30, 2024	0.06314%
Change - Increase (Decrease)	-0.00180%

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 8 – Defined Benefit Pension Plan (Continued)

For the years ended June 30, 2025 and 2024, the District recognized pension expense of \$629,580 and \$522,743, respectively. At June 30, 2025 and 2024, the District reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	June 30, 2025		June 30, 2024	
	Deferred Outflows of Resources	Deferred Inflows of Resources	Deferred Outflows of Resources	Deferred Inflows of Resources
Pension contributions subsequent to measurement date	\$ 457,220	\$ -	\$ 396,967	\$ -
Differences between actual and expected experience	272,286	(10,624)	161,286	(25,019)
Changes in assumptions	80,944	-	190,614	-
Changes in employer's proportion and difference between the employer's contributions and the employer's proportionate share of contributions	87,153	(66,061)	47,805	(100,367)
Net differences between projected and actual earnings on plan investments	188,192	-	518,067	-
	<u>\$ 1,085,795</u>	<u>\$ (76,685)</u>	<u>\$ 1,314,739</u>	<u>\$ (125,386)</u>

Employer contributions of \$457,220 reported at June 30, 2025 as deferred outflows of resources related to contributions made subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended June 30, 2026. During the fiscal year ended June 30, 2025, \$396,967 of employer contributions that was reported in deferred outflows of resources at June 30, 2024 was recognized as a reduction to the net pension liability.

Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized as pension expense as follows:

<u>Year Ended June 30:</u>	<u>Amount</u>
2026	\$ 175,178
2027	416,167
2028	22,675
2029	(62,130)
2030	-
Thereafter	-
	<u>\$ 551,890</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 8 – Defined Benefit Pension Plan (Continued)

Actuarial Assumptions – The total pension liabilities in the June 30, 2023 and 2022 actuarial valuations were determined using the following actuarial assumptions:

	For the Year Ended June 30, 2025	For the Year Ended June 30, 2024
	Miscellaneous	Miscellaneous
Valuation Date	30-Jun-23	30-Jun-22
Measurement Date	30-Jun-24	30-Jun-23
Actual Cost Method	Entry-Age Normal Cost Method in accordance with the requirements of GASB Statement No. 68	Entry-Age Normal Cost Method in accordance with the requirements of GASB Statement No. 68
Actuarial Assumptions:		
Discount Rate	6.90%	6.90%
Inflation	2.30%	2.30%
Payroll Growth	2.30%	2.30%
Projected Salary Increase	Varies by entry age and service (1)	Varies by entry age and service (1)
Investment Rate of Return	6.90%	6.90%
Mortality	Derived using CalPERS' Membership Data for all Funds	Derived using CalPERS' Membership Data for all Funds
Post Retirement Benefit Increase	Contract COLA up to 2.3% until Purchasing Power Protection Allowance Floor on Purchasing Power applies	Contract COLA up to 2.3% until Purchasing Power Protection Allowance Floor on Purchasing Power applies

The mortality table used was developed based on CalPERS-specific data. The table includes 15 years of mortality improvements using Society of Actuaries Scale 90% of scale MP 2016. For more details on this table, please refer to the December 2021 experience study report (based on CalPERS demographic data from 1997 to 2015) that can be found on the CalPERS website.

Change of Assumption – Deferred inflows and outflows of resources for changes of assumptions represents the unamortized portion of the changes of assumptions related to prior measurement periods. During the measurement periods ended June 30, 2024 and 2023 there were no changes of assumptions.

Discount Rate – The discount rate used to measure the total pension liability was 6.90% for the measurement periods ending June 30, 2024 and 2023. The projection of cash flows used to determine the discount rate assumed that contributions from plan members will be made at the current member contribution rates and that contributions from employers will be made at a statutorily required rates, actuarially determined. Based on those assumptions, the Plan's fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long-term expected rate of return on plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

Long-term Expected Rate of Return – The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class.

In determining the long-term expected rate of return, for measurement dates of June 30, 2024 and 2023, CalPERS took into account long-term market return expectations as well as the expected pension fund cash flows. Projected returns for all asset classes are estimated, combined with risk estimates, and are used to project compound (geometric) returns over the long term. The discount rate used to discount liabilities was informed by the long-term projected portfolio return.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 8 – Defined Benefit Pension Plan (Continued)

The table below reflects the expected real rates of return by asset class. The rate of return was calculated using the capital market assumptions applied to determine the discount rate and asset allocation.

June 30, 2025			June 30, 2024		
Measurement Date - June 30, 2024			Measurement Date - June 30, 2023		
Asset Class	Net Strategic Allocation	Real Return Years 1 -10(a)	Asset Class	Net Strategic Allocation	Real Return Years 1 -10(a)
Global Equity - Cap-weighted	30.00%	4.54%	Global Equity - Cap-weighted	30.00%	4.54%
Global Equity Non-Cap-weighted	12.00%	3.84%	Global Equity Non-Cap-weighted	12.00%	3.84%
Private Equity	13.00%	7.28%	Private Equity	13.00%	7.28%
Treasury	5.00%	0.27%	Treasury	5.00%	0.27%
Mortgage-backed Securities	5.00%	0.50%	Mortgage-backed Securities	5.00%	0.50%
Investment Grade Corporates	10.00%	1.56%	Investment Grade Corporates	10.00%	1.56%
High Yield	5.00%	2.27%	High Yield	5.00%	2.27%
Emerging Market Debt	5.00%	2.48%	Emerging Market Debt	5.00%	2.48%
Private Debt	5.00%	3.57%	Private Debt	5.00%	3.57%
Real Assets	15.00%	3.21%	Real Assets	15.00%	3.21%
Leverage	-5.00%	-0.59%	Leverage	-5.00%	-0.59%

(a) An expected inflation of 2.3% used for this period.

Figures are based on the 2021-22 Asset Liability Management study.

Sensitivity of the Proportionate Share of the Net Pension Liability to Changes in the Discount Rate – The following presents Montecito Sanitary District’s proportionate share of the net pension liability for all Plans, calculated using the discount rate for all Plans, as well as what Montecito Sanitary District’s proportionate share of the net pension liability would be if it were calculated using a discount rate that is 1-percentage point lower or 1-percentage point higher than the current rate:

For the Year Ended June 30, 2025			For the Year Ended June 30, 2024		
Miscellaneous			Miscellaneous		
1% Decrease		5.90%	1% Decrease		5.90%
Net Pension Liability	\$	4,693,591	Net Pension Liability	\$	4,631,311
Current Discount Rate		6.90%	Current Discount Rate		6.90%
Net Pension Liability	\$	3,149,303	Net Pension Liability	\$	3,157,186
1% Increase		7.90%	1% Increase		7.90%
Net Pension Liability	\$	1,878,128	Net Pension Liability	\$	1,943,856

Pension Plan Fiduciary Net Position – Detailed information about all pension plan fiduciary net positions is available in the separately issued CalPERS financial reports.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 9 – Postemployment Health Care Benefits

Plan Description

For employees hired before July 1, 2010, the District provides retiree medical coverage to eligible current employees and one dependent as defined by the plan. Under the Plan, retired employees who attain age 55 with at least ten years of service are eligible to receive benefits until reaching age 65. The District pays 100% of the health insurance benefits' monthly premium. The dependent of an eligible retiree is also eligible to receive benefits from this plan, and benefits continue until they are Medicare eligible or are no longer considered a dependent under the Patient Protection and Affordable Care Act (PPACA). When the retired employee reaches age 65 the retired employee and the dependent are no longer covered. In accordance with Montecito Sanitary District Board of Directors action taken on June 4, 2010, any employee hired by the District after July 1, 2010 is not eligible for postemployment health care benefits.

Employees Covered

As of the June 30, 2024 actuarial valuation, current and former employees that were covered by the benefit terms under the OPEB Plan are displayed in the table below:

Participating active employees	1
Inactive employees currently receiving benefits	1
Total	<u>2</u>

Funding Policy

The contribution requirements of plan members and the District are established and may be amended by the District and its board of directors. The required contribution is based on projected pay-as-you-go financing requirements. Currently, the District has \$199,474 of designated net position set aside to be used to fund the postemployment health care obligation, and plans to set aside \$15,000 each July until adequate funds have been established. The District pays 100% of costs on behalf of the eligible participants.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 9 – Postemployment Health Care Benefits (Continued)

Actuarial Assumptions

The total OPEB liability in the June 30, 2024 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement, unless otherwise specified:

	<u>OPEB Plan</u>
Actual Cost Method	Entry-Age Actuarial Cost Method in accordance with the requirements of GASB Statement No. 75
Actuarial Assumptions:	
Discount Rate	
Measurement Date - 2024	3.93%
Measurement Date - 2023	3.65%
Inflation	2.50%
Salary Increases (1)	2.75%
Investment Rate of Return	
Measurement Date - 2024	3.93%
Measurement Date - 2023	3.65%
Mortality	2025 CalPERS Active Mortality for Miscellaneous Employees; 2025 CalPERS Retiree Mortality for Miscellaneous Employees
Pre-Retirement Turnover	2025 CalPERS Turnover for Miscellaneous Employees
Healthcare Trend Rate	4% per year

(1) Benefits are not dependent upon salary

Discount Rate

The discount rate used to measure the total OPEB liability was 3.93%. The projection of cash flows used to determine the discount rate assumed that District contributions will be sufficient to fully fund the obligation over a period not to exceed 30 years. Based on those assumptions, the OPEB Plan's fiduciary net position was projected to be available to make all projected OPEB payments for current active and inactive employees and beneficiaries. Therefore, the long-term expected rate of return on OPEB plan investments was applied to all periods of projected benefit payments to determine the total OPEB liability.

Assumption Changes

The discount rate was increased from 3.65% to 3.93% for the measurement period ending June 30, 2024. The discount rate was increased from 3.54% to 3.65% for the measurement period ending June 30, 2023.

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 9 – Postemployment Health Care Benefits (Continued)

Changes in the Net OPEB Liability

The District accrued the net OPEB liability of \$269,097 and \$279,003 as of June 30, 2025 and 2024, which is included on the Statement of Net Position. The following table shows the components of the District's annual OPEB cost for the year, the amount actually contributed to the plan, and the changes in the District's net OPEB obligation for plan benefits for the years ended June 30, 2025 and 2024:

	Total OPEB Liability (a)	Plan Fiduciary Net Position (b)	Net OPEB Liability/(Asset) (a) - (b)
Balance at June 30, 2024 (Measurement Date June 30, 2023)	\$ 279,003	\$ -	279,003
Changes Recognized for the Measurement Period:			
Service cost	3,771	-	3,771
Interest on Total OPEB Liability	9,657	-	9,657
Contributions - Employer	-	31,693	(31,693)
Changes in Assumptions	1,540	-	1,540
Experience Gains/Losses	6,819	-	6,819
Benefit Payments & Refunds	(31,693)	(31,693)	-
Net Changes	(9,906)	-	(9,906)
Balance at June 30, 2025 (Measurement Date June 30, 2024)	\$ 269,097	\$ -	\$ 269,097

Sensitivity of the Net OPEB Liability to Changes in the Discount Rate

The following presents the net OPEB liability of the District if it were calculated using a discount rate that is one percentage point lower or one percentage point higher than the current rate, for measurement period ended June 30, 2024.

Net OPEB Liability		
Current		
1% Decrease (2.93%)	Discount Rate (3.93%)	1% Increase (4.93%)
\$ 276,493	\$ 269,097	\$ 261,519

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 9 – Postemployment Health Care Benefits (Continued)

The following presents the net OPEB liability of the District if it were calculated using health care cost trend rates that are one percentage point lower or one percentage point higher than the current rate, for measurement period ended June 30, 2024.

Net OPEB Liability		
Trend 1%	Valuation	Trend 1%
Lower	Trend	Higher
(3.0%)	(4.0%)	(5.0%)
\$ 257,785	\$ 269,097	\$ 281,111

Recognition of Deferred Outflows and Deferred Inflows of Resources

Gains and losses related to changes in total OPEB liability and fiduciary net position are recognized in OPEB expense systematically over time. Amounts are first recognized in OPEB expense for the year the gain or loss occurs. The remaining amounts are categorized as deferred outflows and deferred inflows of resources related to OPEB and are to be recognized in future OPEB expense. The recognition period differs depending on the source of the gain or loss.

OPEB Expense and Deferred Outflows/Inflows of Resources Related to OPEB

For the fiscal year ended June 30, 2025 and 2024 , the District recognized OPEB expense of \$(18,629) and \$(13,043), respectively.

As of the fiscal year ended June 30, 2025 and 2024 , the District reported deferred outflows of resources and deferred inflows or resources related to OPEB from the following sources:

	June 30, 2025		June 30, 2024	
	Deferred Outflows of Resources	Deferred Inflows of Resources	Deferred Outflows of Resources	Deferred Inflows of Resources
OPEB contributions subsequent to measurement date	\$ 21,538	\$ -	\$ 19,494	\$ -
Differences between expected and actual experience	54,093	55,371	84,942	121,832
Changes in assumptions	38,220	6,089	62,595	13,299
Total	<u>\$ 113,851</u>	<u>\$ 61,460</u>	<u>\$ 167,031</u>	<u>\$ 135,131</u>

MONTECITO SANITARY DISTRICT
NOTES TO THE FINANCIAL STATEMENTS

Note 9 – Postemployment Health Care Benefits (Continued)

At June 30, 2025, the District reported deferred outflows of resources of \$21,538 related to contributions made subsequent to the measurement date. This will be recognized as a reduction of the net OPEB liability in the year ended June 30, 2026.

Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized as expense as follows:

Fiscal Year Ended June 30:	Amount
2026	\$ 5,485
2027	25,809
2028	(441)
2029	-
2030	-
Thereafter	-
	<u>\$ 30,853</u>

Note 10 – Risk Management

Insurance

The District is exposed to various risks of loss related to torts, theft of, damage to, and destruction of assets, errors and omissions, injuries to employees, and natural disaster.

The District participates in the California Sanitation Risk Management Authority (CSRMA), which arranges for and provides general liability, property damage, workers' compensation and employee dishonesty liability insurance to its member agencies. The District pays a premium commensurate with the level of coverage requested.

Note 11 – Commitments and Contingencies

In the ordinary course of conducting business, various legal matters may be pending, however, in the opinion of the District's management, the ultimate disposition of these matters will have no significant impact on the financial position of the District.

At its June 19, 2024 Regular Board Meeting the District authorized the General Manager to negotiate a contract with Stantec to prepare engineering design documents for the Channel Drive Sewer Force Main Improvements Project. That contract was negotiated and entered into in the amount of \$306,500 on August 1, 2024. As of June 30, 2025, approximately \$74,000 has been incurred related to this contract.

MONTECITO SANITARY DISTRICT NOTES TO THE FINANCIAL STATEMENTS

Note 11 – Commitments and Contingencies (Continued)

At its December 18, 2024 Regular Board Meeting the District authorized the General Manager to award a contract to Stantec Consulting Services in the amount of \$235,000 to prepare engineering planning documents for the District's Wastewater Collection System Master Plan. As of June 30, 2025, approximately \$72,000 has been incurred related to this contract.

At its December 18, 2024 Regular Board Meeting the District authorized the General Manager to award a contract to Stantec Consulting Services in the amount of \$235,000 to prepare engineering planning documents for the Septic-to-Sewer Strategic Plan. As of June 30, 2025, approximately \$52,000 has been incurred related to this contract.

Note 12 – District Consolidation

On March 28, 2025, at a special board meeting, the District took a vote on consolidation with the Montecito Water District and the motion passed with three directors voting yay, and two directors voting nay. As of June 30, 2025 the consolidation with the Montecito Water District remains a topic of conversation within both District's board of directors, however no formal efforts towards consolidation have been made.

Note 13 – Subsequent Events

Subsequent events have been evaluated through August 7, 2026, the date that the financial statements were available to be issued.

At its July 9, 2025 Regular Board Meeting the District authorized the General Manager to execute a contract with Rincon Consultants to provide required restoration services at the District's Federal Emergency Management Agency (FEMA) Projects in the amount of \$299,515.

At its July 23, 2025 Regular Board Meeting the District awarded a contract to Blois Construction for utility potholing work on behalf of the Channel Drive Sewer Force Main Improvements Project in the amount of \$73,211.

At its September 10, 2025 Regular Board Meeting the District approved a contract with Southland Industries to perform an Investment Grade Audit (IGA) as the first phase of development of a comprehensive plan upgrade project in the amount of \$1,675,230.

At its November 12, 2025 Regular Board Meeting the District approved a contract with Insituform Technologies, LLC for construction services of the District's 2025 Sewer Main Cured-In-Place Protective (CIPP) Lining Project in the amount of \$1,760,613.

On April 22, 2026, at a Regular Board Meeting, the District took a vote on a MOU towards collaboration with the Montecito Water District but the motion did not pass with two directors voting yay, and two directors voting nay.

REQUIRED SUPPLEMENTARY INFORMATION

**MONTECITO SANITARY DISTRICT
A COST-SHARING MULTIPLE-EMPLOYER DEFINED BENEFIT PENSION PLAN
LAST 10 YEARS**

**CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM
SCHEDULE OF MONTECITO SANITARY DISTRICT'S PROPORTIONATE
SHARE OF THE NET PENSION LIABILITY**

	As of June 30,									
	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Valuation date	June 30, 2023	June 30, 2022	June 30, 2021	June 30, 2020	June 30, 2019	June 30, 2018	June 30, 2017	June 30, 2016	June 30, 2015	June 30, 2014
Measurement date	June 30, 2024	June 30, 2023	June 30, 2022	June 30, 2021	June 30, 2020	June 30, 2019	June 30, 2018	June 30, 2017	June 30, 2016	June 30, 2015
Proportion of the net pension liability	0.0260%	0.0253%	0.0263%	0.0274%	0.0234%	0.0226%	0.0217%	0.0214%	0.0208%	0.0190%
Proportionate share of the net pension liability	\$ 3,149,303	\$ 3,157,186	\$ 3,038,888	\$ 1,483,020	\$ 2,541,896	\$ 2,317,190	\$ 2,094,365	\$ 2,122,293	\$ 1,801,193	\$ 1,307,464
Covered payroll	\$ 2,004,757	\$ 1,805,089	\$ 1,691,839	\$ 1,754,587	\$ 1,899,486	\$ 1,854,359	\$ 1,729,391	\$ 1,669,379	\$ 1,534,968	\$ 1,450,789
Proportionate share of the net pension liability as percentage of covered payroll	157.09%	174.90%	179.62%	84.52%	133.82%	124.96%	121.10%	127.13%	117.34%	90.12%
Plan fiduciary net position as a percentage of the total pension liability	72.48%	71.03%	72.96%	85.96%	74.89%	76.07%	77.09%	75.88%	77.39%	82.57%

Notes to Schedule:

Benefit changes: The figures above do not include any liability impact that may have resulted from plan changes which occurred after the June 30, 2024 measurement date.

Net Pension liability as a percentage of covered payroll demonstrates the relative size of the unfunded liability by expressing it in terms of current personnel expenditures.

MONTECITO SANITARY DISTRICT
A COST-SHARING MULTIPLE-EMPLOYER DEFINED BENEFIT PENSION PLAN
LAST 10 YEARS

CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM
SCHEDULE OF MONTECITO SANITARY DISTRICT'S CONTRIBUTIONS

	As of June 30,									
	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Contractually required contribution (actuarially determined)	\$ 457,220	\$ 396,967	\$ 380,867	\$ 351,901	\$ 330,274	\$ 316,708	\$ 271,498	\$ 227,170	\$ 207,913	\$ 181,148
Contributions in relation to the actuarially determined contributions	\$ 457,220	\$ 396,967	\$ 380,867	\$ 351,901	\$ 330,274	\$ 316,708	\$ 271,498	\$ 227,170	\$ 207,913	\$ 181,148
Contribution deficiency (excess)	-	-	-	-	-	-	-	-	-	-
Covered payroll	\$ 2,204,069	\$ 2,004,757	\$ 1,805,089	\$ 1,691,839	\$ 1,754,587	\$ 1,899,486	\$ 1,854,359	\$ 1,729,391	\$ 1,669,379	\$ 1,534,968
Contributions as a percentage of covered payroll	20.74%	19.80%	21.10%	20.80%	18.82%	16.67%	14.64%	13.14%	12.45%	11.80%

Notes to Schedule:

The actuarial methods and assumptions used to set the actuarially determined contributions for the fiscal year 2024-2025 were derived from the June 30, 2022 funding valuation report.

MONTECITO SANITARY DISTRICT
OTHER POSTEMPLOYMENT BENEFITS (OPEB) PLAN
SCHEDULE OF CHANGES IN THE NET OPEB LIABILITY AND RELATED RATIOS
LAST 10 YEARS*

	2025	2024	2023	2022	2021	2020	2019	2018
Total OPEB liability:								
Service cost	\$ 3,771	\$ 3,753	\$ 12,328	\$ 11,910	\$ 12,060	\$ 9,315	\$ 9,066	\$ 8,823
Interest on the total OPEB liability	9,657	10,056	12,387	12,949	7,963	7,008	7,686	7,668
Experience gain/losses	6,819	-	(246,741)	-	223,364	10,132	-	-
Assumption changes	1,540	(1,567)	(26,582)	(7,089)	139,371	29,554	(3,900)	-
Benefit payments	(31,693)	(31,199)	(41,891)	(32,379)	(1,752)	(27,416)	(34,210)	(32,894)
Net change in total OPEB liability	(9,906)	(18,957)	(290,499)	(14,609)	381,006	28,593	(21,358)	(16,403)
Total OPEB liability - beginning	279,003	297,960	588,459	603,068	222,062	193,469	214,827	231,230
Total OPEB liability - ending (a)	<u>\$ 269,097</u>	<u>\$ 279,003</u>	<u>\$ 297,960</u>	<u>\$ 588,459</u>	<u>\$ 603,068</u>	<u>\$ 222,062</u>	<u>\$ 193,469</u>	<u>\$ 214,827</u>
Fiduciary Net Position								
Employer contributions	\$ 31,693	\$ 31,199	\$ 41,891	\$ 32,379	\$ 1,752	\$ 20,936	\$ 34,210	\$ 32,894
Net investment income	-	-	-	-	-	-	-	-
Administrative expense	-	-	-	-	-	-	-	-
Benefit payments	(31,693)	(31,199)	(41,891)	(32,379)	(1,752)	(20,936)	(34,210)	(32,894)
Net change in fiduciary net position	-	-	-	-	-	-	-	-
Total fiduciary net position- beginning	-	-	-	-	-	-	-	-
Total fiduciary net position - ending (b)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Net OPEB asset - ending (a) - (b)	\$ 269,097	\$ 279,003	\$ 297,960	\$ 588,459	\$ 603,068	\$ 222,062	\$ 193,469	\$ 214,827
Plan fiduciary net position as a percentage of the total OPEB liability	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
Covered - employee payroll	\$ 120,515	\$ 115,665	\$ 111,388	\$ 296,004	\$ 426,005	\$ 408,782	\$ 397,821	\$ 384,664
Net OPEB liability as a percentage of covered-employee payroll	223.29%	241.22%	267.50%	198.80%	141.56%	54.32%	48.63%	55.85%
Measurement date	06/30/24	06/30/23	06/30/22	06/30/21	06/30/20	06/30/19	06/30/18	06/30/17
Valuation date	06/30/23	06/30/22	06/30/22	06/30/20	06/30/20	06/30/18	06/30/17	06/30/17

Notes to Schedule:

* Historical information is required only for measurement periods for which GASB 75 is applicable.

Future year's information will be displayed up to 10 years as information becomes available.

OTHER INFORMATION

**MONTECITO SANITARY DISTRICT
BOARD OF DIRECTORS**

<u>NAME</u>	<u>POSITION</u>	<u>TERM EXPIRES</u>
Rock Rockenbach	President	December 2026
John C. Ohlmann	Vice President	December 2028
Dorinne Lee Johnson	Treasurer	December 2028
Woody Barrett	Secretary	December 2026
John Murphy	Director	December 2026

SUPPLEMENTARY INFORMATION

MONTECITO SANITARY DISTRICT
STATEMENT OF OPERATING EXPENSES - BY DEPARTMENT
For the Fiscal Year Ended June 30, 2025

	<u>Collection</u>	<u>Treatment</u>	<u>Disposal</u>	<u>Administrative</u>	<u>2025</u>	<u>2024</u>
Salaries and Benefits:						
Salaries	\$ 732,007	\$ 834,628	\$ -	\$ 803,532	\$ 2,370,167	\$ 2,085,979
Stand-by pay	23,700	27,600	-	-	51,300	53,550
Overtime	9,507	14,949	-	-	24,456	20,766
Retirement contribution	236,470	233,411	-	222,318	692,199	581,902
Payroll tax	58,754	58,517	-	60,521	177,792	161,083
Group insurance	108,023	153,899	-	115,833	377,755	297,334
Total Salaries and Benefits	<u>1,168,461</u>	<u>1,323,004</u>	<u>-</u>	<u>1,202,204</u>	<u>3,693,669</u>	<u>3,200,614</u>
Supplies and Services:						
Insurance	63,363	85,238	-	15,805	164,406	85,600
Maintenance	59,758	427,036	-	8,152	494,946	713,502
Operating supplies	5,180	6,535	-	4,573	16,288	11,109
Office supplies	2,233	1,584	-	9,462	13,279	13,084
Memberships	1,195	4,606	-	39,864	45,665	24,492
Employee/Community goodwill	-	-	-	2,090	2,090	4,888
Miscellaneous	-	5,556	-	711	6,267	40,060
Office expense	-	-	-	1,275	1,275	718
Legal services	-	-	-	80,486	80,486	67,427
Consulting services	-	-	-	30,961	30,961	38,186
NPDES permit expenses	-	47,780	-	-	47,780	79,168
Other professional services	14,083	-	-	117,669	131,752	185,175
Administrative fees	12,456	2,181	-	23,441	38,078	28,002
Research and monitoring	-	31,409	-	-	31,409	34,700
Contract services	151,355	23,265	74,545	32,894	282,059	305,192
Publications and notices	-	-	-	2,713	2,713	1,583
Minor equipment purchases	22,033	4,487	-	29,929	56,449	74,600
Training and safety	9,102	14,555	-	8,400	32,057	29,834
Travel and meeting costs	670	8,489	-	10,222	19,381	20,861
Fuel and oil	13,267	3,888	-	-	17,155	21,689
Utilities and telephone	58,977	194,348	-	24,405	277,730	281,318
Special projects	-	-	-	30,000	30,000	26,248
Depreciation	819,916	358,544	3,312	10,627	1,192,399	1,230,898
Total Supplies and Services	<u>1,233,588</u>	<u>1,219,501</u>	<u>77,857</u>	<u>483,679</u>	<u>3,014,625</u>	<u>3,318,334</u>
Totals, June 30, 2025	<u>\$ 2,402,049</u>	<u>\$ 2,542,505</u>	<u>\$ 77,857</u>	<u>\$ 1,685,883</u>	<u>\$ 6,708,294</u>	
Totals, June 30, 2024	<u>\$ 2,248,906</u>	<u>\$ 2,692,823</u>	<u>\$ 64,789</u>	<u>\$ 1,512,430</u>		<u>\$ 6,518,948</u>

MONTECITO SANITARY DISTRICT
STATEMENT OF OPERATING EXPENSES - BY DEPARTMENT
For the Fiscal Year Ended June 30, 2024

	<u>Collection</u>	<u>Treatment</u>	<u>Disposal</u>	<u>Administrative</u>	<u>2024</u>	<u>2023</u>
Salaries and Benefits:						
Salaries	\$ 662,304	\$ 728,641	\$ -	\$ 695,034	\$ 2,085,979	\$ 1,962,503
Stand-by pay	25,650	27,900	-	-	53,550	38,985
Overtime	15,317	5,449	-	-	20,766	3,345
Retirement contribution	201,957	194,572	-	185,373	581,902	60,313
Payroll tax	57,664	51,114	-	52,305	161,083	147,411
Group insurance	87,484	123,404	-	86,446	297,334	319,300
Total Salaries and Benefits	<u>1,050,376</u>	<u>1,131,080</u>	<u>-</u>	<u>1,019,158</u>	<u>3,200,614</u>	<u>2,531,857</u>
Supplies and Services:						
Insurance	27,344	50,060	-	8,196	85,600	114,149
Maintenance	90,258	611,831	-	11,413	713,502	687,430
Operating supplies	5,097	5,769	-	243	11,109	10,561
Office supplies	2,441	1,671	-	8,972	13,084	14,623
Memberships	2,103	2,349	-	20,040	24,492	52,121
Employee/Community goodwill	500	-	-	4,388	4,888	1,347
Miscellaneous	-	38,246	-	1,814	40,060	37,755
Office expense	-	-	-	718	718	994
Legal services	-	-	-	67,427	67,427	119,247
Consulting services	-	-	-	38,186	38,186	28,806
NPDES permit expenses	-	79,168	-	-	79,168	41,149
Other professional services	14,346	-	-	170,829	185,175	78,894
Administrative fees	4,995	2,209	-	20,798	28,002	28,294
Research and monitoring	-	34,700	-	-	34,700	28,713
Contract services	163,777	54,912	61,477	25,026	305,192	222,685
Publications and notices	-	-	-	1,583	1,583	3,068
Minor equipment purchases	33,830	6,119	-	34,651	74,600	49,630
Training and safety	7,568	14,117	-	8,149	29,834	38,908
Travel and meeting costs	3,357	6,398	-	11,106	20,861	9,440
Fuel and oil	13,787	7,693	-	209	21,689	22,991
Utilities and telephone	61,523	197,146	-	22,649	281,318	263,980
Special projects	-	-	-	26,248	26,248	28,260
Depreciation	767,604	449,355	3,312	10,627	1,230,898	1,273,119
Total Supplies and Services	<u>1,198,530</u>	<u>1,561,743</u>	<u>64,789</u>	<u>493,272</u>	<u>3,318,334</u>	<u>3,156,164</u>
Totals, June 30, 2024	<u>\$ 2,248,906</u>	<u>\$ 2,692,823</u>	<u>\$ 64,789</u>	<u>\$ 1,512,430</u>	<u>\$ 6,518,948</u>	
Totals, June 30, 2023	<u>\$ 1,943,518</u>	<u>\$ 2,436,548</u>	<u>\$ 77,048</u>	<u>\$ 1,230,907</u>		<u>\$ 5,688,021</u>

August 7, 2026

Board of Directors
Montecito Sanitary District
1042 Monte Cristo Lane
Santa Barbara, CA 93108

To the Board of Directors:

We are pleased to present this letter related to our audit of the financial statements of the Montecito Sanitary District (the District) for the year ended June 30, 2025. This letter is to inform the Board of Directors about significant matters related to the conduct of the annual audit, so that it can appropriately discharge its oversight responsibility and we can comply with our professional responsibilities.

The following required communications summarize our responsibilities regarding the financial statement audit as well as observations from our audit that are significant and relevant to your responsibility to oversee the financial reporting process.

Our Responsibilities

Our responsibilities under auditing standards generally accepted in the United States of America have been described to you in our arrangement letter dated September 22, 2025. Our audit of the financial statements does not relieve management or those charged with governance of their responsibilities, which are also described in that letter.

Overview of the Planned Scope and Timing of the Financial Statement Audit

We previously issued a separate communication dated September 22, 2025 regarding the planned scope and timing of our audit and identified significant risks.

Accounting Policies and Practices

The following is a list of the matters, including the significant estimates, which you may wish to monitor for your oversight responsibilities of the financial reporting process:

Preferability of Accounting Policies and Practices

Under generally accepted accounting principles, in certain circumstances, management may select among alternative accounting practices. In our view, in such circumstances, management has selected the preferable accounting practice.

Adoption of, or Change in, Accounting Policies

Management has the ultimate responsibility for the appropriateness of the accounting policies used by the District. The District did not adopt any significant new accounting policies, nor have there been any changes in existing significant accounting policies during the current period.

Significant Accounting Policies

We did not identify any significant accounting policies in controversial or emerging areas for which there is a lack of authoritative guidance or consensus.

Significant Unusual Transactions

We did not identify any significant unusual transactions.

Management's Judgments and Accounting Estimates

Accounting estimates are an integral part of the preparation of financial statements and are based upon management's current judgment. The process used by management encompasses their knowledge and experience about past and current events and certain assumptions about future events. You may wish to monitor throughout the year the process used to determine and record these accounting estimates. The following describes the significant accounting estimates reflected in the District's financial statements:

Depreciation

Depreciation of fixed assets is taken on a straight-line basis over the expected life of each fixed asset. This method meets the generally accepted accounting principles requirement of being systematic and rational.

Other Post-Employment Benefits

The cost of Other Post-Employment Benefits is calculated based on the annual required contribution of the employer. This amount is calculated by an actuary in accordance with the parameters of GASB Statement No. 75.

Net Pension Liability

In accordance with GASB Statement No. 68, each participating cost-sharing employer is required to report its proportionate share of the collective net pension liability, pension expense, and deferred outflows/inflows of resources. CalPERS actuaries calculated these amounts in accordance with the parameters of GASB 68.

Audit Adjustments and Uncorrected Misstatements

For purposes of this letter, professional standards define a significant audit adjustment as a proposed correction of the financial statements that, in our judgment, may not have been detected except through our auditing procedures.

Adjustments recorded after the initial trial balance was provided are attached to this letter.

We are not aware of any uncorrected misstatements other than misstatements that are clearly trivial.

Other Information Included in Annual Reports

Our responsibility for other information included in annual reports is to read the information and consider whether its content or the manner of its presentation is materially inconsistent with the financial information covered by our auditor's report, whether it contains a material misstatement of fact or whether the other information is otherwise misleading. We read the District's Schedule of Operating Expenses – By Department. We did not identify material inconsistencies with the audited financial statements.

Observations About the Audit Process

Disagreements with Management

We encountered no disagreements with management over the application of significant accounting principles, the basis for management's judgments on any significant matters, the scope of the audit, or significant disclosures to be included in the financial statements.

Consultations with Other Accountants

We are not aware of any consultations management had with other accountants about accounting or auditing matters.

Significant Issues Discussed with Management

No significant issues arising from the audit were discussed or were the subject of correspondence with management.

Significant Difficulties Encountered in Performing the Audit

We did not encounter any difficulties in dealing with management during the audit.

Significant Matters That Required Consultation

We did not encounter any difficult or contentious matters that required consultation outside the engagement team.

Shared Responsibilities: AICPA Independence

The AICPA regularly emphasizes that auditor independence is a joint responsibility and is managed most effectively when management, audit committees, and audit firms work together in considering compliance with AICPA independence rules. For Bartlett, Pringle & Wolf, LLP (BPW) to fulfill its professional responsibility to maintain and monitor independence, management, the audit committee, and BPW each play an important role.

Our Responsibilities

- AICPA rules require independence both of mind and in appearance when providing audit and other attestation services. BPW is to ensure that the AICPA's General Requirements for performing nonattest services are adhered to and included in all letters of engagement.
- Maintain a system of quality control over compliance with independence rules and firm policies.

The District's Responsibilities

- Timely inform BPW, before the effective date of transactions or other business changes, of the following:
 - New affiliates, directors or officers.
 - Change in the organizational structure or the reporting entity impacting affiliates such as related entities, investments, joint ventures, component units, and jointly governed organizations.
- Provide necessary affiliate information such as new or updated structure charts, as well as financial information required to perform materiality calculations needed for making affiliate determinations.
- Understand and conclude on the permissibility, prior to the District and its affiliates, including the District, and the officers, directors or persons in a decision-making capacity, engaging in business relationships with BPW.
- Not entering into relationships resulting in BPW, BPW-covered persons or their close family members, temporarily or permanently acting as an officer, director or person in an accounting or financial reporting oversight role at the District

Internal Control Matters

We have separately communicated any internal control matters identified during our audit of the financial statements in a separate letter dated August 7, 2026.

Board of Directors, Montecito Sanitary District
August 7, 2026
Page 5

Significant Written Communications Between Management and Our Firm

In conjunction with the audit of the financial statements, we have been provided a letter of certain representations from management dated August 7, 2026.

Conclusion

This letter is intended solely for the information and use of the Board of Directors and management and is not intended to be and should not be used by anyone other than these specified parties. It will be our pleasure to respond to any questions you have about this report. We appreciate the opportunity to continue to be of service to Montecito Sanitary District.

Very truly yours,

BARTLETT, PRINGLE & WOLF, LLP
Certified Public Accountants and Consultants

Year End: June 30, 2025

Journal Entries: Adjusting

Date: 7/1/2024 To 6/30/2025

Prepared by 1st Reviewer 2nd Reviewer

8010

Number	Date	Name	Account No	Reference	Annotation	Debit	Credit	Recurrence	Misstatement
1	6/30/2025	DEF PENSION OUTFLOW:GENRL	1975-00	6367			-228,944.00		
1	6/30/2025	NET PENSION LIABILIT:GENRL	2750-00	6367		7,883.00			
1	6/30/2025	DEF PENSION INFLOWS:GENRL	2775-00	6367		48,701.00			
1	6/30/2025	PERS CONTRIBUTION: ADMIN	6400-10	6367		55,424.00			
1	6/30/2025	PERS CONTRIBUTION: COLL	6400-20	6367		58,660.00			
1	6/30/2025	PERS CONTRIBUTION: TREAT	6400-40	6367		58,276.00			
To record GASB 68 adjustment calculated by District but not posted									
2	6/30/2025	DEF OPEB OUTFLOWS:GENRL	1985-00	6352			-53,180.00		
2	6/30/2025	RETIREE MEDICAL LIABILITY	2210-00	6352		9,906.00			
2	6/30/2025	DEF OPEB INFLOWS:GENRL	2776-00	6352		73,671.00			
2	6/30/2025	RETIREE MEDICAL BENE:ADMIN	6605-10	6352			-8,859.00		
2	6/30/2025	RETIREE MEDICAL BENE:COLL	6605-20	6352			-21,538.00		
To record GASB 74/75 OPEB adjustment calculated by District but not posted.									
3	6/30/2025	COUNTY - FMV ADJUSTMENT	1111-00	5012		211,328.00			
3	6/30/2025	COUNTY - FMV ADJ	1111-01	5012		88,844.00			
3	6/30/2025	COUNTY - FMV ADJ	1111-02	5012		4,845.00			
3	6/30/2025	GASB 31 ADJUSTMENT	5750-00	5012			-305,017.00		
GASB 31 FMV adjustment									Factual
4	6/30/2025	LONG TERM ACCRUED VAC/SICK	2600-00	6212			-55,296.00		
4	6/30/2025	REGULAR SALARIES: ADMIN	6100-10	6212		11,911.00			
4	6/30/2025	REGULAR SALARIES: COLL	6100-20	6212		18,526.00			
4	6/30/2025	REGULAR SALARIES: TREAT	6100-40	6212		24,859.00			
GASB 101 adjusting journal entry to reconcile balance to adsuted schedule.									Factual
						672,834.00	-672,834.00		

Net Income (Loss) ##

8/4/2026

2:44 PM

August 7, 2026

Board of Directors
Montecito Sanitary District
1042 Monte Cristo Lane
Santa Barbara, CA 93108

To the Board of Directors:

In planning and performing our audit of the financial statements of the Montecito Sanitary District as of and for the year ended June 30, 2025, in accordance with auditing standards generally accepted in the United States of America, we considered the District's internal control over financial reporting as a basis for designing our auditing procedures that are appropriate in the circumstances for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

Our consideration of internal control was for the limited purpose described in the preceding paragraph and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Therefore, material weaknesses or significant deficiencies may exist that were not identified. However, as discussed below, we identified certain deficiencies in internal control that we consider to be a material weakness and a significant deficiency.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A deficiency in design exists when (a) a control necessary to meet the control objective is missing, or (b) an existing control is not properly designed so that, even if the control operates as designed, the control objective would not be met. A deficiency in operation exists when a properly designed control does not operate as designed or when the person performing the control does not possess the necessary authority or competence to perform the control effectively.

A material weakness is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected, on a timely basis.

A significant deficiency is a deficiency, or combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance. A control deficiency is a deficiency in internal control that we determined did not constitute a significant deficiency or a material weakness.

Status of Prior Year Comments

The following comments were communicated to you in the prior year letter dated August 15, 2025.

Material Weakness

Missing or Incorrect Accruals

Original Comment

During the current year audit, we noted multiple account balances with missing or incorrect accruals. During review of the LAIF interest revenue, we noted that the fourth quarter interest had not been properly accrued. During review of the accrued-other account, we noted that certain prior year accruals had not been reversed and that current year accruals had not been recorded. During review of the 2017 Sewer Refunding Revenue Bonds liability, we noted that the interest receivable amount, the liability ending balance and the related BNY cash account were improperly stated due to missing accruals. Proper recording of accruals is critical for the accuracy of the accrual basis of accounting. We suggest that procedures be implemented at year-end to record expenses in the period incurred, regardless of when they are paid.

Current Year Status

During the current year audit, we did not note any accounts with missing or incorrect accruals.

Significant Deficiency

Accrued Compensated Balances

Original Comment

During our review of the accrued schedule of compensated absences, we noted that the District policy includes varying benefits depending on employee hire date which was not appropriately reflected in the calculation. We suggest the District implement procedures to accurately track and accrue compensated absences by employee based on the benefits they receive upon separation from employment. By doing this, the Company will be assured

that sufficient records are maintained to record the required accrual for employee compensated absences.

Current Year Status

During the current audit, it was noted that the District implemented procedures to accurately track and accrue compensated absences, however, we recorded an audit entry in the amount of \$39,000 to adjust the general ledger to agree with the schedule of compensated absences.

Control Deficiencies

Internal Control Review Procedures

Original Comment

- During our review of internal control procedures, we noted the multiple occasions in which proper review procedures were not performed. In reviewing the October 2022 bank statement and check signing policy, BPW noted that one check did not have any signature on it. In reviewing approvals related to disbursements and approvals, BPW noted one "Account Distribution and Approval for Payment" form that was not signed as approved by the General Manager. In reviewing the June 2023 bank statements, we noted that there were variances for two cash accounts where the bank statement reconciliations did not tie out to the trial balance indicating a lack of review. In reviewing the CalPERS contributions spreadsheet, we noted an error in the posting of a journal entry in which the incorrect GL accounts were used. Proper review is a critical component of the internal control environment. We suggest that procedures be implemented to ensure proper review takes place when required.
- During review of the District's Excel schedules which are used to track and calculate balances that tie out to the trial balance, we noted errors and omissions in multiple schedules which indicates a lack of review. In the capital assets schedule which is used to track and calculate depreciation expense, the spreadsheet requires formulas to be manually updated each year. During our audit, we noted certain formulas had not been updated which resulted in an error. In the connection permits schedule which is used to track specific charges related to connections permits, we noted errors where items were recorded in incorrect cells, where year-end totals did not tie out to the trial balance, and where permits were erroneously left off of the schedule. Proper review is a critical component of the internal control environment. We recommend the completed schedules be reviewed by a person independent of the preparation function to strengthen oversight and ensure accuracy and completeness.

Board of Directors, Montecito Sanitary District

August 7, 2026

Page 4

Current Year Status

- During our review of internal control procedures, we noted that the accounts payable aging did not tie out to the trial balance. This issue indicates a lack of review procedures were being performed. Proper review is a critical component of the internal control environment. We continue to suggest that procedures be implemented to ensure proper review takes place when required.
- During our review of the District's Excel schedules which are used to track and calculate balances that tie out to the trial balance, we noted an error and omission in a schedule which indicates a lack of review. In reviewing the accrued vacation and sick schedule, BPW noted a discrepancy in the calculation of the vacation and sick time accrual. Proper review is a critical component of the internal control environment. We continue to recommend the completed schedules be reviewed by a person independent of the preparation function to strengthen oversight and ensure accuracy and completeness.

Conclusion

This communication is intended solely for the information and use of the Board of Directors, management, and others within the District, and is not intended to be and should not be used by anyone other than these specified parties. This letter does not affect our report dated August 7, 2026 on the financial statements of the Montecito Sanitary District.

Very truly yours,

BARTLETT, PRINGLE & WOLF, LLP

Certified Public Accountants and Consultants



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108

A Public Service Agency

Phone: (805) 969-4200
www.montsan.org

MONTECITO SANITARY DISTRICT STAFF REPORT – 7B

DATE: August 12, 2026
TO: Board of Directors
FROM: John Weigold, General Manager
SUBJECT: Collection System Strategic Plan Presentation

RECOMMENDATION

It is recommended that the Board receive a presentation from Water Systems Consulting (WSC) regarding the Septic to Sewer Strategic Plan (Plan). This presentation is for informational purposes only and no decisions are required.

BACKGROUND

On July 22, 2026, Staff provided a presentation to the Board discussing the District's Collection System Strategic Plan. A key component within this planning effort is the Septic to Sewer Strategic Plan. The purpose for developing the Plan is to provide guidance on how to extend the sewer collection system to new areas, reaches, and parcels currently on septic systems; and provide high-level expectations on implementation of the extension. The Plan provides a framework for evaluating and implementing sewer service expansion, considering both engineering feasibility, costs, and impacts to the District and the community.

ANALYSIS

The Septic to Sewer Strategic Plan identifies recommended project alternatives by planning area and zone and establishes an implementation framework for future septic-to-sewer conversions. A key takeaway of the Plan is that connecting additional septic properties to the sewer system would exacerbate existing collection system capacity constraints. Accordingly, the Plan recommends implementing capacity-related improvement projects, including an Inflow and Infiltration (I&I) Reduction Program identified in the Collection System Master Plan, and then reevaluating available capacity before permitting additional sewer connections associated with septic-to-sewer conversions.

Over the coming months and years, the District Board of Directors will play a role in facilitating recommendations from the Plan. This includes evaluating potential District-led financial assistance programs for property owners currently served by septic systems to help execute these septic-to-sewer projects, as well as considering and approving future projects and initiatives intended to increase collection system capacity and support the phased implementation of septic-to-sewer conversions.

FISCAL IMPACT

None

ATTACHMENTS:

1. Presentation – Septic to Sewer Strategic Plan
2. Report – Septic to Sewer Strategic Plan

Septic to Sewer Strategic Plan

August 12, 2026



Montecito Sanitary District



Agenda

1

Purpose and
Background

2

Methodologies
and Criteria

3

Implementation

4

Alternatives and
Recommendations

Purpose and Background

Septic to Sewer Strategic Plan



Plan Need and Purpose

Existing Approach to Septic Conversions

- Neighbor-by-neighbor (limited view)
- Mix of private- and District-led design and construction
- Gravity preferred, no matter the cost
- No cost basis for new projects
- No review of existing capacity

Why this Plan

- Guides extension of **sewer service to unserved parcels**
- Provides a **consistent** framework for evaluating **feasibility, cost, and impacts**
- Replaces the historical neighbor-by-neighbor with **neighborhood and sewer shed level approach**
- Engineering **due diligence and evaluation of best approach** for providing service and value to ratepayers



Existing Low Pressure Sewer System crossing Meadow Lane bridge (Riven Rock neighborhood)



Montecito Sanitary District

Scope and Background

Work performed in support of Plan

- Understood affected parcels, listened to staff, and established criteria
- Performed field visits, vendor outreach, and alternatives development
- Conducted cost, modeling, sizing, and alternatives analysis

How Plan will be used by District Staff

- Take a holistic sewer shed- and neighborhood-level approach to connection requests
- Connection requests can be verified against system capacity
- Uniform, District-led implementation from design through construction
- District still prefers Gravity, but other alternatives (e.g., low pressure sewer) provide lower cost entry point
- District can inform customers of high-level planning costs



Montecito Sanitary District

3,738

Total parcels
District boundary

3,196

Connected to the District

431

On septic systems
308 sewer not available
94 sewer currently available
29 in process of connection

111

Other properties
Agricultural, vacant, no record, or other

Table ES 1. District Boundary Parcel

Methodologies and Criteria

Septic to Sewer Strategic Plan



Study Areas

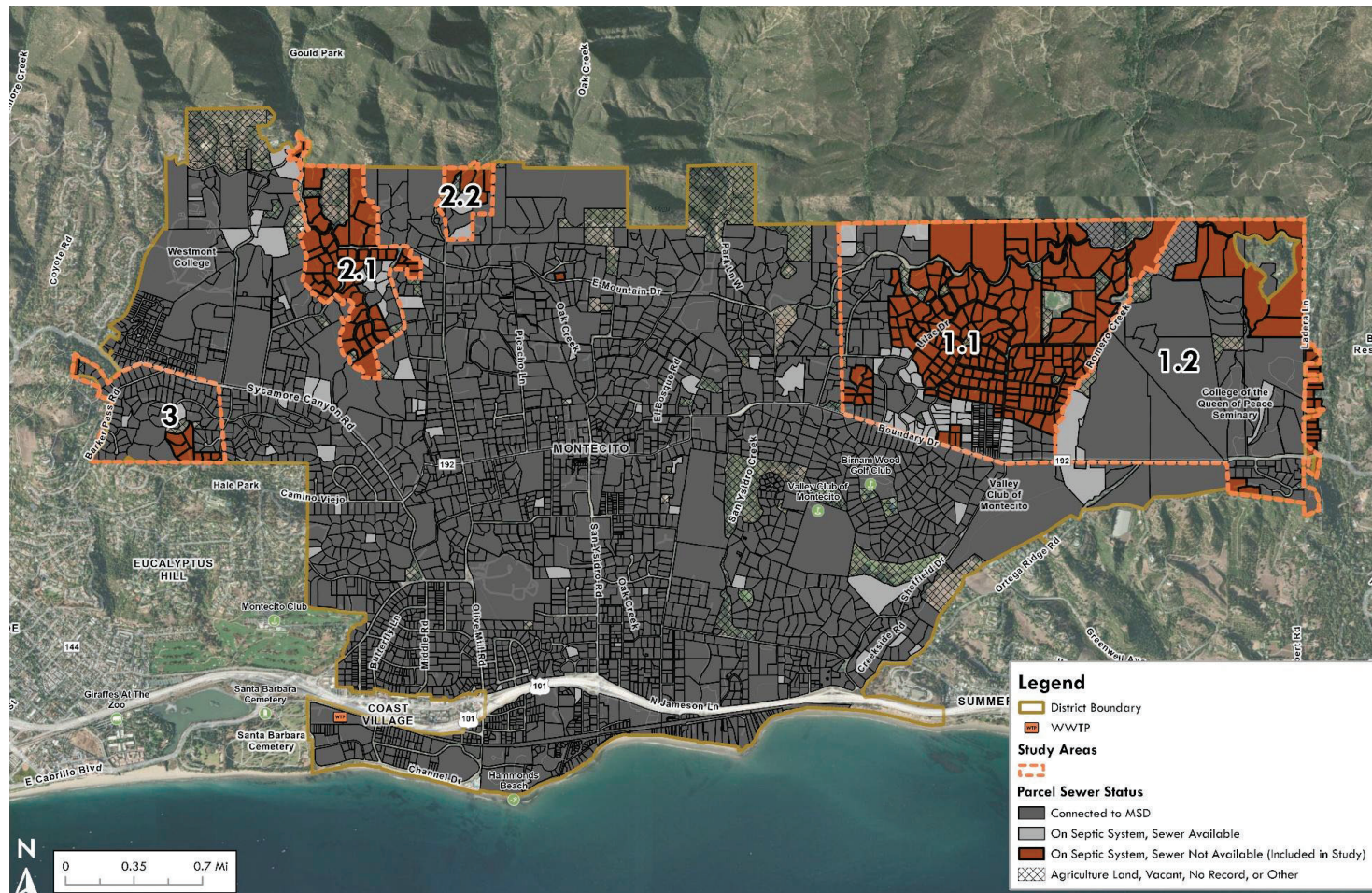


Figure 1-2: Study Areas

What the map shows

- 402 parcels remain on septic systems
- Unserved parcels are concentrated in the northwest and northeast sections of the service area
- Grouped into 5 study areas and 16 zones for evaluation
- Zone boundaries follow topography, creek crossings, and road networks

Plan Terminology

Level	Plan Definition	Description
Entire System	Service Area	All sewers in the jurisdiction or service area; divided into multiple sewer sheds where there is more than one treatment or pumped outlet
Major Basin	Sewer Shed	Large drainage area flowing to a single point; spans multiple neighborhoods, defined by topography and trunk sewer layout
Sub-basin	Area	Smaller area within a sewer shed, served by local collector sewers feeding a trunk; may align with a neighborhood or subdivision
Minor Basin or Neighborhood	Zone	Neighborhood-level area within a sub-basin; may be a single sewer reach, a private drive, or a single street

Source: Table 1-1: Plan Terminology

Available Technologies

				
	Gravity Extension	Regional Lift Stations	Low Pressure Sewer	Vacuum Systems
Benefits	Lower operational cost	District familiarity	Navigate topographical limitations at low cost	Navigate topographical limitations at low cost
	Low operational complexity and long-term reliability	Cost efficiency for larger sewer sheds	Lower installation and operational cost	
Considerations	Deep sewers and soil conditions add complexity and cost	Large capital cost, ongoing operational costs on District	Balancing build-out, phasing, odor; private or district ownership	System complexity, operational unfamiliarity, and odor
	Inverted siphons for creek crossings	Siting limitations for location of lift station in residential area	Reliability and level of service	Siting limitations for vacuum system in residential area

Evaluation Criteria and Weighting

Criteria	Key Considerations	Weight
Reliability	Useful life of pumping units, electrical and utility outages, replacement frequency	25%
District Impacts	Maintenance access, unfamiliar technology, odor control, cost of ownership	20%
Owner Impacts (Capital)	Planning, design, permitting, project installation, inspection monitoring	15%
Owner Impacts (Maintenance)	Easements or property acquisition, residential aesthetic, cost of ownership	10%
Downstream System Impacts	Additional CIP projects required, capacity constraints	10%
Environmental Impacts	Creek impacts, overflow risk at creek-adjacent facilities, trees, permitting	10%
Implementation Disruptions	Site access and staging, service disruptions, encroachment permitting	5%
Phasing Considerations	LPSS flushing during partial build-out, pace of connection interest	5%

Alternatives scored 1 to 3 on each criterion. Quantitative criteria are normalized to the most favorable value. Weights assigned by the District with input from WSC.

Source: Table 2-12



Montecito Sanitary District

Modeling Scenarios

System Flows	New Septic Conversion Flows Added?	Explanation
1 Dry Weather	No (ex. customers)	Represents existing system performance under average dry weather conditions.
2 Dry Weather	Yes (added customers)	Evaluates baseline dry weather conditions with the addition of projected conversion flows.
3 Wet Weather	No (ex. customers)	Represents existing system performance under peak wet-weather conditions, including inflow and infiltration.
4 Wet Weather	Yes (added customers)	Assesses the combined impact of peak wet-weather conditions and additional septic-conversion flows.



Montecito Sanitary District

Modeling Results

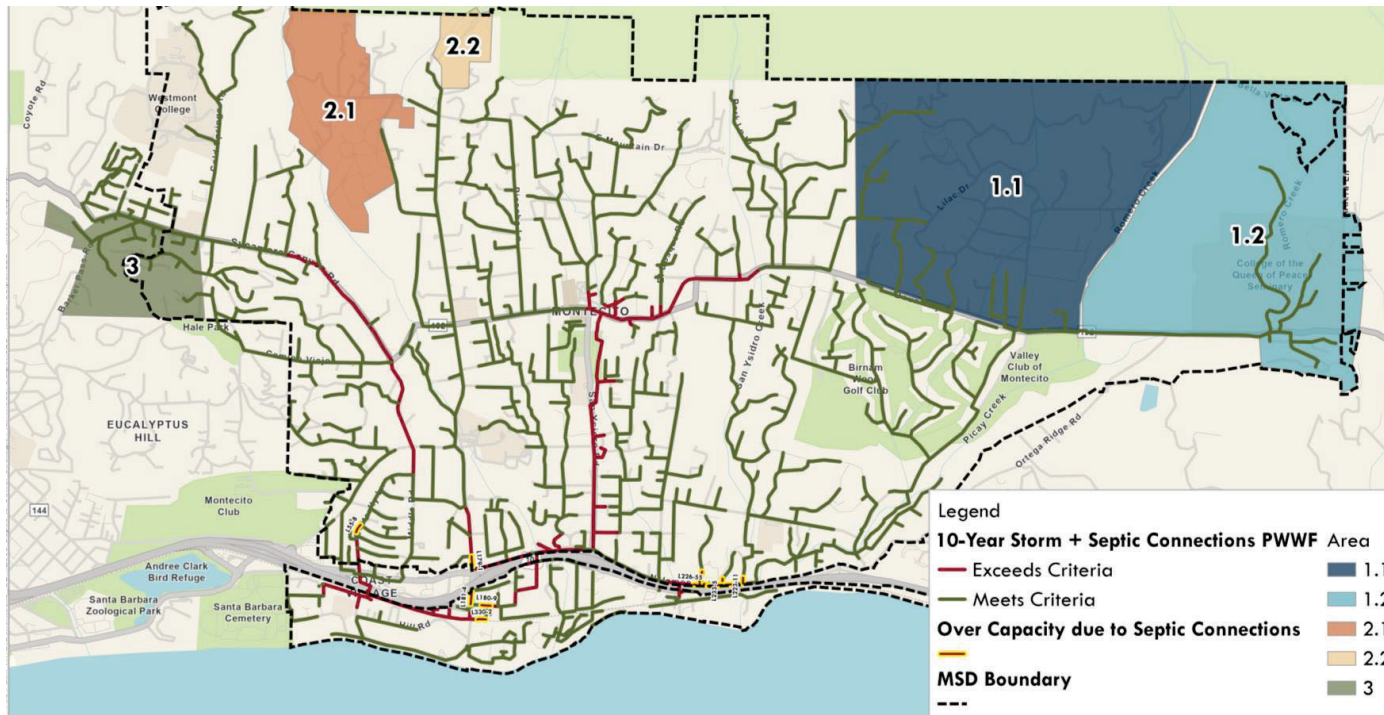


Figure 2-1. Existing Capacity Constraints at PWWF and Additional Segments Over Capacity due to Septic Connections

Key findings

- **Scenarios 1 & 2 Dry Weather:** there are some capacity deficiencies in the collection system under existing dry weather flows, 2 additional segments exceed criteria with septic flows added
- **Scenario 3 Wet Weather (no conversions):** trunk mains already operate at or above capacity
- **Scenario 4 Wet Weather (plus conversions):** 15 additional segments exceed criteria
- **Recommendation:** implement Collections System Master Plan capacity related projects and reevaluate before allowing new connections

Cost Estimating Approach

1 Public infrastructure contractor overhead costs applied to subtotaled construction costs

2 Itemized costs split by public infrastructure category (i.e., pipelines, paving, etc.)

3 Public infrastructure subtotal, contingency, and non-construction costs

4 Annualized and per connection cost calculations

5 Public Operation and maintenance costs

6 Itemized costs for onsite Residential user connections

Preliminary Design Opinion of Probable Cost Computation				
Project:	Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 4
Area:	1.1			
Zone:	1			
Alternative:	1 LPSS			By: BH, CR
Task:	AACE Class V Cost Estimate			Reviewed by: RM, MG
				Date: 7/22/2026
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$24,500
Bonds and Insurance	1	LS	2.00%	\$6,700
General Conditions	1	LS	3.00%	\$10,100
Shop Drawings and O&M Manuals	1	LS	2.50%	\$8,400
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,700
Contractor Overhead Subtotal				\$52,800
CONSTRUCTION COSTS				
<i>Existing Conditions</i>				
Sewer AC	900	LF	\$5	\$4,500
Demolish and haul, linear foot of AC removed	900	LF	\$21	\$18,900
Boulder removal	900	LF	\$26	\$23,400
<i>Paving Costs</i>				
Grinding and Resave	900	LF	\$50	\$45,000
Striping	900	LF	\$5	\$4,500
<i>General Construction</i>				
Shallowing and shoring protection - LPSS	900	LS	\$7,000	\$7,000
Traffic control for piping project	225	LF	\$15	\$3,375
<i>New Low Pressure Sewer</i>				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00' Man Pipe	900	LF	\$200	\$180,000
2" In-Line Flush Kit	2	EA	\$1,975	\$3,950
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
Construction Costs Subtotal				\$325,600
Contractor Overhead Costs Subtotal				\$52,800
Construction Subtotal				\$377,600
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$76,000
Utility Easement Purchases (30% of land value)		SOFT	\$9.20	
Total Project Cost				\$453,600
Infrastructure Cost per Connection	4			\$113,400
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$196,850
Annualized Project Cost				\$23,000
Annualized O&M Cost (see below)				\$5,800
Total Annual Cost				\$31,800
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$217,700	\$2,177
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$217,700	\$6,531
Total Annual O&M Cost				\$8,800
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscaping restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fees	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600



Montecito Sanitary District

Cost Basis and Assumptions



Cost Assumptions:

Parameter	Value
Life cycle	30 years
Discount rate	3.0%
Capital cost estimate	AACE Class V
Expected accuracy	-50% to +100%
Cost basis year	2025 dollars

Source: Table 2-11 and Sections 2.3, 3.1, and 3.5

Class V Estimate defined per AACE International:

- Level of Project Definition: 0% to 2%
- End Usage: **concept screening**
- Methodology: **Capacity factored, Parametric Models, Judgment**
- Expected Accuracy:
 - Low (-20% to -50%)
 - High (+30% to +100%)



Montecito Sanitary District

Implementation

Septic to Sewer Strategic Plan



Implementation Pathway

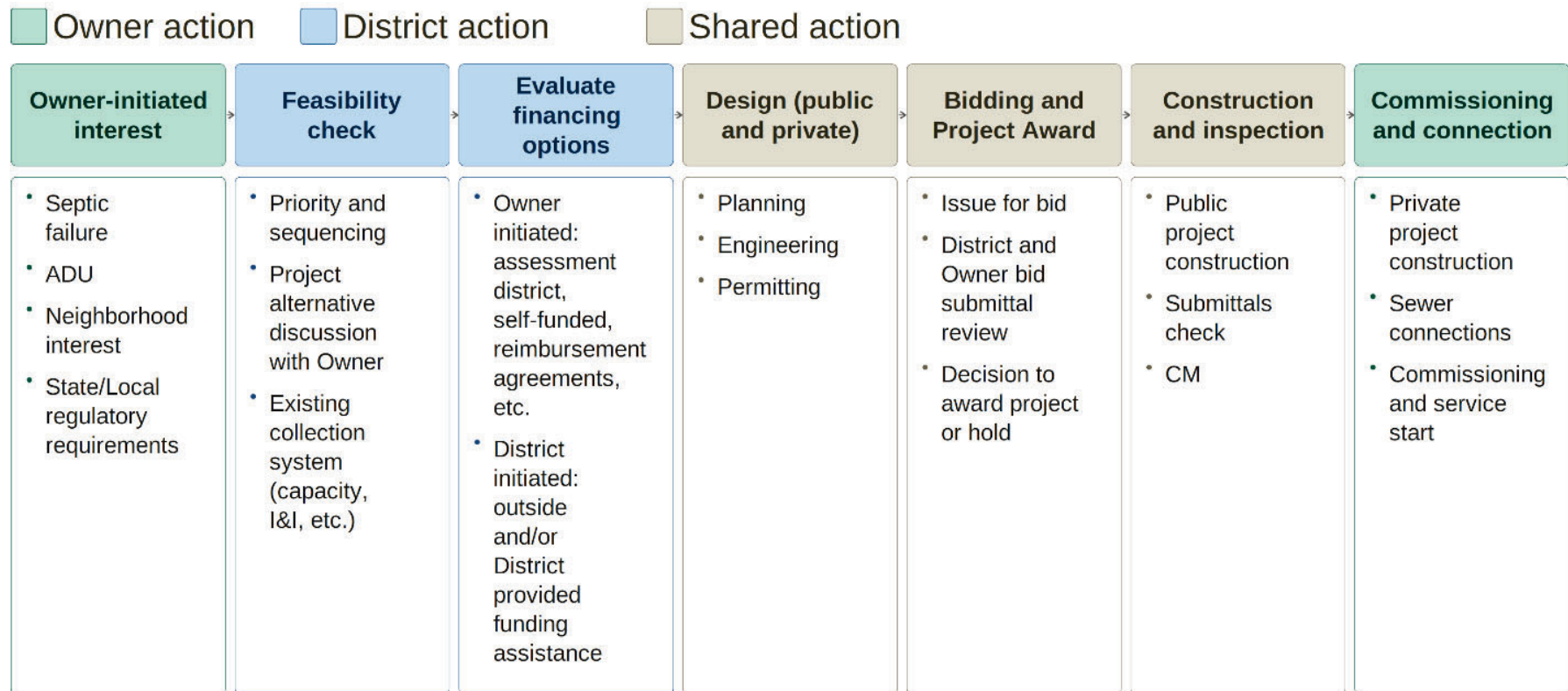


Figure ES 2. Septic-to-Sewer Project Implementation Pathway (also Figure 3-2)

Implementation and Phasing Considerations

- 1 Owner-initiated and intermittent**
Most conversions are driven by septic failure or property improvements and will proceed on independent schedules
- 2 Upstream zones follow downstream work**
Zones farther upstream depend on construction of the zones nearest the existing collection system
- 3 Hybrid conditions during transition**
Some properties remain on septic while neighboring properties convert
- 4 Constrained construction corridors**
Narrow, built-out streets favor trenchless methods and shallow burial to limit disruption and cost
- 5 Rock and groundwater risk**
Geotechnical investigation recommended to confirm conditions and set bid provisions before construction

Source: Sections 3.2 and 3.3



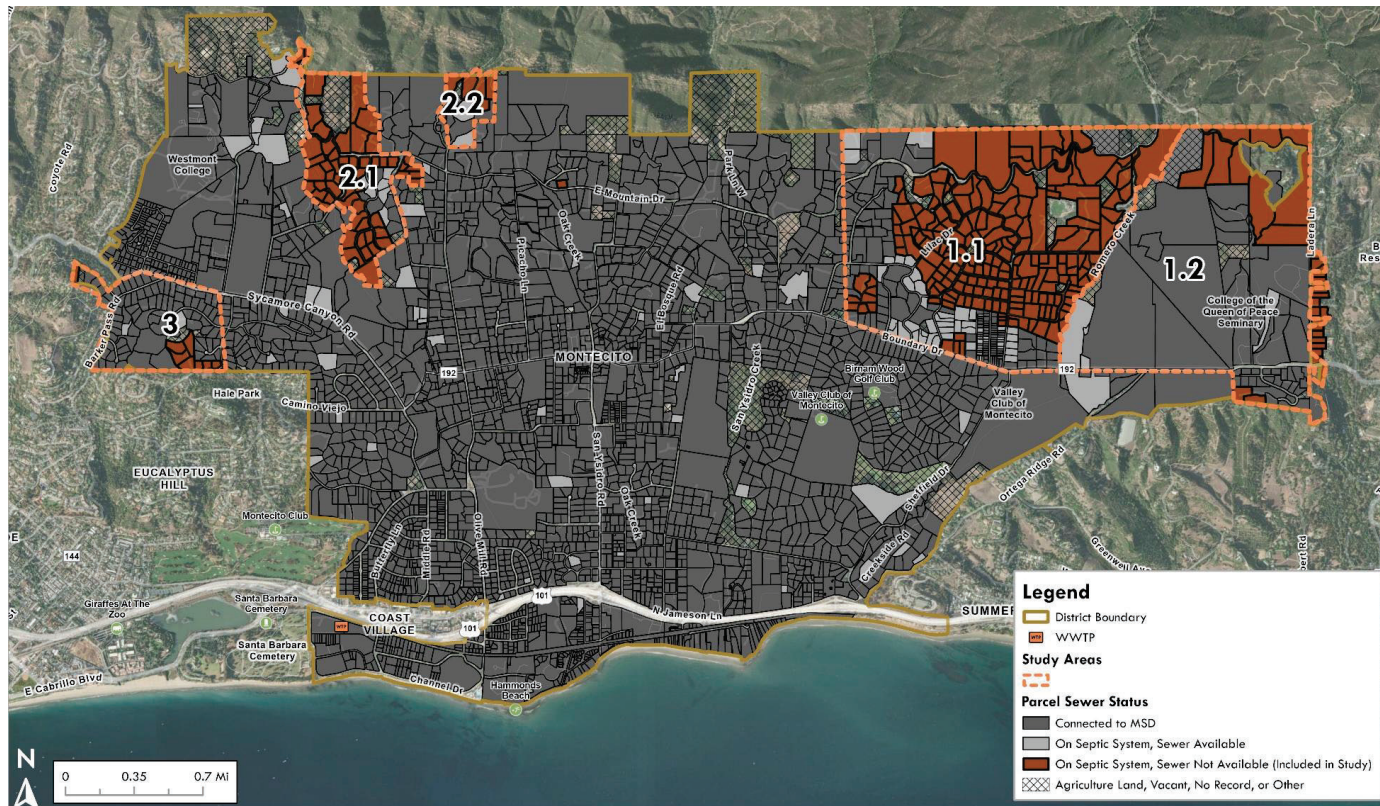
Montecito Sanitary District

Alternatives and Recommendations

Septic to Sewer Strategic Plan



Alternatives Analysis Summary



5

Study areas

16

Zones evaluated

29

Alternatives evaluated

4

Technologies screened

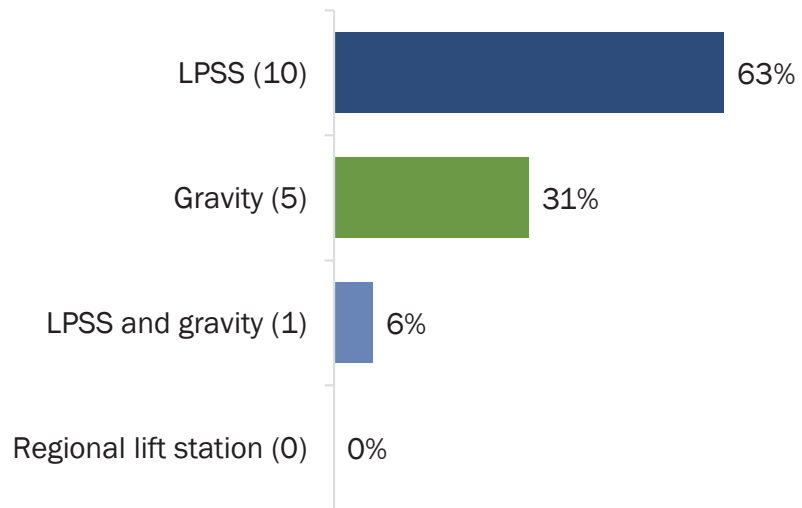


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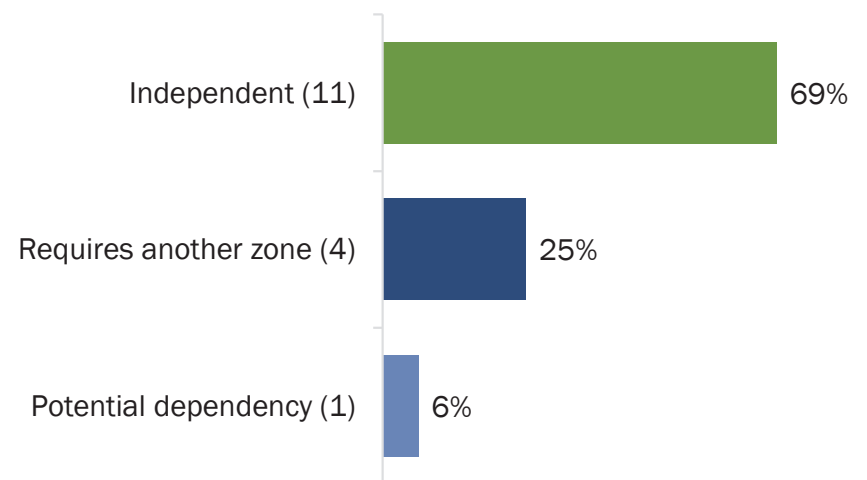
Alternatives Analysis Summary

Of the 16 zones, 29 alternatives, and 4 technologies evaluated...

Recommended technology by zone



Zone sequencing



Percentages are shares of the 16 zones. Area 2.2 Zones 1 and 2 were evaluated jointly; Area 1.1 Zone 7 and Area 1.2 Zone 3 carried a single concept. Isolated properties were addressed separately.



Montecito Sanitary District

Cost Ranges for Evaluated Alternatives

\$43.9M

All recommended alternatives

\$22.0M to \$87.8M at Class V accuracy

\$0.4M to \$8.0M

Cost per recommended project

Across the 20 recommended projects

\$114K to \$477K

Cost to connect per parcel

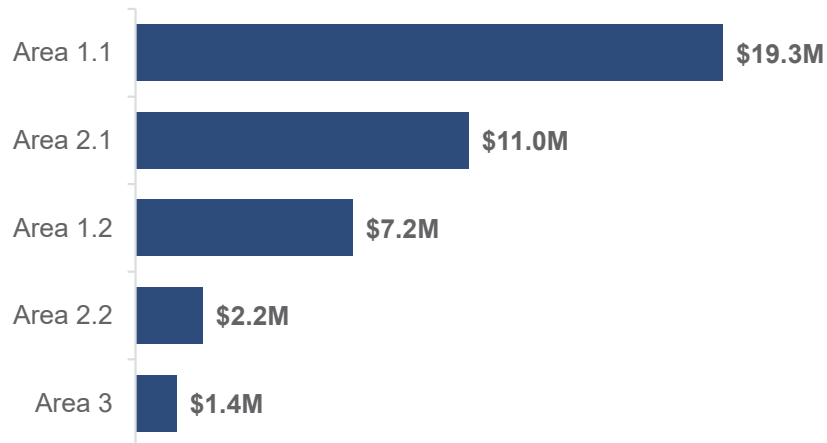
Recommended alternatives; median
\$203K

-50% / +100%

AACE Class V accuracy

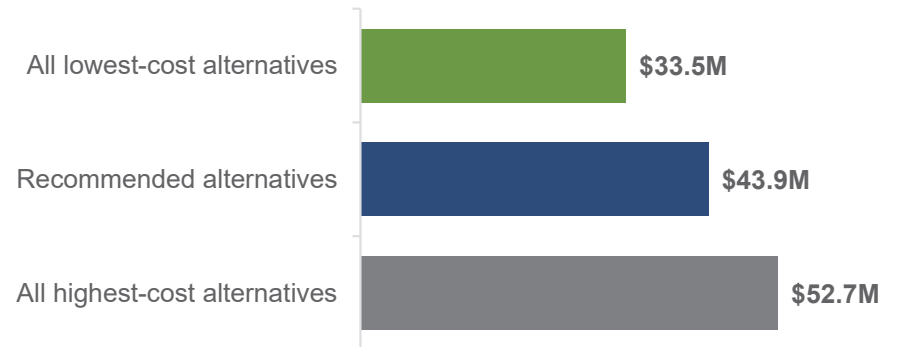
Capital costs in 2025 dollars

Recommended alternative cost by area



Source: Section 4 Alternatives Cost Summary tables (Tables 4-4 through 4-63)

Program total, cheapest to most expensive



Alternatives were evaluated against other weighted criteria (e.g., reliability, lifecycle cost, lowest impact, etc.) resulting in recommended alternatives that were not always the lowest-cost



Montecito Sanitary District

Considerations and Next Steps

Policy levers to encourage conversion

- Incentives and assistance for early adopters, including pilot neighborhoods and low-interest loans
- Zoning and building code coordination with the County of Santa Barbara
- Public outreach and education on grinder pump ownership and operation

Items for the District to resolve

- Assessment district approval pathway and voting threshold
- Reimbursement agreement duration limits and conditions
- Fit with existing ordinances, including Ordinance 19
- Position on partial-participation projects
- Process for reviewing and approving privately built public infrastructure

Near-term priority: follow capacity recommendations of Collection System Master Plan and reevaluate before authorizing new septic connections

Source: Section 3.6



Montecito Sanitary District



Thank you!



Montecito Sanitary District



Montecito Sanitary District

Septic-to-Sewer Strategic Plan

Final

JULY 2026

MONTECITO SANITARY DISTRICT





Montecito Sanitary District

MONTECITO SANITARY DISTRICT

Septic-to-Sewer Strategic Plan

JULY 2026



Prepared by Water Systems Consulting, Inc



ACKNOWLEDGEMENTS

The Septic-to-Sewer Strategic Plan was prepared by Water Systems Consulting, Inc. The primary authors are listed below.



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Water Systems Consulting, Inc. would like to acknowledge the significant contributions of Montecito Sanitary District. The primary contributors are listed below.



Montecito Sanitary District

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ACRONYMS & ABBREVIATIONS

ADWF	Average Dry Weather Flow
APN	Assessor's parcel number
CCTV	Closed Circuit Television
CIWQS	California Integrated Water Quality System Project
DISTRICT	Montecito Sanitary District
EPA	Environmental Protection Agency
GPD	Gallons per Day
LS	Lift Station
LPSS	Low Pressure Sewer System
MGD	Million Gallons per Day
O&M	Operation and Maintenance
OWNER	Homeowner or Property Owner
PHDWF	Peak Hour Dry Weather Flow
PHWWF	Peak Hour Wet Weather Flow
PLAN	Septic-to-Sewer Strategic Plan
PWWF	Peak Wet Weather Flow
RWQCB	Regional Water Quality Control Board
SSMP	Sewer System Management Plan
WSC	Water Systems Consulting, Inc.
WWTP	Wastewater Treatment Plant

Executive Summary

The Septic-to-Sewer Strategic Plan strategically addresses the need for wastewater collection system infrastructure expansion (or extension) in areas not currently served. A summary of alternatives and recommendations for the septic-to-sewer conversions is provided.

IN THIS SECTION

- Plan summary
- Overview of alternatives
- Area- and zone-based recommendations

Purpose and Overview

The Montecito Sanitary District (District) has developed the Septic-to-Sewer Strategic Plan (Plan) to support the District's goal of facilitating sewer service extensions to properties currently served by septic systems. The purpose for developing the Plan is to provide guidance on how to extend the sewer collection system to new areas, reaches, and parcels currently on septic systems; and provide high-level expectations on implementation of the extension. The Plan provides a framework for evaluating and implementing sewer service expansion, considering both engineering feasibility, costs, and impacts to the District and the community. A summary of all parcels located within the District, categorized by connection status, is presented in Table ES-1 and illustrated in Figure ES 1.

Table ES-1: District Boundary Parcel

Parcel Status	Quantity
Connected to the District	3,196
On Septic System, Sewer Not Available	308
On Septic System, Sewer Available	94
In the Process of Connection	29
Agriculture Land, Vacant, No Record, or Other	111
Total Parcels	3,738

Source: Map of District Residents on Septic Systems as of January 2025, provided by the District.

To support this effort, the District engaged Water Systems Consulting, Inc. (WSC), which conducted field visits, hydraulic modeling, vendor outreach, cost estimation, and alternatives analysis to develop the Plan for the District. The Plan identifies challenges and considerations of areas that have not been included in past sewer expansions, such as elevation changes, creek crossings, and infrastructure requirements. It also outlines how individual parcels, clusters of properties, or entire neighborhoods can be connected to the existing system with clear guidance on costs, impacts, and feasibility.

Project Criteria

The Plan evaluates several project alternative types or technologies for septic conversion, including gravity sewer extensions, regional lift stations (LS), and low-pressure sewer systems (LPSS). Each technology is assessed based on standard criteria, cost implications, and a weighted scoring system. Gravity sewers are preferred where feasible due to their low operational complexity and overall long-term maintenance cost. LPSS and LSs are considered in areas with constraints or where gravity has been determined as infeasible. Other technologies and systems were screened out due to limited regional familiarity and marginal benefits. The evaluation framework includes scoring and ranking of alternatives with a focus on system reliability as well as short and long term impacts to Owners and the District.

The potential impact of septic conversions on the District's collection system was evaluated using a hydraulic model of the existing system (Section 2.2). Under average dry weather conditions, the system has capacity to accommodate the projected conversion flows with only minor, localized effects. Under a 10-year peak wet weather event, portions of the trunk main system already operate at or above capacity; adding conversion flows extends these existing constraints modestly but does not create new system-wide bottlenecks. The Plan recommends that the District implement the capacity related projects identified in the Collection System Master Plan and reevaluate system capacity before authorizing additional septic connections. This will ensure the existing system is performing adequately under the evaluation criteria presented in this report before serving additional customers. Future connections will require ongoing monitoring of flow and capacity constraints to confirm the recommendations of the Collection System Master Plan continue to be met.

Each alternative was evaluated on a life-cycle cost basis, expressed as net present value over a 30-year period using a 3-percent discount rate in 2025 dollars (Section 2.3). Alternatives for each area and zone were then scored and ranked against weighted criteria developed with the District including reliability, District and Owner impacts, downstream system effects, and phasing, and environmental considerations. Through criteria scoring and cost evaluation (Section 2.4) a preferred concept for each zone was recommended. Detailed cost estimates and scoring are provided in Section 4.0 and Appendix C.

A recommended alternative is provided for each sewer shed area (see Figure ES 1) and zone (i.e., neighborhood). A summary of recommended alternatives is provided in this Executive Summary. Detailed analysis is provided in Section 4.0.

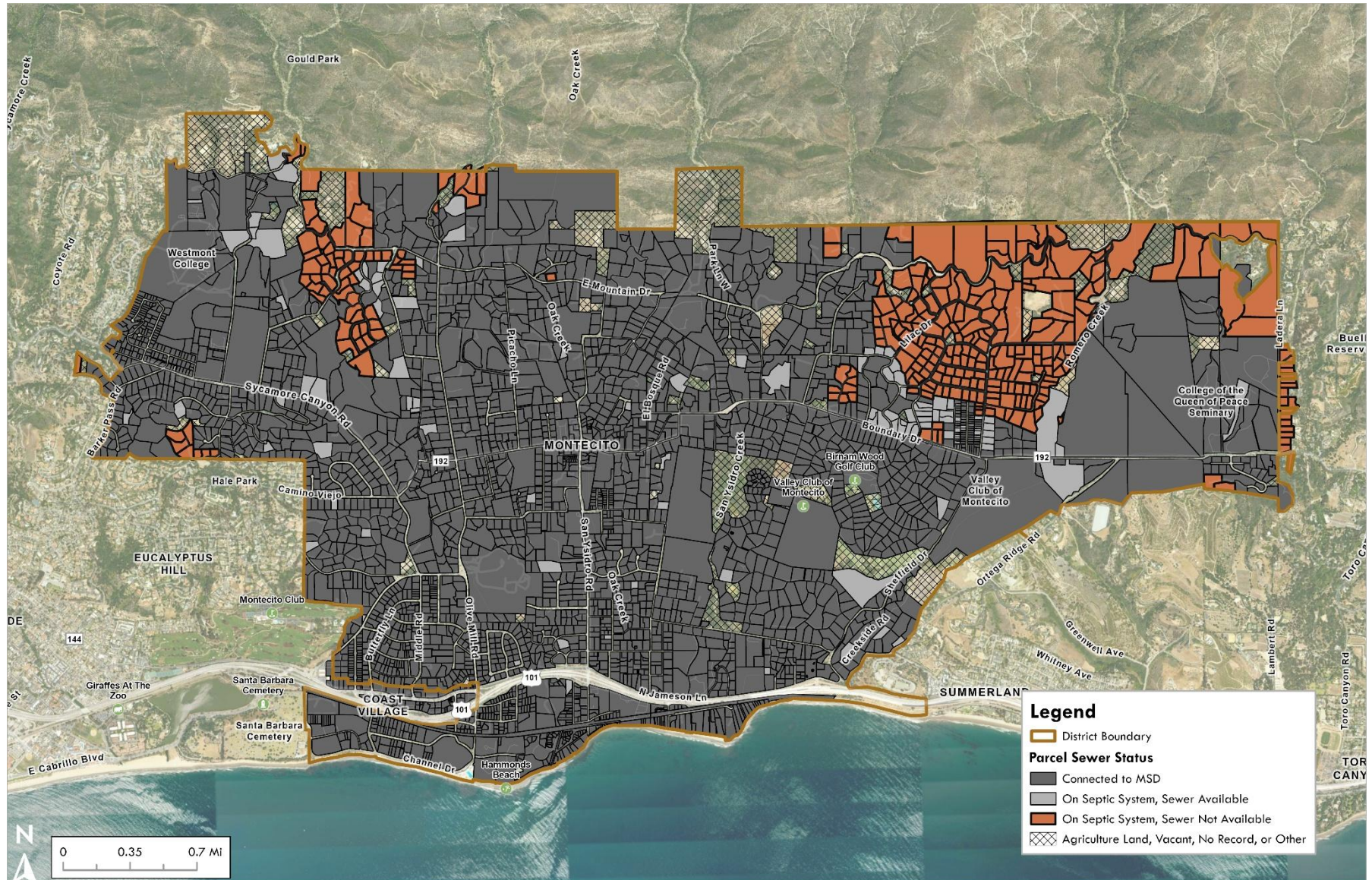


Figure ES 1. Parcel Connection Status in the District Service Area

Implementation Framework

The implementation framework, detailed in Section 3.0, describes how WSC anticipates that the typical septic-to-sewer project would be delivered. The District would take the lead role in facilitating the public infrastructure projects, including design, construction, and maintenance of the public infrastructure, while participating Owners bear project costs. New connections would be funded primarily through assessment districts, with reimbursement and development agreements available as additional tools (see Figure ES 2). Ownership follows the District's existing structure: the District owns and operates all mainline, manhole, and regional LS facilities, and Owners own and maintain their laterals. For low pressure sewer systems, the District anticipates a private ownership model, similar to existing gravity systems. Everything, including grinder pumps, tanks, alarms, and force laterals are privately owned until reaching the shared main (see Section 3.1).

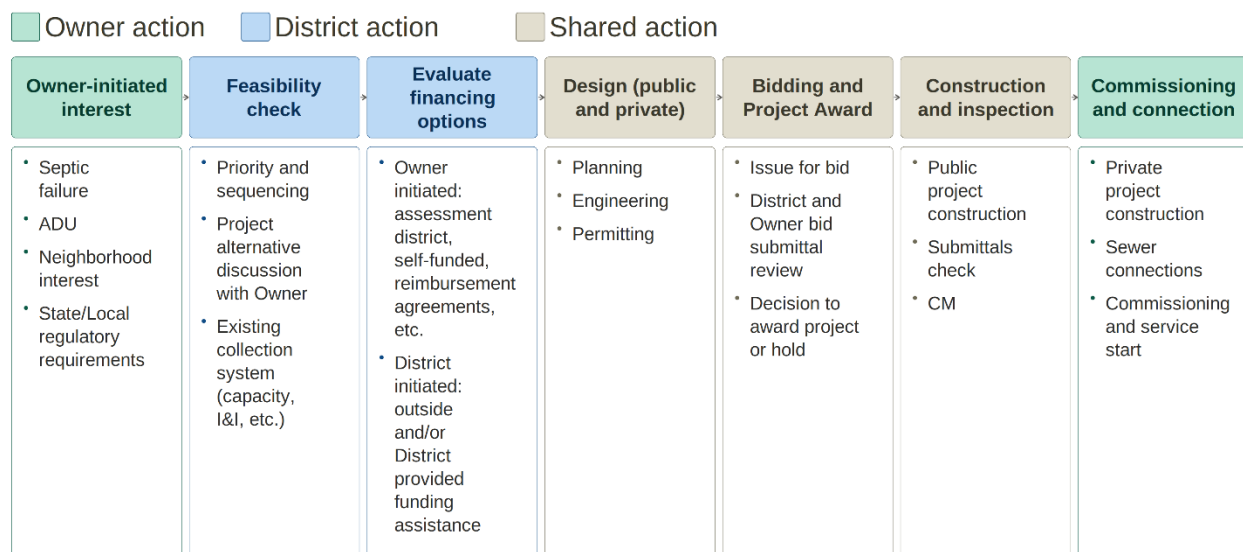


Figure ES 2. Septic-to-Sewer Project Implementation Pathway

Much of the District's collection system is already built out and most conversions will be Owner-initiated, driven by failing septic systems or planned property improvements. The Plan establishes connection priority through a network analysis working upstream from the wastewater treatment facility, while treating that sequencing as guidance rather than a fixed schedule (Section 3.2). The implementation process begins with Owner interest and moves through assessment district formation, design, permitting, District review and approval, construction, and commissioning (Section 3.3). The framework anticipates hybrid periods during which some properties remain on septic, as well as constructability challenges such as narrow built-out streets, high groundwater, and rocky conditions that should be addressed during subsequent design efforts. Most conversions also require Regional Water Quality Control Board (RWQCB) notification, updates to the District's CIWQS service-area mapping and Sewer

System Management Plan (SSMP), along with County encroachment and potential coastal-zone permitting (Section 3.4).

To support the long-term transition, the Plan identifies potential funding programs, including the Clean Water State Revolving Fund, Environmental Protection Agency (EPA) and USDA Rural Development programs, WRDA authorization, and the District's Ordinance 19 loan mechanism, while noting that the District would not qualify for small or disadvantaged-community funding (Section 3.5). Finally, the framework outlines policy considerations to encourage voluntary conversion, including financial incentives, zoning and building-code updates, and public outreach, and flags key items for the District to resolve as projects advance, such as confirming assessment district approval pathways and voting thresholds, reimbursement-agreement limits, and the District's position on partial-participation projects (Section 3.6).

Septic-to-Sewer Alternatives and Recommendations

A summary of recommended alternatives for all areas on a zone-by-zone level is provided in the following sections.

Area 1.1 Recommended Alternative (Combined Zones)

A summary of all combined zones within Area 1.1 is provided below. The summary includes the combined recommended alternatives as well as how upper zones (i.e., Zones 5, 6, and 7) connect to lower zones and their dependent phasing.

Zone 1

- Recommended Alternative: Alternative 1 - LPSS West Connection.
- LPSS connecting to an existing manhole on East Valley Road (MH Q6M48).
- Chosen due to slightly higher score and easier right-of-way access compared to the east connection, which would require an easement into Birnam Wood.
- This is an isolated zone and selection of the alternative does not impact selection of alternatives in other zones.

Zone 2

- Recommended Alternative: Alternative 1 - Gravity Extension.
- Gravity sewer extension connecting to an existing manhole on East Valley Road (MH Q6M41).
- Preferred for lower long-term maintenance and costs, despite higher capital cost than LPSS.
- This is an isolated zone and selection of the alternative does not impact selection of alternatives in other zones.

Zone 3

- Recommended Alternative: Alternative 1 – Gravity Extension.

- Gravity sewer extension connecting to an existing manhole on Romero Canyon Road (MH R6M29).
- Preferred for lower long-term maintenance costs, despite higher capital cost than LPSS.
- Selection of the alternative for this zone impacts alternatives for Zones 6 and 7. Allows for future phased connections of Zones 6 and 7, and scores higher for long-term maintenance and reliability.

Zone 4

- Recommended Alternative: Alternative 3 – LPSS. Additional investigation into residential easement limits is needed, and findings will ultimately drive feasibility. If the District can better understand residential easement extents and impacts, a gravity option could become cost-feasible in the future.
- Multiple small LPSS systems to mitigate odor and operational issues.
- Gravity options could be reconsidered if an easement can be obtained between Alisos Drive and Tollis Avenue. Considerations of future easement include willing parties, costs, impacts, and feasibility with existing structures.
- Selection of the alternative for this zone impacts the alternatives for Zones 5 and 6.

Zone 5

- Recommended Alternative: Alternative 2 – LPSS West Connection.
- LPSS connecting to Zone 4 at Lilac Drive and Oak Grove Drive.
- This zone is dependent on the implementation of Zone 4; similar scores and costs for both east and west connections. In either alternative, an LPSS is needed and would not be impacted by the selected alternative for Zone 4.

Zone 6

- Recommended Alternative: Alternative 1 – LPSS East Connection.
- LPSS connecting to Zone 3 on Lilac Drive near Romero Canyon Road.
- This zone is dependent on the implementation of Zones 3 and 4; similar scores and costs for both east and west connections. In either alternative, an LPSS is needed and would not be impacted by the selected alternatives for Zones 3 and 4.

Zone 7

- Recommended Alternative: Alternative 1 – LPSS Connection.
- LPSS connecting to Zone 3 on Lilac Drive near Romero Canyon Road.
- This zone is dependent on the selected alternative for Zone 3; similar scores and costs for both east and west connections.

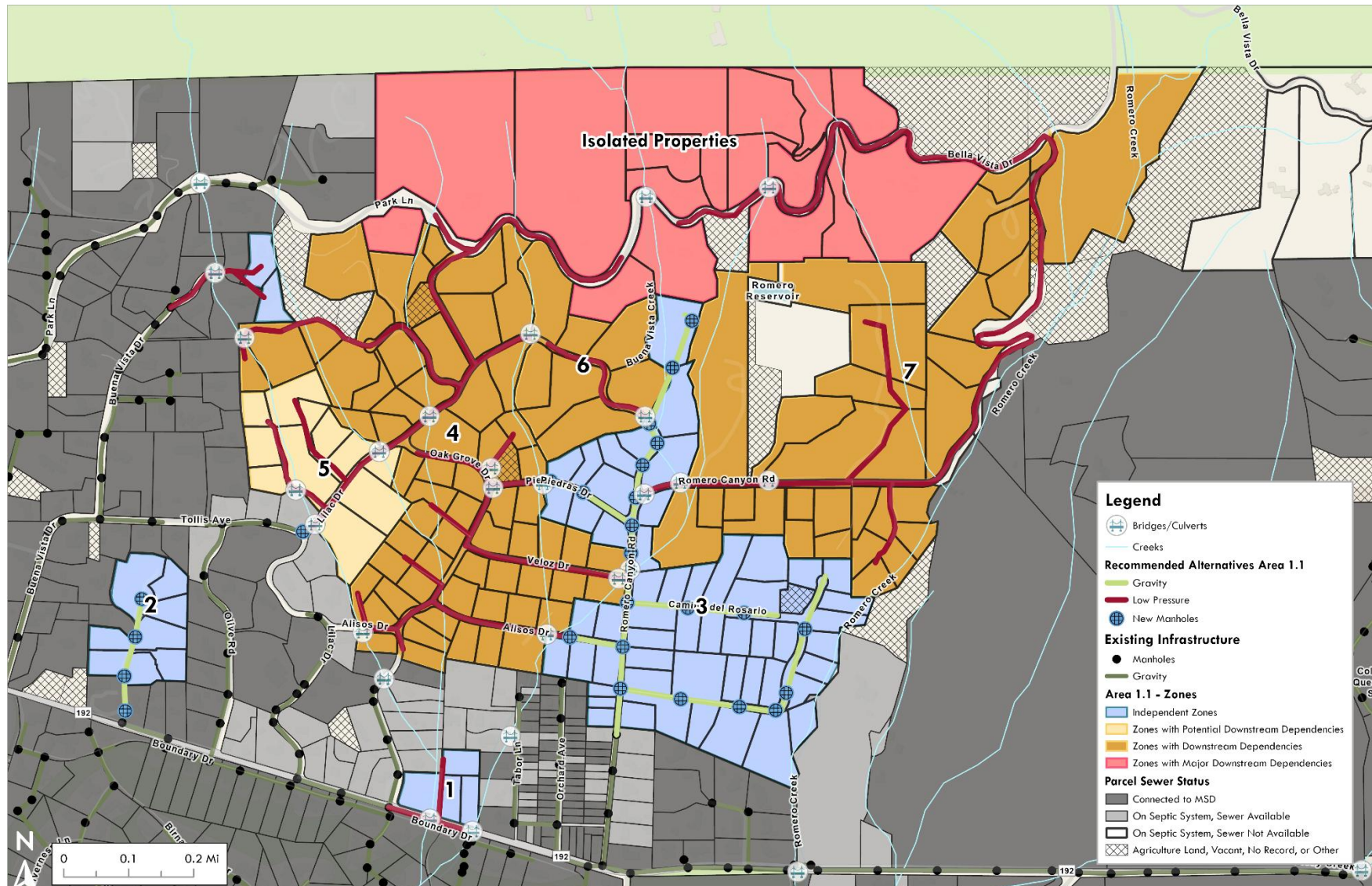
Isolated Properties in Area 1.1

- Recommended Alternative: LPSS Connection.

- LPSS connections are required for creek crossings and implementation with downstream infrastructure.

The proposed sewer expansion in Area 1.1 is presented to illustrate the implementation relationships between the various service areas, see Figure ES 3. Zones 1, 2, and 3 are shown as separate planning areas. Zones 1 and 2 are relatively isolated and can be implemented independently, while Zone 3 serves as a critical downstream backbone for future upstream expansion. Two isolated properties on Buena Vista Drive can also proceed independently of the other zones.

Zone 5 may have downstream dependencies if it ultimately relies on infrastructure constructed as part of Zone 4. In contrast, Zones 4, 6, and 7 require the downstream infrastructure within Zone 3 to be in place before they can be developed. The isolated properties on Park Lane have the greatest implementation constraints, as they cannot proceed until the necessary downstream infrastructure is constructed.



Area 1.2 Recommended Alternative (Combined Zones)

A summary of all combined zones within Area 1.2 is provided below. Zones 1 and 2 within Area 1.2 are interdependent of each other, with Zone 3 dependent on the recommended alternative for Zone 2. Independent Zones (i.e., isolated) and interdependent Zones requiring a specific phasing schedule are shown in Figure ES 4.

Zone 1

- Recommended Alternative: Alternative 1 gravity extension.
- Gravity connecting to an existing manhole on East Valley Road (MH T6M09).
- Chosen due to slightly higher score due to the lower operational costs, lower Owner impacts, and greater reliability.
- This is an isolated zone and selection of this alternative does not impact selection of alternatives in other zones.

Zone 2

- Recommended Alternative: Alternative 1 – Gravity Extension.
- Gravity sewer extension connecting to an existing manhole on East Valley Road (MH T6M02).
- Preferred for lower long-term maintenance and costs, despite higher capital cost than LPSS.
- This is an isolated zone and selection of this alternative does not impact selection of alternatives in other zones.
- The District's boundary in this area does not include all parcels shown in Zone 2 and additional properties along Ladera Lane and Viola Lane that were not included in the analysis. WSC recommends the District review the boundary in this area before proceeding with connections and if interest from property owners annex into the District's service area.

Zone 3

- Recommended Alternative: LPSS Connection (no formal alternatives evaluated).
- LPSS force main connection extending down Ladera Lane to the existing system on East Valley Road or via Zone 2.
- Gravity was deemed infeasible due to topographical constraints and elevation differences along Bella Vista Drive.
- This zone is remote and discontinuous; connection feasibility and cost are highly dependent on the District's willingness to extend sewer service to this area, future development, and coordination with Zone 2.

Zone 3 is at higher elevations and therefore relies on the buildout of Zone 2 for service. Zones 1 and 2 are independent of one another and may proceed according to separate development

schedules. To support future expansion, Zone 2 infrastructure should be sized to receive and convey the ultimate flows generated within Zone 3.

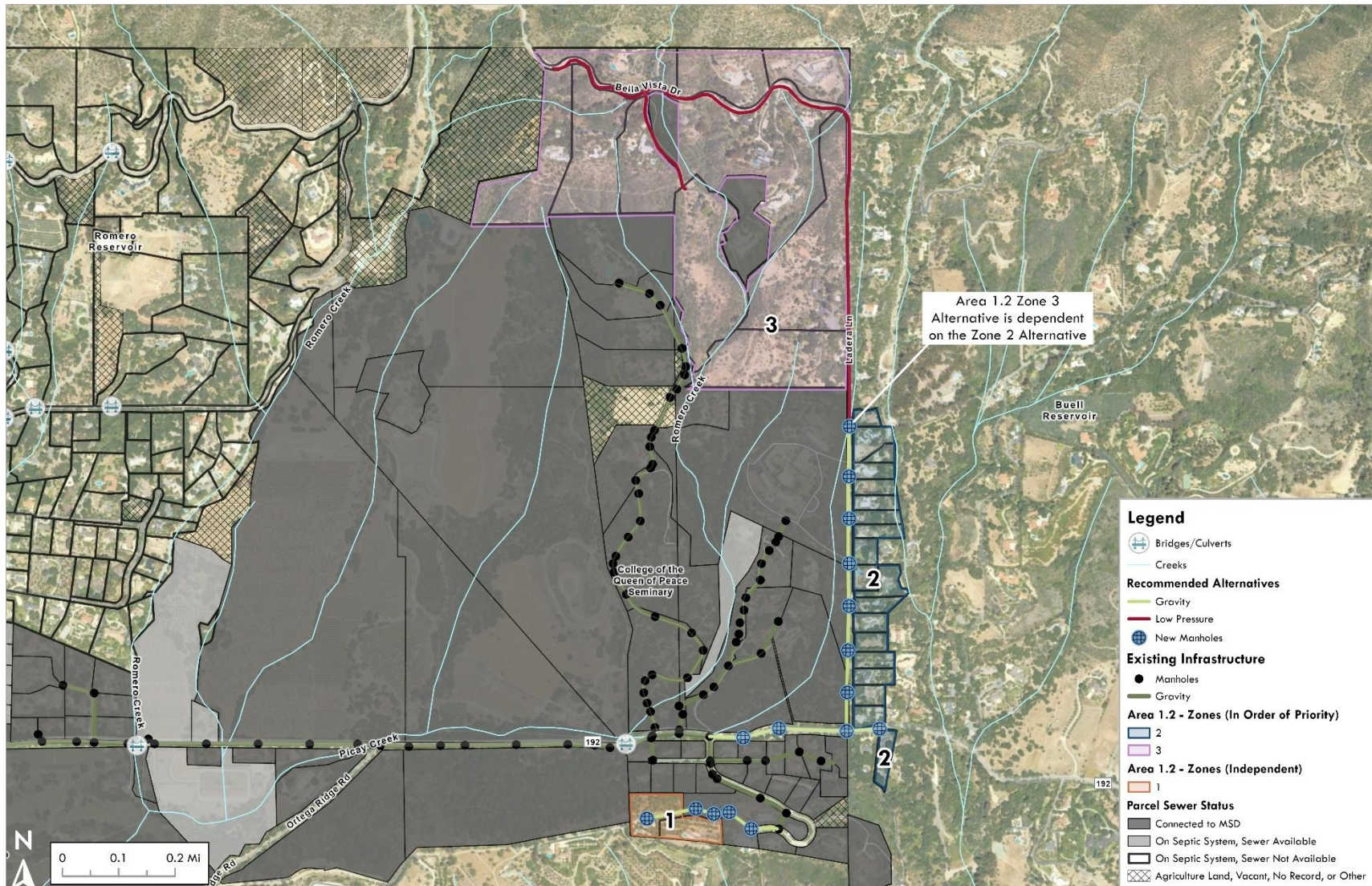


Figure ES 4. Area 1.2 Recommended Alternatives

Area 2.1 Recommended Alternative

A summary of all combined zones within Area 2.1 is provided below. Zones within Area 2.1 are independent of each other and therefore no specific phasing schedule is required. The recommended alternatives are shown in Figure ES 5.

Zone 1

- Recommended Alternative: Alternative 1 – LPSS.
- LPSS connecting to an existing LPSS on Rockbridge Road and a new manhole on Riven Rock Road.
- Chosen due to lower cost, existing LPSS infrastructure, and reduced maintenance burden compared to regional LS. This zone is comprised of the Riven Rock neighborhood which already has an existing LPSS system.
- This zone is isolated and higher in elevation; selection does not impact Zones 2 and 3.

Zone 2

- Recommended Alternative: Alternative 2 – LPSS and Gravity Extension.
- This is a combination of LPSS and new gravity sewer. The LPSS would connect to an existing cleanout on East Mountain Drive (MH M4M08), and the gravity sewer would be an extension from the northernmost manhole on Riven Rock Road (MH M4M12).
- Selected for improved reliability and reduced long-term maintenance when compared to a full LPSS alternative.
- This zone is isolated and is not impacted by Zones 1 and 2 within Area 2.1.

Zone 3

- Recommended Alternative: Alternative 1 – Multiple Small LPSS Systems.
- LPSS connections distributed across Ashley Road and East Mountain Drive.
- Preferred for cost efficiency and reduced impact on existing infrastructure. A regional LS option was not recommended due to easement and cost constraints.
- This zone is isolated and is not impacted by Zones 1 and 3 within Area 2.1.

The recommended alternatives for Zones 1, 2, and 3 in Area 2.1 are independent of each other and can proceed as individual projects.

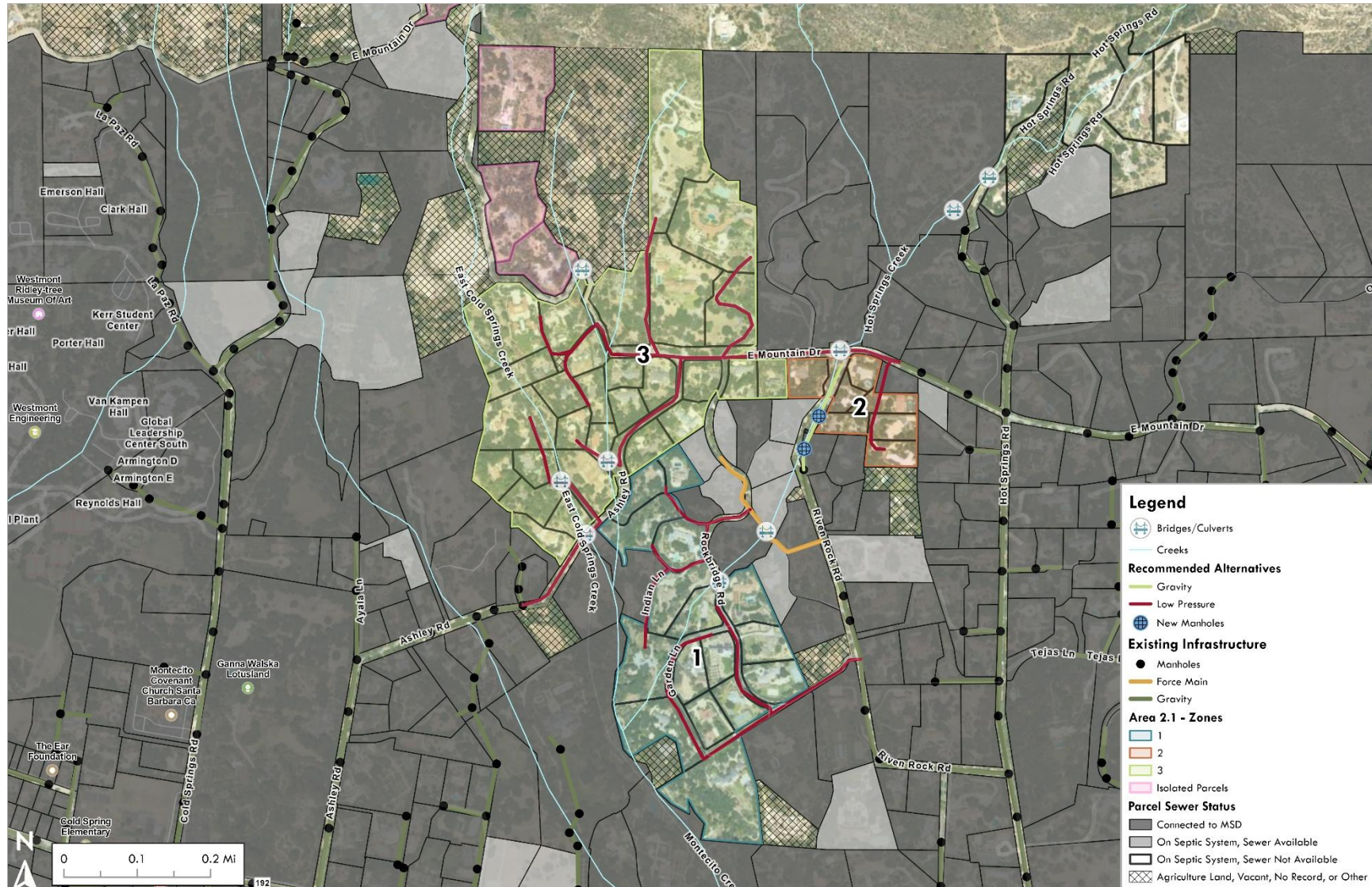


Figure ES 5. Area 2.1 Recommended Alternatives

Area 2.2 Recommended Alternative

A summary of all combined zones within Area 2.2 is provided below. Zones within Area 2.2 are independent of each other and therefore no specific phasing schedule is required.

Zone 1

- Recommended Alternative: Alternative 1- Gravity Extension.
- Gravity sewer extension connecting to an existing manhole on Hot Springs Road (MH N3M05).
- Preferred for lower long-term maintenance and costs, despite higher capital cost than LPSS.
- This is an isolated zone and selection of the gravity alternative does not impact selection of alternatives in other zones.

Zone 2

- Recommended Alternative: Alternative 1 – LPSS for Zone 2 connecting to the gravity extension for Zone 1.
- LPSS sewer extension for a single property located across Hot Springs Creek (995 Hot Springs Road). The single LPSS would connect to the gravity extension proposed for Zone 1.
- LPSS is the preferred alternative given the zone is comprised of just a single isolated property.
- Zone 2 is a single large property located across Hot Springs Creek and is somewhat isolated from the properties located off Hot Springs Road in Zone 1.

The recommended alternatives for Zones 1 and 2 in Area 2.2 are independent of each other and can proceed as individual projects. Figure ES 6 shows the Zone 1 LPSS discharging to a new Zone 2 manhole, however; the LPSS could also discharge at the existing manhole (N3M05).

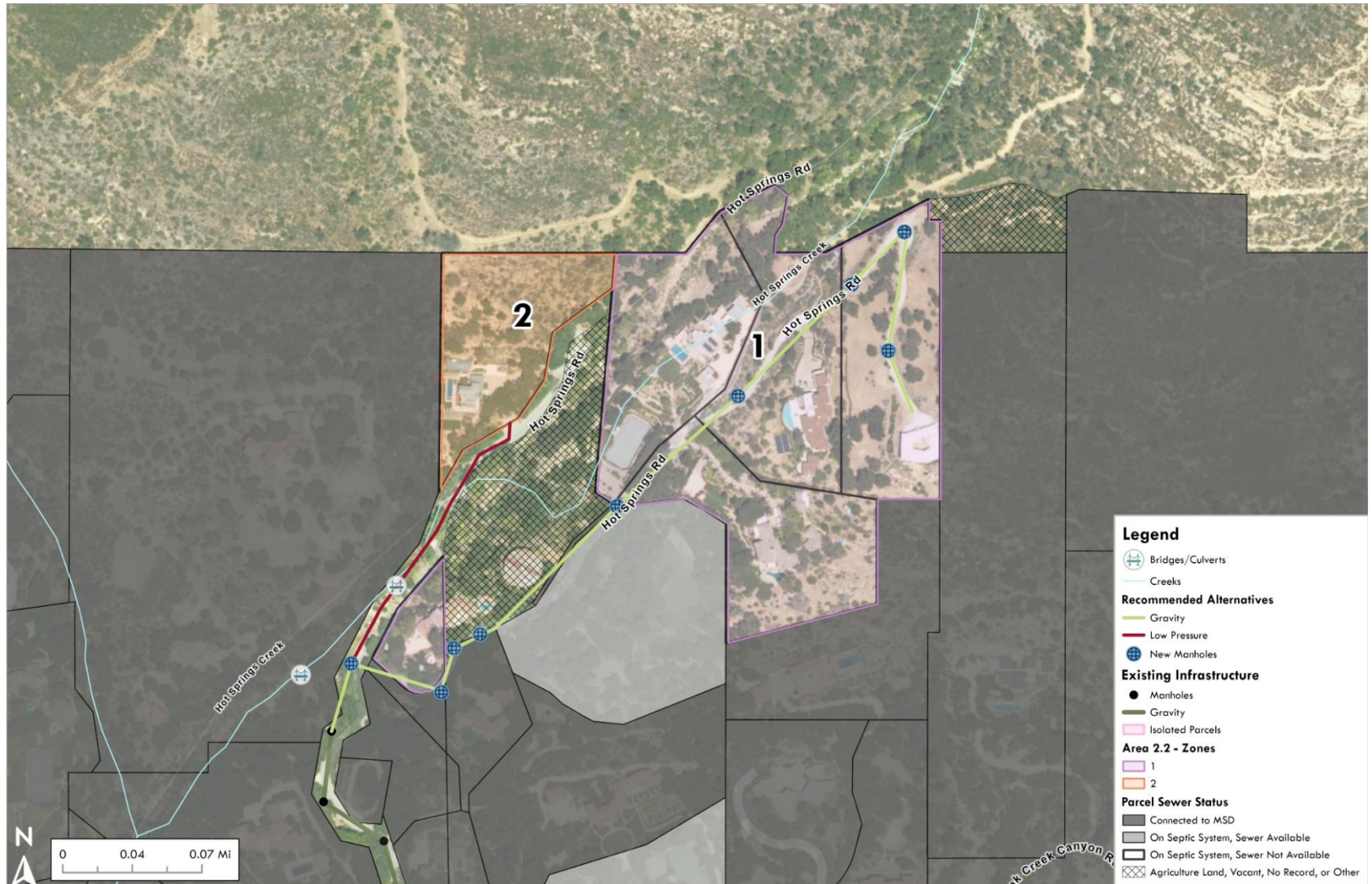


Figure ES 6. Area 2.2 Recommended Alternatives

Area 3 Recommended Alternative

A summary of the recommended alternative for Zone 1 within Area 3 is provided below. Given there are no additional zones within this area, no phasing schedule is required. The recommended alternative is shown in Figure ES 7.

Zone 1

- Recommended Alternative: Alternative 2 – LPSS Connection.
- LPSS would connect to an existing manhole located on El Rancho Road (MH L6M10).
- Preferred for cost efficiency and reduced impact on existing infrastructure. A regional LS option was not recommended due to easement and cost constraints.



Figure ES 7. Area 3 Recommended Alternatives

Alternatives Modeling Results Summary of Downstream Impacts

Septic-to-sewer conversions will increase flows within the District's collection system and may affect its ability to convey wastewater without spills. To evaluate these impacts, hydraulic modeling was performed as part of the Plan. Detailed results are presented in Section 2.2; key findings are summarized below:

- Under average dry weather flow (ADWF) conditions, there are some portions of the District's collection system which exceed the District's capacity evaluation criteria (see Table 2-9 and refer to Appendix B). Adding the projected septic conversion flows results in two additional segments with capacity deficiencies.
- Under 10-year design storm peak wet weather flow (PWWF) conditions, portions of the collection system are already operating above capacity. When the projected septic conversion flows are added, fifteen (15) additional existing gravity sewer segments exceed the District's capacity evaluation criteria.

The Plan recommends implementing the projects identified in the Collection System Master Plan to address existing deficiencies, and reevaluating capacity constraints before authorizing new sewer connections associated with septic-to-sewer conversions.

1.0 Introduction

This section provides an overview of the Montecito Sanitary District's initial plan to address expanding sewer infrastructure to unserved areas. It outlines the strategic plan's purpose, which is to guide the extension of sewer collection services to new areas in need. It explains the planning process, including field investigations and engineering analyses. This section also describes the context of the District's existing wastewater collection system, its geographic boundaries, and the challenges posed by fragmented septic coverage.

IN THIS SECTION

- Rationale and purpose of plan
- Background of sewer service in the District's service area
- Methodology for defining spatial units for further evaluation in the alternatives analysis

1.1 Purpose of Strategic Plan

The Septic-to-Sewer Strategic Plan (Plan) is a planning initiative by Montecito Sanitary District (District) to address the growing need for wastewater infrastructure expansion in areas currently reliant on aging and increasingly failing septic systems. The purpose for developing the Plan is to support the District's policy of facilitating expansion; provide guidance to District staff and property owners/customers (Owners) on how to expand the sewer collection system to new areas, reaches, and parcels currently on septic systems; and provide high-level expectations on implementation of these expansions.. The Plan considers topographical challenges, including elevations of parcels related to adjacent streets, creek crossings, and required infrastructure (e.g., gravity and force mains, residential lift stations, regional lift stations, manholes, cleanouts, and other structures). This Plan is conceptual in nature. It is not intended to be a comprehensive design or lead to design decisions for individual areas or connection projects. Engineering due diligence, planning, investigation, and detailed engineering analysis will be required during development of recommended projects.

The District has engaged WSC to lead this effort. In preparation of this Plan, WSC conducted field investigations, system modeling, outreach to various equipment vendors, planning level cost estimating, development and analysis of engineering alternatives, and recommendations. The Plan provides flexibility so that the District and potential Owners understand the required costs and impacts that could result from connecting single parcels, multiple parcels, or groupings of parcels (i.e., neighborhoods) as well as other alternatives that were not selected due to engineering feasibility, cost, or a variety of perceived impacts.

1.2 Background

The District operates a wastewater collection and treatment system in the community of Montecito, which is within unincorporated Santa Barbara County. The collection system serves over 3,000 connections through more than 70 miles of pipelines, five lift stations (LS), and a single wastewater treatment plant (WWTP). The District's collection system is generally bound by the Santa Ynez Mountain range to the north and Pacific Ocean to the south. The collection system is indicative of many California coastal communities in that it generally flows from the high elevation coastal mountains to a series of lower elevation larger diameter trunk lines and LSs. The general flow direction from north to south is ultimately collected at the District's WWTP, located in the southwest corner of the District boundary.

As residential development expanded into the foothills beyond the existing District collection system sewer infrastructure, many properties were equipped with septic systems. These systems have increasingly failed, and sewer main extensions were historically addressed on a neighborhood-by-neighborhood basis. Additionally, increasingly stringent septic treatment requirements for new and remodel developments have raised interest in sewer service. This fragmented approach has led to inefficiencies and inconsistent service coverage. District staff are also limited in their response to proposed single connection plans without strategic direction

for a given sewer shed or neighborhood. The intent of this Plan is to guide infrastructure expansion into unserved areas based on the District's policy direction to do so.

Concurrently to this Plan, the District is performing a Collection System Master Plan. The Collection System Master Plan will consider potential projects related to capacity of the existing collection system, which may become more stressed by adding flows brought on from the septic-to-sewer connections considered by this Plan.

The District's collection system is split into four distinct reaches, which are labeled on the map below. A vicinity map showing the District boundary and general sewer sheds are presented in Figure 1-1.

The largest and most western shed flows by gravity to two Highway 101 crossings at North Jameson (just west of San Ysidro Road) and Coast Village Circle (across to Butterfly Lane). The easternmost Posilipo shed flows by gravity north to south eventually to the District's Posilipo Lift Station. Generally, unconnected properties are in the northern areas of the Gravity and Posilipo sheds.

Two smaller sewer sheds generally collect low-lying connections between Highway 101 and the Pacific Ocean through the Channel Drive, Bonnymede Drive, and Eucalyptus Lane LSs. A fifth LS is dedicated to the Miramar Hotel. The smaller sewer sheds and existing LSs are not the focus of this Plan.

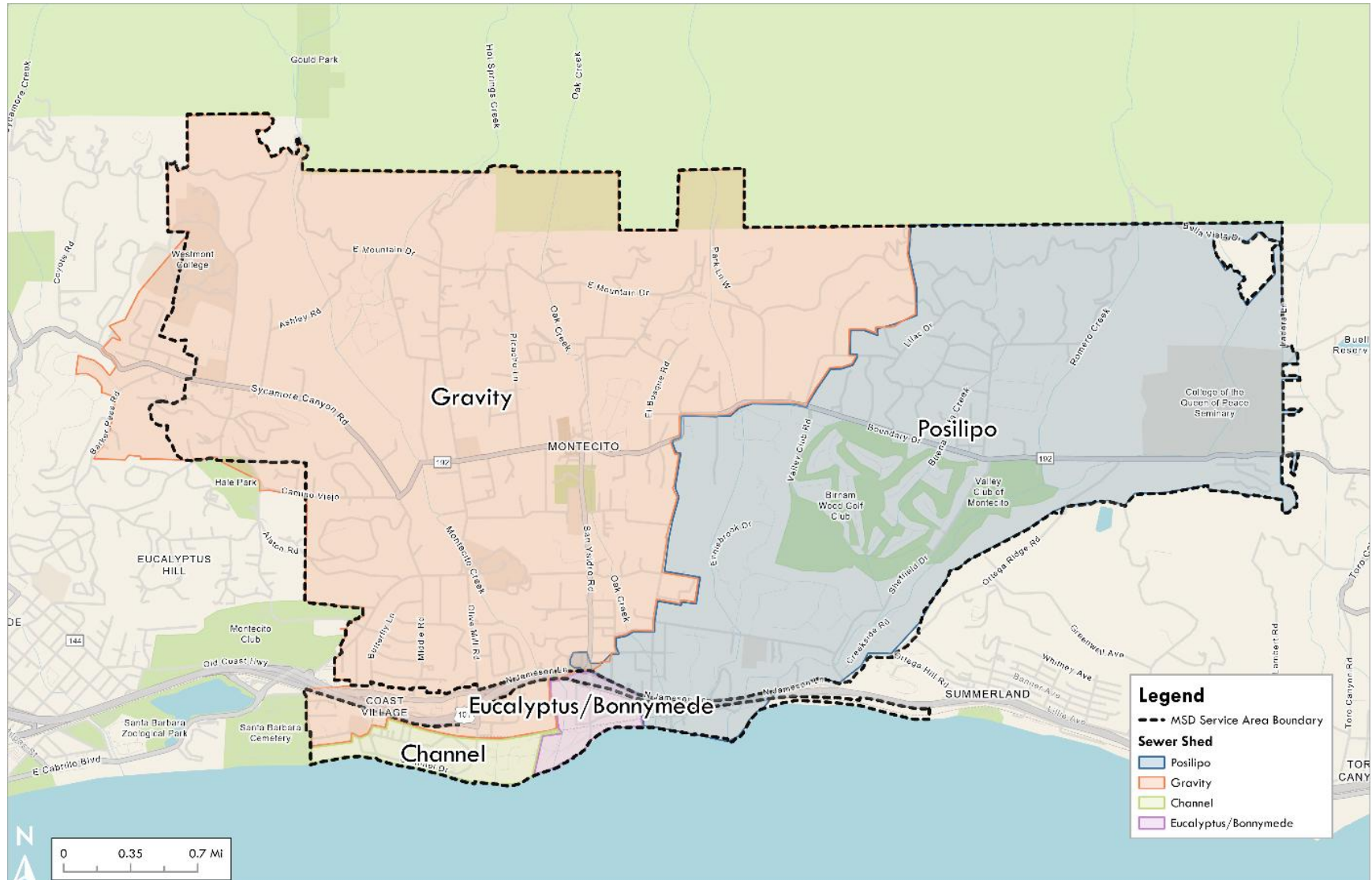


Figure 1-1. District Boundary and Sewer Sheds

1.3 Areas Included in Study

This Plan utilizes nested spatial units of a sewer collection system for developing alternatives. This section defines key terms like “sewer shed” and “neighborhood” (sub-basin) which are used in the Alternatives Analysis (Section 4.0). To clarify how these terms relate, Table 1-1 presents a summary of the hierarchy from largest to smallest area.

Table 1-1: Plan Terminology

Level	Plan Definition	Description	District Context Example
Entire System	Service Area	All sewers in the jurisdiction or service area. Often divided into multiple sewer sheds if more than one treatment or pumped outlet.	District’s entire service area, see Figure 1-1
Major Basin	Sewer Shed	Large drainage area flowing to a single point. Size varies but encompasses multiple neighborhoods. Defined by topography and trunk sewer layout.	Larger sewer sheds as defined in Figure 1-1
Sub-basin	Area	Smaller area within a sewer shed. Typically served by a network of local (collector) sewers that feed into a trunk. May align with a larger neighborhood or subdivision.	Areas defined in Figure 1-2
Minor Basin or Neighborhood	Zone	Neighborhood-level areas within a sub-basin. May contain just a single sewer reach (i.e., pipe) that extends off the network and flows into a collector or sub-basin. For the purposes of the study these may be smaller neighborhoods, private drives, or single streets.	Zones defined in Figure 4-1, Figure 4-17, Figure 4-23, Figure 4-30, and Figure 4-33

WSC was scoped with analyzing areas confined to the upper portions of both the Gravity and Posilipo sewer sheds (Figure 1-1). The District provided a list of unconnected properties. From this initial list, WSC split the sewer sheds into areas and zones. These drain to a common junction (typically existing manhole) and were used to size specific alternatives and evaluate technologies (described further in Section 2.0).

Sewer areas and zones were assigned numbers for the purposes of organizing the Plan and graphics. Area and zone numbers within each sewer shed are shown in Figure 1-2.

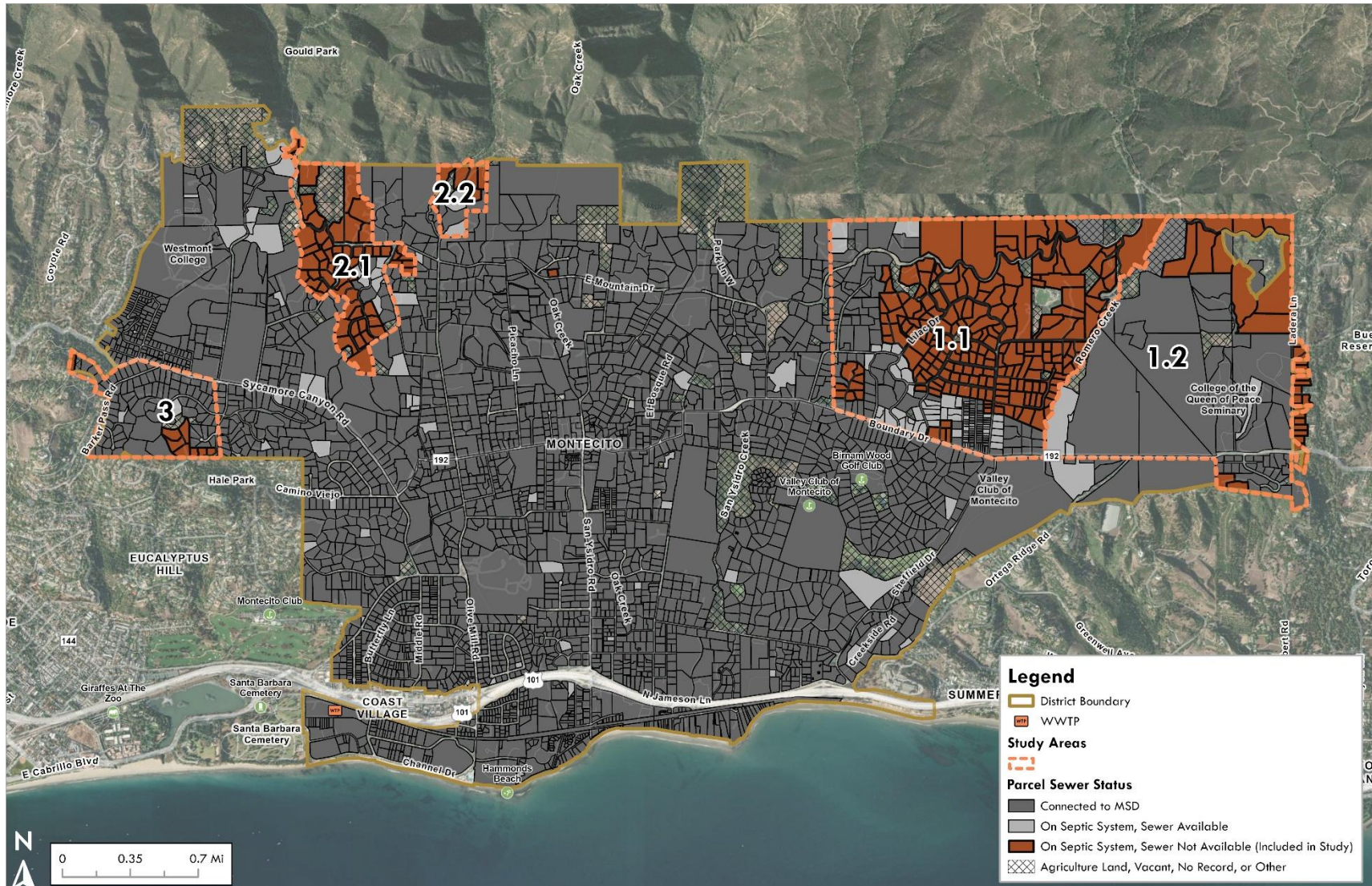


Figure 1-2. Study Areas

2.0 Project Criteria

This section provides a comprehensive overview of the study's methodology for evaluating and organizing the sewer system improvements within the designated area of study. The section introduces the criteria for project evaluation, standard District criteria, and explains the rationale behind selecting specific technologies for converting unconnected properties from septic-to-sewer systems. The section provides cost criteria used in developing planning level estimates. The estimates used were high level and intended for a comparison of alternatives. Detailed cost estimating will take place following a decision on the type of system the interested community or District ultimately pursues. Lastly, this section outlines the foundational structure used to assess and score alternatives, setting the stage for more detailed analysis in subsequent sections.

IN THIS SECTION

- Introduce available technologies
- Present criteria (standard, cost, modeling, etc.)
- Introduce evaluation and scoring methodology

2.1 Available Technologies

Sewer collection system technologies (options) were evaluated for connecting properties currently being served by septic systems. The collection system technologies considered in this plan were: gravity sewers, regional LSs, low pressure sewers, and vacuum systems. These are described along with benefits and considerations in the following sections.

Criteria contained within was for the purposes of this planning and strategic effort. Criteria are not intended to inform future design and implementation of individual projects. Project implementation should be informed by the most current District standards, widely accepted industry and engineering practices, and compliance with state and local requirements.

2.1.2 Gravity Sewer Extensions

Gravity sewers are the traditional sewers that rely on sloped pipes and the force of gravity to convey sewage from upstream reaches to lower reaches and eventual treatment. Gravity sewers have been evaluated for zones where topography allows continuous sloping to the receiving manhole. Gravity sewer laterals would be owned by and the costs to connect to mains would be incurred by Owners. Ownership and maintenance of the laterals would fall to Owners, even for portions of lateral in the ROW, as is the policy elsewhere in the District's system where sewer collection service is provided. Mains located in the right-of-way would be owned and maintained by the District. Benefits and considerations of gravity sewers are presented in Table 2-1.

Table 2-1. Benefits and Considerations of Gravity Sewer Extensions

Benefits	Considerations
Low operational cost, does not require energy	Deep sewers and soil conditions reduce constructability and increase cost
Low operational complexity and high long-term reliability	May require inverted siphons for creek crossings

Gravity sewer extensions were sized utilizing Manning's equation and the criteria outlined in Table 2-2. Criteria were compiled using the District's standards.

Table 2-2. Gravity Standard Criteria

Criteria	Value
Minimum Pipe Size	8 inches
Minimum Velocity	2 feet per second
Maximum Velocity	10 feet per second
Minimum Depth of Pipe	5 feet
Maximum Depth of Pipe	20 feet

PVC n-value	0.009
VCP n-value	0.013
HDPE n-value	0.009
Maximum Manhole Spacing	400 linear feet
Minimum Slope for 8" Pipe	0.40%
Minimum Slope for 10" Pipe	0.32%
Minimum Slope for 12" Pipe	0.24%
Minimum Slope for 15" Pipe	0.16%

2.1.3 Regional Lift Stations

Regional LSs are commonly used in combination with gravity sewers when gravity alone cannot convey the sewage to the desired location. These are typically placed at topographical low points in the sewer shed or sub-basin or at locations where the gravity piping system cannot be installed deeper due to cost or feasibility reasons. LSs are equipped with pumps that move the sewage to a higher elevation so that gravity can be used again after the station. Regional LSs have been evaluated for zones where topography does not allow for gravity sewers alone. Benefits and considerations of regional LSs are presented in Table 2-3.

Table 2-3. Benefits and Considerations of Regional Lift Stations

Benefits	Considerations
District familiarity due to maintaining and operating existing LSs	Capital costs can be more significant due to additional equipment, and ongoing operational costs are greater than gravity systems
Cost efficiency for larger sewer sheds when compared to other potential technologies evaluated in this Plan	Site requirements can be an issue for locations in or near pre-established residential areas (may require property or easement acquisition)

Pumps for LSs were preliminarily sized, assuming two identical submersible pumps with duty points specified under the applicable alternatives under Section 4.0. The pumps were sized based on calculations performed assuming one pump will be sufficient to handle flows from a 25-year peak wet weather event (defined in Section 2.2); thus, the second pump provides redundancy. LSs were sized using the District's criteria outlined in Table 2-4.

Table 2-4. Regional Lift Station Standard Criteria

Criteria	Value
Minimum Velocity	2-4 feet per second
Maximum Velocity	10 feet per second

2.1.4 Low Pressure Sewer Systems

Low pressure sewer systems (LPSS) are an alternative to conventional gravity-based and LS wastewater collection systems. LPSS use residential-grade grinder pumps that macerate the sewage at each property and then pump it to a centralized force main. Small diameter force main pipes (about 2-4 inches) can be used because the sewage is broken up before it enters the system. Low pressure systems have been evaluated for zones where topography does not allow for gravity sewers alone. For the purposes of this analysis and under direction from the District, it is assumed all laterals, grinder pumps, and wet wells for an LPSS would be owned and maintained by the Owners. This is consistent with the District's ownership model for gravity sewer systems. The District would maintain all LPSS force mains in public right-of-way. Benefits and considerations of LPSS are presented in Table 2-5.

Table 2-5. Benefits and Considerations of Low-Pressure Sewer Systems

Benefits	Considerations
Navigate topographical limitations at low cost	Balancing build-out, phasing, and odor
Potential for less required maintenance, such as Closed Circuit Television (CCTV) or jetting.	Reliability and level of service
Shallow installation and smaller pipeline diameter allow for lower installation costs	Private or District ownership for maintenance; May require electrical upgrades on private properties

During investigation of LPSS technology, WSC reached out to several LPSS vendors to understand benefits, limitations, and relative costs. One early consideration was related to odor issues that can develop from oversized LPSS systems. Oversizing typically occurs when an LPSS system is not yet fully built out or never realizes the full designed potential of the system. This results in low velocities, retention times in the pipes, and sewer flows going septic. When the septic sewer flows are finally discharged to downstream manholes, significant odor issues can occur. Odor issues are directly proportional and related to pipe lengths and density of residential units. Montecito tends to have the worst combinations of both low density as well as long and winding residential roads. Phasing and build out of LPSS systems will be incorporated in the weighting and scoring of alternatives (see Section 2.4).

LPSS were sized with support from two different vendors. WSC provided maps and the estimated connecting properties for the applicable alternatives under Section 4.0 to the LPSS

vendors. From this information, the LPSS vendors estimated design flows, fixture counts, and appropriate peaking factors. Grinder pumps were then selected to handle anticipated flows and total dynamic head, accounting for friction losses and elevation changes. Pipe diameters were determined using hydraulic calculations to maintain self-cleansing velocities and prevent solids deposition. The system layout incorporated, where applicable, branched networks with an estimated number of isolation valves and cleanouts for maintenance for the given system size. Finally, pressures were used to verify that grinder pumps were able to operate within their specified performance range under varying conditions. The sizing and estimation performed for the LPSS systems is preliminary and for a feasibility analysis. Actual design of an LPSS system will be handled as part of a future project once a sewer shed is ready to convert. LPSS were sized using the criteria outlined in Table 2-6.

Table 2-6. Low Pressure Sewer Standard Criteria

Criteria	Value
Minimum Pipe Size	1.25 inches
Minimum Velocity	2 feet per second
Maximum Intermittent Velocity ¹	10 feet per second
Maximum Sustained Velocity ¹	5 to 7 feet per second
Material	HDPE
Cleanout Spacing	1,000 linear feet
Air Release Valve Spacing	20 - 25 linear feet (vertical) 2,000 – 2,500 linear feet (horizontal)
Maximum Head	180 feet

Notes: 1. Industry accepted velocity criteria. LPSS velocities are typically kept much lower (2-5 feet per second) to maintain low head loss through the system. Criteria will need to be evaluated as part of future final design phases.

2.1.5 Vacuum Systems

Vacuum sewer systems are an alternative to conventional gravity-based and LS wastewater collection systems. These systems operate by creating a vacuum in the sewer lines, which draws wastewater from individual collection chambers located at each lot or property into a central vacuum station. The vacuum station has sewage pumps which pump to the nearest point in the collection system where gravity flow can occur. These systems work by creating differential air pressure to transport sewage through a sealed network of pipes. Benefits and considerations of vacuum systems are presented in Table 2-7.

Table 2-7. Benefits and Considerations of Vacuum Systems

Benefits	Considerations
Navigate topographical limitations at low cost	System complexity, operational unfamiliarity, and odor
	Siting limitations for vacuum system in residential area due to odor concerns and size of system
	Limited installations on the west coast

During preliminary presentations of potential technologies available, the District expressed unfamiliarity with this technology. As a result of this unfamiliarity and because it does not offer many additional benefits that cannot be accomplished with other methods, such as LPSS, vacuum systems were eliminated from further consideration. These systems will not be carried forward into the alternatives analysis evaluation portion (Section 4.0).

2.2 Modeling Approach and Results

The impact of additional septic conversion Owners on the District's collection system was evaluated using the District's wastewater hydraulic model in SewerGEMS. The modeling approach, assumptions, criteria, and results are provided in the sections below. Results of the modeling include potential impacts to the existing collection system. The modeling evaluated only those parcels identified by the District as being served by septic systems and lacking access to the District's sewer collection system. Parcels currently served by septic systems but with readily available access to the existing sewer collection system were assumed to be addressed through separate planning and connection efforts and were not evaluated in this analysis.

2.2.2 Modeling Approach

For the purpose of loading the model with additional connections, a flow per connection was established based on the existing system and applied to future connections. To model average dry weather flow (ADWF), flow meter data from 2025 was used and then divided by the District's January 2025 active customer parcel count of 3,196. ADWF was calculated to be approximately 0.6 million gallons per day (mgd), or 190 gallons per day (gpd) per parcel.

To model PWWF, a 10-year, 24-hour design storm was applied to the model using a total rainfall depth of 5.61 inches; this was based on the National Oceanic and Atmospheric

Administration's (NOAA) data for the Santa Barbara region. This resulted in a PWWF of approximately 5.5 mgd at the WWTP, or about 1,720 gpd per parcel¹.

The model was loaded based on the recommended alternatives presented in Section 4.0. Parcels connected to new gravity sewer were assumed to exhibit similar I/I as the existing system while new LPSS's were assumed to exhibit no I/I impacts.

This loading method results in two sanitary load scenarios:

- 1) Septic connection ADWF and;
- 2) Septic connection peak wet weather flow.

Table 2-8 presents the sanitary loading anticipated to be generated by the septic connections. Note that the total number of connections differs from Table ES-1 because parcel data was extracted from the County of Santa Barbara's geographic information systems (GIS) open data portal and some parcel boundaries have changed.

¹ Peak wet weather was modeled at a 10-year design storm and differs from peak recorded flows at the MSD WWTP.

Table 2-8. Septic-to-Sewer Modeling Scenarios

Area	Zone	Alternative	Alternative Type	Manhole(s)	Connections	Load ADWF, gpd	Load PWWF, gpd
1.1	1	1	LPSS	Q6M48	4	751	751
	2	1	Gravity	Q6M41	8	1,502	13,767
	3	1	Gravity	R6M29	53	9,950	91,208
	4	3	LPSS	Q5M11	22	4,130	4,130
			LPSS	R6M29	40	7,509	7,509
	5	2	LPSS	Q5M11	11	2,065	2,065
	6	1	LPSS	R6M29	7	1,314	1,314
	7	1	LPSS	R6M29	31	5,820	5,820
Isolated Properties			LPSS	Q4M05, Zone 4, Zone 7	13	2,441	2,441
1.2	1	1	Gravity	T6M09	2	375	3,442
	2	1	LPSS	T6M09	19	3,567	3,567
	3	1	Gravity	T6M09	9	1,690	15,488
2.1	1	1	LPSS	M4M11	16	3,004	3,004
	2	1	LPSS	M4M08	21	3,942	3,942
			LPSS	M4M02	7	1,314	1,314
	3	1	LPSS	M4M08	4	751	751
			Gravity	M4M02	3	563	5,163
2.2	1	1	LPSS	N3M05	1	188	188
	2	1	Gravity	N3M05	5	939	8,605
3.1	1	1	LPSS	L6M10	7	1,314	1,314
Isolated Properties	895 E Mountain Dr		LPSS	L3M11	1	188	188
	1030, 1040, 960 E Mountain Dr		LPSS	M4M08	3	563	563
	1440 E Mountain Dr		Gravity	O4M50	1	188	1,721
	100 Sierra Vista Rd (Area 3)		Gravity	K5M30	1	188	1,721

2.2.3 Model Evaluation Criteria

Modeling results were evaluated based on the criteria presented in Table 2-9 below. Model results were compared to the District's existing system capacity without the additional septic connections.

Table 2-9. Sewer System Planning and Evaluation Criteria: Gravity Pipelines

Purpose	Regulation or Reference	Engineering and Planning Criteria
d/D at Dry Weather Flow	Accepted Engineering Practice	Maximum depth/Diameter (d/D) at peak hour dry weather flow (PHDWF): 0.5 for pipes with diameter 12 inches or less 0.67 for pipes with diameter greater than 12 inches
d/D at Wet Weather Flow	Accepted Engineering Practice	Maximum depth/Diameter (d/D) at peak hour wet weather flow (PHWWF): 0.75 for pipes with diameter 12 inches or less 0.80 for pipes with diameter greater than 12 inches

2.2.4 Modeling Results and Key Findings

To evaluate system performance across conditions relevant to septic-to-sewer planning, four scenarios were modeled:

- **ADWF Baseline (No Septic Conversion Flows)**
 - Represents existing system performance under average dry weather conditions.
 - Purpose: Establish current system constraints prior to adding septic conversions.
- **ADWF + ADWF Septic Conversion Flows**
 - Evaluates baseline dry weather conditions with the addition of projected conversion flows.
 - Purpose: Identify localized capacity concerns during normal operations.
- **PWWF Baseline (No Septic Conversion Flows)**
 - Represents existing system performance under peak wet-weather conditions (10-year design storm for the local climate, established in the District's Collection System Master Plan), including inflow and infiltration (I&I).
 - Purpose: Establish current system constraints prior to adding septic conversions.
- **PWWF + PWWF Septic Conversion Flows**
 - Assesses the combined impact of peak wet-weather conditions and additional septic-conversion flows.
 - Purpose: Identify worst-case capacity exceedances and downstream effects.

Sewer system modeling was conducted under two primary conditions for the septic connections: ADWF and PWWF. Baseline conditions were first evaluated using ADWF to establish existing system performance. Subsequently, additional flows from newly connected properties transitioning from septic systems within designated Zones were incorporated into the ADWF

modeling scenario. The same process was used for evaluating the existing PWWF capacity conditions, and then the updated capacity conditions under PWWF with the new septic connections. Results from the modeling are provided in figures included under Appendix B and summarized with the following key findings:

- **ADWF Baseline:** Under dry weather conditions, the majority of the existing system operates within acceptable capacity. However, there are some segments along Olive Mill Road which show d/D's ranging from 52% to 53%, see Appendix B.
- **ADWF + ADWF Septic Conversion Flows:** Under dry weather conditions, the inclusion of additional flows from septic conversions resulted in two additional segments shown as overcapacity (L189-12-A at 56.5% and L195-6 at 51.2%).
- **PWWF Baseline:** Under 10-year design storm PWWF conditions, the system is already hydraulically stressed. Long sections of the major trunk mains operate at or above design capacity, exposing the influence of high infiltration and inflow during storm events. These baseline exceedances are concentrated in downstream mains and represent the system's inherent wet-weather limitations.
- **PWWF + PWWF Septic Conversion Flows:** Under 10-year design storm PWWF conditions, the collection system exhibits existing capacity constraints driven primarily by storm-related inflow and infiltration. When septic-to-sewer conversion flows are added to the PWWF scenario, the incremental impacts are limited and largely localized. Fifteen additional segments of existing trunk mains show new capacity exceedances.

Modeling results indicate that the District's system is resilient under ADWF conditions. Under the PWWF scenario, portions of the trunk main system exceed capacity, see Figure 2-1. When septic conversion flows are added to the PWWF scenario, additional trunk main segments are shown as overcapacity, as indicated in Figure 2-1. Table 2-10 shows the segments which are flagged as overcapacity due to the septic connections at PWWF and the change in capacity as a percentage.

Note that due to incomplete invert data, the model assumes that all pipes entering a manhole connect at the manhole invert elevation (WSC, 2025). Under this assumption, elevated water levels in larger diameter trunk mains during PWWF events can create localized backwater conditions that propagate upstream into feeder conduits. Table 2-10 also identifies segments that exceed the evaluation criteria but are influenced by localized backwater conditions. Because the model assumes all incoming pipes connect at the manhole invert, these conditions can produce artificially elevated d/D ratios in upstream feeder conduits, potentially overstating the severity of capacity limitations in those segments.

Table 2-10. Segments Over Capacity due to Septic Connections

Segment	d/D at 10-Year Storm PWWF (%)	d/D at 10-Year Storm PWWF with Septic Connections (%)	Status
L179-1	74.3	76.4	Capacity Trigger
L180-9	77	80.7	Capacity Trigger
L181-4	74.5	76.1	Backwater Effect

L223-11	70.7	75	Backwater Effect
L226-49	61.5	82.5	Capacity Trigger
L226-50	61.1	100	Capacity Trigger
L226-51	65.8	100	Capacity Trigger
L226-52	65.8	100	Capacity Trigger
L226-54	70.2	100	Capacity Trigger
L226-55	70.5	100	Capacity Trigger
L226-57	60.5	100	Capacity Trigger
L233-5	50.5	77.7	Backwater Effect
L330-2	34.2	83	Backwater Effect
L349-5	66	100	Backwater Effect
L55-8	74.6	75	Capacity Trigger

WSC recommends that the District follow the capacity-related projects identified in the Collection System Master Plan and reevaluate before allowing additional septic connections. This recommendation is based on ensuring that the existing system is performing adequately under the evaluation criteria presented in Table 2-9 before serving more customers. Future connections will require monitoring of I&I and capacity constraints as identified in the District's Collection System Master Plan. In addition, WSC recommends that the District continue to monitor flows and collection system performance to identify and evaluate trends and refine its understanding of available system capacity. Lastly, collecting actual as-built invert elevation data and rerunning the model could result in less segments being identified as deficient.

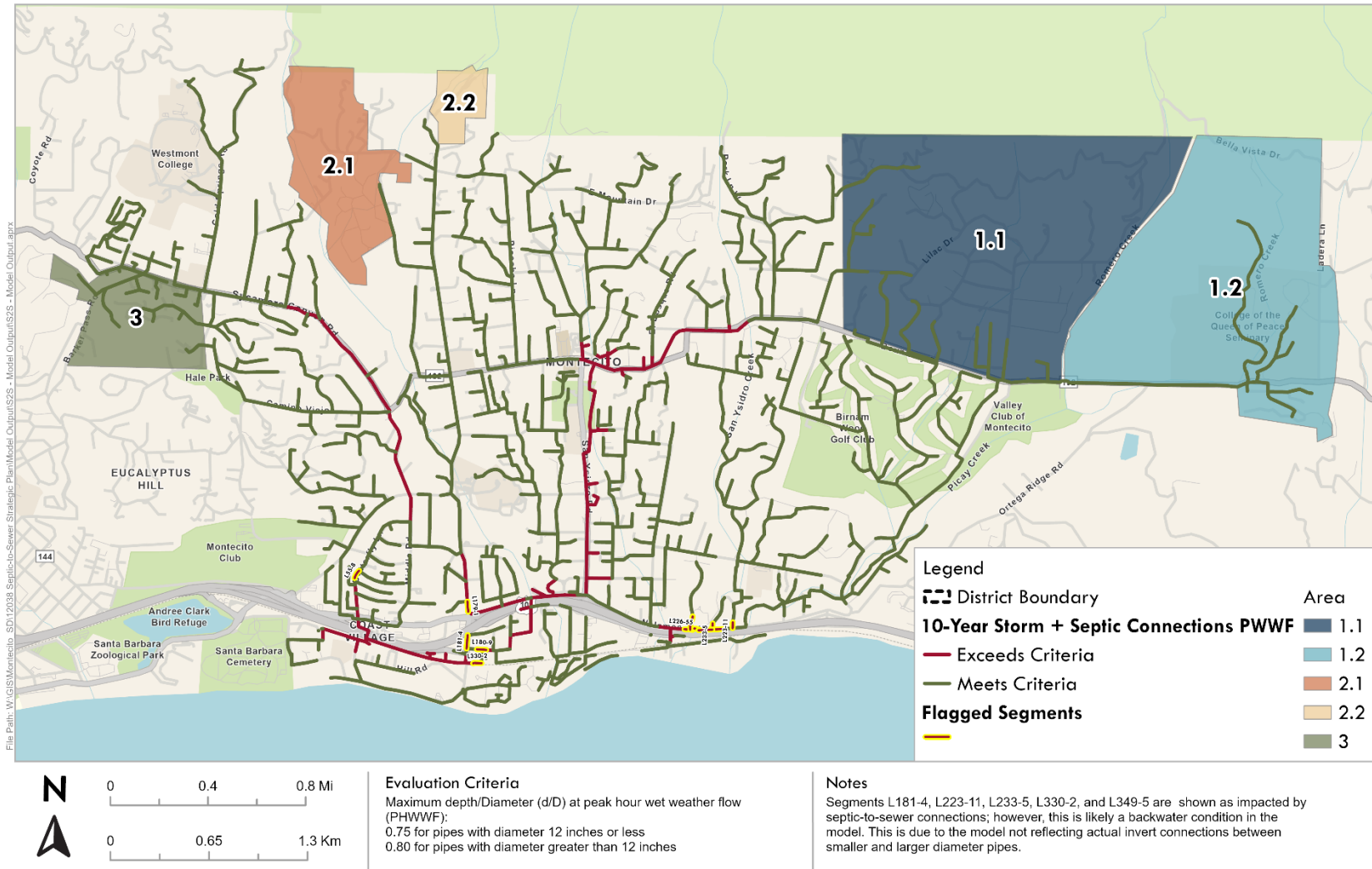


Figure 2-1. Existing Capacity Constraints at PWWF and Additional Segments Over Capacity due to Septic Connections

2.3 Cost Analysis

Cost Overview

Costs for each alternative are composed of capital costs, and operation and maintenance (O&M) costs. Capital costs include design, construction, administration, environmental permitting, mitigation measures, and property acquisition.

The capital cost for each alternative was developed to AACE Class V level. The equivalent annual cost for each alternative was evaluated over a 30-year life cycle using a 3-percent discount rate, applying the Excel PMT function to annualize the present-day estimates. Capital Costs are estimated in 2025 dollars.

A summary of the cost analysis details is provided in Table 2-11. The detailed cost analysis for each zone can be found in Appendix C.

Table 2-11. Cost Criteria

Criteria	Value	Units
Life Cycle	30	Years
Discount Rate	3.0	%
Capital Cost Estimate Type	Class V	AACE Estimate Level
Expected Accuracy Range	L: -50% H: +100%	%
General Pipeline Annual Maintenance	1.0	%
Additional LPSS Annual Pipeline Maintenance	2.0	%
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	\$2	per linear foot
Lift Station Annual Maintenance	5.0	%

2.4 Alternatives Analysis Evaluation and Scoring

Project alternatives for each area and zone are scored and ranked based on criteria developed with the District. The following evaluation criteria were developed to capture the priorities and interests of the District and to aid in the selection of a preferred project concept for each area. The criteria and definitions were narrowed with input from the District, and the assigned weights were provided by the District with input from WSC. Table 2-12 outlines the criteria, definitions, and their assigned weights.

Table 2-12. Evaluation Criteria

Criteria	Description	Assigned Weight ¹
District Impacts	• Difficulty and liability of maintenance access • New and unfamiliar systems and technology • Cost of ownership (additional maintenance to existing and new systems, or energy use) • Odor issues and maintenance related to odor control • Easements or property acquisition	20%
Owner Impacts (Maintenance)	• Easements or property acquisition • Residential aesthetic • Cost of ownership (e.g., energy for LPSS, lateral maintenance)	10%
Owner Impacts (Capital)	• Cost of planning, design, engineering, and permitting • Project installation (public and private) • Inspection monitoring	15%
Downstream System Impacts	• Additional CIP projects required • Capacity constraints	10%
Implementation Disruptions (Temporary)	• Site access and staging • Service disruptions, bypassing, and temporary connections • Permitting (Encroachment/ROW permitting/Building and Safety)	5%
Reliability	• Replacement frequency • Useful life of pumping units • Electrical and utility outages	25%
Phasing Considerations	• Additional flushing required for LPSS systems with temporary excess capacity • Level of potential connection interest takes longer than initially thought	5%
Environmental Impacts	• Stream and creek impacts • Risk of future sewer overflows with creek-adjacent facilities • Tree impacts • Regulatory permitting	10%

Notes: (1) Assigned weights sum to 100%.

Project alternatives are scored 1-3 points (1= lowest/worst, 3=highest/best), and alternatives could have the same score (1, 2, or 3) on any individual criteria. For quantitative criteria, such as cost, each project is normalized relative to the project with the most favorable value. Context for non-qualitative criteria scores will be provided under each alternatives' evaluation.

3.0 Plan Implementation

This section describes how septic-to-sewer projects would be implemented within the District's existing system. It is intended as strategic guidance, supporting the District's policy direction of encouraging connections and with the District in a lead role facilitating projects. New connections are anticipated to be funded primarily through assessment districts with cost responsibility falling to the participating Owners. Detailed design of any future improvements will be completed in a subsequent phase by the District in coordination with the Owners initiating each project.

IN THIS SECTION

- How properties connect and logical priority for connection
- Permitting coordination and funding opportunities
- Next steps

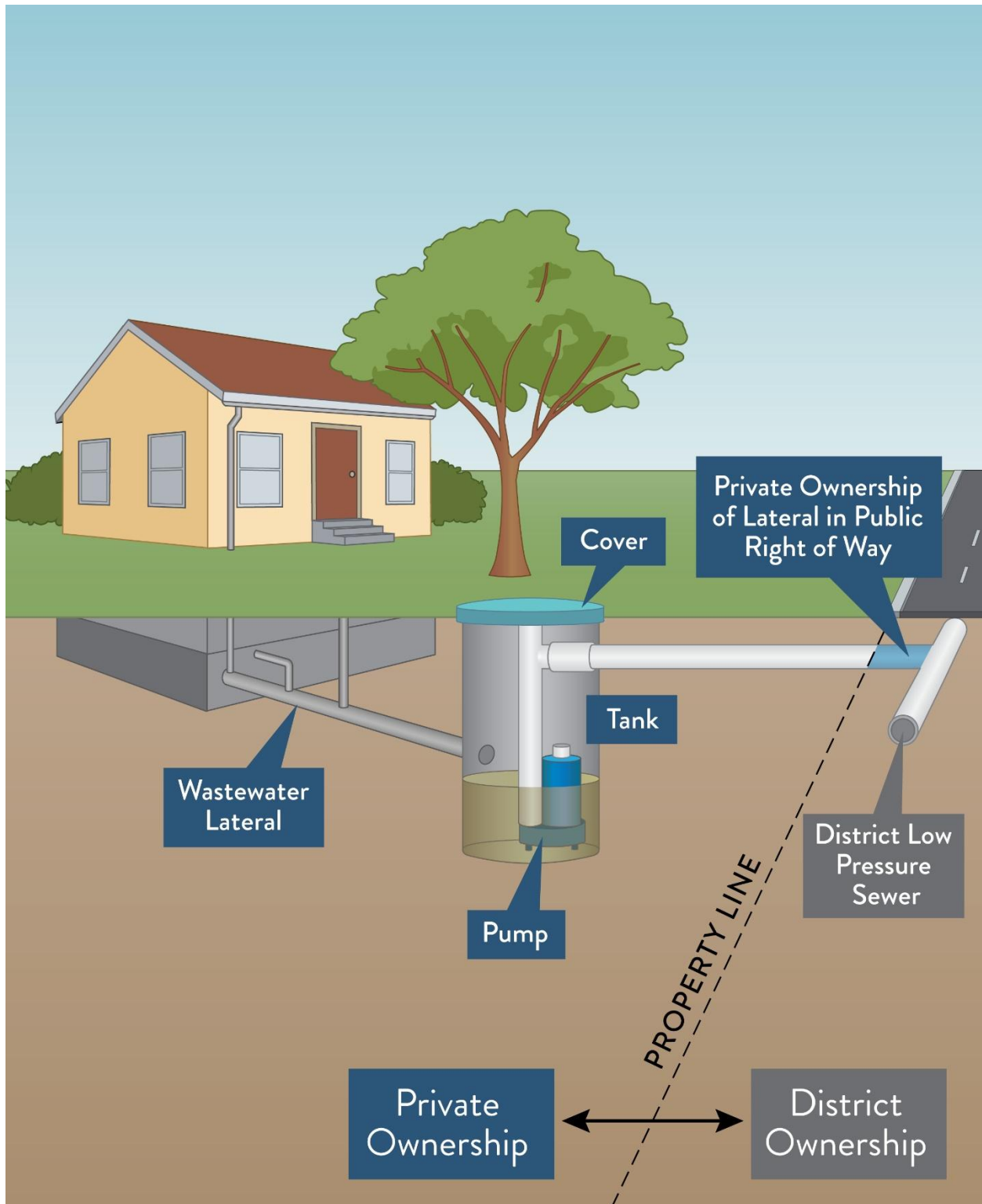
3.1 Roles, Ownership, and Financing

Building a collection system involves two segments. The sewer main extension, or public project, is generally located in the public right-of-way or an easement and is led by the District. The sewer lateral, or private project, is located primarily on private property and is the responsibility of the individual residential Owner. A visual delineation of the ownership structure is provided in Figure 3-1. A tee for Owner connection is typically provided on the main line as part of the public project. Owners are then responsible for the construction of the lateral connecting their private collection system to the main line. The cost to connect reflects both the public project cost, allocated per Owner, and the private project cost.

The District will take the lead role in facilitating public infrastructure component of septic-to-sewer projects, including design, construction, and maintenance. While project management may be procured externally, the District will drive project organization and delivery. Assessment districts are the primary mechanism anticipated for financing, with participating Owners responsible for project costs. Reimbursement agreements and development agreements remain available as options to facilitate individual projects. These tools are described conceptually in this Plan; the specific approval pathways and limits are identified as next steps for the District in Section 3.6. It is important to note that future projects could have unique drivers, timelines, and expectations. As such, this approach, while generally applicable, may require adaptation to meet future project needs.

Ownership of the collection system follows the District's existing structure. The District owns and operates all mainline, manhole, and regional LS facilities. Owners own and maintain their sewer laterals from the mainline connection point to the onsite facility. For LPSSs, the District will proceed with a private ownership structure, consistent with how existing LPSS and gravity systems within the service area are currently managed. Under this structure, each Owner owns and maintains their grinder pump, tank, alarm, and force lateral to the main line connection, while the District owns the force main and appurtenances in the public right-of-way (Figure 3-1).

Figure 3-1. Division of Ownership



3.2 Connection Priority and Sequencing

This Plan provides a logical priority for connecting areas to the existing system, developed as a network analysis working upstream from the wastewater treatment facility. For any given parcel, the priority reflects the sequence of main extensions and capacity considerations that must be in place upstream before that parcel can be served without adversely affecting existing users. Recommended sequencing specific to each Area and Zone is provided in Section 4.0.

Prioritization of areas, zones, and properties in this plan are only suggestions. Connections are Owner-initiated and, where an assessment district is formed, subject to an Owner vote, the actual order of implementation will be driven by Owners rather than by a fixed schedule, unless the District enacts policies enforcing or motivating Owners to connect. Owner-driven projects may advance ahead of their logical priority when a group of Owners is ready to proceed. When this occurs, the District can revisit the prioritization to confirm what downstream improvements, if any, are required to accommodate the connection.

Future connections will require monitoring of I&I and downstream capacity constraints identified through the District's ongoing Collection System Master Plan effort and subsequent capital improvement projects that may result from that planning. The District is addressing localized capacity through targeted upsizing based on modeled or verified sanitary sewer overflows, and through I&I reduction as a first step in relieving stressed segments. The following are considerations when evaluating a proposed connection:

- available downstream capacity under dry-weather conditions
- the status of any I&I mitigation in the receiving shed
- interim operating conditions for LPSS segments, where low initial flows can create odor and septicity concerns until additional connections are added.

3.3 Project Implementation Process

The general implementation process is summarized in Figure 3-2 and is described as follows. A project begins with Owner-initiated interest, typically prompted by a septic system failure, a planned improvement such as an accessory dwelling unit, or a general desire to connect. The District evaluates the connection against the priority and capacity considerations described above, then facilitates financial vehicles for support of such a project. These could include but are not limited to formation of an assessment district to fund and formalize the project. The District can also evaluate internal and external (i.e., outside) funding sources. If an assessment district is the preferred approach, an Owner vote on the would be initiated. Once approved, the project moves through design, permitting, District review and approval, construction and inspection, and finally commissioning of the public mains, with transfer to the District, and connection to sewer service. The public project and the private lateral may be designed and constructed in parallel or sequentially.

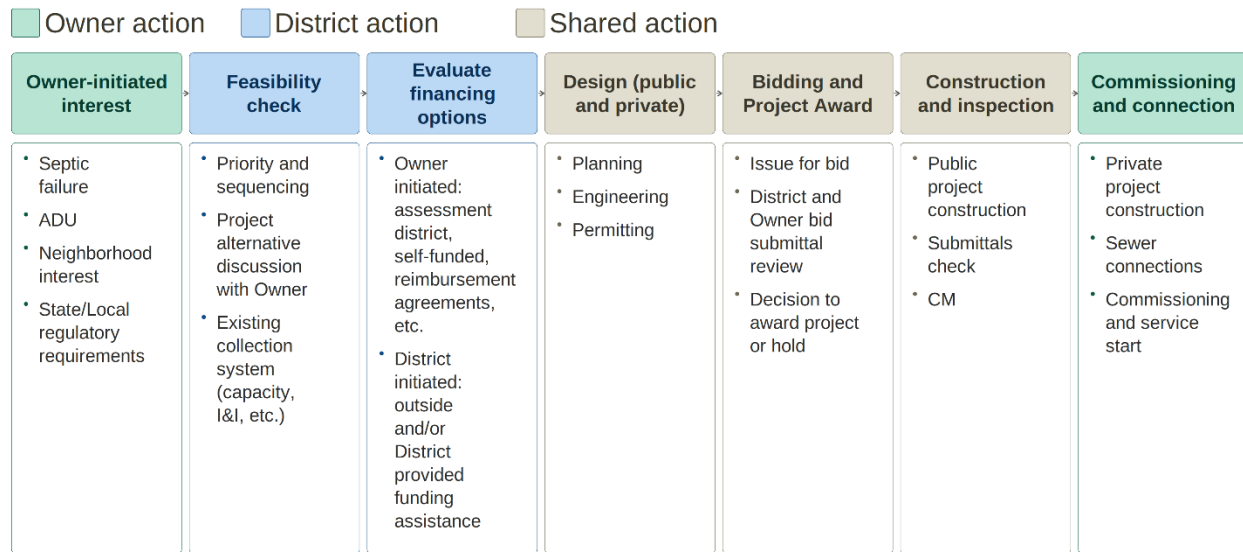


Figure 3-2. Septic-to-Sewer Project Implementation Pathway

Regardless of who initiates a project, the District reviews and approves the design according to its standards and administers the sewer main extension (B-permit) process and Board approvals. Where design is provided by the Owner or the Owner's engineer, District review remains a required step prior to construction. Following construction and final inspection, public mains are commissioned. On commissioning, the District takes both ownership and subsequent maintenance responsibility. The Owner completes the private lateral connection, and sewer service begins.

The connections are expected to occur on individual Owner timelines, therefore the District should anticipate hybrid periods during which some properties in an area have converted while others remain on septic. For LPSS in particular, initial low flows can create odor and septicity concerns; interim measures such as smaller staged systems, flush-out points, or auto-flushing valves should be considered during design. Many locations involve narrow, built-out streets, potential high groundwater, and rocky conditions; trenchless methods, dewatering provisions, and geotechnical investigation should be evaluated during design to manage productivity and cost.

Certain properties within the study area do not have a clear connection to a defined Area or Zone. Owners of isolated properties are encouraged to complete an independent analysis to determine the nearest feasible connection point. However, preliminary options for these properties are included in Section 4.0 Area 1.1, Isolated Properties in Area 1.1 and the standalone Isolated Properties Outside of Area 1.1 section.

3.4 Agency Coordination and Permitting

Converting septic systems to a LPSS generally requires Regional Water Quality Control Board (RWQCB) administrative notification, even when a sewer district is adding new Owners within its existing boundaries or sphere of influence. This is because the project constitutes an

expansion of the sewer service area and a change in the method of wastewater discharge. The District should be prepared to update its California Integrated Water Quality System Project (CIWQS) sanitary sewer service-area map, certify or revise coverage under the Statewide Sanitary Sewer Systems General Order (Order No. WQ 2022-0103-DWQ), and update its Sewer System Management Plan (SSMP) to address pressure sewer operations and spill response. A new permit or formal approval is typically not required, but CIWQS updates and coordination with the RWQCB are expected as part of maintaining accurate regulatory coverage when septic systems are abandoned and connected to sewer service.

While most conversions are expected to occur in higher elevation neighborhoods near the Santa Ynez Mountain range, coastal zone permits may be required if conversions or construction is required within the coastal zone. Projects will also require encroachment permitting through the County of Santa Barbara and potentially involve planning or building departments if sewer pipelines cross County-owned bridges or easements.

3.5 Funding Opportunities

Pursuing septic-to-sewer funding in California should begin by clearly documenting need and eligibility. The District would not qualify for small and/or disadvantaged community related funding. However, additional next steps for funding would include identifying failing septic systems or water-quality and public-health risks and completing preliminary planning (alternatives, conceptual screening, and cost estimates), such as was performed as a part of this Plan. Early use of the California State Water Resources Control Board's wastewater funding guidance and, where appropriate, the Environmental Protection Agency's (EPA) technical assistance can help the District identify the most suitable funding programs and strengthen project justification before applying. A summary of potential funding opportunities is provided in Table 3-1.

Table 3-1. Funding Programs

Program	Admin. Agency	Type of Funding	Applicability and Notes
Clean Water State Revolving Fund (CWSRF)	State Water Resources Control Board	Loans, Grants, Principal Forgiveness	Widely used for septic-to-sewer conversions; planning + construction, for disadvantaged communities (<80% MHI).
State Water Board – Wastewater Funding Guidance	State Water Resources Control Board	Funding directory (federal, state, nonprofit, private)	For public agencies and utility districts. Best for identifying multiple funding sources.

Program	Admin. Agency	Type of Funding	Applicability and Notes
EPA – Clean Water State Revolving Fund (Federal Level)	US Environmental Protection Agency	Federal funding to states; low-interest loans	Public agencies via state CWSRF; decentralized wastewater upgrades/new systems. Primary federal support mechanism.
USDA Rural Development – Water & Waste Disposal Loans & Grants	US Department of Agriculture Rural Development	Loans + Grants	Strong for rural sewer collection/treatment projects. Likely not a fit for the District.
WRDA – Water Resources Development Act	US Army Core of Engineers	Authorization	District received authorization of \$18 Million in December 2024 and septic-to-sewer projects may be approved under this Program. Consideration of District reimbursement would need to be discussed.
Ordinance 19	Montecito Sanitary District	Loan	District capital funds would act as a “bank” for the project and Owners pay back the District over a 30-year period at prime interest rate. Ordinance currently in place but would stress District capital. Liens are placed on the properties that choose to participate until the “debt” is paid off.

3.6 Considerations and Next Steps

The District can consider adopting additional policies to help facilitate the transition and encourage the adoption of sewer connections. A summary of potential policy considerations is provided as follows:

- **Incentives and Assistance:** The District could consider offering financial incentives for early adopters. This could include covering the cost of the Owner infrastructure costs (grinder pumps, force main laterals, electrical, etc.) for initial pilot neighborhoods (as a demonstration project) or providing grants/credits to homeowners who volunteer to connect before any mandatory policies (if considered). Low-interest loan programs can help spread the cost of on-site plumbing changes.
- **Zoning and Building Codes:** The District could work with the County of Santa Barbara to update building codes or zoning ordinances that require Owners undergoing

substantial remodels or sewer lateral replacements to pay for and install sewer extensions (gravity, LPSS, or other). Zoning could also designate “Pressure Sewer Districts,” where conventional sewers are no longer permitted for new builds, to systematically shift infrastructure type. See Section 3.5 for funding opportunities.

- **Public Outreach and Acceptance:** Policy shifts must be paired with outreach. Many residents are unfamiliar with grinder pumps and may have concerns about owning and operating private sewer infrastructure. Public meetings could include provided literature on what not to flush, power outages, project implementation, information on available vendors and suppliers, and local contractor contacts. The District could set up 24/7 hotline support for pump alarms. It is recommended as part of the policy plan that the District develop a community education component to address perceptions and educate regarding maintenance requirements. Providing information and planning for septic failures while also highlighting the success of gravity or LPSS extensions will help gain public buy-in and may encourage more conversions.

Additionally, the following items fall outside the scope of this Plan and are identified for the District to resolve, in coordination with additional engineering consulting, legal counsel, and staff, as projects advance:

- Confirm the assessment district approval pathway and voting threshold applicable to District-led septic-to-sewer projects.
- Confirm reimbursement agreement duration limits and the conditions under which reimbursement agreements would be offered.
- Confirm how assessment districts, reimbursement agreements, and development agreements fit within the District's existing ordinances and policies, including Ordinance 19.
- Confirm the District's position on partial-participation projects, including the level of participation and financing required for a project to proceed.
- Confirm and codify the District's process for reviewing and approving privately built public infrastructure to ensure the design meets District construction standards.

4.0 Alternatives Analysis

The following sections provide a description, summary of impacted properties, alternatives presentation and analysis, costs, and recommendation for the Areas and Zones where the District has the greatest opportunity for conversion from septic-to-sewer. Areas and Zones included in this study are defined in Section 1.3. The evaluated alternatives figures were developed and presented at a workshop held on May 27, 2025.

Alternatives figures were subsequently submitted to the District followed by a review period. Comments from the District were incorporated into revised figures.

The zone descriptions include the proximity to existing sewer infrastructure, topographic characterizations, creek or bridge crossing details, and a summary of the issues of concern identified during the field investigations. The descriptions also include list of potential sewer connections including impacted addresses and APNs.

For each Zone, a summary of the screened alternatives and costs were provided. The alternatives that were determined to be viable for analysis were then scored against each other, using the weighted criteria developed in Section 2.4. Based on the comparison, a recommendation was made for each Area and Zone.

IN THIS SECTION

- Alternatives descriptions and maps
- Summary of downstream impacts
- Alternatives analysis
- Zone-specific recommendations

Area 1.1

Description: Area 1.1 (presented in Figure 4-1) is located on the east side of the District’s collection system. The area is generally bound by Bella Vista Drive (north), Romero Creek (east), East Valley Road (south), and Lilac Drive (west). The Area includes 7 zones, the boundaries of which were largely driven by major topographical features such as creeks and road networks. The various creek crossings (bridges and culverts) are associated with east and west forks of Buena Vista Creek. Road networks in this area are primarily branches of Romero Canyon Road, Oak Grove Drive, and Lilac Drive which all connect to East Valley Road.

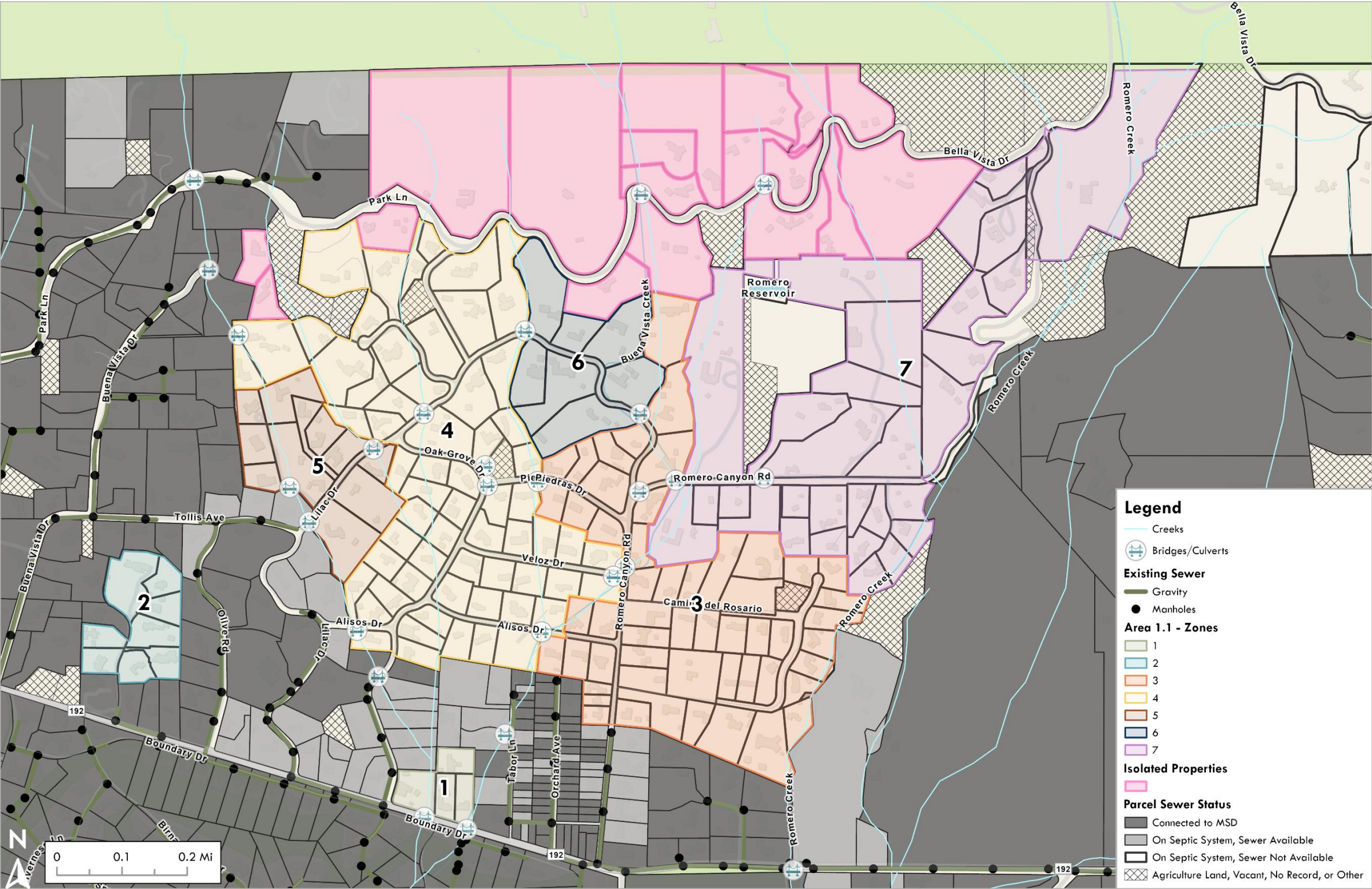


Figure 4-1. Area 1.1 Overview Map

Zone 1

Alternatives Description and Map

Zone 1 is located at the south end of Area 1.1. It is bordered by isolated properties and properties that are either already connected to the District's sewer system or have opportunities to connect through recent sewer extensions on Oak Grove Drive. This zone connects four additional properties to the sewer, with addresses and assessor's parcel numbers (APN) shown in Table 4-1. The four properties are located on a common driveway that fronts East Valley Road, and the proposed new sewer connection will require a bridge crossing to connect to the nearest manholes. Proposed alternatives for this zone are presented in Figure 4-2 and Figure 4-3.

Table 4-1. Area 1.1, Zone 1 Properties

Area	Zone	Address	APN
1.1	1	2110 East Valley Rd	007-140-017
		2122 East Valley Rd	007-140-038
		2126 East Valley Rd	007-140-039
		2134 East Valley Rd	007-140-037

Both alternatives evaluated for this zone are low pressure sewer systems. Gravity sewer is not feasible due to creek crossings to the nearest manhole, and a regional LS is not likely to be feasible for only 4 lots due to limited availability of open sites. Alternative 1 LPSS alignment connects to an existing manhole on East Valley Road, while Alternative 2 LPSS alignment connects to an existing manhole on Boundary Road. Both alternatives would require a bridge crossing.

Table 4-2. Area 1.1, Zone 1, Alternatives Summary

Attribute	Alternative 1: LPSS West	Alternative 2: LPSS East
Technology	LPSS	LPSS
Number of Connections	4	4
Connecting Location	Q6M48	Q6M38
Manhole Invert Depth (ft)	8.5	16
Number of New Manholes	-	-
Number of Bridge Crossings	1	1
Length of Main (ft)	900	700
Main Diameter (in)	2	2



Figure 4-2. Area 1.1, Zone 1, Alternative 1: LPSS West Map

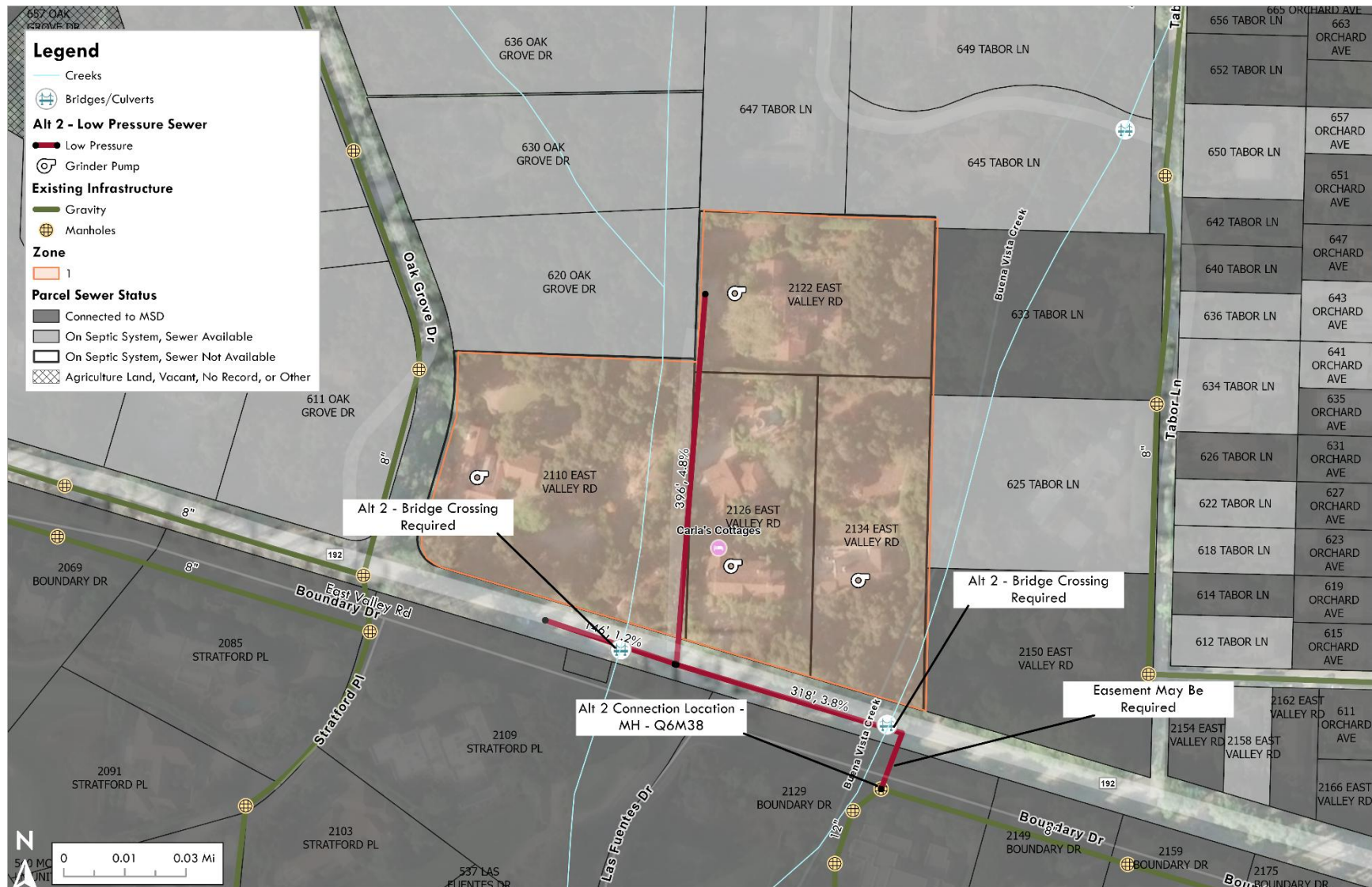


Figure 4-3. Area 1.1, Zone 1, Alternative 2: LPSS East Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for Zone 1 are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-3. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-4.

Table 4-3. Area 1.1, Zone 1 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS West	Alternative 2: LPSS East	Scoring Justification
District Impacts	20%	3	2	Both alternatives present LPSS options, which are new and unfamiliar technology, have potential odor and maintenance issues, and difficult maintenance access on East Valley Rd. LPSS East will require property acquisition from Birnam Wood.
Owner Impacts (Maintenance)	10%	2	2	Both are linear projects with similar length of installed piping. LPSS alternatives would require some additional maintenance over gravity. Cost of ownership higher for LPSS.
Owner Impacts (Capital)	15%	2	2	LPSS East has slightly less LF than LPSS West, but more difficulty crossing two bridges instead of one. Less than \$30k difference between the alternatives.
Downstream System Impacts	10%	2	1	Capacity constraints noted in system located in Birnam Wood.

Implementation Disruptions (temporary)	5%	2	1	LPSS system could be constructed in parallel with singular cutover reducing impacts.
Reliability	25%	2	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	2	2	Risk of additional flushing is lower since only 4 connections. Connection interest is not a defining consideration for such a small system.
Environmental Impacts	10%	1	1	Both require creek crossings but should be included in casings. Risk of creek overflow is low.
Total Weighted Score: 100% 2.10 1.75				

Table 4-4. Area 1.1, Zone 1, Alternatives Cost Summary

Cost	Alternative 1: LPSS West	Alternative 2: LPSS East
Public Infrastructure Project		
Contractor Overhead	52,000	42,000
Construction Cost	325,000	263,000
CONSTRUCTION SUBTOTAL	377,000	305,000
Engineering, Admin, and Legal Costs ¹	76,000	61,000
Utility Easement Purchase ²	0 ³	6,000 ⁴
TOTAL PROJECT COST	453,000	372,000
Cost Estimate Accuracy (Low)	227,000	186,000
Cost Estimate Accuracy (High)	906,000	745,000
Annualized O&M Cost	8,800	7,200
Annualized Project Cost	23,000	19,000
TOTAL ANNUALIZED COST	31,800	26,200
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	113,000	93,000

Onsite Project Cost	84,000	84,000
TOTAL COST TO CONNECT	197,000	177,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for this alternative, 4 – Required easement is approximately 34 feet x 20 feet

Recommendation

Alternatives 1 (west connection) and 2 (east connection) offer similar benefits and considerations. Both alternatives had similar scores, with the Alternative 1 (west connection) score slightly higher due to the connecting manhole located in East Valley Road right-of-way. Alternative 2 would require an easement into the Birnam Wood neighborhood. Alternative 1 connects to an existing manhole located in the intersection of East Valley Rd and Oak Grove Dr. Both connections have the same downstream impacts on the system.

Alternative 1, LPSS west connection is recommended.

Zone 2

Alternatives Description and Map

Zone 2 is located in the southwest corner of Area 1.1. It is bordered by properties that are already connected to the District's sewer system. The proposed sewer will connect to an existing manhole. This zone connects 8 additional properties to the sewer, with addresses and APNs shown in Table 4-5. The 8 properties are located on a common driveway that fronts East Valley Road, and the proposed new sewer connection will require installation in a private shared driveway. The maps for the proposed alternatives for this zone are presented in Figure 4-4 and Figure 4-5.

Table 4-5. Area 1.1, Zone 2 Properties

Area	Zone	Address	APN
1.1	2	1942 EAST VALLEY RD	007-130-033
		1944 EAST VALLEY RD	007-130-032
		1954 EAST VALLEY RD	007-130-041
		1956 EAST VALLEY RD	007-130-042
		1958 EAST VALLEY RD	007-130-043
		1960 EAST VALLEY RD	007-130-028
		1962 EAST VALLEY RD	007-130-074
		1964 EAST VALLEY RD	007-130-073

Alternative 1 for this zone is a gravity sewer extension, however, it is likely that a grinder pump would be required for one property due to the property's elevation and unique shape. This alternative would also require three new manholes to be constructed. Alternative 2 is an LPSS option. Both alternatives connect to an existing manhole on East Valley Road.

Table 4-6. Area 1.1, Zone 2, Alternatives Summary

Attribute	Alternative 1: Gravity	Alternative 2: LPSS
Technology	Gravity Extension	LPSS
Number of Connections	8	8
Connecting Location	Q6M41	Q6M41
Manhole Invert Depth (ft)	5.66	5.66
Number of New Manholes	3	-
Number of Bridge Crossings	-	-
Length of Main (ft)	700	600
Main Diameter (in)	8	2



Figure 4-4. Area 1.1, Zone 2, Alternative 1: Gravity Map



Figure 4-5. Area 1.1, Zone 2, Alternative 2: LPSS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-7. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-8.

Table 4-7. Area 1.1, Zone 2 Alternative Scoring

Criteria	Weight	Alternative 1: Gravity	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	3	2	Gravity scoring higher as it has lower operational impacts compared to LPSS. LPSS systems can cause odor issues, however, the proposed zone is small, reducing likelihood of issues. LPSS can also increase corrosion at discharge manholes, and may need more maintenance. LPSS are considered newer and more unfamiliar systems, which is less favorable for the District.
Owner Impacts (Maintenance)	10%	3	2	Both are linear projects with similar length of installed piping. LPSS alternatives would require some additional maintenance over gravity. Cost of ownership for LPSS is higher due to pump replacement and energy costs.
Owner Impacts (Capital)	15%	2	3	Less than \$50k difference between two alternatives, but significant capital cost to connect. Gravity would have higher capital impact over time.
Downstream System Impacts	10%	1	1	Capacity constraints noted in system located in Birnam Wood (affects each alternative).

Implementation Disruptions (temporary)	5%	2	2	Both alternatives could be constructed in parallel with singular cutover reducing impacts. Both may require easement acquisition through private neighborhood.
Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	3	2	Risk of additional flushing is lower since only 8 connections, all in shared private neighborhood so likelihood of multiple connecting within similar timeframe.
Environmental Impacts	10%	3	3	Low effort permitting and risk.
Total Weighted Score:	100%	2.60	2.15	

Table 4-8. Area 1.1, Zone 2, Alternatives Cost Summary

Cost	Alternative 1: Gravity	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	66,000	33,000
Construction Cost	414,000	207,000
CONSTRUCTION SUBTOTAL	480,000	240,000
Engineering, Admin, and Legal Costs ¹	96,000	48,000
Utility Easement Purchase ²	110,000 ³	110,000 ³
TOTAL PROJECT COST	686,000	398,000
Cost Estimate Accuracy (Low)	199,000	186,000
Cost Estimate Accuracy (High)	797,000	745,000
Annualized O&M Cost	5,400	7,200
Annualized Project Cost	20,000	19,000
TOTAL ANNUALIZED COST	40,000	25,000
Residential Owner Onsite Project		
Construction Cost	19,000	66,000
Admin Cost	8,000	10,000
TOTAL ONSITE PROJECT COST	28,000	75,000
Cost to Connect		
Public Project Per Parcel Cost	86,000	50,000

Onsite Project Cost	28,000	75,000
TOTAL COST TO CONNECT	113,000	125,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – Required easement is approximately 600 feet x 20 feet

Recommendation

Alternative 1 (gravity) scored higher than Alternative 2 (LPSS) as the scoring tends to weigh long term maintenance and costs more heavily. Both alternatives would require an easement through the private neighborhood and connect to an existing manhole located in East Valley Road. Alternative 1 (gravity) costs approximately 60% more in total capital costs than Alternative 2 (LPSS), however, the cost per connection is lower due to the higher onsite residential costs associated with LPSS systems. Both connections have the same downstream impacts on the system.

Alternative 1, gravity extension and connections for residents is recommended.

Zone 3

Alternatives Description and Map

Zone 3 is located in the southeast corner of Area 1.1. It is bordered by properties that are already connected to the District's sewer system on its east and south sides. It is separated from Zone 4 (west) by the creek crossings on Alisos Drive and Veloz Drive. Similarly, Zone 3 is separated from Zone 7 at the creek crossing near the intersection of Lilac Drive and Romero Canyon Road. The proposed sewer will connect to an existing manhole located on Romero Canyon Road, just south of Featherhill Road. This zone connects 53 additional properties (Table 4-9) to the sewer and alternatives include accepting flow from future extensions further up Romero Canyon Road (Zone 7) and Lilac Drive (Zone 6). The maps for the proposed alternatives for this zone are presented in Figure 4-6 and Figure 4-7.

Table 4-9. Area 1.1, Zone 3 Properties

Area	Zone	Address	APN
1.1	3	2134 PIEDRAS DR	007-110-036
		2145 PIEDRAS DR	007-110-043
		2148 PIEDRAS DR	007-110-037
		2165 ALISOS DR	007-140-029
		2175 ALISOS DR	007-140-030
		2175 PIEDRAS DR	007-110-042
		2180 ALISOS DR	007-110-060
		2185 ALISOS DR	007-140-031
		2190 ALISOS DR	007-110-061
		2191 PIEDRAS DR	007-110-041
		2212 CAMINO DEL ROSARIO	155-050-010
		2222 CAMINO DEL ROSARIO	155-050-009
		2222 FEATHERHILL RD	155-050-014
		2225 FEATHERHILL RD	155-060-002
		2230 CAMINO DEL ROSARIO	155-050-045
		2231 CAMINO DEL ROSARIO	155-050-016
		2232 CAMINO DEL ROSARIO	155-050-052
		2233 CAMINO DEL ROSARIO	155-050-017
		2239 FEATHERHILL RD	155-060-003
		2240 FEATHERHILL RD	155-050-015
		2244 CAMINO DEL ROSARIO	155-050-053
		2245 CAMINO DEL ROSARIO	155-211-001

2248 FEATHERHILL RD	155-211-006
2251 CAMINO DEL ROSARIO	155-211-002
2252 FEATHERHILL RD	155-211-005
2255 FEATHERHILL RD	155-060-004
2261 FEATHERHILL RD	155-060-012
2264 FEATHERHILL RD	155-211-004
2265 FEATHERHILL RD	155-060-013
2267 FEATHERHILL RD	155-212-008
2275 FEATHERHILL RD	155-212-007
2278 FEATHERHILL RD	155-211-003
2281 FEATHERHILL RD	155-212-006
2287 FEATHERHILL RD	155-212-005
2293 FEATHERHILL RD	155-212-004
2297 FEATHERHILL RD	155-212-003
2298 FEATHERHILL RD	155-212-002
667 ROMERO CANYON RD	007-152-003
670 ROMERO CANYON RD	155-060-001
675 ROMERO CANYON RD	007-152-018
685 ROMERO CANYON RD	007-152-019
696 ROMERO CANYON RD	155-050-013
700 ROMERO CANYON RD	155-050-012
710 ROMERO CANYON RD	155-050-011
750 ROMERO CANYON RD	155-050-035
755 ROMERO CANYON RD	007-110-038
760 ROMERO CANYON RD	155-050-033
945 LILAC DR	007-080-026
960 LILAC DR	007-110-040
970 LILAC DR	007-110-039
975 LILAC DR	007-080-028
CAMINO DEL ROSARIO	007-080-027

Alternative 1 for this zone is a gravity sewer extension, however, it is possible that grinder pumps may be required for up to 15 properties due to each property's elevation in relation to the proposed sewer. This alternative would also require new manholes at regular spacing and at direction changes per the District's Standards. Alternative 2 is an LPSS system. Both alternatives require one shallow culvert crossing and connection to an existing manhole on

Romero Canyon Road. During the field visit, the culvert was evaluated and appears shallow enough that future sewer could be installed beneath. In either alternative, additional flows from Zones 6 and 7 could also be considered.

Table 4-10. Area 1.1, Zone 3, Alternatives Summary

Attribute	Alternative 1: Gravity	Alternative 2: LPSS
Technology	Gravity Extension	LPSS
Number of Connections	53	53
Connecting Location	R6M29	R6M29
Manhole Invert Depth (ft)	10	10
Number of New Manholes	18	-
Number of Bridge Crossings	-	-
Length of Main (ft)	7,000	7,600
Main Diameter (in)	8	3

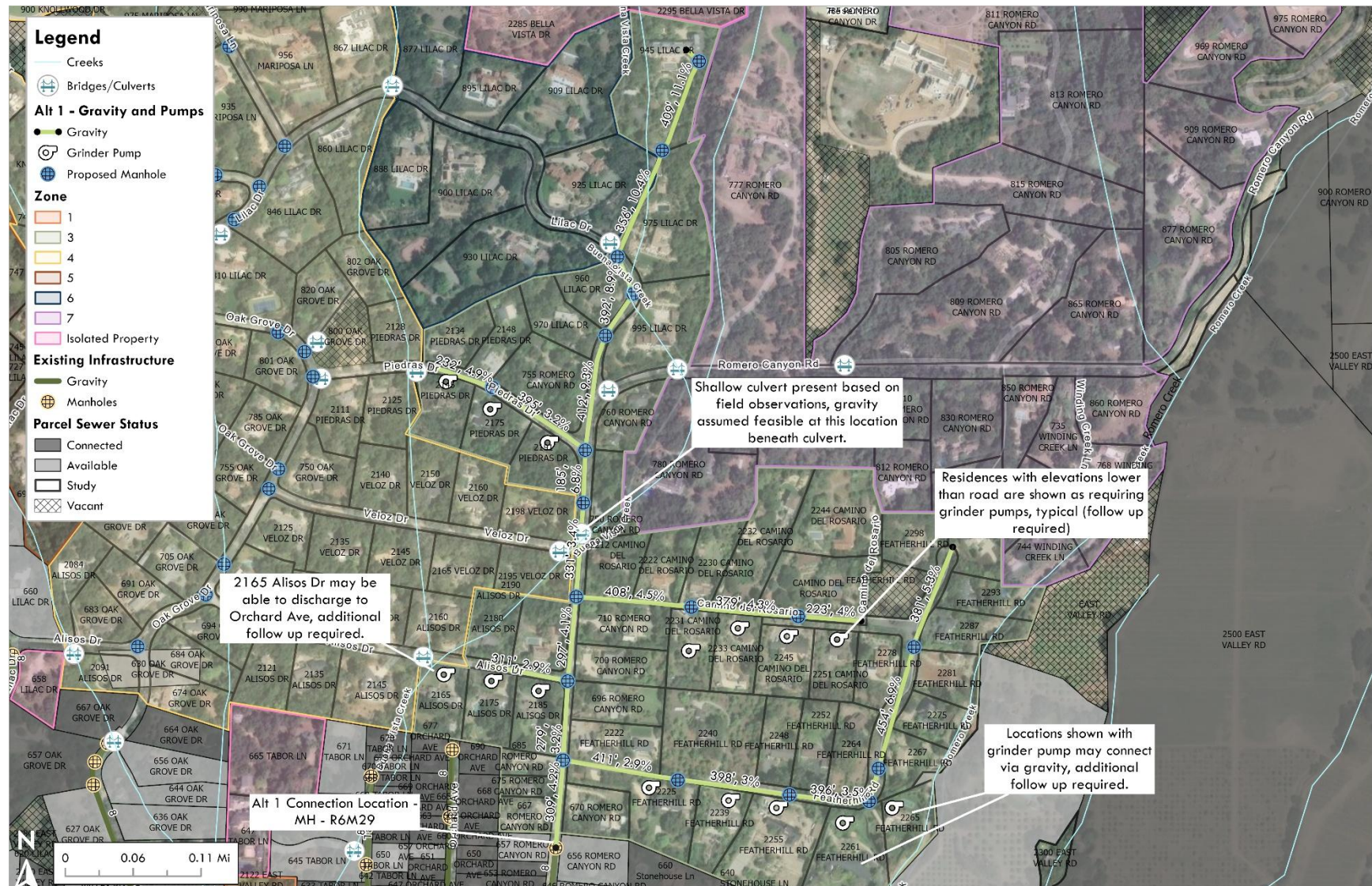


Figure 4-6. Area 1.1, Zone 3, Alternative 1: Gravity Map

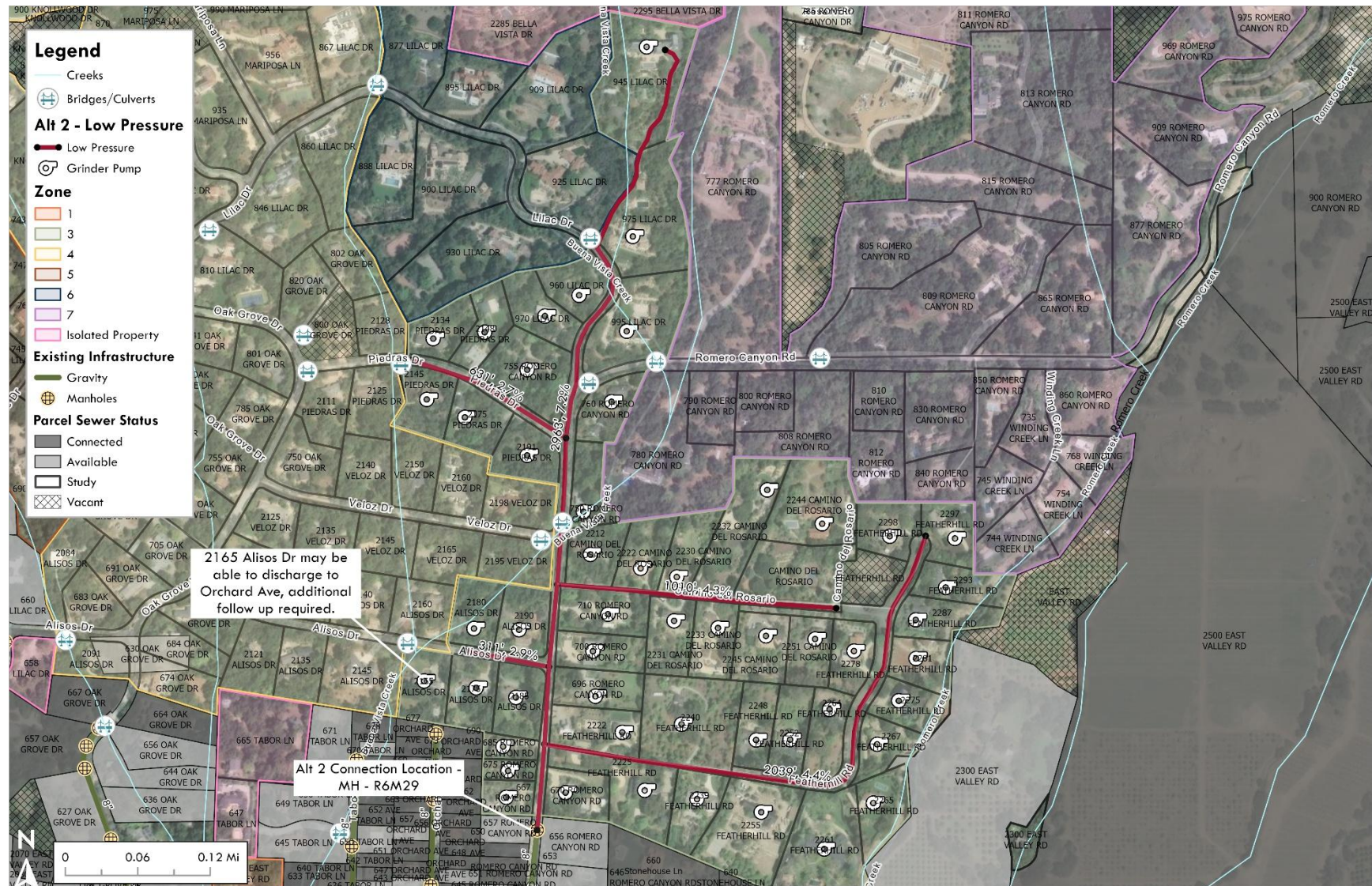


Figure 4-7. Area 1.1, Zone 3, Alternative 2: LPSS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-11. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-12.

Table 4-11. Area 1.1, Zone 3 Alternative Scoring

Criteria	Weight	Alternative 1: Gravity	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	3	1	Gravity scoring higher as it has lower operational impacts and costs compared to LPSS. LPSS systems can cause corrosion and odor issues, especially for larger systems such as Zone 3.
Owner Impacts (Maintenance)	10%	3	2	Both are linear projects with similar length of installed piping. No easements are required for this work. Residential aesthetic slightly lower for LPSS. Cost of ownership is lower for gravity.
Owner Impacts (Capital)	15%	3	3	Project installation in ROW, both require inspection monitoring. Less than \$50k difference between two alternatives.
Downstream System Impacts	10%	2	2	Some capacity constraints noted although these may be due to existing issues at PWWF.
Implementation Disruptions (temporary)	5%	2	2	Both alternatives could be constructed in parallel with singular cutover reducing impacts.

Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	3	1	Significant flushing likely required to minimize odor issues.
Environmental Impacts	10%	2	2	Both require creek crossings at a shallow culvert, risk of stream impacts perceived as low.
Total Weighted Score:	100%	2.75	1.90	

Table 4-12. Area 1.1, Zone 3, Alternatives Cost Summary

Cost	Alternative 1: Gravity	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	645,000	403,000
Construction Cost	4,099,000	2,558,000
CONSTRUCTION SUBTOTAL	4,744,000	2,961,000
Engineering, Admin, and Legal Costs ¹	949,000	593,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	5,693,000	3,554,000
Cost Estimate Accuracy (Low)	2,847,000	1,777,000
Cost Estimate Accuracy (High)	11,386,000	7,108,000
Annualized O&M Cost	47,000	68,000
Annualized Project Cost	290,000	181,000
TOTAL ANNUALIZED COST	337,000	249,000
Residential Owner Onsite Project		
Construction Cost	19,000	74,000
Admin Cost	8,000	10,000
TOTAL ONSITE PROJECT COST	28,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	107,000	67,000
Onsite Project Cost	28,000	84,000
TOTAL COST TO CONNECT	135,000	151,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement costs is \$9.20/square foot, 3 – No easement required for these alternatives

Recommendation

Alternative 1 (gravity) score is higher as the scoring tends to weigh more heavily long-term maintenance and operation costs. Both alternatives would require connection to an existing manhole located in Romero Canyon Road. Alternative 1 (gravity) costs approximately 70% higher in total capital costs than Alternative 2 (LPSS), however, the cost per connection is lower due to the higher onsite residential costs associated with LPSS systems. The gravity extension alternative, while costing more, will allow for future phased connections of Zones 6 and 7, regardless of the alternative technology chosen for those.

Alternative 1, gravity extension and connections for residents is recommended.

Zone 4

Alternatives Description and Map

Zone 4 is generally located in the center of Area 1.1. It is bordered by Zones 3, 5, and 6, as well as properties that are already connected to the District's sewer system. It is separated from Zone 3 along the creek crossings on Alisos Drive and Veloz Drive. Similarly, Zone 4 is separated from Zone 6 because of a creek culvert crossing on Lilac Drive. Zone 4 is separated from Zone 5 because those properties are located along a private driveway with access over a bridge. The proposed sewer will connect to an existing manhole located across the bridge located on Alisos Drive (between Oak Grove Drive and Lilac Drive). This zone connects 62 additional properties to the sewer system (Table 4-13) and alternatives include accepting flow from future extensions from Zone 5 and Lilac Drive (Zone 6). The maps for the proposed alternatives for this zone are presented in Figure 4-8, Figure 4-9, and Figure 4-10.

Table 4-13. Area 1.1, Zone 4 Properties

Area	Zone	Address	APN
1.1	4	2084 ALISOS DR	007-110-017
		2091 ALISOS DR	007-140-053
		2110 ALISOS DR	007-110-077
		2111 PIEDRAS DR	007-110-045
		2121 ALISOS DR	007-140-027
		2125 PIEDRAS DR	007-110-044
		2125 VELOZ DR	007-110-076
		2128 PIEDRAS DR	007-110-035
		2130 ALISOS DR	007-110-057
		2135 ALISOS DR	007-140-040
		2135 VELOZ DR	007-110-054
		2140 ALISOS DR	007-110-058
		2140 VELOZ DR	007-110-047
		2145 ALISOS DR	007-140-028
		2145 VELOZ DR	007-110-053
		2150 VELOZ DR	007-110-048
		2160 ALISOS DR	007-110-059
		2160 VELOZ DR	007-110-049
		2165 VELOZ DR	007-110-052
		2195 VELOZ DR	007-110-051
		2198 VELOZ DR	007-110-050

674 OAK GROVE DR	007-140-024
683 OAK GROVE DR	007-110-018
684 OAK GROVE DR	007-140-025
691 OAK GROVE DR	007-110-019
694 OAK GROVE DR	007-140-026
705 OAK GROVE DR	007-110-078
715 OAK GROVE DR	007-110-079
725 OAK GROVE DR	007-110-080
735 OAK GROVE DR	007-110-081
750 OAK GROVE DR	007-110-046
755 OAK GROVE DR	007-110-082
765 OAK GROVE DR	007-110-083
775 OAK GROVE DR	007-110-084
777 LILAC DR	007-110-065
785 OAK GROVE DR	007-110-085
799 LILAC DR	007-110-064
801 OAK GROVE DR	007-110-028
802 OAK GROVE DR	007-110-033
810 LILAC DR	007-110-031
815 LILAC DR	007-070-038
820 OAK GROVE DR	007-110-086
825 LILAC DR	007-070-039
841 OAK GROVE DR	007-110-029
846 LILAC DR	007-070-020
860 LILAC DR	007-070-021
867 LILAC DR	007-070-019
869 KNOLLWOOD DR	007-070-037
870 KNOLLWOOD DR	007-070-031
871 OAK GROVE DR	007-110-030
873 KNOLLWOOD DR	007-070-044
875 KNOLLWOOD DR	007-070-043
880 KNOLLWOOD DR	007-070-007
885 KNOLLWOOD DR	007-070-042
900 KNOLLWOOD DR	007-070-034
930 KNOLLWOOD DR	007-060-069
935 MARIPOSA LN	007-070-041

956 MARIPOSA LN	007-070-012
975 KNOLLWOOD DR	007-060-070
975 MARIPOSA LN	007-070-028
990 MARIPOSA LN	007-070-013
995 MARIPOSA LN	007-070-029

Alternative 1 for this zone is a combination of a gravity extension and a regional LS with low lying properties along Alisos, Veloz, and Piedras Drives on LPSS. This alternative would likely have 3 creek crossings at shallow culverts and 2 bridge crossings. The zone would connect to an existing manhole on Lilac Drive across the Alisos Drive bridge via a new regional LS located nearby. Alternative 2 is a primarily gravity option that requires an easement through 2145 Alisos Drive and 678 Tabor Lane. Alternative 2 has a few small LPSS systems that would be required to pump low-lying areas. Alternative 3 is made up of 3 smaller and separate low pressure sewer systems which would connect to an existing cleanout on Tollis Avenue (see Zone 5 connection point) and two separate locations in Zone 3 on Veloz Avenue and Alisos Drive.

A larger LPSS alternative was considered, however, this would require larger pressurized pipe. Results of the analysis showed higher than expected retention time (low velocities). These conditions would likely result in sewage going septic and odor issues occurring. As a result, an LPSS alternative with smaller systems (Alternative 3) was included to mitigate the potential odor issues and additional District operations impact.

Table 4-14. Area 1.1, Zone 4, Alternatives Summary

Attribute	Alternative 1: LPSS and LS		Alternative 2: LPSS and Gravity		Alternative 3: LPSSs
	LPSS	Lift Station	LPSS	Gravity Extension	LPSS (multiple)
Technology	LPSS	Lift Station	LPSS	Gravity Extension	LPSS (multiple)
Number of Connections	29	33	22	40	62
Connecting Location	Q5M13	Q5M13	R5M02	R5M02	Zone 3, Zone 3, Zone 5
Manhole Invert Depth (ft)	7.5	7.5	12.7	12.7	-
Number of New Manholes	25	25	27	27	-
Number of Bridge Crossings	3	3	3	3	3
Length of Gravity Main (ft)	-	6,400	-	8,200	-
Diameter of Gravity Main (in)	-	8	-	8	-
Length of Pressurized Main (ft)	2,500	200	1,800	-	9,700
Diameter of Pressurized Main (in)	2	4	2	-	3

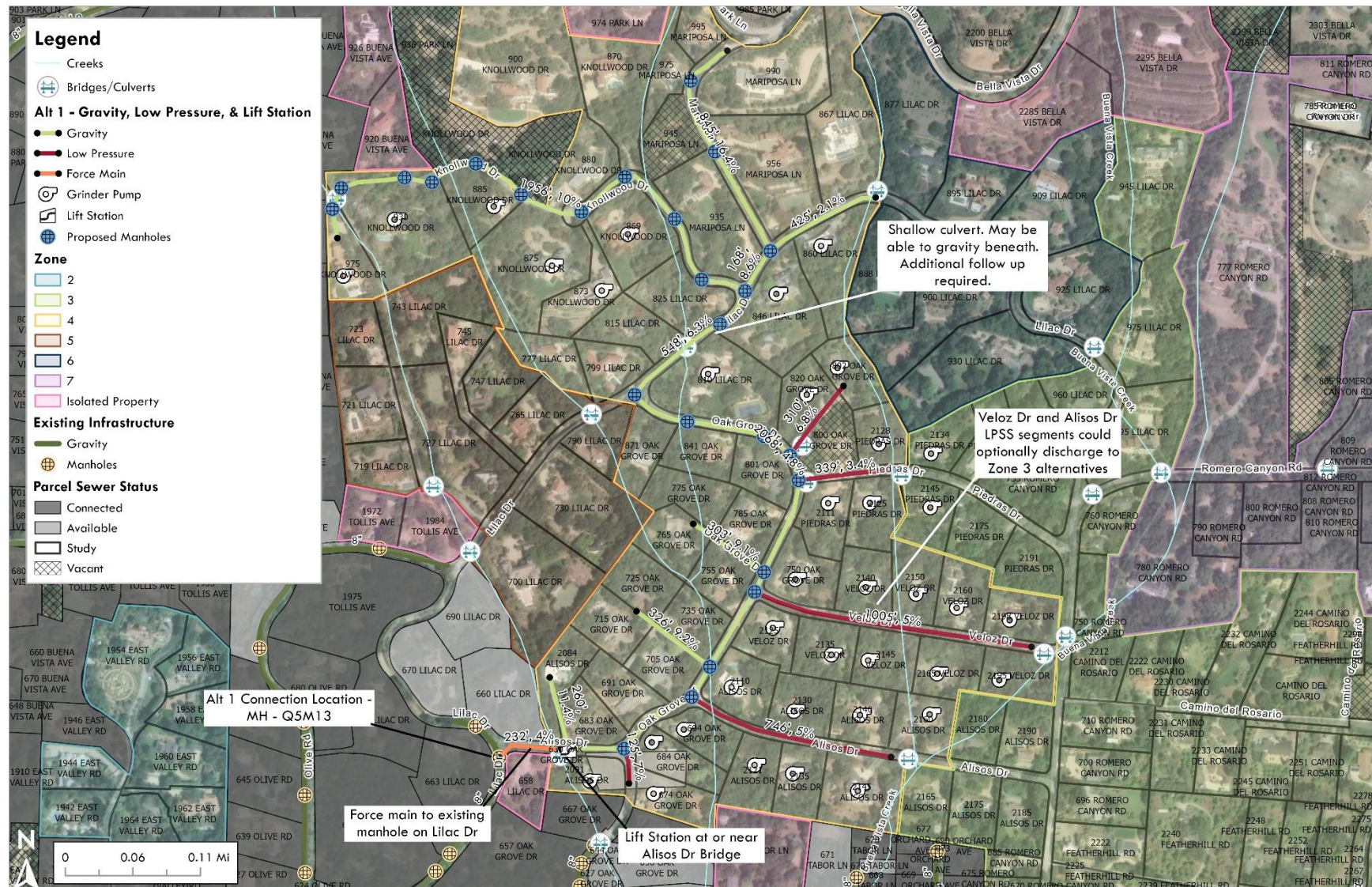


Figure 4-8. Area 1.1, Zone 4, Alternative 1: LPSS and LS Map

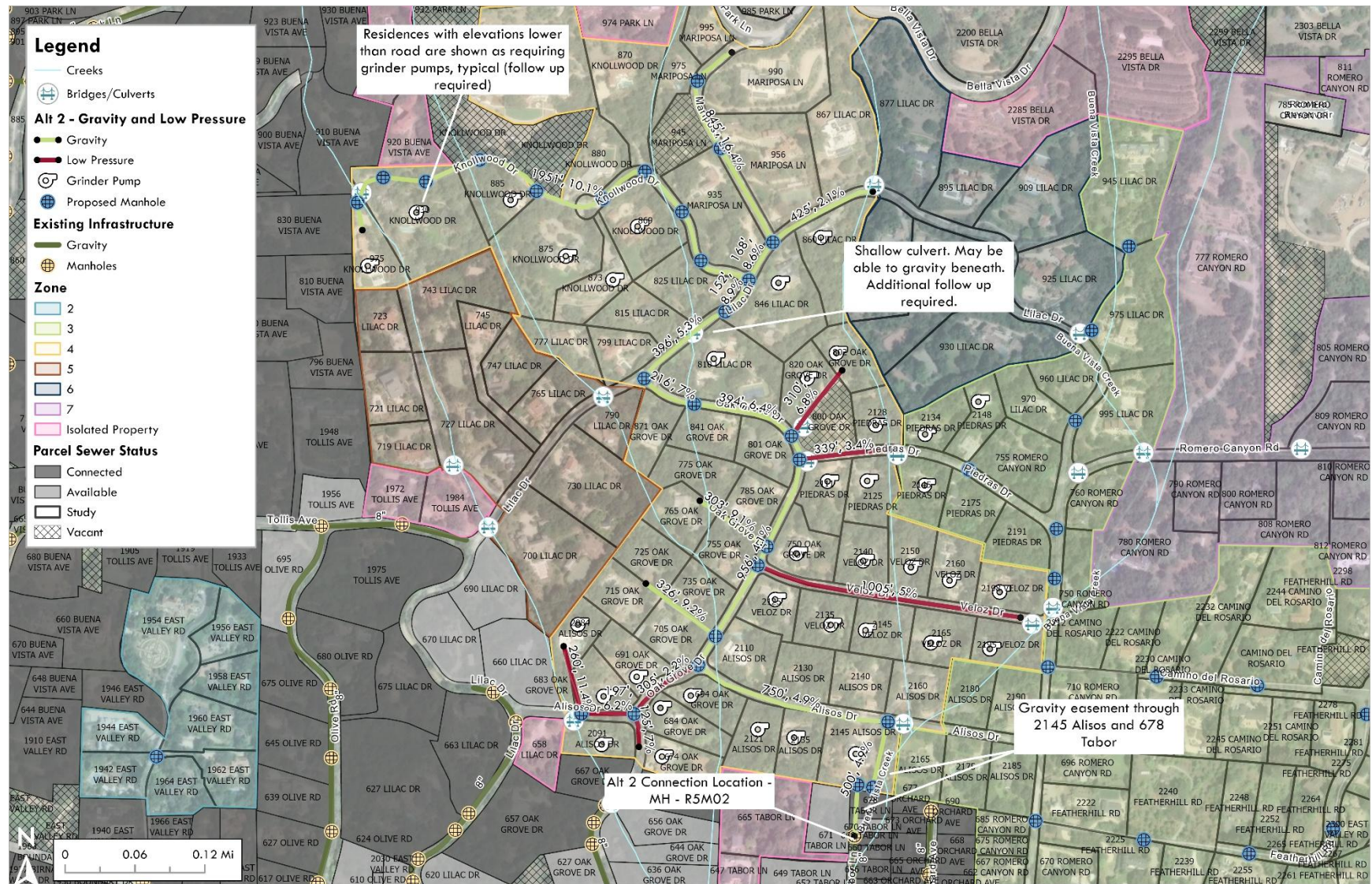


Figure 4-9. Area 1.1, Zone 4, Alternative 2: LPSS and Gravity Map



Figure 4-10. Area 1.1, Zone 4, Alternative 3: LPSSs Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-15. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-16.

Table 4-15. Area 1.1, Zone 4 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS and LS	Alternative 2: LPSS and Gravity	Alternative 3: Mult. LPSS	Scoring Justification
District Impacts	20%	1	2	1	Gravity/LS has higher maintenance than multiple smaller LPSS systems. Gravity only alternative would have the lowest maintenance, however, a segment of the alignment would be in an easement which may be difficult to access in the future. Odor issues biggest risk for LPSS and LS options.
Owner Impacts (Maintenance)	10%	2	2	1	LS (Alt 1) and Gravity (Alt 2) would require easements and property acquisition. LS likely lowers residential aesthetic.
Owner Impacts (Capital)	15%	2	2	3	LPSS and gravity options would be primarily ROW projects. LS would require inspection and monitoring.
Downstream System Impacts	10%	1	3	3	LS (Alt 1) would discharge to a portion of the existing system that has lower capacities. Gravity (Alt 2) would have the least impacts to the existing system and

LPSS (Alt 3) would send flow to multiple areas, distributing the impacts.

Implementation Disruptions (temporary)	5%	1	2	3	LPSS alternative could be constructed in parallel with singular cutover reducing impacts. LS and gravity alternatives would require easement/land purchase.
Reliability	25%	2	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. Regional LS are less reliable than strictly gravity system.
Phasing Considerations	5%	2	2	1	Significant flushing likely required to minimize odor issues for larger LPSS option.
Environmental Impacts	10%	1	1	3	All alternatives require creek crossings at a shallow culverts, risk of stream impacts perceived as low. Regional LS likely to be sited near stream which increases risk. Gravity may require tree impacts in residential easement.
Total Weighted Score:		1.55	2.25	2.05	

Table 4-16. Area 1.1, Zone 4, Alternatives Cost Summary

Cost	Alternative 1: LPSS and LS	Alternative 2: LPSS and Gravity	Alternative 3: LPSSs
Public Infrastructure Project			
Contractor Overhead	1,017,000	875,000	534,000
Construction Cost	6,466,000	5,557,000	3,394,000
CONSTRUCTION SUBTOTAL	7,483,000	6,432,000	3,928,000
Engineering, Admin, and Legal Costs ¹	1,497,000	1,287,000	786,000
Utility Easement Purchase ²	32,000 ³	92,000 ⁴	0
TOTAL PROJECT COST	9,012,000	7,811,000	4,714,000
Cost Estimate Accuracy (Low)	4,506,000	3,906,000	2,357,000
Cost Estimate Accuracy (High)	18,024,000	15,622,000	9,428,000
Annualized O&M Cost	154,000	71,000	93,000
Annualized Project Cost	460,000	399,000	241,000
TOTAL ANNUALIZED COST	614,000	470,000	334,000
Residential Owner Onsite Project			
Construction Cost	74,000	74,000	74,000
Admin Cost	10,000	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000	84,000
Cost to Connect			
Public Project Per Parcel Cost	145,000	126,000	76,000
Onsite Project Cost	58,000 ⁵	58,000 ⁵	84,000
TOTAL COST TO CONNECT	204,000	184,000	160,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement costs is \$9.20/square foot, 3 – Required easement is approximately 3,500 square feet, 4 – Required easement is approximately 10,000 square feet, 5 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 2 (gravity and LPSS) scored slightly higher than Alternative 3 (multiple small LPSS), 2.25 versus 2.05, respectively. Alternative 1 (LPSS and LS) scored the lowest at 1.55. Alternative 1 would require connection to an existing manhole located on Lilac Drive. Alternative 2 would connect via gravity crossing two residential properties between Alisos Drive and Tabor Lane. Alternative 3 would connect at multiple locations to both the existing system and new

proposed Zones (3 and 5). Alternative 1 (LPSS and LS) costs twice as much as Alternative 3 (multiple small LPSS), with the cost per connection about 40% higher. Alternatives 1 (LPSS and LS) and 2 (gravity and LPSS) are closest in cost with the gravity only option just 15% less. A gravity extension in Zone 4 with either a gravity option (Alternative 2) or a regional LS (Alternative 1) is likely too large from a capital expense to overcome similar scores to Alternative 3. A regional LS would increase future maintenance and operational costs for the District and siting the new station would likely be difficult and costly due to the developed neighborhood. The gravity only option would create an easement through two properties between Alisos Drive and Tabor Lane, which would add restoration and easement purchase costs as well as be difficult to access in the future. If the District is interested in pursuing the gravity alternative, costs could be verified in the future once residential Owners are engaged and an easement alignment is better understood. The LPSS alternative, while introducing phasing challenges and potential odor issues, could be mitigated if split into smaller multiple LPSS systems as was done with Alternative 3 and if flows from Zones 5 and 6 as well as flows from Alisos, Veloz, and Piedras Drives are routed to Zone 3. This also has the added benefit of reducing impacts on the existing system by splitting flow to multiple sewer sheds.

Alternative 3, low pressure sewer system and onsite grinder pump connections for residents are recommended. If the District can better understand residential easement extents and impacts a gravity option (Alternative 2) could become cost-feasible in the future.

Zone 5

Alternatives Description and Map

Zone 5 is located on the west side of Area 1.1. It is bordered by Zone 4, isolated properties, and properties that are already connected to the District's sewer system. It is separated from Zone 4 because it is bound by a bridge to the west and culvert to the east. The proposed sewer will connect to either an existing cleanout located across the existing bridge to the west (intersection of Lilac Drive and Tollis Avenue) or to Zone 4. This zone connects 11 additional properties to the sewer (Table 4-17). The maps for the proposed alternatives for this zone are presented in Figure 4-11 and Figure 4-12.

Table 4-17. Area 1.1, Zone 5 Properties

Area	Zone	Address	APN
1.1	5	700 LILAC DR	007-110-068
		719 LILAC DR	007-110-004
		721 LILAC DR	007-060-049
		723 LILAC DR	007-060-029
		727 LILAC DR	007-110-074
		730 LILAC DR	007-110-067
		743 LILAC DR	007-070-045
		745 LILAC DR	007-110-063
		747 LILAC DR	007-110-062
		765 LILAC DR	007-110-010
		790 LILAC DR	007-110-012

Both alternatives evaluated for this zone are low pressure sewer systems. The zone is too small for a regional LS to be economically feasible and gravity alternatives are limited by the bridge and culvert crossings. Alternative 1 connects to Zone 4 at the intersection of Lilac Drive and Oak Grove Drive requiring one culvert crossing. Alternative 2 connects to an existing cleanout located in the intersection of Lilac Drive and Tollis Avenue requiring a bridge crossing.

Table 4-18. Area 1.1, Zone 5, Alternatives Summary

Attribute	Alternative 1: LPSS East	Alternative 2: LPSS West
Technology	LPSS	LPSS
Number of Connections	11	11
Connecting Location	Zone 4	Existing Cleanout
Manhole Invert Depth (ft)	N/A	N/A
Number of New Manholes	-	-
Number of Bridge Crossings	1	2
Length of Main (ft)	2,200	2,200
Main Diameter (in)	2	2

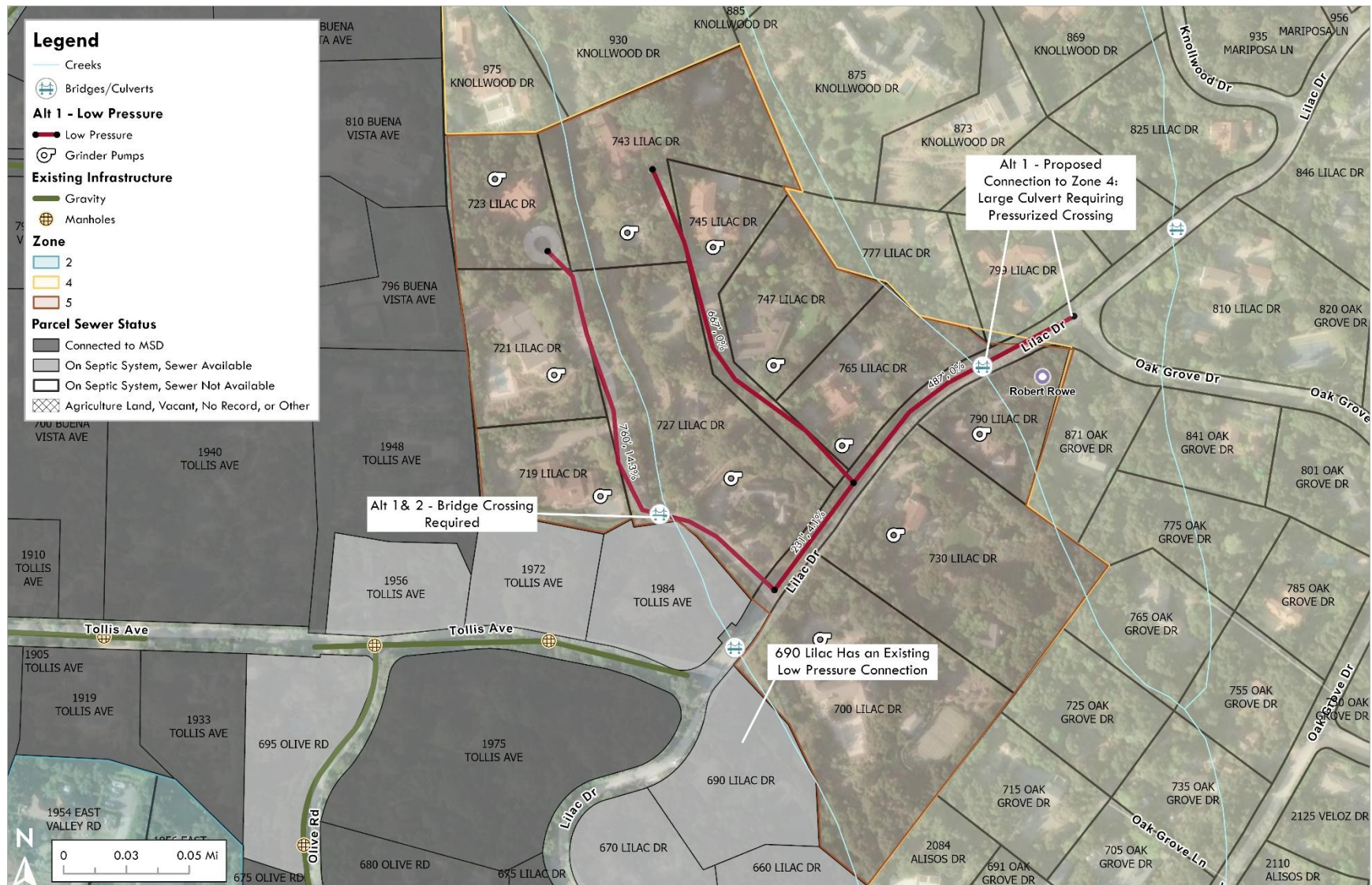


Figure 4-11. Area 1.1, Zone 5, Alternative 1: LPSS East Map

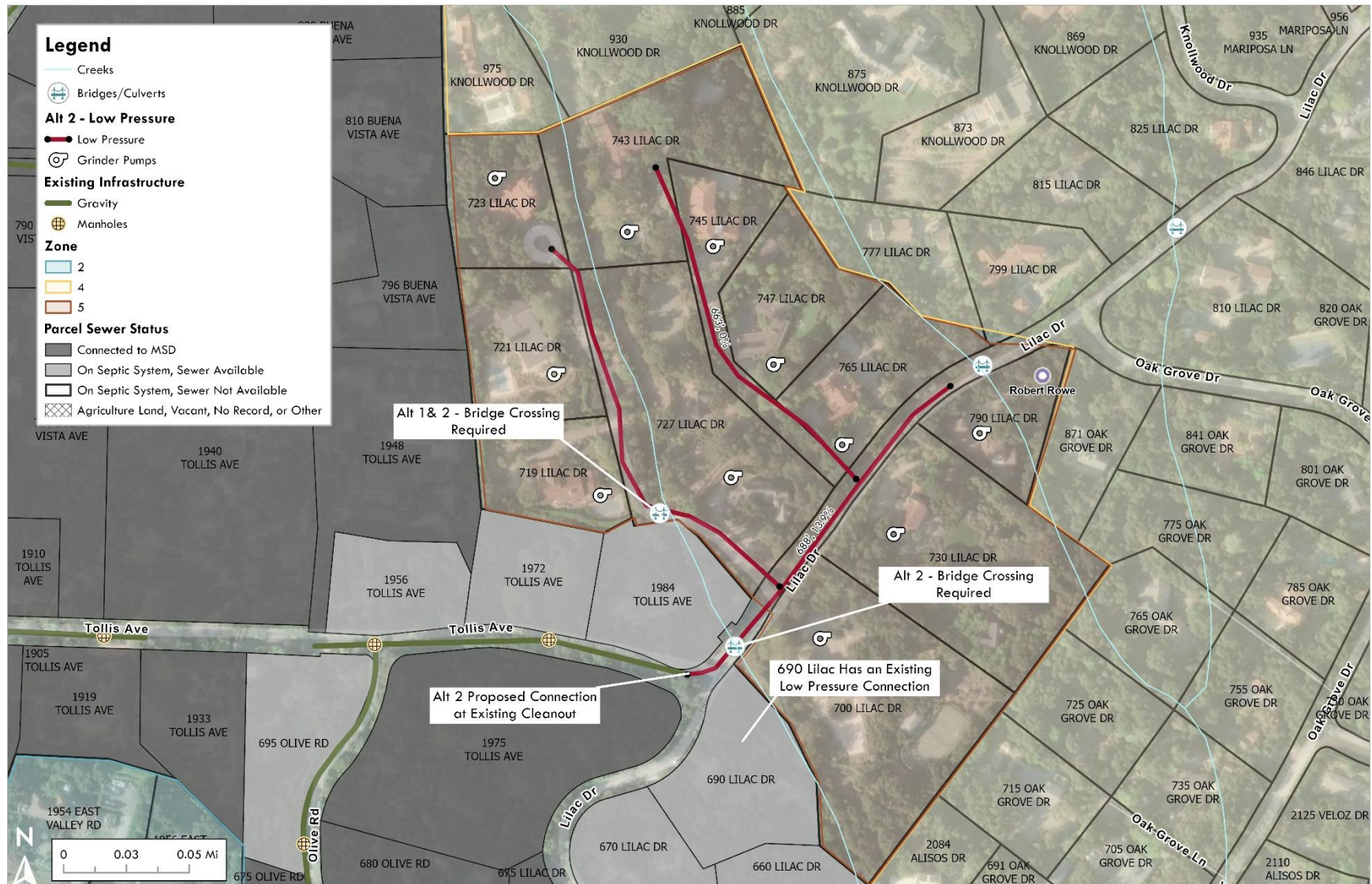


Figure 4-12. Area 1.1, Zone 5, Alternative 2: LPSS West Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-19. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-20.

Table 4-19. Area 1.1, Zone 5 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS East	Alternative 2: LPSS West	Scoring Justification
District Impacts	20%	2	2	Both alternatives present LPSS options which are more expensive than gravity to maintain. These are both somewhat new and unfamiliar systems and have potential to cause odor issues and corrosion at discharge manholes.
Owner Impacts (Maintenance)	10%	2	2	Both are linear projects with similar length of installed piping. Neither alternative requires major easements, although some installation on private driveways may need to be coordinated by Owners.
Owner Impacts (Capital)	15%	2	2	Impacts are limited for LPSS projects.
Downstream System Impacts	10%	2	3	Some capacity constraints were noted in downstream sewer shed along Las Fuentes Drive and Birnam Wood Drive. Slightly more favorable to split as separate zone and not combine with Zone 4.

Implementation Disruptions (temporary)	5%	3	3	LPSS system could be constructed in parallel with singular cutover reducing impacts. Some permitting may be required for bridge crossing.
Reliability	25%	2	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	2	3	Risk of additional flushing is lower since only 11 connections.
Environmental Impacts	10%	3	1	Both require creek crossings but should be included in casings, risk of overflows or stream likely low.
Total Weighted Score: 2.15 2.10				

Table 4-20. Area 1.1, Zone 5, Alternatives Cost Summary

Cost	Alternative 1: LPSS East	Alternative 2: LPSS West
Public Infrastructure Project		
Contractor Overhead	113,000	114,000
Construction Cost	713,000	722,000
CONSTRUCTION SUBTOTAL	826,000	836,000
Engineering, Admin, and Legal Costs ¹	166,000	168,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	992,000	1,004,000
Cost Estimate Accuracy (Low)	496,000	502,000
Cost Estimate Accuracy (High)	1,984,000	2,008,000
Annualized O&M Cost	18,700	19,200
Annualized Project Cost	51,000	51,000
TOTAL ANNUALIZED COST	69,700	70,200
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	90,000	91,000
Onsite Project Cost	84,000	84,000
TOTAL COST TO CONNECT	174,000	175,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives

Recommendation

Alternatives 1 (east connection) and 2 (west connection) offer similar benefits and considerations. Costs are similar and minor differences are within the estimate accuracy. Zone 5 is dependent on the ultimate alternative selection for Zone 4. As recommended, Zone 4 would be an LPSS alternative with several smaller systems. One of the smaller systems would connect to Zone 5 and discharge to the existing system at Lilac Drive and Tollis Avenue. Because Alternative 2 does not rely on any downstream infrastructure, it is recommended for Zone 5.

Alternative 2, LPSS west connection is recommended, as it could proceed independently regardless of Zone 4 buildout.

Zone 6

Alternatives Description and Map

Zone 6 is located on the north side of Area 1.1. It is bordered by Zone 3, Zone 4, and isolated properties to the north. It was separated from Zones 3 and 4 because it is bound by culverts to the west and east. The proposed sewer will connect to either Zone 3 or 4. This zone connects 7 additional properties to the sewer (Table 4-21). The maps for the proposed alternatives for this zone are presented in Figure 4-13 and Figure 4-14.

Table 4-21. Area 1.1, Zone 6 Properties

Area	Zone	Address	APN
1.1	6	877 LILAC DR	007-070-018
		888 LILAC DR	007-070-022
		895 LILAC DR	007-080-001
		900 LILAC DR	007-070-023
		909 LILAC DR	007-080-002
		925 LILAC DR	007-080-003
		930 LILAC DR	007-070-024

Both alternatives evaluated for this zone are low pressure sewer systems. The zone is too small for a regional LS to be economically feasible and gravity alternatives are limited by the bridge and culvert crossings. Alternative 1 connects to Zone 3 on Lilac Drive near Romero Canyon Road and Alternative 2 connects to Zone 4 to the west on Lilac Drive. Each alternative would require one culvert crossing.

Table 4-22. Area 1.1, Zone 6, Alternatives Summary

Attribute	Alternative 1: LPSS to Zone 3	Alternative 2: LPSS to Zone 4
Technology	LPSS	LPSS
Number of Connections	7	7
Connecting Location	Zone 3	Zone 4
Manhole Invert Depth (ft)	N/A	N/A
Number of New Manholes	-	-
Number of Bridge Crossings	1	1
Length of Main (ft)	1,000	900
Main Diameter (in)	2	2

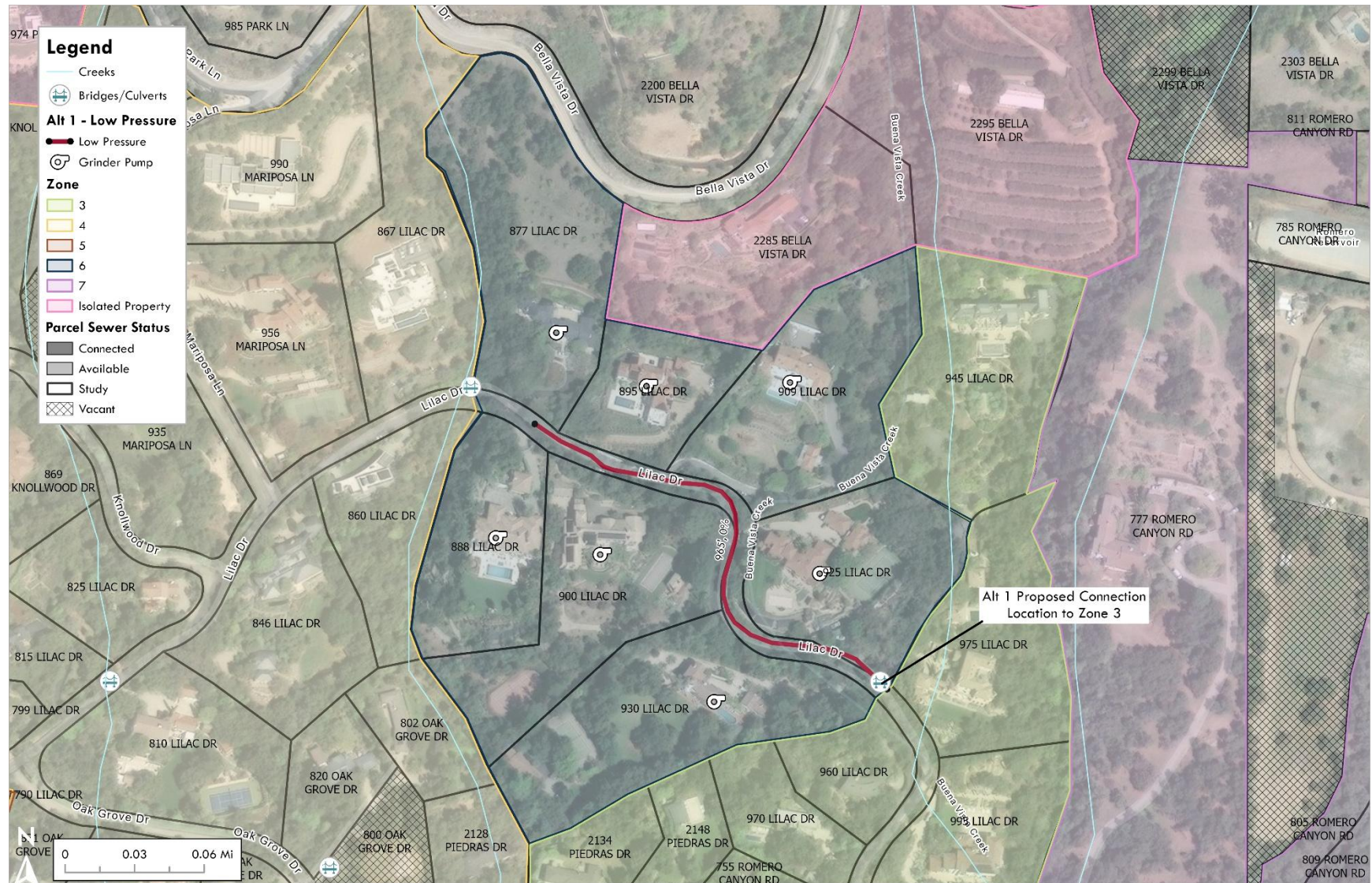


Figure 4-13. Area 1.1, Zone 6, Alternative 1: LPSS to Zone 3 Map

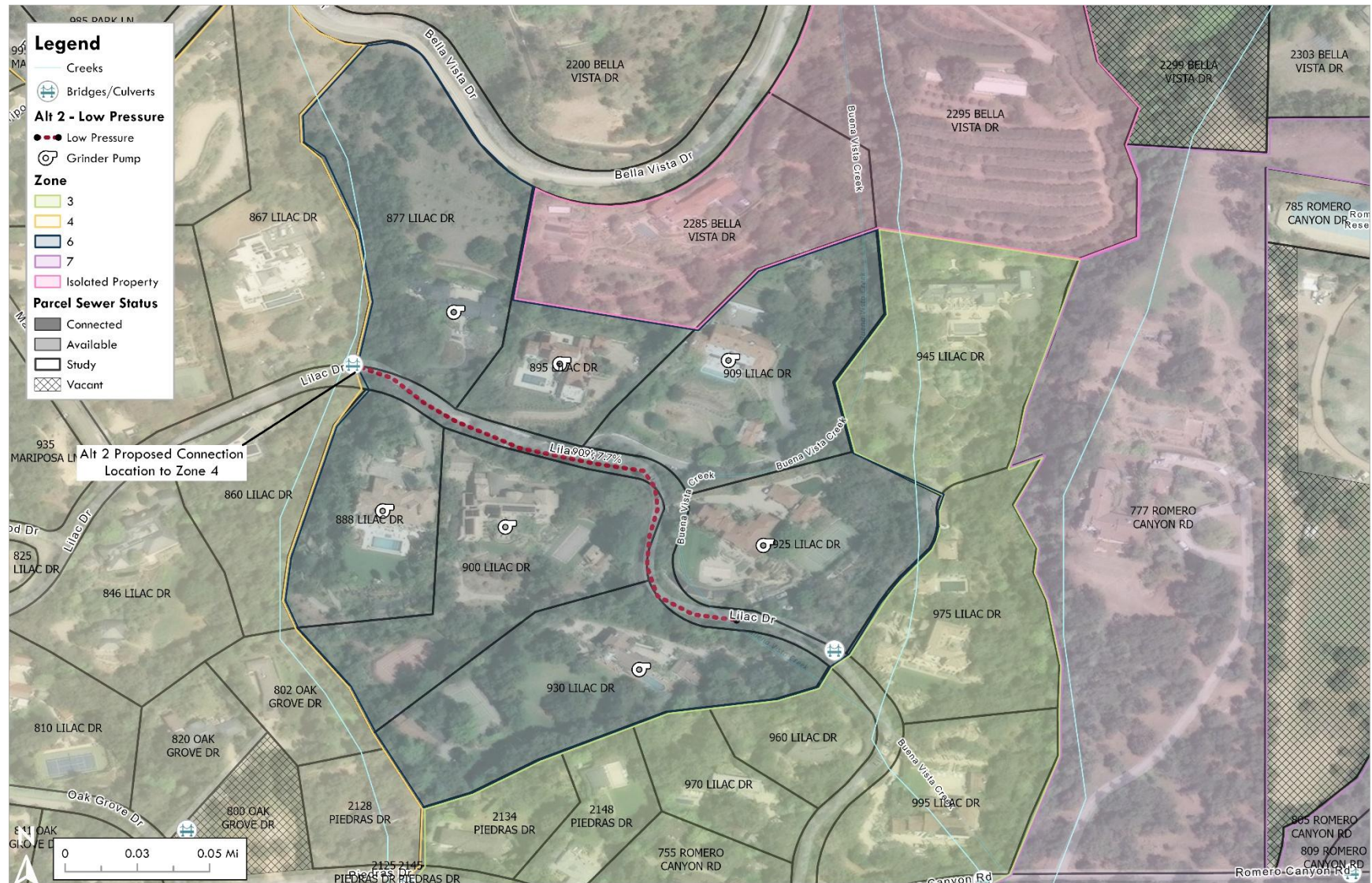


Figure 4-14. Area 1.1, Zone 6, Alternative 2: LPSS to Zone 4 Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-23. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-24.

Table 4-23. Area 1.1, Zone 6 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS to Zone 3	Alternative 2: LPSS to Zone 4	Scoring Justification
District Impacts	20%	3	2	Both alternatives present LPSS options which are potentially more expensive than gravity. Alternative 1 would discharge to Zone 3 which the preferred alternative is a gravity system.
Owner Impacts (Maintenance)	10%	2	2	Both are linear projects with similar length of installed piping. Easements not likely required.
Owner Impacts (Capital)	15%	3	3	Projects are linear and installed in right-of-way.
Downstream System Impacts	10%	3	2	No additional CIP projects required. No capacity constraints at connecting manholes. While not captured in capacity analysis, the east alignment would likely connect to a gravity alternative for Zone 3.
Implementation Disruptions (temporary)	5%	3	3	LPSS system could be constructed in parallel with singular cutover reducing impacts. No access or staging issues anticipated, permitting should be simple.
Reliability	25%	2	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	2	2	Risk of additional flushing is lower since only 7 connections.
Environmental Impacts	10%	2	2	Both require creek crossings but should be included in casings, risk of overflows or stream likely low.
Total Weighted Score:		2.50	2.20	

Table 4-24. Area 1.1, Zone 6, Alternatives Cost Summary

Cost	Alternative 1: LPSS to Zone 3	Alternative 2: LPSS to Zone 4
Public Infrastructure Project		
Contractor Overhead	57,000	52,000
Construction Cost	359,000	328,000
CONSTRUCTION SUBTOTAL	416,000	380,000
Engineering, Admin, and Legal Costs ¹	84,000	76,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	500,000	456,000
Cost Estimate Accuracy (Low)	250,000	228,000
Cost Estimate Accuracy (High)	1,000,000	912,000
Annualized O&M Cost	9,700	8,900
Annualized Project Cost	26,000	23,000
TOTAL ANNUALIZED COST	36,000	32,000
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	71,000	65,000
Onsite Project Cost	84,000	84,000
TOTAL COST TO CONNECT	155,000	149,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement costs is \$9.20/square foot, 3 – No easement required for these alternatives

Recommendation

Alternatives 1 (Zone 3 connection) and 2 (Zone 4 connection) offer similar benefits and considerations. Both alternatives had similar scores, with the Alternative 1 (Zone 3 connection) score slightly higher due to the considerations connecting to Zone 3 of which the recommended alternative is gravity. Costs are similar and minor differences are within the estimate accuracy. Zone 6 is dependent on the ultimate alternative selection for Zones 3 and 4. As recommended, Zone 4 would be an LPSS alternative with several smaller systems, including flow from Zone 6 would increase the size of those systems and potentially increase odor if not sized properly or developed quickly. As recommended, Zone 3 would be a gravity extension simplifying the Zone 6 LPSS connection.

Alternative 1, LPSS to Zone 3 is recommended, although, this is dependent on the alternative for Zones 3 and 4.

Zone 7

Alternatives Description and Map

Zone 7 is located on the north side of Area 1.1. Zone 7 is bordered by Zone 3 to the south and consists of 31 properties (Table 4-25). It was separated from Zone 3 because of a culvert creek crossing on Romero Canyon Road Drive that likely requires a pressurized connection. The proposed sewer will connect to Zone 3. The map for the proposed alternative for this zone is presented in Figure 4-15.

Table 4-25. Area 1.1, Zone 7 Properties

Area	Zone	Address	APN
1.1	7	1000 ROMERO CANYON RD	155-030-055
		2475 BELLA VISTA DR	007-040-006
		2475 BELLA VISTA DR	007-040-007
		735 WINDING CREEK LN	155-050-042
		744 WINDING CREEK LN	155-050-027
		745 WINDING CREEK LN	155-050-029
		754 WINDING CREEK LN	155-050-041
		768 WINDING CREEK LN	155-050-046
		777 ROMERO CANYON RD	007-080-024
		780 ROMERO CANYON RD	155-050-036
		790 ROMERO CANYON RD	155-050-002
		800 ROMERO CANYON RD	155-050-038
		805 ROMERO CANYON RD	007-080-007
		808 ROMERO CANYON RD	155-050-048
		809 ROMERO CANYON RD	007-080-034
		810 ROMERO CANYON RD	155-050-043
		811 ROMERO CANYON RD	007-080-038
		812 ROMERO CANYON RD	155-050-044
		813 ROMERO CANYON RD	007-080-039
		815 ROMERO CANYON RD	007-080-037
		830 ROMERO CANYON RD	155-050-050
		840 ROMERO CANYON RD	155-050-051
		850 ROMERO CANYON RD	155-050-004
		860 ROMERO CANYON RD	155-050-047
		865 ROMERO CANYON RD	007-080-011
		877 ROMERO CANYON RD	007-080-012
		909 ROMERO CANYON RD	007-080-014
		969 ROMERO CANYON RD	007-040-040
		975 ROMERO CANYON RD	007-040-039
		985 ROMERO CANYON RD	007-040-030
		999 ROMERO CANYON RD	007-040-037

Only one LPSS alternative was evaluated for this zone. The zone is too small for a regional LS to be economically feasible and gravity alternatives are limited by the culvert crossing on Romero Canyon Road. The Alternative connects to Zone 3 on Lilac Drive near Romero Canyon Road.

Table 4-26. Area 1.1, Zone 7, Alternative Summary

Attribute	Alternative 1: LPSS to Zone 3
Technology	LPSS
Number of Connections	31
Connecting Location	Zone 3
Manhole Invert Depth (ft)	N/A
Number of New Manholes	-
Number of Bridge Crossings	1
Length of Main (ft)	7,600
Main Diameter (in)	2

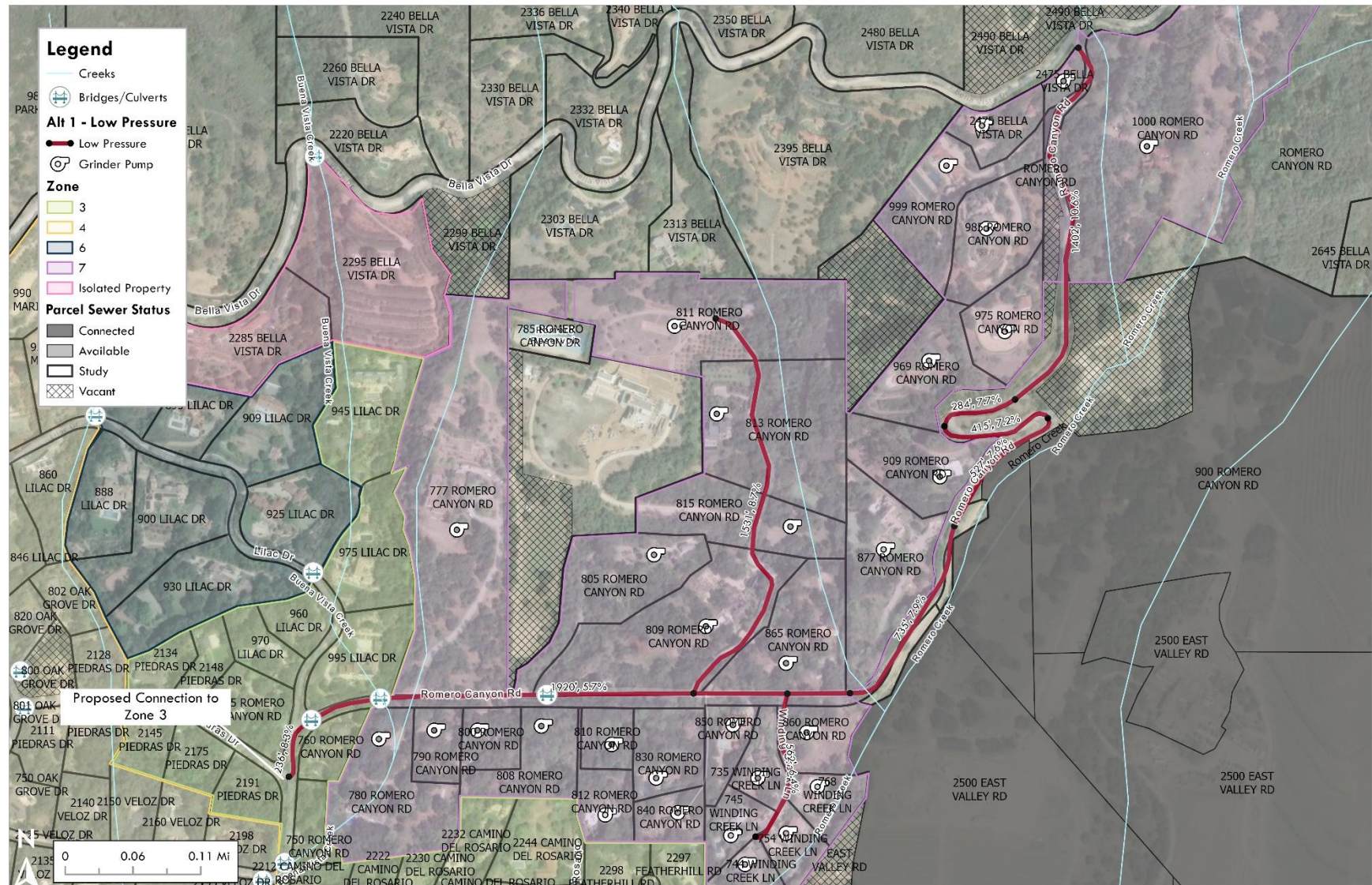


Figure 4-15. Area 1.1, Zone 7, Alternative 1: LPSS to Zone 3 Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

A scoring evaluation was not performed since there was only one alternative. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-27.

Table 4-27. Area 1.1, Zone 7, Alternatives Cost Summary

Cost	Alternative 1: LPSS to Zone 3
Public Infrastructure Project	
Contractor Overhead	385,000
Construction Cost	2,447,000
CONSTRUCTION SUBTOTAL	2,832,000
Engineering, Admin, and Legal Costs ¹	567,000
Utility Easement Purchase ²	0 ³
TOTAL PROJECT COST	3,399,000
Cost Estimate Accuracy (Low)	1,700,000
Cost Estimate Accuracy (High)	6,798,000
Annualized O&M Cost	64,000
Annualized Project Cost	173,000
TOTAL ANNUAL COST	237,000
Residential Owner Onsite Project	
Construction Cost	74,000
Admin Cost	10,000
TOTAL ONSITE PROJECT COST	84,000
Cost to Connect	
Public Project Per Parcel Cost	110,000
Onsite Project Cost	84,000
TOTAL COST TO CONNECT	193,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes \$9.20/square foot, 3 – No easement required for this alternative

Recommendation

Zone 7 is isolated with limited options for connecting to the sewer system. The zone would be dependent upon build out of the recommended alternative for Zone 3 (gravity). Only one alternative, LPSS, was considered for this alternative as gravity and regional LS were deemed infeasible.

An LPSS connection is recommended, although, this is dependent on the alternative for Zone 3.

Isolated Properties in Area 1.1

Alternatives Description and Map

Properties in the northern portions of Area 1.1 were analyzed last because of their dependency on the selection of downstream alternatives. The properties are located along Park Lane and Bella Vista Drive where houses are on large lots with long, private driveways. These properties are located at higher elevations than the Zones directly downstream (ie. Zones 4, 6, and 7) and therefore the sewer service must be compatible with the lower Zones. The recommended alternatives for the Zones directly downstream are LPSS. The proposed sewer will connect to Zones 4 and 7.

There are also two properties at the end of Buena Vista Drive, on the western edge of Zone 4, which were evaluated as isolated properties. These properties are not currently connected to the existing sewer because of a creek crossing with no bridge which isolates these from the gravity sewer. These properties will connect to an existing manhole (Q4M05) on Buena Vista Drive.

The map for the proposed alternative to serve these isolated properties is presented in Figure 4-37.

Table 4-28. Area 1.1, Isolated Properties

Area	Zone	Address	APN
Area 1.1 – N/A		2395 BELLA VISTA DR	007-040-054
		2260 BELLA VISTA DR	007-040-041
		2313 BELLA VISTA DR	007-040-042
		2303 BELLA VISTA DR	007-040-043
		2220 BELLA VISTA DR	007-040-053
		2240 BELLA VISTA DR	007-040-024
		2330 BELLA VISTA DR	007-040-047
		2340 BELLA VISTA DR	007-080-020
		2332 BELLA VISTA DR	007-040-018
		2295 BELLA VISTA DR	007-040-017
		2336 BELLA VISTA DR	007-040-048
		2350 BELLA VISTA DR	007-040-021
		2285 BELLA VISTA DR	007-080-020
		985 PARK LN	007-020-044
		2200 BELLA VISTA DR	007-020-039
		974 PARK LN	007-070-030
		926 BUENA VISTA AVE	007-060-014
		920 BUENA VISTA AVE	007-060-017

These properties are dependent on the downstream alternatives in Zones 4 and 7 and therefore only an LPSS alternative was evaluated. The Alternative connects to Zone 3 on Lilac Drive near Romero Canyon Road. The two properties on Buena Vista Drive will connect to the existing gravity sewer on Buena Vista Drive, but need to cross a creek in order to connect. Because there is not a formal bridge at this location, an LPSS was the only alternative evaluated. Connecting all these isolated properties will ultimately consist of 3 separate LPSSs.

Table 4-29. Area 1.1, Zone 7, Alternative Summary

Attribute	Alternative 1: LPSS to Zone 3
Technology	LPSS
Number of Connections	18
Connecting Location	Zones 3 and 7, MH Q4M05
Manhole Invert Depth (ft)	N/A

Number of New Manholes	-
Number of Bridge Crossings	2
Length of Main (ft)	6,400
Main Diameter (in)	2

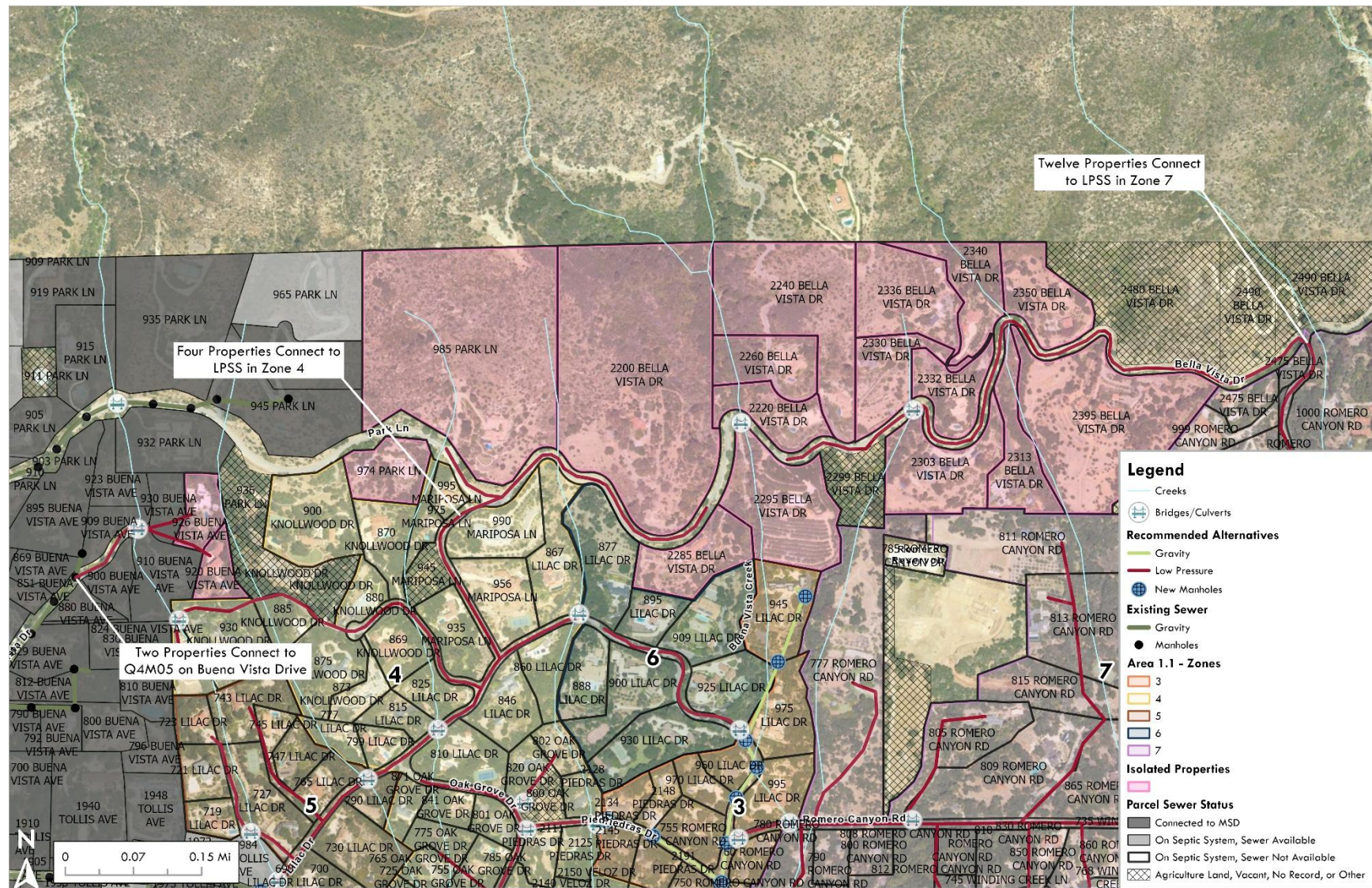


Figure 4-16. Area 1.1, Isolated Properties, Alternative 1

Notes: Recommended alternatives from previous sections are shown here to highlight the dependency the isolated properties have.

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. No immediate capacity constraints were triggered due to these additional properties. However, there are some indications this area is impacted by PWWFs and may have existing capacity constraints which need to be addressed prior to additional connections. It is assumed these constraints are being captured as part of the ongoing Collection System Master Plan effort and are out of the scope of this Plan. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

A scoring evaluation was not performed since there was only one alternative. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-27.

Table 4-30. Area 1.1, Zone 7, Alternatives Cost Summary

Cost	Alternative 1: LPSS to Zone 3
Public Infrastructure Project	
Contractor Overhead	328,000
Construction Cost	2,080,000
<i>CONSTRUCTION SUBTOTAL</i>	<i>2,408,000</i>
Engineering, Admin, and Legal Costs ¹	567,000
Utility Easement Purchase ²	0 ³
TOTAL PROJECT COST	2,890,000
Cost Estimate Accuracy (Low)	1,445,000
Cost Estimate Accuracy (High)	5,780,000
Annualized O&M Cost	54,100
Annualized Project Cost	147,000
TOTAL ANNUAL COST	201,100
Residential Owner Onsite Project	
Construction Cost	74,000
Admin Cost	10,000
TOTAL ONSITE PROJECT COST	84,000
Cost to Connect	
Public Project Per Parcel Cost	160,000
Onsite Project Cost	84,000
TOTAL COST TO CONNECT	244,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes \$9.20/square foot, 3 – No easement required for this alternative

Recommendation

Only one alternative, LPSS, was considered to serve these properties as gravity and regional LSs are infeasible due to the downstream dependencies.

LPSS connections are recommended, although, these properties are dependent on the downstream alternatives.

Area 1.2

Description: Area 1.2 (presented in Figure 4-17) is located on the east side of the District’s collection system. The area is generally bound by the east side of Ladera Lane (eastern extent of the District system boundary), northern extent of the District system boundary (approximately Boundary Drive), and the collection system surrounding Freehaven Drive. Each of these roads ultimately connect to East Valley Road. The Area includes 3 zones, boundaries, of which were largely driven by major topographical features such as creeks, road networks, and the isolated nature of this portion of the collection system.

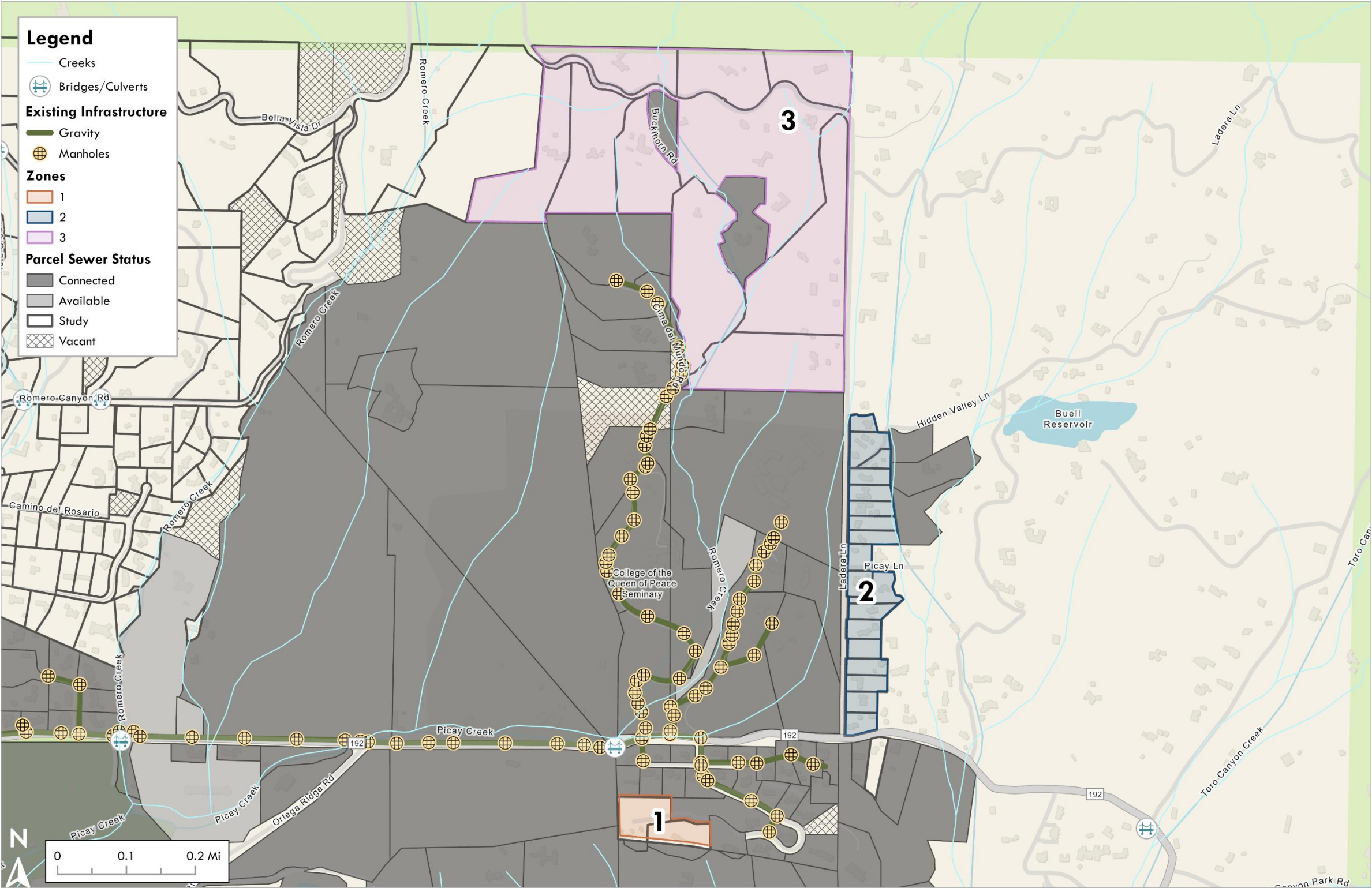


Figure 4-17. Area 1.2 Overview Map

Zone 1

Alternatives Description and Map

Zone 1 is located on the south side of Area 1.2. It is bordered by properties that are already connected to the District's sewer system. The proposed sewer will connect to an existing manhole. This zone connects 2 additional properties to the sewer, with addresses and APNs shown in Table 4-31. The maps for the proposed alternatives for this zone are presented in Figure 4-18 and Figure 4-19.

Table 4-31. Area 1.2, Zone 1 Properties

Area	Zone	Address	APN
1.2	1	576 FREEHAVEN DR	005-030-021
		580 FREEHAVEN DR	005-030-023

Alternative 1 is a gravity sewer extension. Alternative 2 for this zone is an LPSS system. Both alternatives connect to an existing manhole on Freehaven Drive. A summary of alternatives is provided in Table 4-32.

Table 4-32. Area 1.2, Zone 1, Alternatives Summary

Attribute	Alternative 1: Gravity	Alternative 2: LPSS
Technology	Gravity Extension	LPSS
Number of Connections	2	2
Connecting Location	T6M09	T6M09
Manhole Invert Depth (ft)	5.3	5.3
Number of New Manholes	4	-
Number of Bridge Crossings	-	-
Length of Main (ft)	1,050	1,050
Main Diameter (in)	8	2

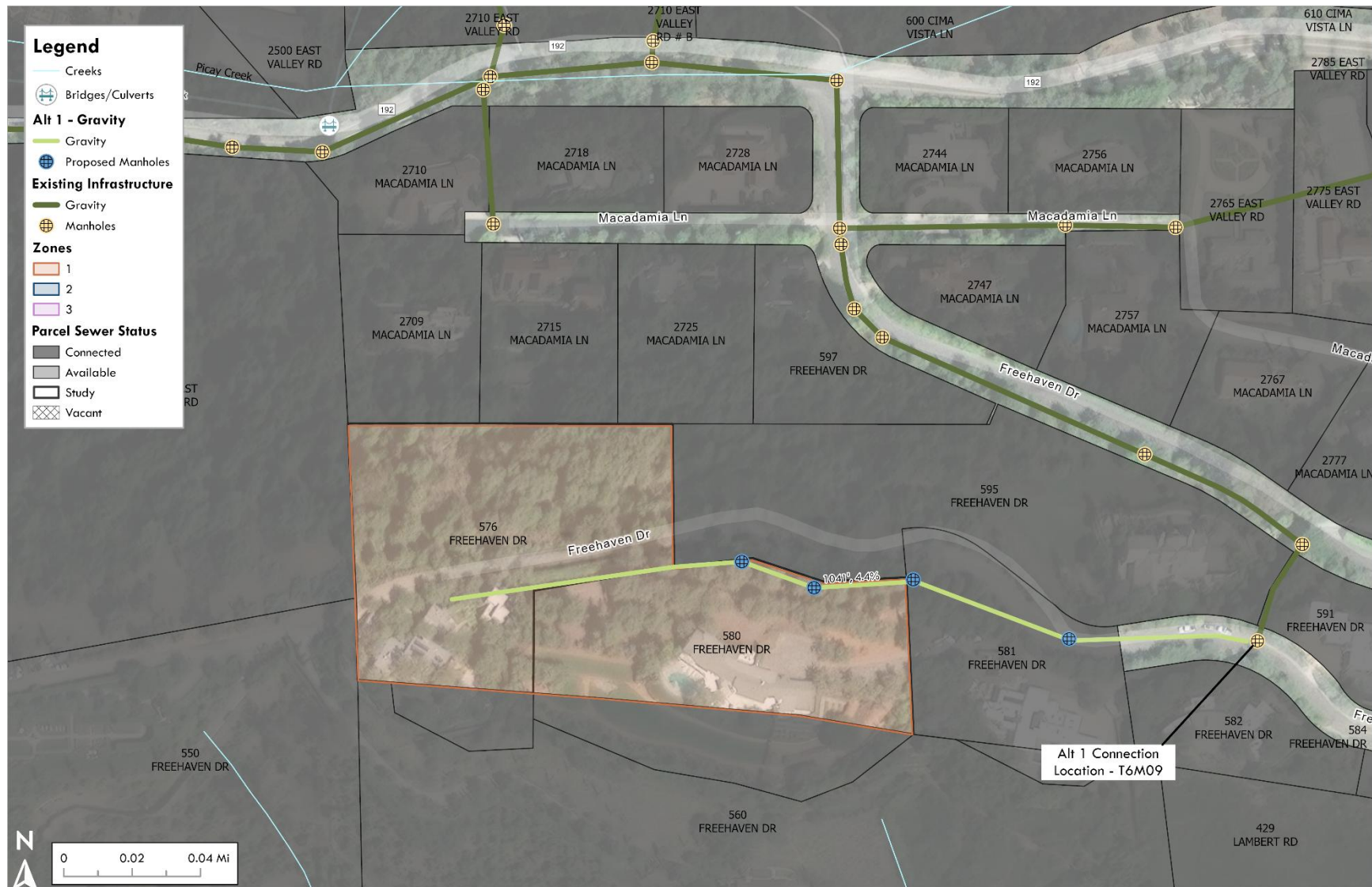


Figure 4-18. Area 1.2, Zone 1, Alternative 1: Gravity Map

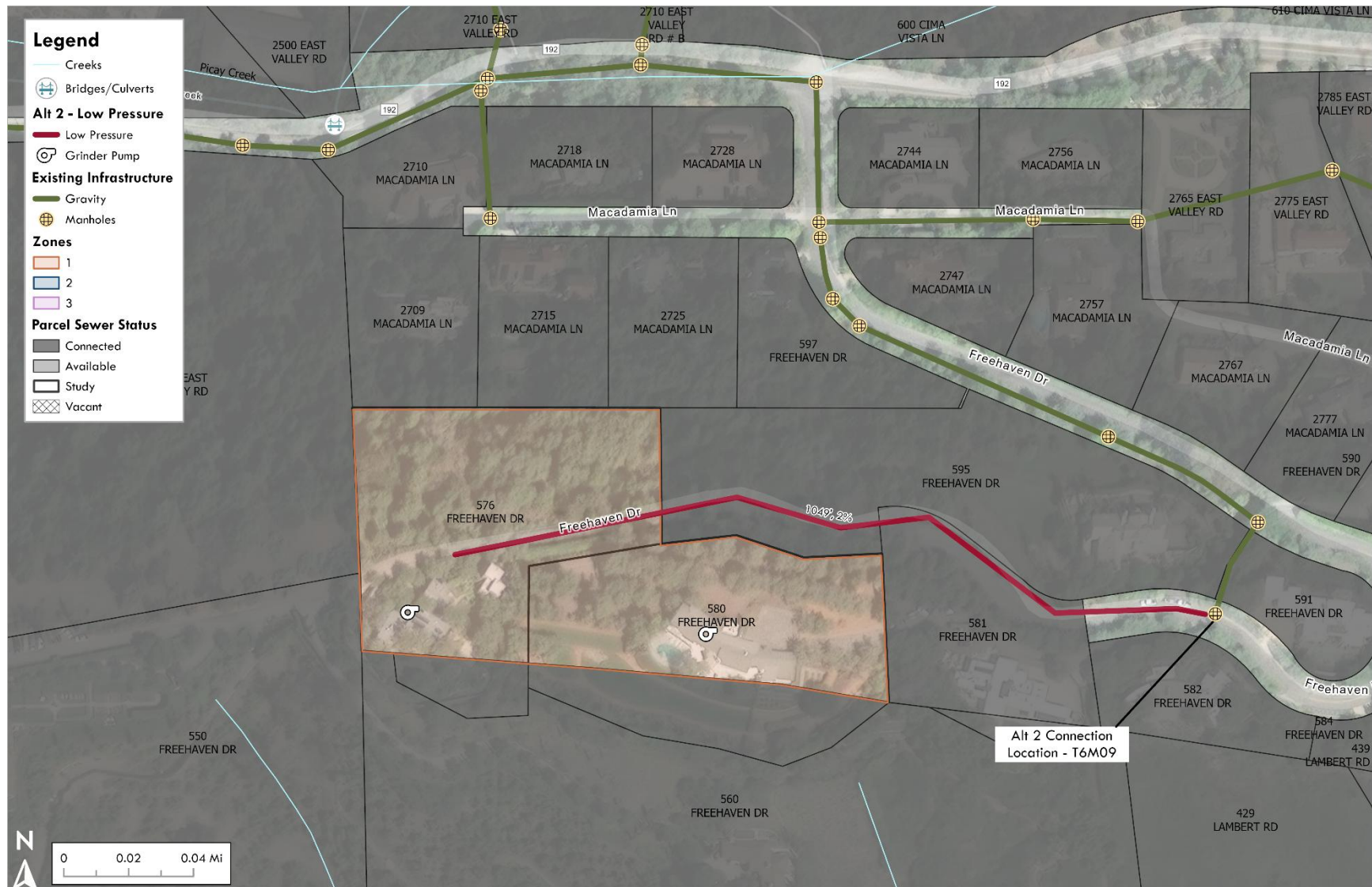


Figure 4-19. Area 1.2, Zone 1, Alternative 2: LPSS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-33. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-34.

Table 4-33. Area 1.2, Zone 1 Alternative Scoring

Criteria	Weight	Alternative 1: Gravity	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	3	2	Gravity scoring higher as it has lower operational costs compared to LPSS. Odor issues, corrosion rehabilitation, and maintenance for a 2 connection LPSS should not be a significant factor.
Owner Impacts (Maintenance)	10%	3	2	Project does not require easement or property acquisition, residential aesthetic slightly lower for LPSS systems. Cost of ownership for gravity is lower than LPSS.
Owner Impacts (Capital)	15%	1	3	Site access is simple. Inspection monitoring should be simple for a 2 connection LPSS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes.
Implementation Disruptions (temporary)	5%	2	2	Both alternatives could be constructed in parallel with singular cutover reducing impacts. No easements needed, all work expected in ROW. No bypassing or permitting concerns.
Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	2	2	Flushing and odor issues are not expected since there are only 2 properties.
Environmental Impacts	10%	3	3	No creek crossings or anticipated tree impacts.
Total Weighted Score:		2.60	2.35	

Table 4-34. Area 1.2, Zone 1, Alternatives Cost Summary

Cost	Alternative 1: Gravity	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	102,000	55,000
Construction Cost	646,000	347,000
<i>CONSTRUCTION SUBTOTAL</i>	<i>748,000</i>	<i>402,000</i>
Engineering, Admin, and Legal Costs ¹	150,000	81,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	898,000	483,000
Cost Estimate Accuracy (Low)	496,000	502,000
Cost Estimate Accuracy (High)	1,984,000	2,008,000
Annualized O&M Cost	18,700	19,200
Annualized Project Cost	51,000	51,000
TOTAL ANNUALIZED COST	69,700	70,200
Residential Owner Onsite Project		
Construction Cost	19,000	74,000
Admin Cost	8,000	10,000
TOTAL ONSITE PROJECT COST	28,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	449,000	242,000
Onsite Project Cost	28,000	84,000
TOTAL COST TO CONNECT	477,000	325,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives

Recommendation

Alternative 1 (gravity) scores higher than Alternative 2 (LPSS) as the scoring tends to weigh more heavily long-term maintenance and costs. Both alternatives would require connecting to an existing manhole located in Freehaven Drive. Alternative 1 (gravity) costs approximately 80% higher in total capital costs than Alternative 2 (LPSS) and the cost per connection is 46% higher since there are only 2 connections. The cost per connection is particularly high given the small number of connections.

Alternative 1, gravity extension and connections for residents is recommended, however, the District should consider the high potential cost per connection.

Zone 2

Alternatives Description and Map

Zone 2 is located in the center of Area 1.2. It is bordered by properties that are already connected to the District's sewer system to the west, including the Pacifica Graduate Institute-Ladera Campus, and open space and large agricultural properties to the east. The proposed sewer will connect to an existing manhole located on East Valley Road. This zone connects 19 additional properties to the sewer that front Ladera Lane (Table 4-35). The District's boundary in this area does not include all parcels shown in Zone 2 and additional properties along Ladera Lane and Viola Lane that were not included in the analysis. WSC recommends the District review the boundary in this area before proceeding with connections and if interest from property owners annex into the District's service area. The maps for the proposed alternatives for this zone are presented in Figure 4-20 and Figure 4-21.

Table 4-35. Area 1.2, Zone 2 Properties

Area	Zone	Address	APN
1.2	2	No associated address (vacant parcel)	155-120-072
		2810 EAST VALLEY RD ²	155-120-013
		2825 HIDDEN VALLEY LN	155-100-031
		2821 EAST VALLEY RD	005-040-002
		622 LADERA LN ²	155-120-014
		636 LADERA LN ²	155-120-015
		648 LADERA LN ²	155-120-016
		680 LADERA LN ²	155-120-003
		680 LADERA LN ^{1,2}	155-120-003
		684 LADERA LN	155-120-035
		696 LADERA LN ²	155-120-036
		704 LADERA LN ²	155-120-001
		722 LADERA LN ²	155-100-007
		750 LADERA LN ²	155-100-008
		760 LADERA LN ²	155-100-009
		760 LADERA LN ^{1,2}	155-100-009
		770 LADERA LN	155-100-010
		780 LADERA LN ²	155-100-011
		790 LADERA LN ²	155-100-012
		790 LADERA LN ^{1,2}	155-100-012
		848 LADERA LN	155-100-032

860 LADERA LN

155-080-048

Notes: 1 – Parcel data shows adjacent parcels with same address and APN, assumed properties could be developed and connected, 2 – Parcel is outside of the District's service area.

Alternative 1 for this zone is a gravity sewer extension which would require 11 new manholes. Alternative 2 is an LPSS system. Both alternatives connect to an existing manhole on East Valley Road. Table 4-36 provides a summary of the two alternatives for this zone.

Table 4-36. Area 1.2, Zone 2, Alternatives Summary

Attribute	Alternative 1: Gravity	Alternative 2: LPSS
Technology	Gravity Extension	LPSS
Number of Connections	19	19
Connecting Location	T6M02	T6M02
Manhole Invert Depth (ft)	7.4	7.4
Number of New Manholes	11	-
Number of Bridge Crossings	-	-
Length of Main (ft)	3,850	3,850
Main Diameter (in)	8	2-3

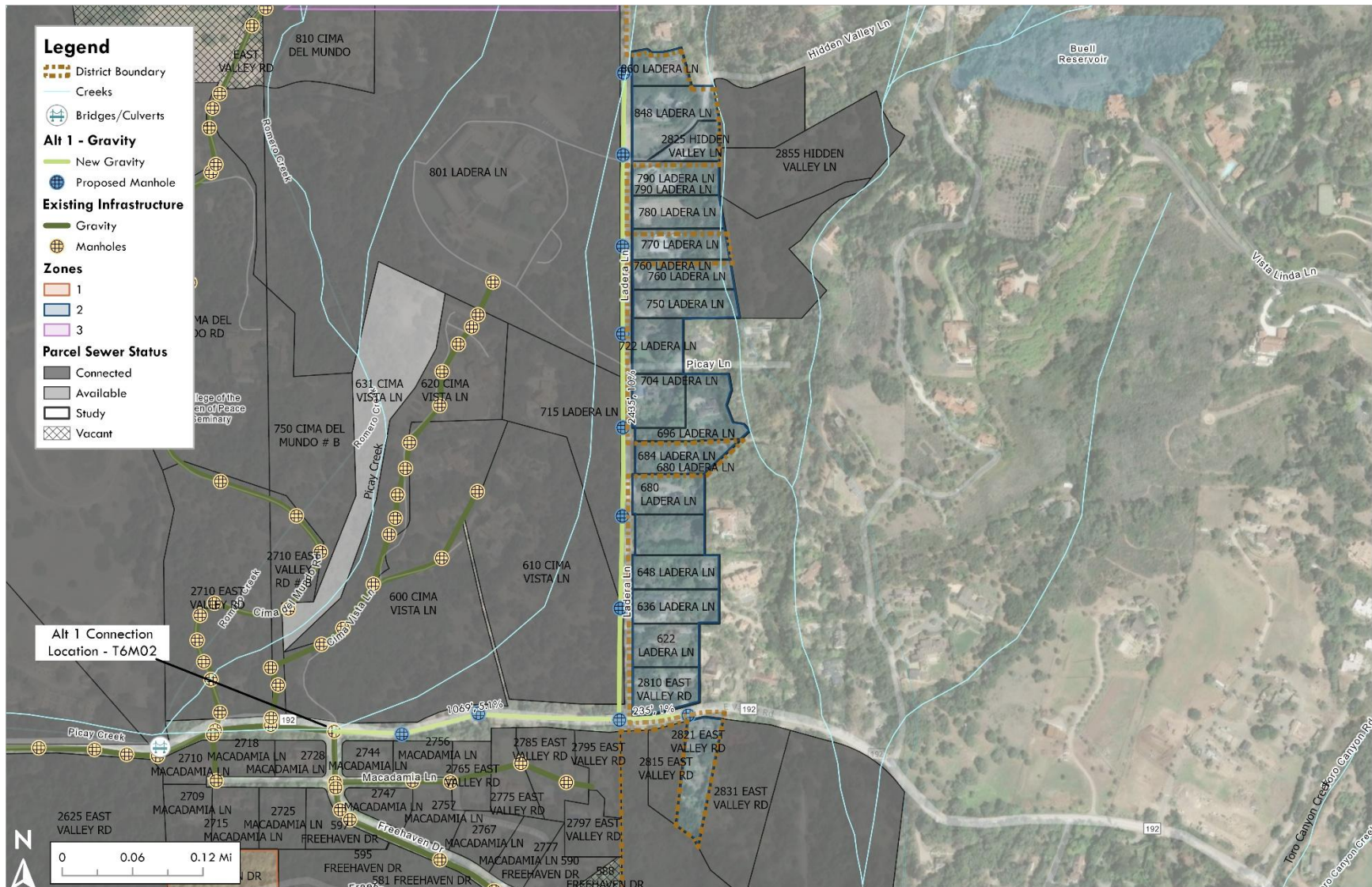


Figure 4-20. Area 1.2, Zone 2, Alternative 1: Gravity Map

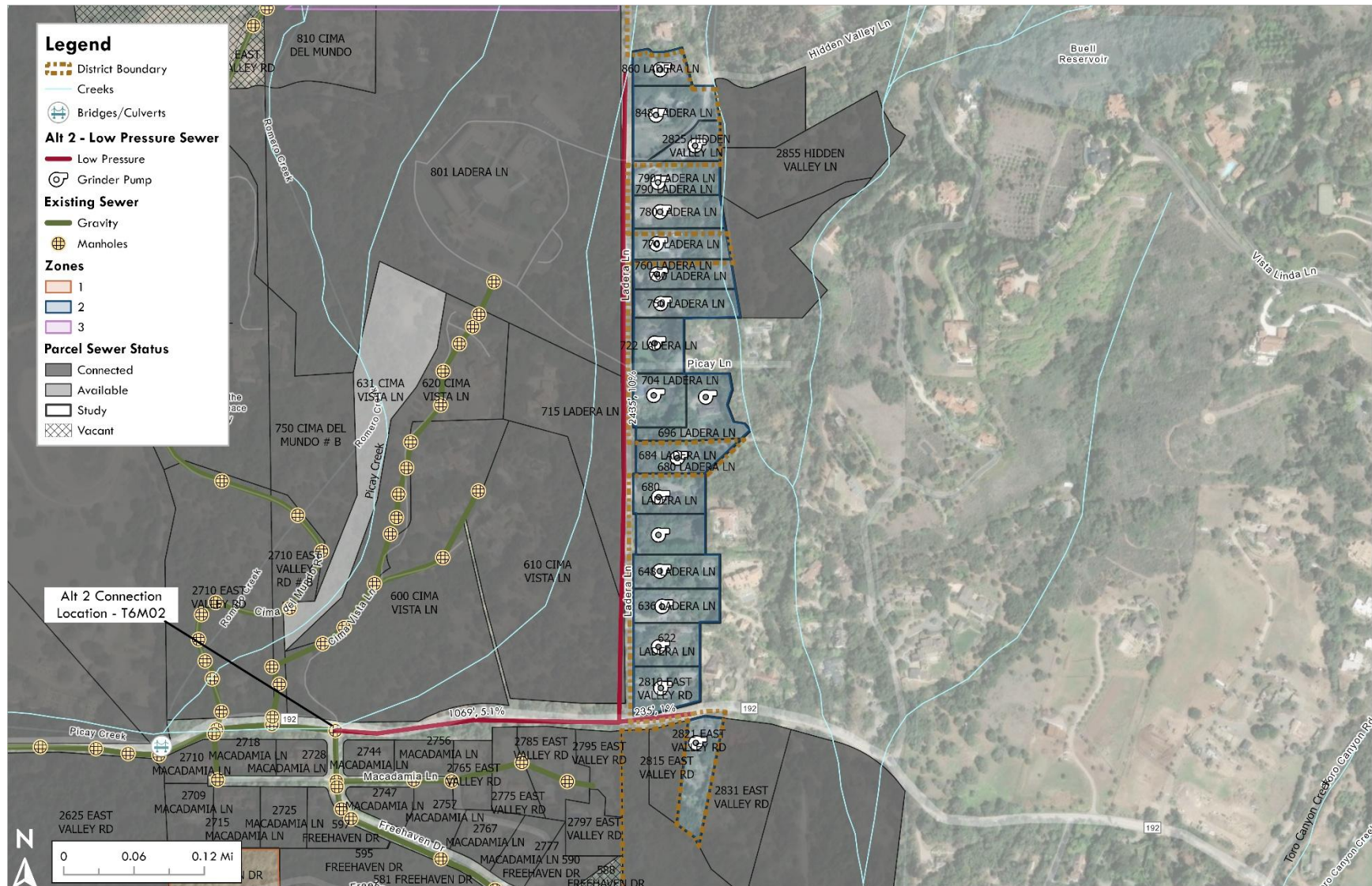


Figure 4-21. Area 1.2, Zone 2, Alternative 2: LPSS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along North Jameson Lane, associated with the Highway 101 crossing just upstream from the Posilipo Lift Station. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-37. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-38. Costs do not include potential District staff time and Local Agency Formation Commission applications for incorporating properties into the District's existing boundary.

Table 4-37. Area 1.2, Zone 2 Alternative Scoring

Criteria	Weight	Alternative 1: Gravity	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	2	2	Gravity scoring higher as it has lower potential for odor concerns, corrosion, and less overall maintenance compared to LPSS.
Owner Impacts (Maintenance)	10%	3	2	Project does not require easement or property acquisition, residential aesthetic slightly lower for LPSS systems. Cost of ownership for gravity is lower than LPSS.
Owner Impacts (Capital)	15%	2	1	Project installation is less impactful for gravity than LPSS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes.
Implementation Disruptions (temporary)	5%	1	3	Both alternatives could be constructed in parallel with singular cutover reducing impacts. No easements needed, all work expected in ROW. No bypassing or permitting concerns.
Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages.
Phasing Considerations	5%	3	2	Flushing and odor issues are a possibility with the LPSS alternative depending on the system sizing and build out.
Environmental Impacts	10%	2	2	No creek crossings or anticipated tree impacts.
Total Weighted Score:		2.45	2.00	

Table 4-38. Area 1.2, Zone 2, Alternatives Cost Summary

Cost	Alternative 1: Gravity	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	358,000	195,000
Construction Cost	2,271,000	1,237,000
CONSTRUCTION SUBTOTAL	2,629,000	1,432,000
Engineering, Admin, and Legal Costs ¹	526,000	287,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	3,155,000	1,719,000
Cost Estimate Accuracy (Low)	1,578,000	860,000
Cost Estimate Accuracy (High)	6,310,000	3,438,000
Annualized O&M Cost	26,000	32,000
Annualized Project Cost	161,000	88,000
TOTAL ANNUALIZED COST	187,000	120,000
Residential Owner Onsite Project		
Construction Cost	19,000	74,000
Admin Cost	8,000	10,000
TOTAL ONSITE PROJECT COST	28,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	166,000	90,000
Onsite Project Cost	28,000	84,000
TOTAL COST TO CONNECT	194,000	174,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives

Recommendation

Alternative 1 (gravity) scores higher than Alternative 2 (LPSS) as the scoring tends to weigh more heavily long-term maintenance and costs. Both alternatives would require connecting to an existing manhole located in East Valley Road. Alternative 1 (gravity) costs approximately 86% higher in total capital costs than Alternative 2 (LPSS) and the cost per connection is only 17% higher. While the costs for gravity extensions in this zone are higher than an LPSS, given the remote area on the fringe of the District's collection system and extensive maintenance required of an LPSS, gravity is recommended. It should be noted that a majority of properties reviewed in this Zone are not within the District's Boundary. Prior to an alternative being implemented, it is recommended these properties go through an annexation process with the District. A cost for annexation was not considered as part of this Plan.

Alternative 1, gravity extension and connections for residents is recommended. Review additional properties along Ladera Lane and Viola Lane that could be annexed into the District's service area.

Zone 3

Description and Map

Zone 3 is located on the north side of Area 1.2. It is a remote and discontinuous grouping of properties. The properties are located in the northeast corner of the District's zone of influence located up against the Santa Yanez Mountains and Los Padres National Forest. This zone connects 9 additional properties to the sewer (Table 4-39). The map for the proposed alternatives for this zone is presented in Figure 4-22.

Table 4-39. Area 1.2, Zone 2 Properties

Area	Zone	Address	APN
1.2	3	2600 BELLA VISTA DR	155-010-048
		2645 BELLA VISTA DR	155-030-005
		2665 BELLA VISTA DR	155-030-006
		2711 BELLA VISTA DR	155-030-007
		2719 BELLA VISTA DR	155-030-015
		2740 BELLA VISTA DR	155-030-043
		2750 BELLA VISTA DR	155-030-042
		901 LADERA LN	155-030-028
		965 LADERA LN	155-030-027

Recommendation

Given the remote and disconnected nature of this area, evaluation of alternatives was not performed. A high-level review of extending sewer to this zone concluded gravity is not likely feasible due to the topography of the area. The properties located within this zone are typically lower in elevation than Bella Vista Drive and appear to be located on existing ridgelines. Bella Vista Drive in this area rises and falls in elevation as it navigates existing ridgelines and valleys. It's also unclear if several of the properties include developments (houses, buildings, etc.) and could be vacant parcels. If District wishes to pursue connection of this area to the collection system, LPSS may be the best option. Costs are provided in Table 4-40 (following page) and represent a LPSS force main would need to extend down Ladera Lane and connect to the existing system on East Valley Road or would be dependent on extending service as part of Zone 2.

Table 4-40. Area 1.2, Zone 3 Costs

Cost	Alternative: LPSS
Public Infrastructure Project	
Contractor Overhead	351,000
Construction Cost	2,299,000
<i>CONSTRUCTION SUBTOTAL</i>	<i>2,580,000</i>
Engineering, Admin, and Legal Costs ¹	79,000
Utility Easement Purchase ²	0 ³
TOTAL PROJECT COST	3,096,000
Cost Estimate Accuracy (Low)	1,548,000
Cost Estimate Accuracy (High)	6,192,000
Annualized O&M Cost	58,000
Annualized Project Cost	158,000
TOTAL ANNUALIZED COST	215,000
Residential Owner Onsite Project	
Construction Cost	74,000
Admin Cost	10,000
TOTAL ONSITE PROJECT COST	84,000
Cost to Connect	
Public Project Per Parcel Cost	310,000
Onsite Project Cost	84,000
TOTAL COST TO CONNECT	393,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives

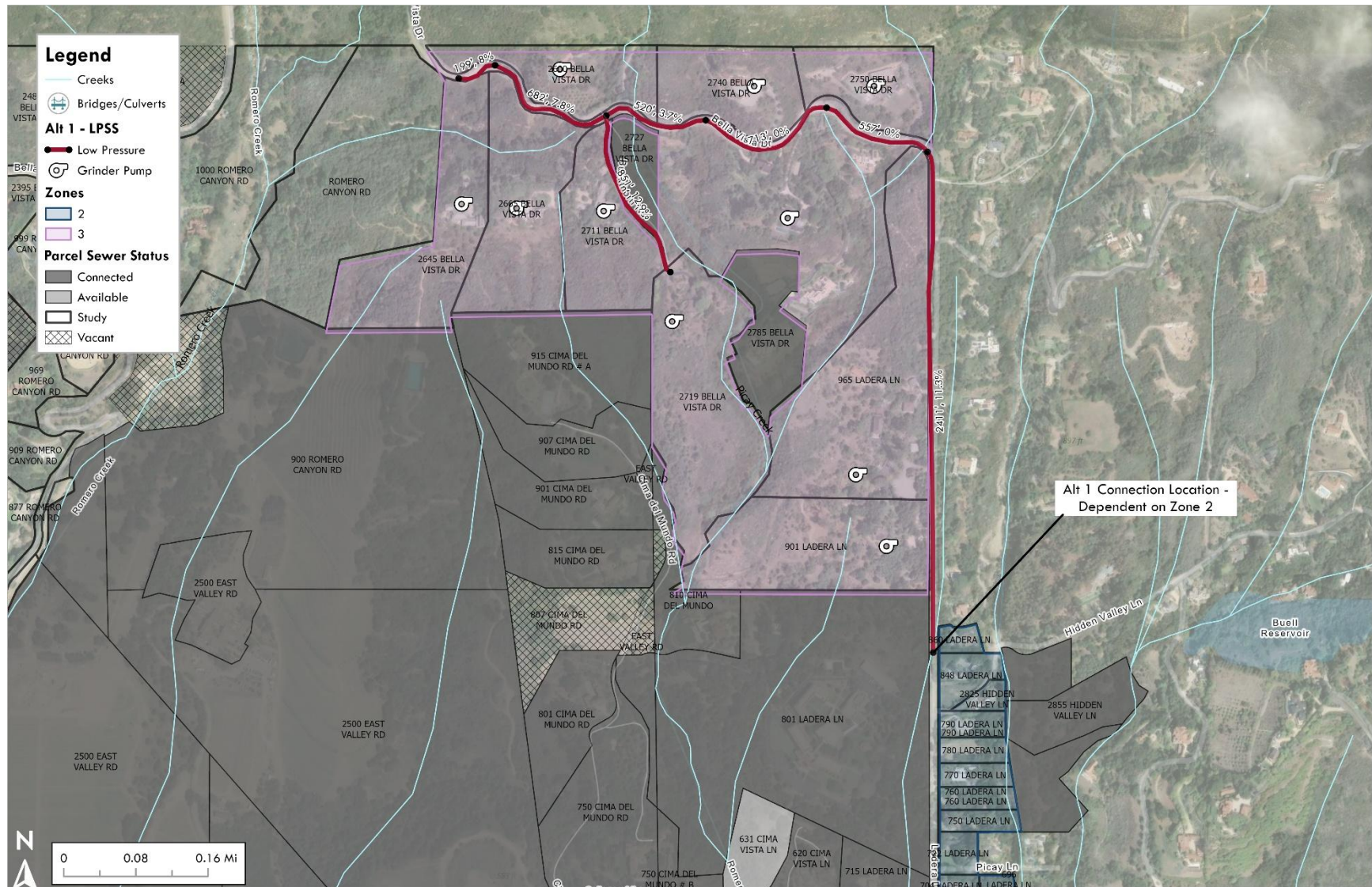


Figure 4-22 Area 1.2 Zone 3: LPSS Map

Area 2.1

Area 2.1 (presented in Figure 4-23) is located on the west side of the District’s collection system. The area is generally bound by East Mountain Drive (north), Hot Springs Road (east), Garden Lane (south), and Montecito Creek (west). The Area includes 3 zones, boundaries of which were largely driven by major topographical features such as creeks and road networks. The various creek crossings (bridges and culverts) are largely associated with the east fork of Cold Springs Creek and Hot Springs Creek. Road networks in this area are primarily branches of East Mountain Road and Riven Rock Road.

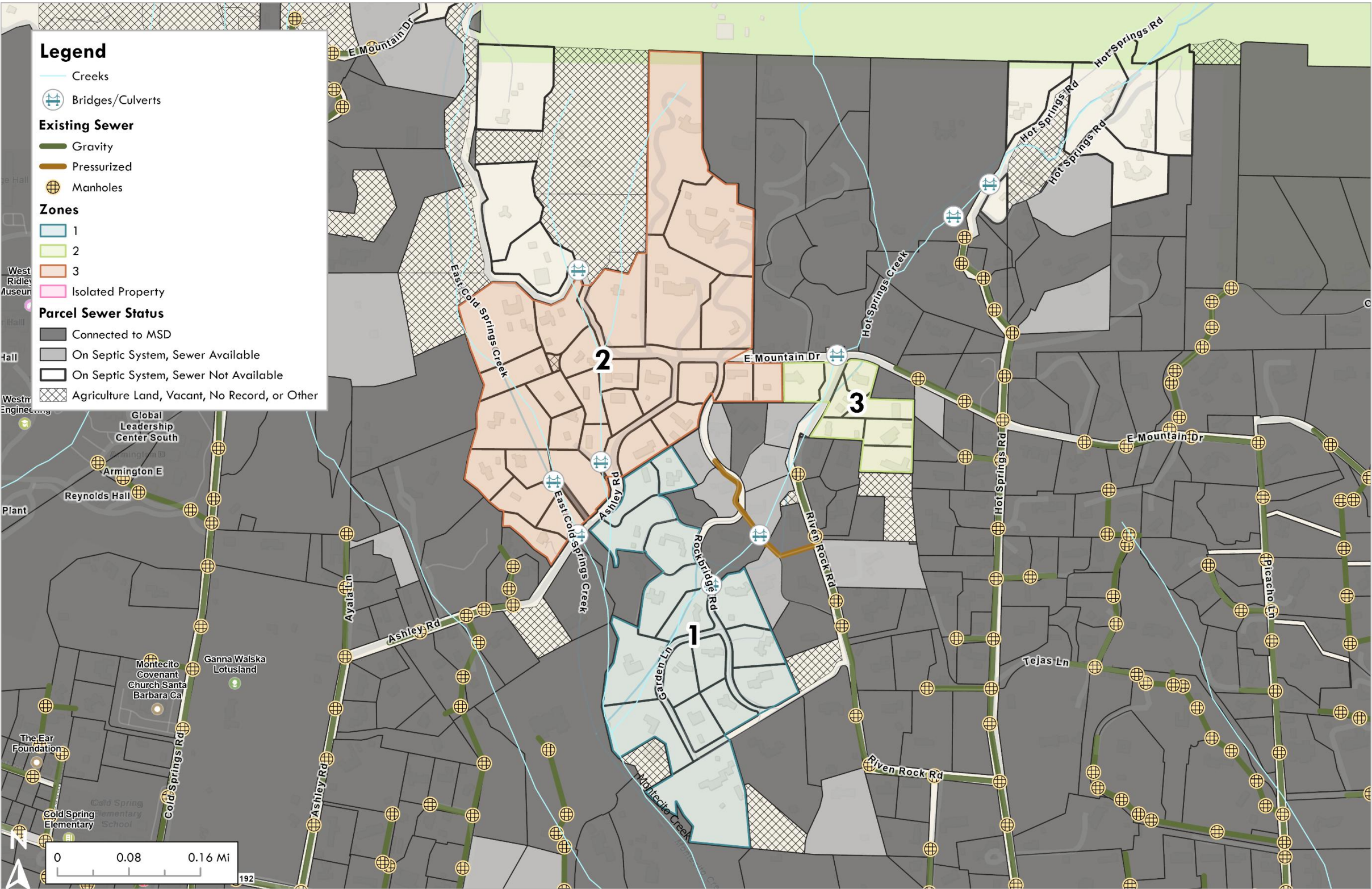


Figure 4-23. Area 2.1 Overview Map

Zone 1

Alternatives Description and Map

Zone 1 is located on the south side of Area 2.1 and incorporates the residential subdivision and private neighborhood that is referred to as “Riven Rock.” It is bordered by Zone 2, to the west and north, and properties that are already connected to the District’s sewer system. It was separated from Zone 2 because there are no roads that connect the two zones and Zone 1 is higher in elevation. The proposed sewer will likely connect to a new manhole or to the existing LPSS system in Riven Rock. This zone connects 16 additional properties to the sewer (Table 4-41). The maps for the proposed alternatives for this zone are presented in Figure 4-24 and Figure 4-25.

Existing Riven Rock Low Pressure Sewer System Background

In 2019, the District implemented an LPSS project within the Riven Rock neighborhood. This project included 9 laterals for future connections. As of 2025, only 4 properties have been connected to the system. These parcels are not included in the table below and are noted as “Available” on the subsequent figures. This zone connects 16 additional properties to sewer (Table 4-41). This neighborhood had long evaluated sewer connection options, and several residents championed the project with a preference towards LPSS provided the existing bridge on Rockbridge Road.

Table 4-41. Area 2.1, Zone 1 Properties

Area	Zone	Address	APN
2.1	1	1107 CLOVER LN	011-040-029
		1121 CLOVER LN	011-080-022
		1125 GARDEN LN	011-080-018
		1130 GARDEN LN	011-080-015
		1180 GARDEN LN	011-080-016
		1190 GARDEN LN	011-080-013
		747 INDIAN LN	011-080-020
		750 ROCKBRIDGE RD	011-080-008
		755 ROCKBRIDGE RD	011-080-014
		770 ROCKBRIDGE RD	011-080-009
		771 GARDEN LN	011-120-004
		777 ROCKBRIDGE RD	011-080-023
		780 ROCKBRIDGE RD	011-080-010
		789 ROCKBRIDGE RD	011-080-002
		825 IVY LN	011-040-028

Alternative 1 for this zone is an LPSS system that will connect to an existing LPSS on Rockbridge Road which terminates at a new manhole on Riven Rock Road. LPSS vendors confirmed that the existing LPSS system on the northern portion of the Riven Rock neighborhood is undersized to accept all flow from the 16 additional connections from Zone 1. Therefore, the LPSS alternative should be split into smaller multiple LPSS systems as was done with Alternative 1. The smaller LPSS systems while introducing phasing challenges should assist in offsetting potential odor issues. This alternative will require one bridge crossing. Alternative 2 is a combination of an LPSS extension to the existing Riven Rock system to the north and a gravity sewer with regional LS for the southern properties. Alternative 2 includes 8 new manholes. Table 4-42 provides a summary of alternatives for this zone.

Table 4-42. Area 2.1, Zone 1, Alternatives Summary

Attribute	Alternative 1: LPSS	Alternative 2: LPSS, Gravity, and LS		
Technology	LPSS	LPSS	Gravity Extension	Lift Station
Number of Connections	16	6	10	-
Connecting Location	Existing LPSS and New Manhole	Existing LPSS	New Manhole	-
Manhole Invert Depth (ft)	-	-	-	-
Number of New Manholes	1	8	8	8
Length of Main (ft)	4,300	1,700	2,200	1,100
Main Diameter (in)	3	2	8	4

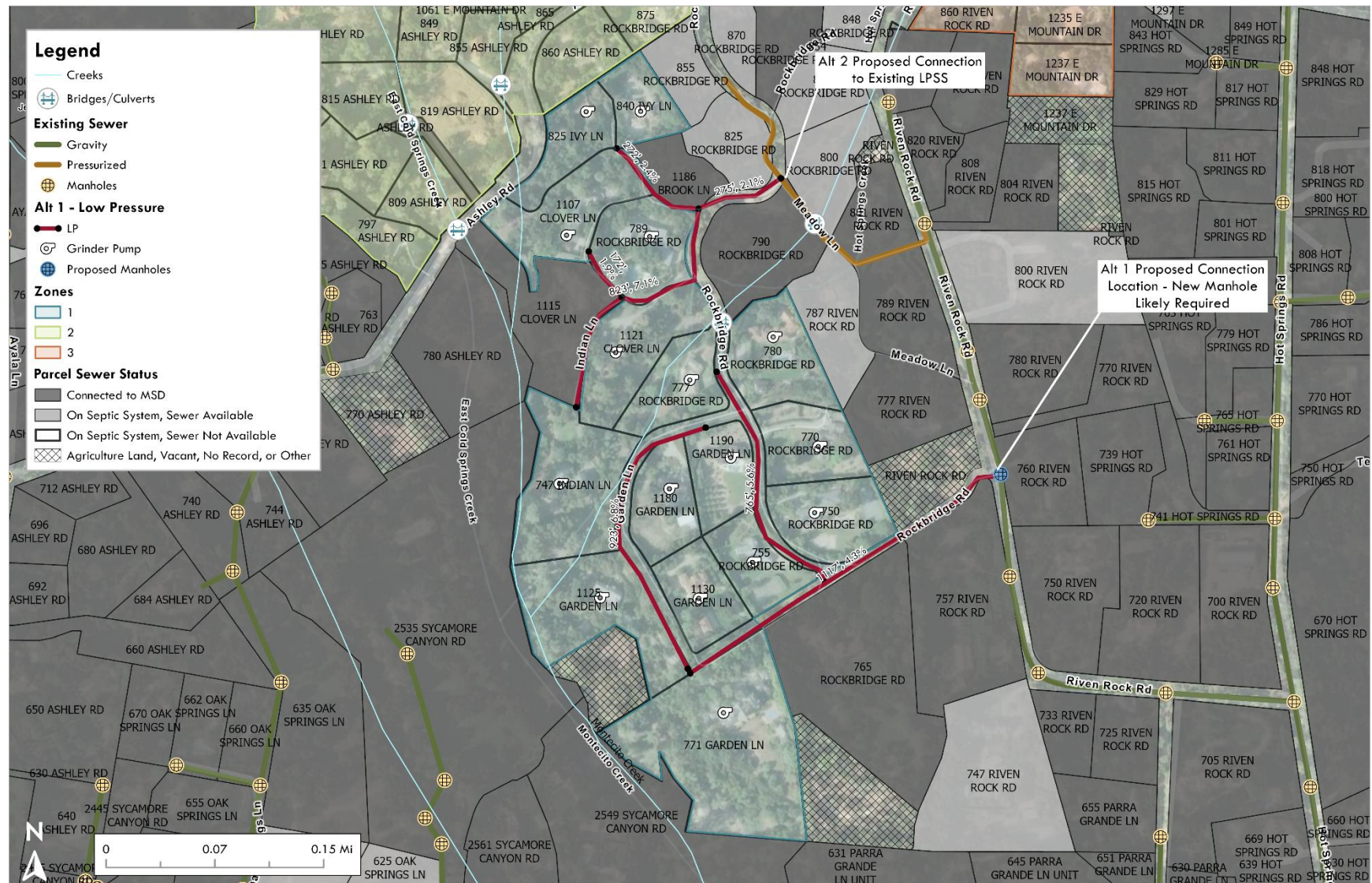


Figure 4-24. Area 2.1, Zone 1, Alternative 1: LPSS Map

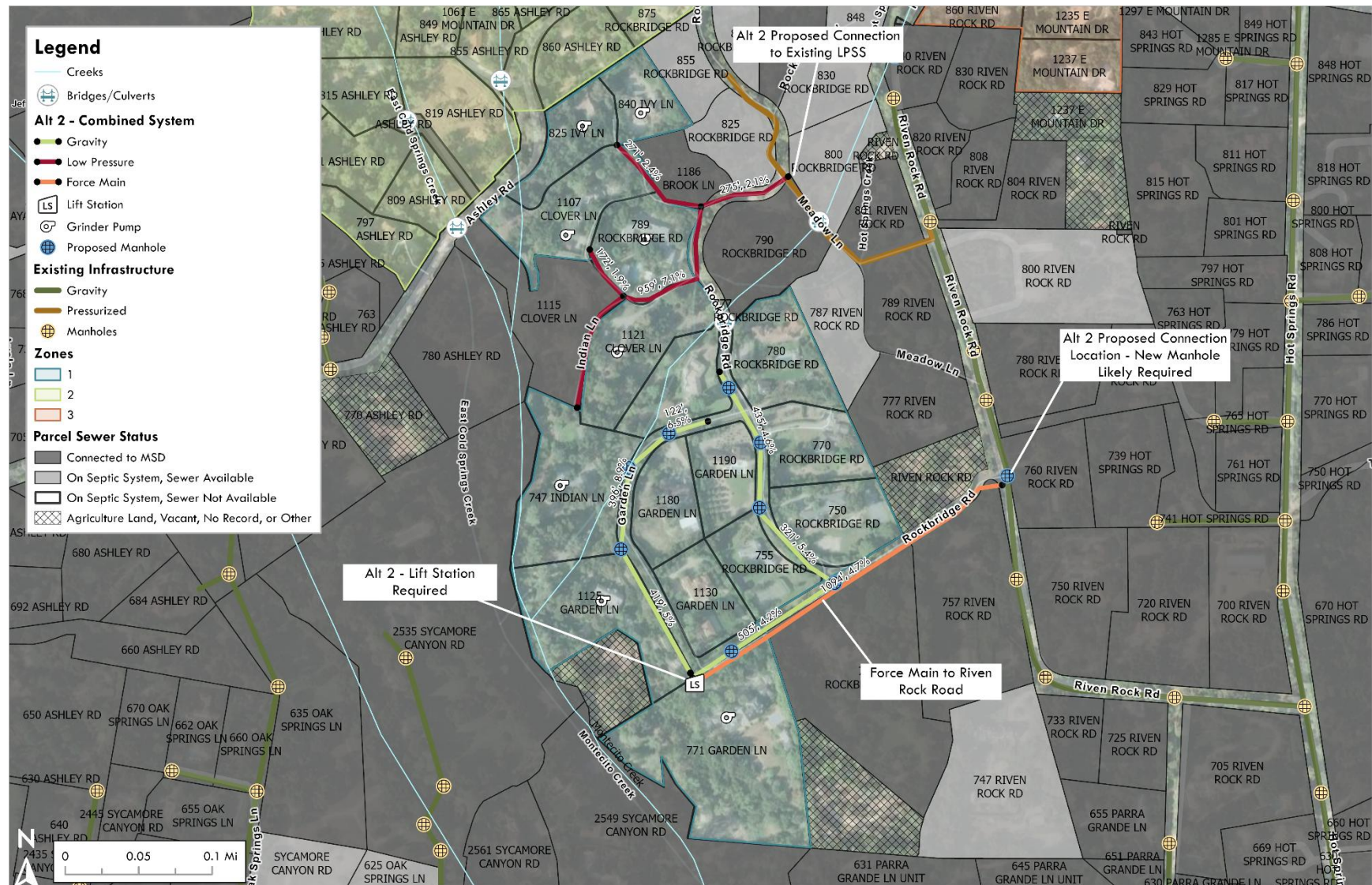


Figure 4-25. Area 2.1, Zone 1, Alternative 2: LPSS, Gravity, and LS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along Olive Mill Road and North Jameson Lane, associated with the Highway 101 crossing San Ysidro Road. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-43. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-44.

Table 4-43. Area 2.1, Zone 1 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS	Alternative 2: LPSS and Regional LS	Scoring Justification
District Impacts	20%	2	1	Both contain pumping systems, however Alternative 2 contains both regional LS pumps and private LPSS pumps. Odor issues could occur for both LS and LPSS systems, District maintains an LPSS in the area and does not have significant odor issues.
Owner Impacts (Maintenance)	10%	2	2	Easements and property acquisition would be required for LS alternative, which may be difficult. However, more properties on gravity would result in less owner maintenance.
Owner Impacts (Capital)	15%	3	1	Both systems would require inspection and monitoring and are not as passive as a gravity system. Easement would be required for the regional LS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes.

Implementation Disruptions (temporary)	5%	2	2	Site access is simple. Service disruptions are expected since the LPSS for both alternatives would require tying into the existing Riven Rock LPSS. Both alternatives could be constructed in parallel with singular cutover reducing impacts.
Reliability	25%	2	3	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. While alternative 2 would be more resilient since it includes a regional LS, it also includes LPSS extension of the existing Riven Rock system.
Phasing Considerations	5%	2	2	Flushing and odor concerns could be an issue for both alternatives.
Environmental Impacts	10%	2	2	No creek crossings or anticipated tree impacts.
Total Weighted Score:		2.25	2.00	

Table 4-44. Area 2.1, Zone 1, Alternatives Cost Summary

Cost	Alternative 1: LPSS	Alternative 2: LPSS, Gravity, and LS
Public Infrastructure Project		
Contractor Overhead	227,000	487,000
Construction Cost	1,442,000	3,094,000
CONSTRUCTION SUBTOTAL	1,669,000	3,581,000
Engineering, Admin, and Legal Costs ¹	334,000	717,000
Utility Easement Purchase ²	0 ³	32,000 ⁴
TOTAL PROJECT COST	2,003,000	4,330,000
Cost Estimate Accuracy (Low)	1,002,000	2,165,000
Cost Estimate Accuracy (High)	4,006,000	8,660,000
Annualized O&M Cost	38,000	89,000
Annualized Project Cost	91,000	221,000
TOTAL ANNUALIZED COST	140,000	310,000
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	125,000	271,000
Onsite Project Cost	84,000	52,000 ⁵
TOTAL COST TO CONNECT	209,000	323,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for this alternative, 4 – Required easement is approximately 3,500 square feet, 5 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 1 (LPSS) scored higher than Alternative 2 (LPSS and regional LS). Both Alternatives 1 and 2 would require connection to the existing Riven Rock LPSS system as well as a new manhole connection near the intersection of Riven Rock Road and Garden Lane. Alternative 2 scored lower as it would contain a regional LS for the southern Riven Rock properties as well as LPSS. Alternative 2 provides no perceived benefits over a strictly LPSS option (i.e., Alternative 1). Alternative 1 (LPSS) costs less than half as much as Alternative 2 (LPSS and regional LS),

and the cost per connection is about 80% lower for Alternative 1. A regional LS for this Zone is not cost feasible and given an LPSS system is already in place in the neighborhood, LPSS should be the preferred alternative. A regional LS would increase future maintenance and operational costs for the District and siting the new station would likely be difficult and costly due to the developed neighborhood.

Alternative 1, low pressure sewer system and onsite grinder pump connections for residents are recommended. The neighborhood already has LPSS service, which would represent more LPSS in this area. The new system would partially build off the existing LPSS combined with a new LPSS due to capacity constraints.

Zone 2

Alternatives Description and Map

Zone 2 is located on the northwest side of Area 2.1. It is bordered by Zone 1 to the east and properties that are already connected to the District's sewer system to the south. It was separated from Zone 1 because it is much lower in elevation and is not connected to the River Rock neighborhood with any roads. The proposed sewer will connect to an existing manhole on East Mountain Drive. This zone connects 28 additional properties to the sewer along Ashley Road and East Mountain Drive, see Table 4-45. The maps for the proposed alternatives for this zone are presented in Figure 4-26 and Figure 4-27.

A single residential LPSS system is currently in the process of being designed and approved by the District at 1175 East Mountain Drive. Additionally, 1112 Clover Lane constructed a single residential LPSS system that currently crosses East Cold Springs Creek and ties into the existing collection system at Ashley Road.

Table 4-45. Area 2.1, Zone 2 Properties

Area	Zone	Address	APN
2.1	2	1015 E MOUNTAIN DR	011-250-007
		1031 E MOUNTAIN DR	011-250-008
		1061 E MOUNTAIN DR	011-040-020
		1065 E MOUNTAIN DR	011-040-002
		1067 E MOUNTAIN DR	011-040-016
		1071 E MOUNTAIN DR	011-040-019
		1081 E MOUNTAIN DR	011-040-023
		1090 E MOUNTAIN DR	011-250-009
		1091 E MOUNTAIN DR	011-040-051
		1100 E MOUNTAIN DR	011-250-021
		1125 E MOUNTAIN DR	011-040-025
		1130 E MOUNTAIN DR	011-250-013
		1135 E MOUNTAIN DR	011-040-032
		1144 E MOUNTAIN DR	011-250-015
		1160 E MOUNTAIN DR	011-250-020
		809 ASHLEY RD	011-040-011
		811 ASHLEY RD	011-040-005
		813 ASHLEY RD	011-040-004
		815 ASHLEY RD	011-040-013
		817 ASHLEY RD	011-040-003

819 ASHLEY RD	011-040-042
849 ASHLEY RD	011-040-015
850 ROCKBRIDGE RD	011-040-044
855 ASHLEY RD	011-040-041
860 ASHLEY RD	011-040-027
865 ASHLEY RD	011-040-050
875 ROCKBRIDGE RD	011-040-026

Alternative 1 is 2 independent LPSS systems that drain to:

- 1) the existing collection system on East Mountain Drive and
- 2) the existing collection system on Ashely Road. Alternative 1 requires 4 bridge crossings, with 2 of the bridges located on private driveways or easements.

Alternative 2 is a combination of LPSS and a regional LS and requires 2 bridge crossings on private driveways or easements and a bridge crossing with a force main. Zone 2 is particularly challenging in that there are significant elevation changes from the northernmost properties (north of East Mountain Drive) to the southernmost properties off Ashley Drive near the East Cold Springs Creek crossing.

In coordination with LPSS vendors, the LPSS alternative should be split into smaller multiple LPSS systems as was done with Zone 1 Alternative 1 due to the hydraulics. The elevation change from the highest to lowest properties in this zone presents too high of static head to combine into a single LPSS system. The smaller LPSS systems while introducing phasing challenges should assist in offsetting potential odor issues.

Table 4-46. Area 2.1, Zone 2, Alternatives Summary

Attribute	Alternative 1: LPSS		Alternative 2: LPSS, Gravity, and LS		
	LPSS	LPSS	Gravity Extension	LPSS	Lift Station
Technology					
Number of Connections	21	7	13	15	-
Manhole Invert Depth (ft)	-	-	-	-	-
Number of New Manholes	-	-	18	-	-
Number of Bridge Crossings	2	2	1	3	2
Length of Main (ft)	7,900	2,200	4,500	2,400	2,500
Main Diameter (in)	2-3	2	8	2	4

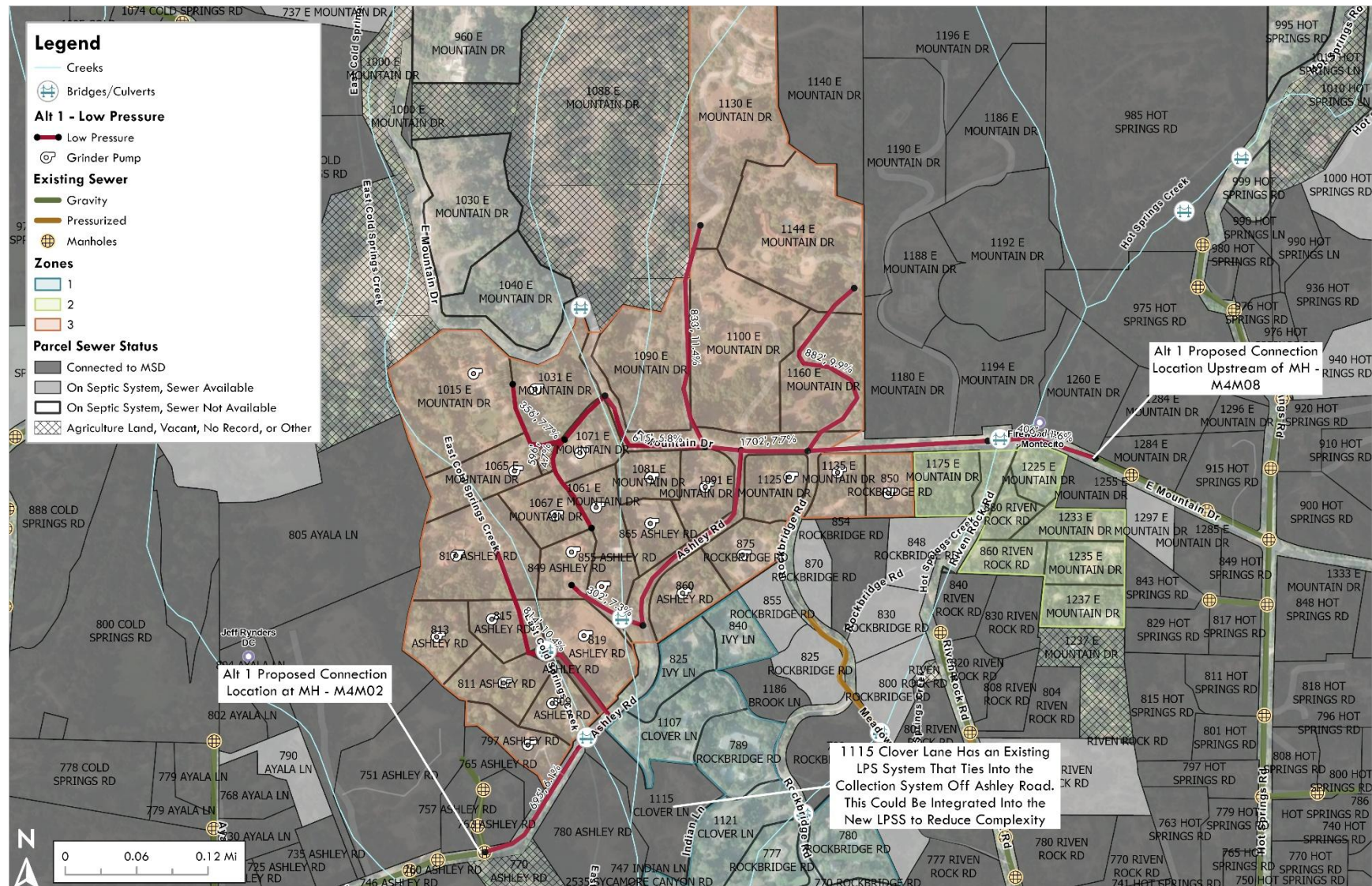


Figure 4-26. Area 2.1, Zone 2, Alternative 1: LPSS Map

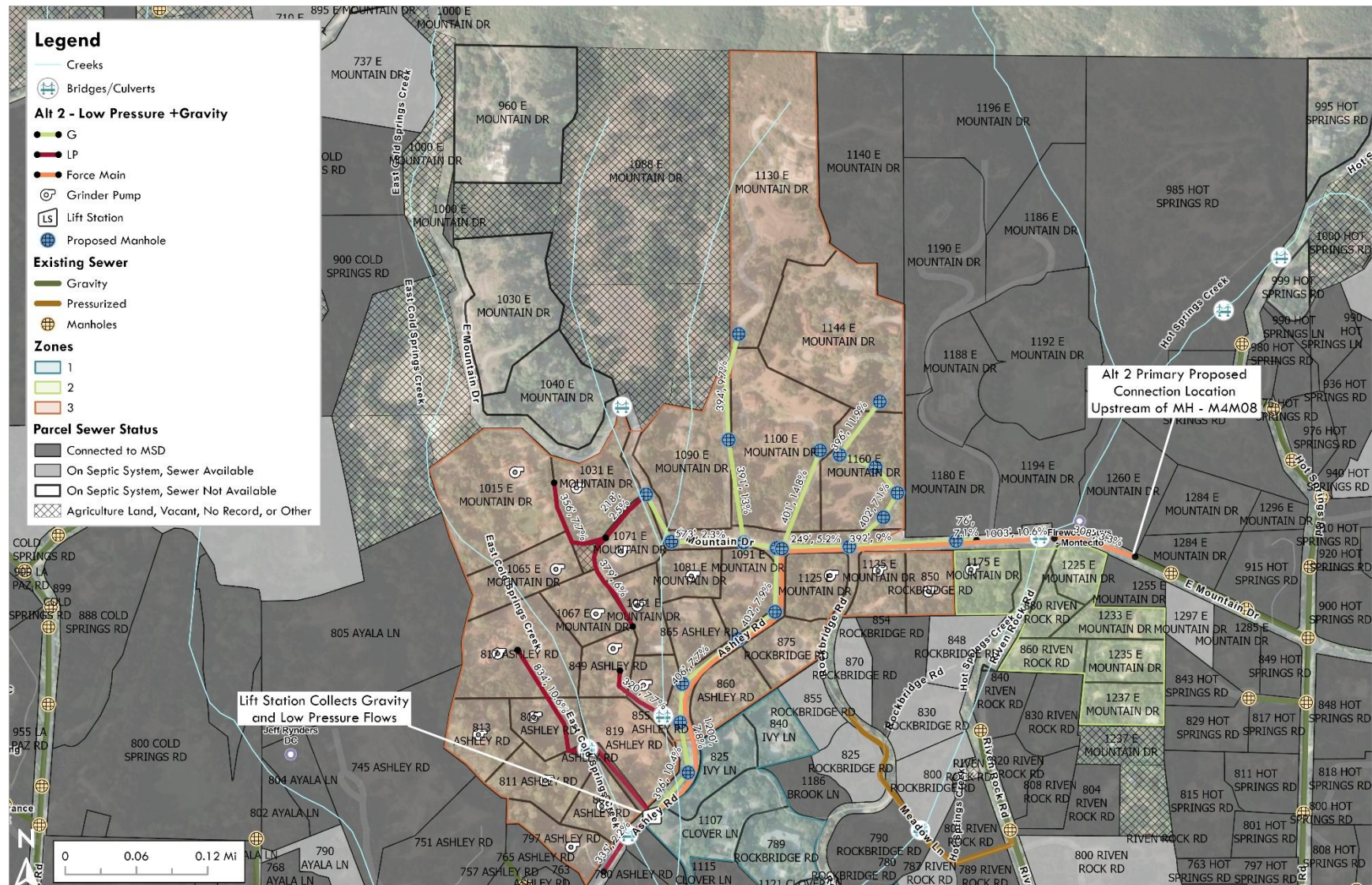


Figure 4-27. Area 2.1, Zone 2, Alternative 2: LPSS, Gravity, and LS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along Olive Mill Road and North Jameson Lane, associated with the Highway 101 crossing San Ysidro Road. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-47. Following the alternatives evaluation, estimated costs for each alternative are presented in

Table 4-48.

Table 4-47. Area 2.1, Zone 2 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS	Alternative 2: LPSS and Regional LS	Scoring Justification
District Impacts	20%	2	1	Both contain pumping systems, however Alternative 2 contains both regional LS pumps and private LPSS pumps. Odor issues could occur for both LS and LPSS systems, District maintains an LPSS in the area and does not have significant odor issues. Additional maintenance for Alternative 2 as it contains both regional LS pumps and private LPSS system (although pumps would be under residential ownership). Alternative 1 would discharge to the existing easement off Ashley Rd.
Owner Impacts (Maintenance)	10%	1	2	Easements and property acquisition would be required for LS alternative; this could be difficult due to the built-out and developed nature of the neighborhood.
Owner Impacts (Capital)	15%	3	1	Easements require continual access to private property for inspection and maintenance. Significant cost difference between alternatives.
Downstream System Impacts	10%	2	2	No additional CIP projects required. No capacity constraints at connecting manholes. Alternative 1 would discharge several properties to an existing easement on Ashley Rd, while no capacity constraints were noted if these develop in the future this could create issues for replacement/upgrades.
Implementation Disruptions (temporary)	5%	2	2	Site access is simple. Service disruptions are expected to be minimal. Both alternatives could be constructed in parallel with singular cutover reducing impacts. Easement would be required for the regional LS for Alternative 2. Some easements may be needed for shared

				driveways off Ashley Rd. and East Mountain Dr.
Reliability	25%	2	3	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. While alternative 2 would be more resilient since it includes a regional LS, it also includes LPSS extension of the existing Riven Rock system.
Phasing Considerations	5%	2	2	Flushing and odor concerns could be an issue for both alternatives.
Environmental Impacts	10%	2	1	Significant creek crossings are present for both alternatives. Alternative 2 would site a LS near East Cold Springs Creek risking potential future SS overflows. No anticipated tree impacts.
Total Weighted Score:		2.05	1.80	

Table 4-48. Area 2.1, Zone 2, Alternatives Cost Summary

Cost	Alternative 1: LPSS	Alternative 2: LPSS, Gravity, and LS
Public Infrastructure Project		
Contractor Overhead	384,000	901,000
Construction Cost	2,437,000	5,724,000
CONSTRUCTION SUBTOTAL	2,821,000	6,625,000
Engineering, Admin, and Legal Costs ¹	565,000	1,325,000
Utility Easement Purchase ²	0 ³	32,000 ⁴
TOTAL PROJECT COST	2,842,000	7,982,000
Cost Estimate Accuracy (Low)	1,693,000	3,991,000
Cost Estimate Accuracy (High)	6,772,000	15,964,000
Annualized O&M Cost	88,000	140,000
Annualized Project Cost	173,000	407,000
TOTAL ANNUALIZED COST	261,000	547,000
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	121,000	285,000
Onsite Project Cost	84,000	61,000 ⁵
TOTAL COST TO CONNECT	205,000	346,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for this alternative, 4 – Required easement is approximately 3,500 square feet, 5 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 1 (LPSS) scored higher than Alternative 2 (LPSS and regional LS). Both Alternatives 1 and 2 would require connection to the existing manhole on East Mountain Drive, while Alternative 1 also requires a connection at an existing manhole on Ashley Road. Alternative 2 scored lower as it would contain a regional LS for some Ashley Road and some East Mountain Drive properties as well as an LPSS system for lower Ashley Road properties. Alternative 2 provides no perceived benefits over a strictly LPSS option (i.e., Alternative 1). Alternative 1

(LPSS) costs approximately $\frac{1}{3}$ less than Alternative 2 (LPSS and regional LS). A regional LS for this Zone is not cost-feasible and given there are already some LPSS systems in place nearby, LPSS should be the preferred alternative. Gravity is not a feasible alternative here as the area is bound by the two major bridges on East Mountain Drive and Ashley Road. A regional LS would increase future maintenance and operational costs for the District. The District has previously looked at siting a new station in this area, however, this is expected to be difficult and costly due to the developed neighborhood.

Alternative 1, low pressure sewer system and onsite grinder pump connections for residents are recommended.

Zone 3

Alternatives Description and Map

Zone 3 is located on the east side of Area 2.1. It is bordered by Zone 1 to the west and properties that are already connected to the District's sewer system to the north, south, and east. The grouping of properties includes those that appear to not have been included in the sewer extension up Riven Rock Road, as there are 3 properties that still do not have sewer service. The Zone also contains 3 additional properties that share a private driveway off East Mountain Drive. It was separated from Zone 1 due to the bridge located in the Riven Rock neighborhood and from Zone 2 because of the East Mountain Drive bridge over Hot Springs Creek. Lastly, Zone 3 includes 1175 E Mountain Dr, a parcel situated on the west side of the East Mountain Drive bridge over Hot Springs Creek, that currently has proposed plans for a LPSS to connect to the existing system. The proposed sewer will connect to a new manhole located on East Mountain Drive. This zone connects 7 additional properties to the sewer (Table 4-49). The maps for the proposed alternatives for this zone are presented in Figure 4-28 and Figure 4-29.

Table 4-49. Area 2.1, Zone 3 Properties

Area	Zone	Address	APN
2.1	3	1175 E MOUNTAIN DR	011-040-045
		1225 E MOUNTAIN DR	011-260-001
		1233 E MOUNTAIN DR	011-260-004
		1235 E MOUNTAIN DR	011-260-013
		1237 E MOUNTAIN DR	011-260-012
		860 RIVEN ROCK RD	011-260-014
		880 RIVEN ROCK RD	011-260-003

Alternative 1 for this zone is an LPSS system that connects to a new manhole on East Mountain Drive. Alternative 2 is an LPSS system that serves 4 of the homes in this Zone and would connect to the existing sewer off East Mountain Drive. In addition, a gravity sewer that extends north from the existing gravity system in Riven Rock Road would serve the remaining 3 homes.

Table 4-50. Area 2.1, Zone 3, Alternatives Summary

Attribute	Alternative 1: LPSS	Alternative 2: LPSS and Gravity	
Technology	LPSS	LPSS	Gravity Extension
Number of Connections	7	4	3
Connecting Location	Existing Cleanout	Existing Cleanout	M4M12
Manhole Invert Depth (ft)	-	5.5	5.5
Number of New Manholes	-	2	2
Length of Main (ft)	2,000	1,200	700
Main Diameter (in)	3	2	8

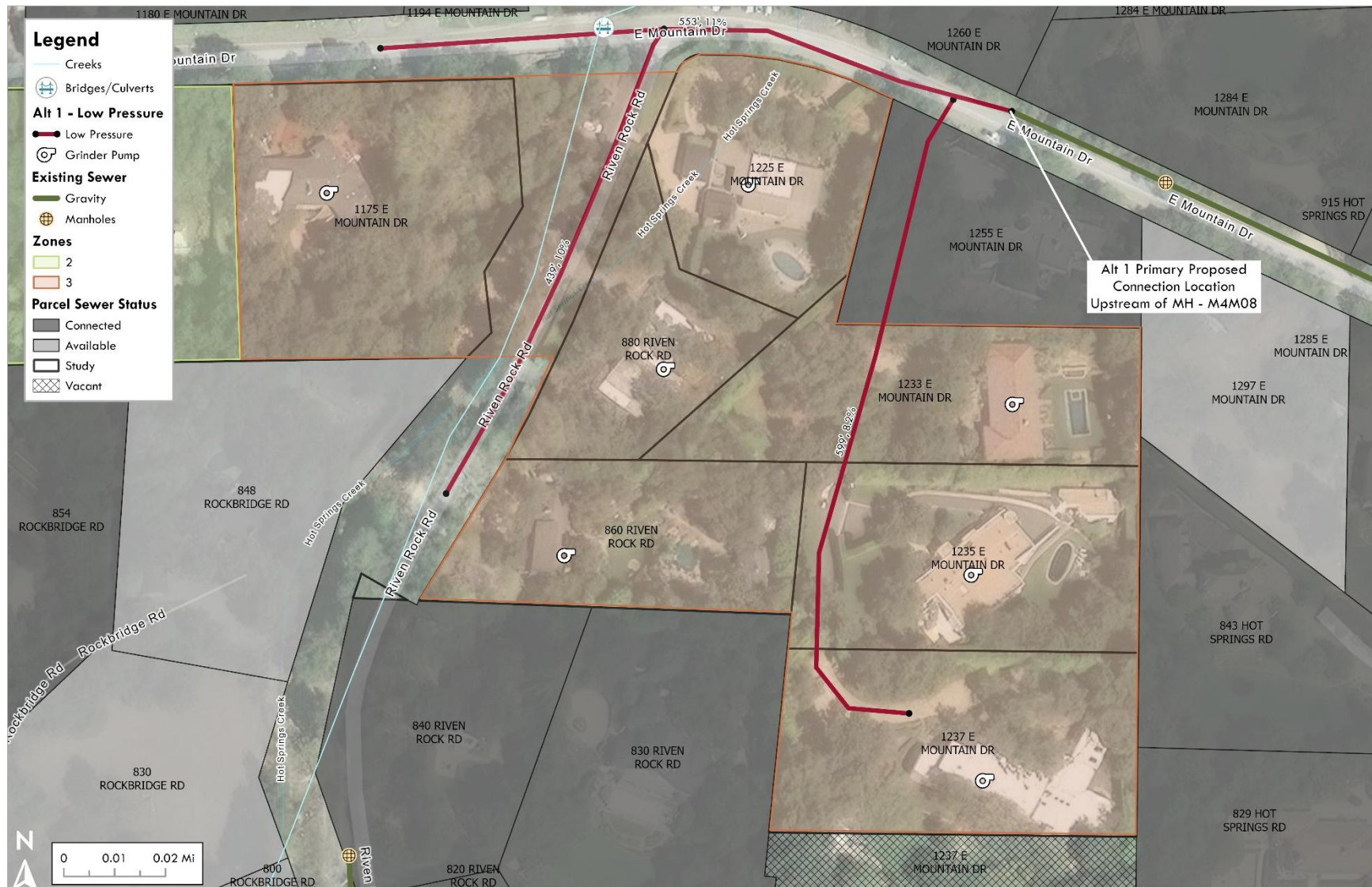


Figure 4-28. Area 2.1, Zone 3, Alternative 1: LPSS Map

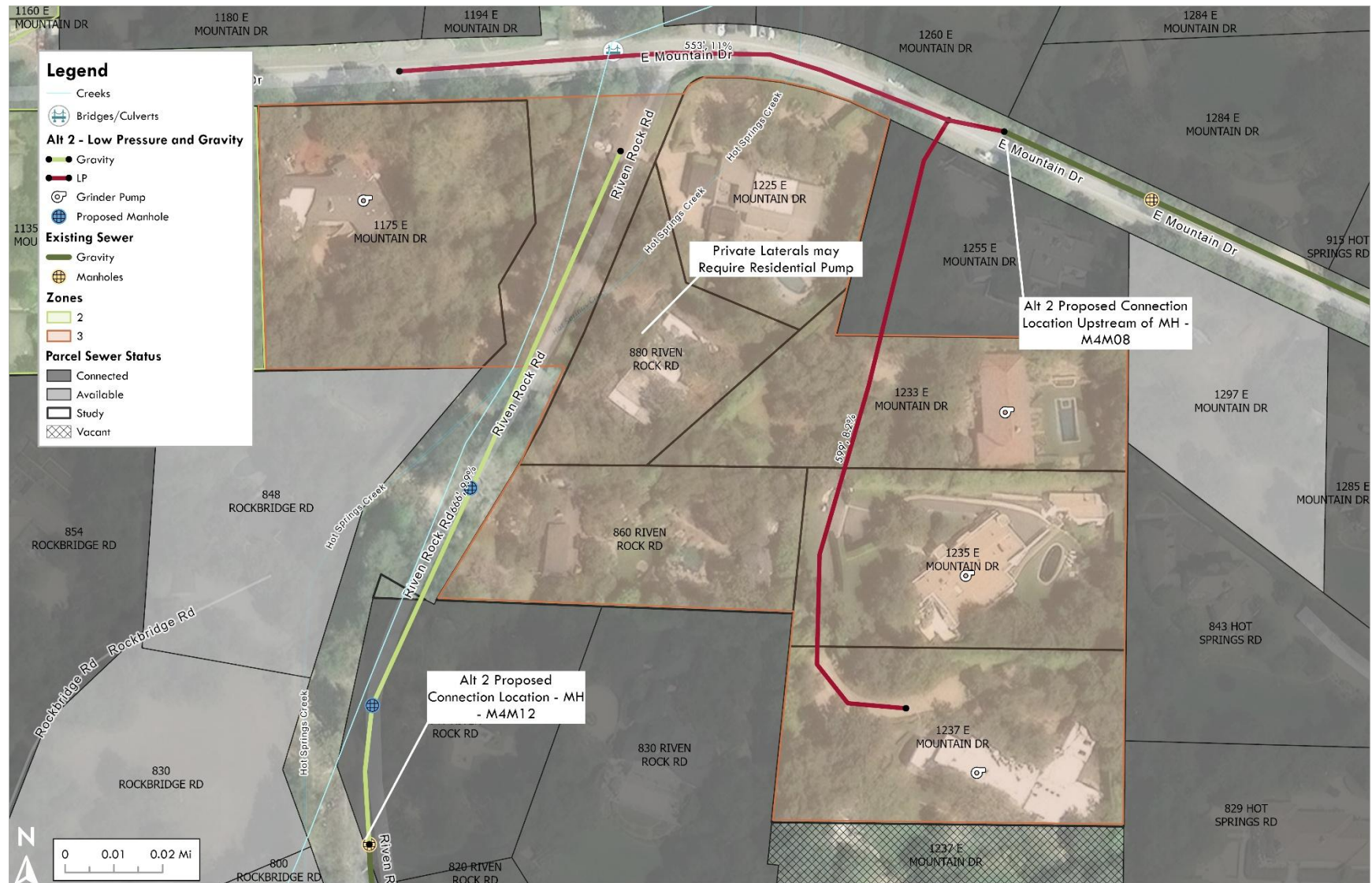


Figure 4-29. Area 2.1, Zone 3, Alternative 2: LPSS and Gravity Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along Olive Mill Road and North Jameson Lane, associated with the Highway 101 crossing San Ysidro Road. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-51. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-52.

Table 4-51. Area 2.1, Zone 3 Alternative Scoring

Criteria	Weight	Alternative 1: LPSS	Alternative 2: LPSS and Gravity	Scoring Justification
District Impacts	20%	2	3	Both contain LPSS, however Alternative 2 contains less length of pumped systems. Odor issues and increased corrosion rehabilitation at discharge manholes are a risk with LPSS.
Owner Impacts (Maintenance)	10%	1	2	Easement may be required for both alternatives for private driveway. Residential aesthetic lower for LPSS, and higher maintenance costs for Owners.
Owner Impacts (Capital)	15%	2	2	Project installation will be mostly in ROW. Inspection monitoring required for LPSS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes. Alternative 2 distributes flow between two downstream pipes.
Implementation Disruptions (temporary)	5%	3	3	Site access is simple. Service disruptions are expected to be minimal. Permitting not expected to be a determining factor.
Reliability	25%	2	3	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. Alternative 2 relies on less pumps.
Phasing Considerations	5%	2	3	Flushing and odor concerns could be an issue for both alternatives. If level of interest to connecting takes longer than expected, Alternative 2 could be more resilient to those impacts.
Environmental Impacts	10%	2	2	Each alternative contains a creek crossing.
Total Weighted Score:		2.05	2.65	

Table 4-52. Area 2.1, Zone 3, Alternatives Cost Summary

Cost	Alternative 1: LPSS	Alternative 2: LPSS and Gravity
Public Infrastructure Project		
Contractor Overhead	112,000	135,000
Construction Cost	705,000	853,000
CONSTRUCTION SUBTOTAL	817,000	988,000
Engineering, Admin, and Legal Costs ¹	164,000	198,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	981,000	1,186,000
Cost Estimate Accuracy (Low)	491,000	593,000
Cost Estimate Accuracy (High)	1,962,000	2,372,000
Annualized O&M Cost	19,000	16,000
Annualized Project Cost	50,000	61,000
TOTAL ANNUALIZED COST	69,000	77,000
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	140,000	169,000
Onsite Project Cost	84,000	60,000 ⁴
TOTAL COST TO CONNECT	224,000	175,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives, 4 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 2 (LPSS and gravity extension) scored higher than Alternative 1 (LPSS) as the scoring tends to weigh more heavily long-term maintenance and operation costs. Both Alternatives 1 and 2 would require connection to the existing cleanout on East Mountain Drive, while Alternative 2 also requires a connection at an existing manhole on Riven Rock Road. Alternative 1 scored lower as it would contain an LPSS system for all of the properties in Zone 3, adding maintenance and reliability concerns. Alternative 2 provides benefits over a strictly

LPSS option (i.e., Alternative 1) because it reduces the maintenance and risk associated with the LPSS option. Both total project costs and costs to connect are close and within the estimate accuracy and therefore aren't a determining factor.

Alternative 2, a combined low pressure sewer system with onsite grinder pump connections and gravity extension for residents is recommended.

Area 2.2

Area 2.2 (presented in Figure 4-30) is located on the north side of the District’s collection system. The area is generally located on Hot Springs Road and Hot Springs Lane. The Area includes 2 zones, boundaries, of which were divided by Hot Springs Creek. Hot Springs Lane feeds into Hot Springs Road, which connects to East Mountain Drive.

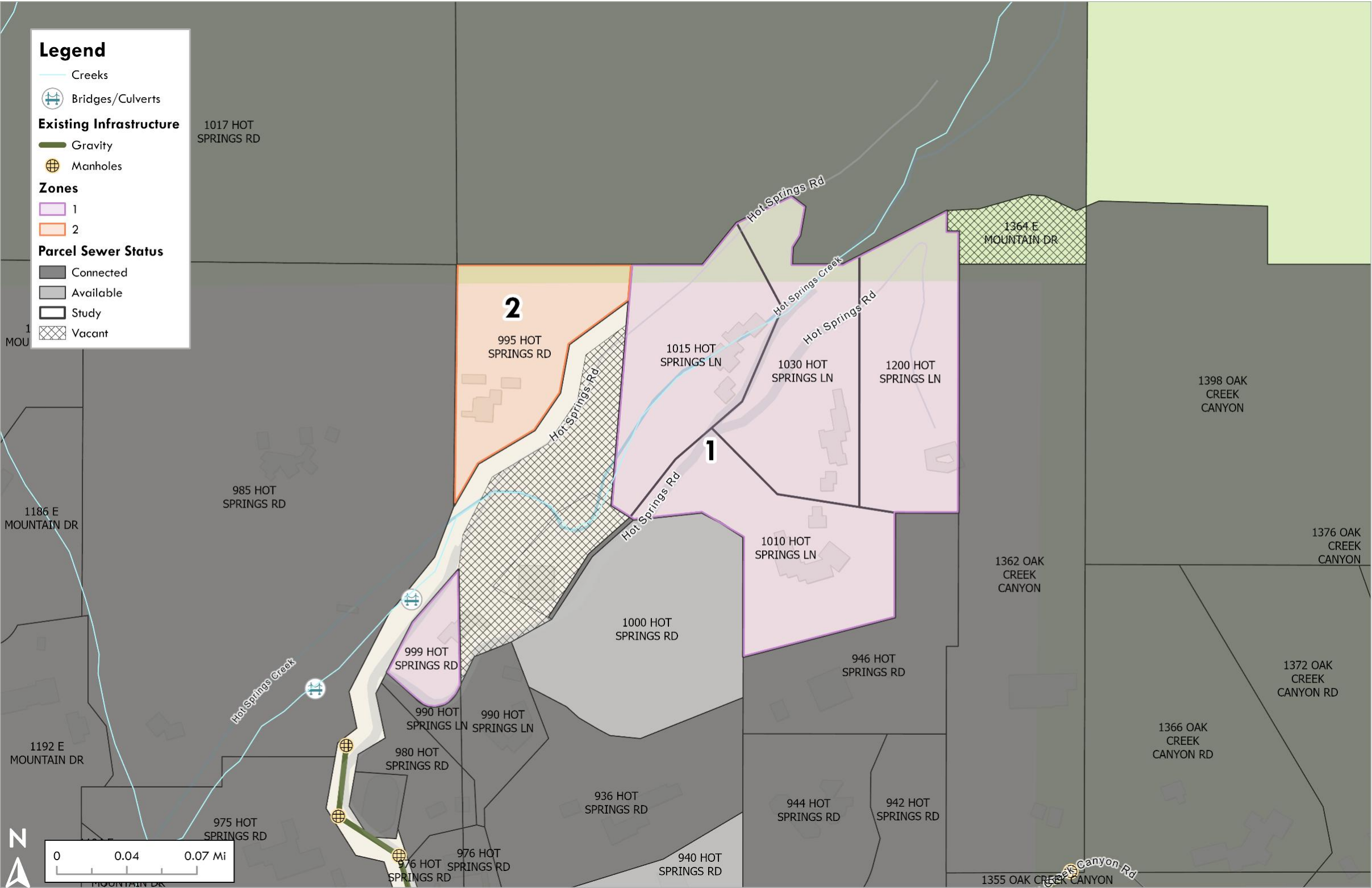


Figure 4-30. Area 2.2 Overview Map

Zones 1 and 2

Alternatives Description and Map

Zones 1 and 2 of Area 2.2 are combined into one set of alternatives. The zones are bordered by properties that are already connected to the District's sewer system to the south, west, and east and by the Los Padres National Forest to the north. The zones are separated from each other by Hot Springs Creek. The proposed sewers will connect to an existing manhole on Hot Springs Road. The combined zones will connect 6 additional properties to the sewer, 5 from Zone 1 and 1 from Zone 2 (Table 4-53). The maps for the proposed alternatives for these zones are presented in Figure 4-31 and Figure 4-32.

Table 4-53. Area 2.2, Zones 1 and 2 Properties

Area	Zone	Address	APN
2.2	1	1010 HOT SPRINGS LN	011-030-033
		1015 HOT SPRINGS LN	011-030-041
		1030 HOT SPRINGS LN	011-030-043
		1200 HOT SPRINGS LN	011-030-044
		999 HOT SPRINGS RD	011-030-014
	2	995 HOT SPRINGS RD	011-030-036

Alternative 1 for these zones is an LPSS combined with a gravity sewer. The gravity sewer would serve the 5 properties in Zone 1. The LPSS would serve the singular property in Zone 2. This alternative would require 9 new manholes. Alternative 2 is an LPSS serving both Zone 1 and 2. Both alternatives would discharge to the northernmost existing manhole on Hot Springs Road.

Table 4-54. Area 2.2, Zones 1 and 2, Alternatives Summary

Attribute	Alternative 1: LPSS and Gravity		Alternative 2: LPSS
	LPSS	Gravity Extension	LPSS
Technology	LPSS	Gravity Extension	LPSS
Number of Connections	1	5	6
Connecting Location	N3M05	N3M05	N3M05
Manhole Invert Depth (ft)	6.2	6.2	6.2
Number of New Manholes	9	9	-
Length of Main (ft)	2,300	700	3,000
Main Diameter (in)	2	8	2

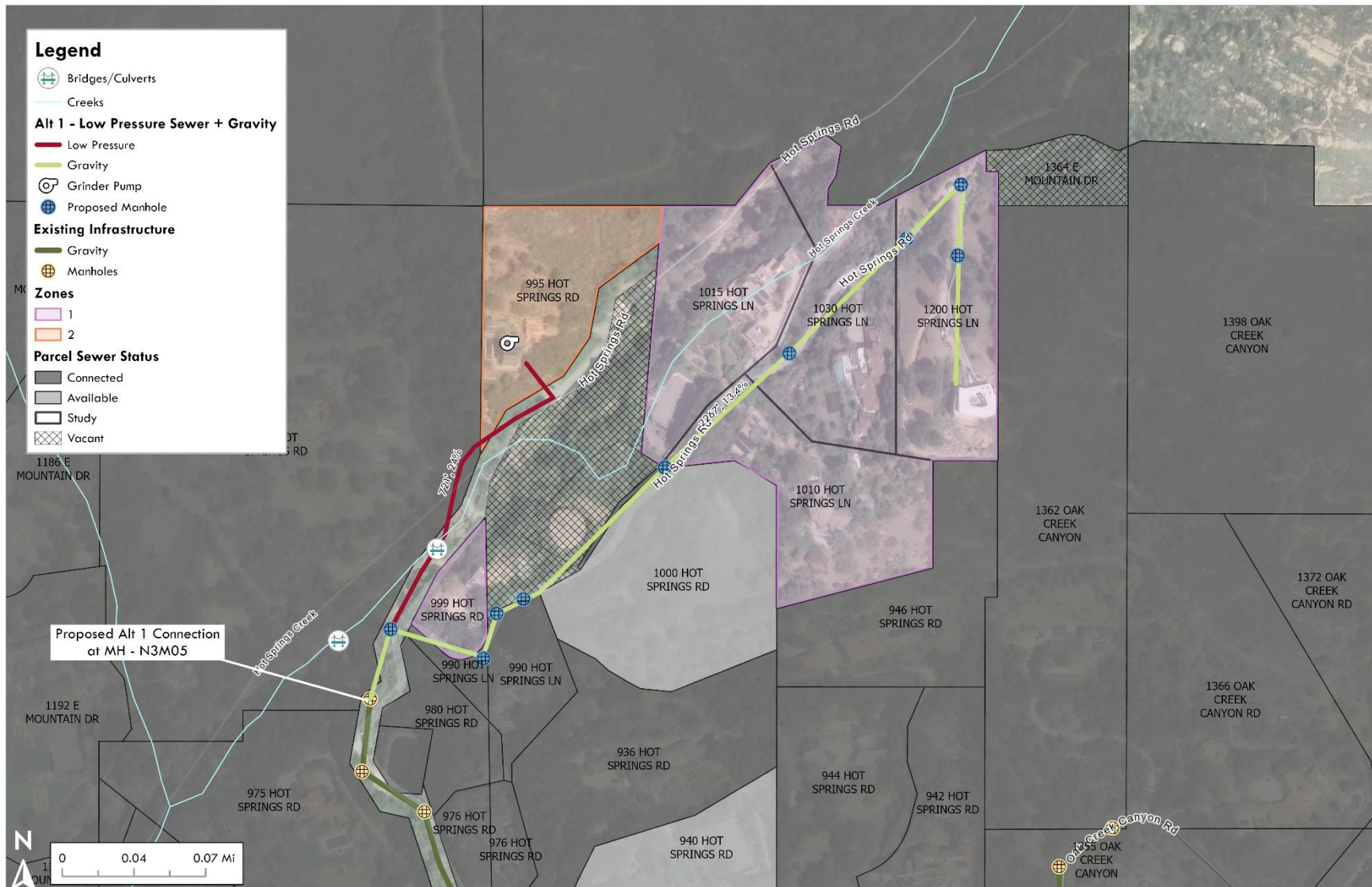
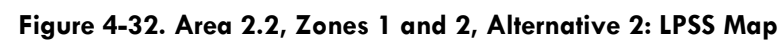


Figure 4-31. Area 2.2, Zones 1 and 2, Alternative 1: LPSS and Gravity Map



Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along Olive Mill Road and North Jameson Lane, associated with the Highway 101 crossing San Ysidro Road. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-55. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-56.

Table 4-55. Area 2.2, Zones 1 and 2 Alternatives Scoring

Criteria	Weight	Alternative 1: LPSS and Gravity	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	3	2	Both contain LPSS, however Alternative 1 contains less length of pumped systems. Odor issues and increased corrosion rehabilitation at discharge manholes are a risk with LPSS.
Owner Impacts (Maintenance)	10%	2	1	Easement may be required for both alternatives for private driveway. Residential aesthetic lower for LPSS.
Owner Impacts (Capital)	15%	1	3	Project installation will be mostly in ROW. Inspection monitoring required for LPSS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes.
Implementation Disruptions (temporary)	5%	2	2	Site access is simple. Service disruptions are expected to be minimal. Permitting not expected to be a determining factor.
Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. Alternative 1 relies on less pumps.
Phasing Considerations	5%	2	2	Flushing and odor concerns could be an issue for both alternatives. If level of interest to connecting takes longer than expected, Alternative 1 could be more resilient to those impacts.
Environmental Impacts	10%	2	2	Each alternative contains a creek crossing.
Total Weighted Score:		2.40	2.15	

Table 4-56. Area 2.2, Zones 1 and 2, Alternatives Cost Summary

Cost	Alternative 1: LPSS and Gravity	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	252,000	156,000
Construction Cost	1,595,000	986,000
CONSTRUCTION SUBTOTAL	1,847,000	1,142,000
Engineering, Admin, and Legal Costs ¹	370,000	229,000
Utility Easement Purchase ²	0 ³	0 ³
TOTAL PROJECT COST	2,217,000	1,371,000
Cost Estimate Accuracy (Low)	1,109,000	686,000
Cost Estimate Accuracy (High)	4,434,000	2,742,000
Annualized O&M Cost	22,000	26,000
Annualized Project Cost	113,000	70,000
TOTAL ANNUALIZED COST	135,000	96,000
Residential Owner Onsite Project		
Construction Cost	74,000	74,000
Admin Cost	10,000	10,000
TOTAL ONSITE PROJECT COST	84,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	371,000	229,000
Onsite Project Cost	37,000 ⁴	84,000
TOTAL COST TO CONNECT	406,000	175,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives, 4 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 1 (LPSS and gravity extension) scored higher than Alternative 2 (LPSS) as the scoring tends to weigh more heavily long-term maintenance and costs. Both alternatives connect to an existing manhole located on Hot Springs Road. Alternative 1 (LPSS and gravity extension) costs approximately 40% more in total capital costs than Alternative 2 (LPSS), however, the cost per connection is lower due to the higher onsite residential costs associated with LPSS systems.

Alternative 1, gravity extension and connections for residents is recommended. However, District should consider the high cost per connection.

Area 3 (presented in Figure 4-33) is located on the west side of the District's collection system. The area is generally located in Eucalyptus Hill Road and Lanai Road. The Area includes 1 zone.



Zone 1

Alternatives Description and Map

Zone 1 makes up all of Area 3. It is bordered by properties that are already connected to the District's sewer system to the east, north, and west and bordered by the City of Santa Barbara's service area to the South. The proposed sewer will connect to an existing manhole. This zone connects 7 additional properties to the sewer (Table 4-57). The maps for the proposed alternatives for this zone are presented in Figure 4-34 and Figure 4-35.

Table 4-57. Area 3, Zone 1 Properties

Area	Zone	Address	APN
3	1	2979 EUCALYPTUS HILL RD	013-180-059
		2989 EUCALYPTUS HILL RD	013-180-060
		3039 EUCALYPTUS HILL RD	013-180-039
		407 LANAI RD	013-180-061
		427 LANAI RD	013-180-052
		447 LANAI RD	013-180-050
		467 LANAI RD	013-180-051

Alternative 1 for this zone is a gravity sewer extension with a regional LS at the intersection of Lanai and Eucalyptus Hill Roads. This alternative requires 3 new manholes. Alternative 2 for this zone is an LPSS system. Both alternatives propose connecting to an existing manhole on El Rancho Road. Both alternatives require a creek crossing through a culvert.

Table 4-58. Area 3, Zone 1, Alternatives Summary

Attribute	Alternative 1: Gravity and LS	Alternative 2: LPSS
Technology	Gravity and Regional Lift Station	LPSS
Number of Connections	7	7
Connecting Location	L6M10	L6M10
Manhole Invert Depth (ft)	6.4	6.4
Number of New Manholes	3	-
Length of Main (ft)	2,300	1,800
Main Diameter (in)	8	2



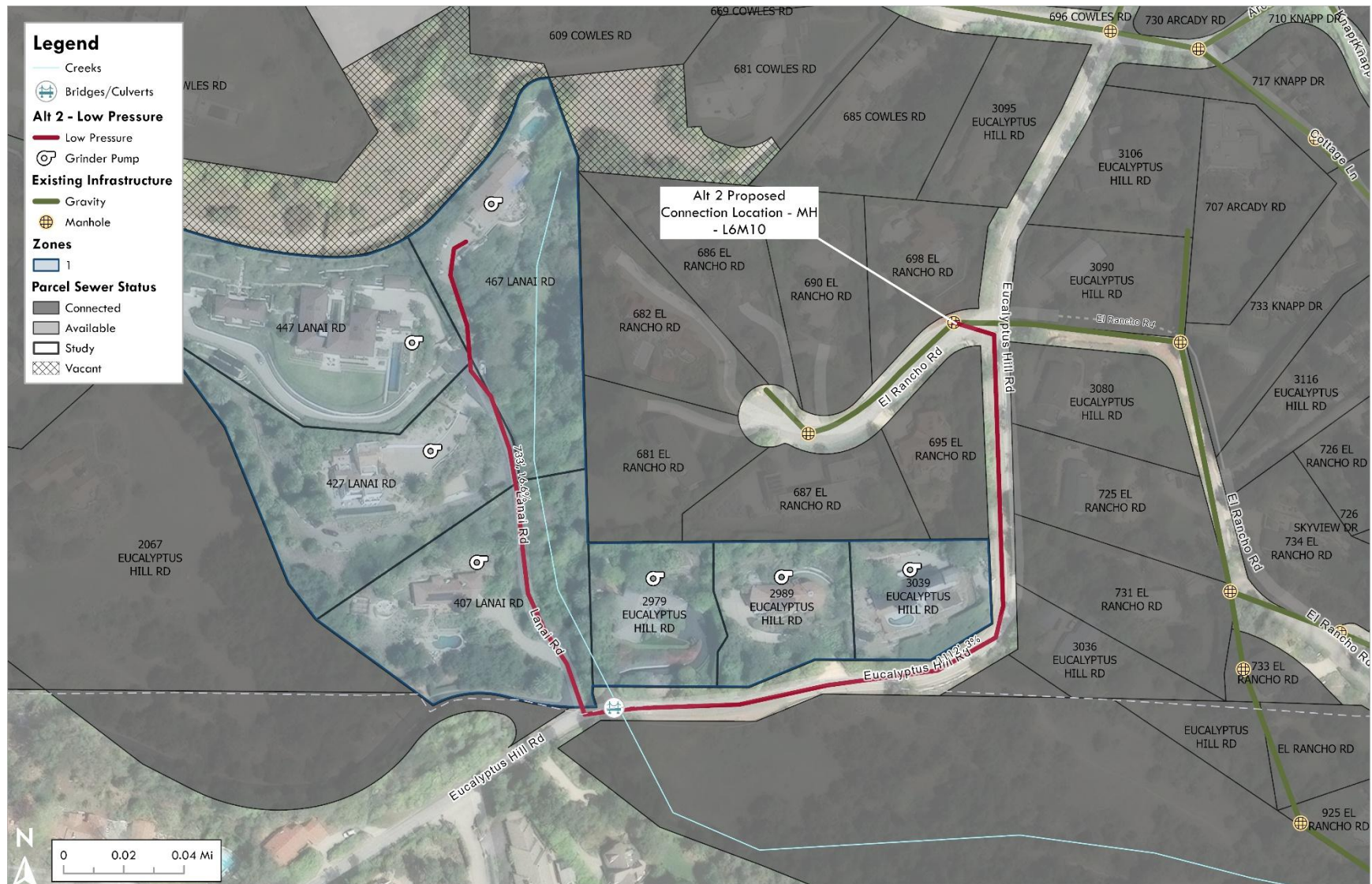


Figure 4-35. Area 3, Zone 1, Alternative 2: LPSS Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. There are some observed downstream impacts located in the existing collection system along Sycamore Canyon Road as well as associated with the Highway 101 crossing at Butterfly Lane. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for this zone are scored and ranked based on weighted criteria developed with the District (see Section 2.4). Each alternative is scored against the evaluation criteria to aid in the selection of a preferred project concept for each area, see Table 4-59. Following the alternatives evaluation, estimated costs for each alternative are presented in Table 4-60.

Table 4-59. Area 3, Zone 1 Alternative Scoring

Criteria	Weight	Alternative 1: Gravity and Regional LS	Alternative 2: LPSS	Scoring Justification
District Impacts	20%	1	2	Both contain pumping systems and odor issues could occur for both LS and LPSS systems.
Owner Impacts (Maintenance)	10%	2	1	Easements and property acquisition would be required for LS alternative; this could be difficult due to the built-out and developed nature of the neighborhood.
Owner Impacts (Capital)	15%	1	3	Both systems would require inspection and monitoring and are not as passive as a gravity system. Easement would be required for the regional LS.
Downstream System Impacts	10%	3	3	No additional CIP projects required. No capacity constraints at connecting manholes.
Implementation Disruptions (temporary)	5%	1	2	Site access is simple. Service disruptions are expected since the LPSS for both alternatives would require tying into the existing gravity system nearby. Both alternatives could be constructed in parallel with singular cutover reducing impacts. Permitting may be more difficult for LS alternative
Reliability	25%	3	2	LPSS systems require periodic pump replacements and are subject to electrical and utility outages. A regional LS would be more resilient if it is paired with a backup generator.
Phasing Considerations	5%	2	2	Flushing and odor concerns could be an issue for the LPSS alternatives and District LS.
Environmental Impacts	10%	2	2	One creek crossings required for both alternatives. No anticipated tree impacts are expected.
Total Weighted Score:		1.95	2.15	

Table 4-60. Area 3, Zone 1, Alternatives Cost Summary

Cost	Alternative 1: Gravity and LS	Alternative 2: LPSS
Public Infrastructure Project		
Contractor Overhead	370,000	155,000
Construction Cost	2,345,000	981,000
CONSTRUCTION SUBTOTAL	2,715,000	1,136,000
Engineering, Admin, and Legal Costs ¹	543,000	228,000
Utility Easement Purchase ²	32,000 ³	0 ⁴
TOTAL PROJECT COST	3,290,000	1,364,000
Cost Estimate Accuracy (Low)	1,645,000	682,000
Cost Estimate Accuracy (High)	6,580,000	2,728,000
Annualized O&M Cost	77,000	26,000
Annualized Project Cost	168,000	70,000
TOTAL ANNUALIZED COST	245,000	96,000
Residential Owner Onsite Project		
Construction Cost	19,000	74,000
Admin Cost	8,000	10,000
TOTAL ONSITE PROJECT COST	28,000	84,000
Cost to Connect		
Public Project Per Parcel Cost	470,000	195,000
Onsite Project Cost	28,000	84,000
TOTAL COST TO CONNECT	498,000	278,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – Required easement is approximately 35 square feet, 4 – No easement required for this alternative, 5 – Alternatives with multiple technologies (i.e., gravity and LPSS) connection costs are a weighted average based on number of connections. Actual connection costs may vary depending on the recommended technology for an individual parcel.

Recommendation

Alternative 2 (LPSS) scored higher than Alternative 1 (Gravity and regional LS). Alternative 1 scored lower as it would contain a regional LS considering the capital costs, maintenance costs, permitting, easement, and other constraints. Alternative 1 provides little perceived benefits over the LPSS option (i.e., Alternative 2). Alternative 2 (LPSS) costs less than half as much as

Alternative 1 (Gravity and regional LS). The cost per connection is about 80% lower for Alternative 2 (LPSS). A regional LS for this Zone is not cost feasible due to the relatively small zone and number of connections. A regional LS would increase future maintenance and operational costs for the District and siting the new station would likely be difficult and costly due to the developed neighborhood.

Alternative 2, low pressure sewer system and onsite grinder pump connections for residents are recommended.

Isolated Properties

There are properties contained within the District’s service area that are isolated from the Areas and Zones that were developed in this plan. These were considered as “isolated properties” and were analyzed separately from Areas 1 through 3 (except for the isolated properties surrounding Area 1.1, which are discussed in the *Isolated Properties in Area 1.1* section).

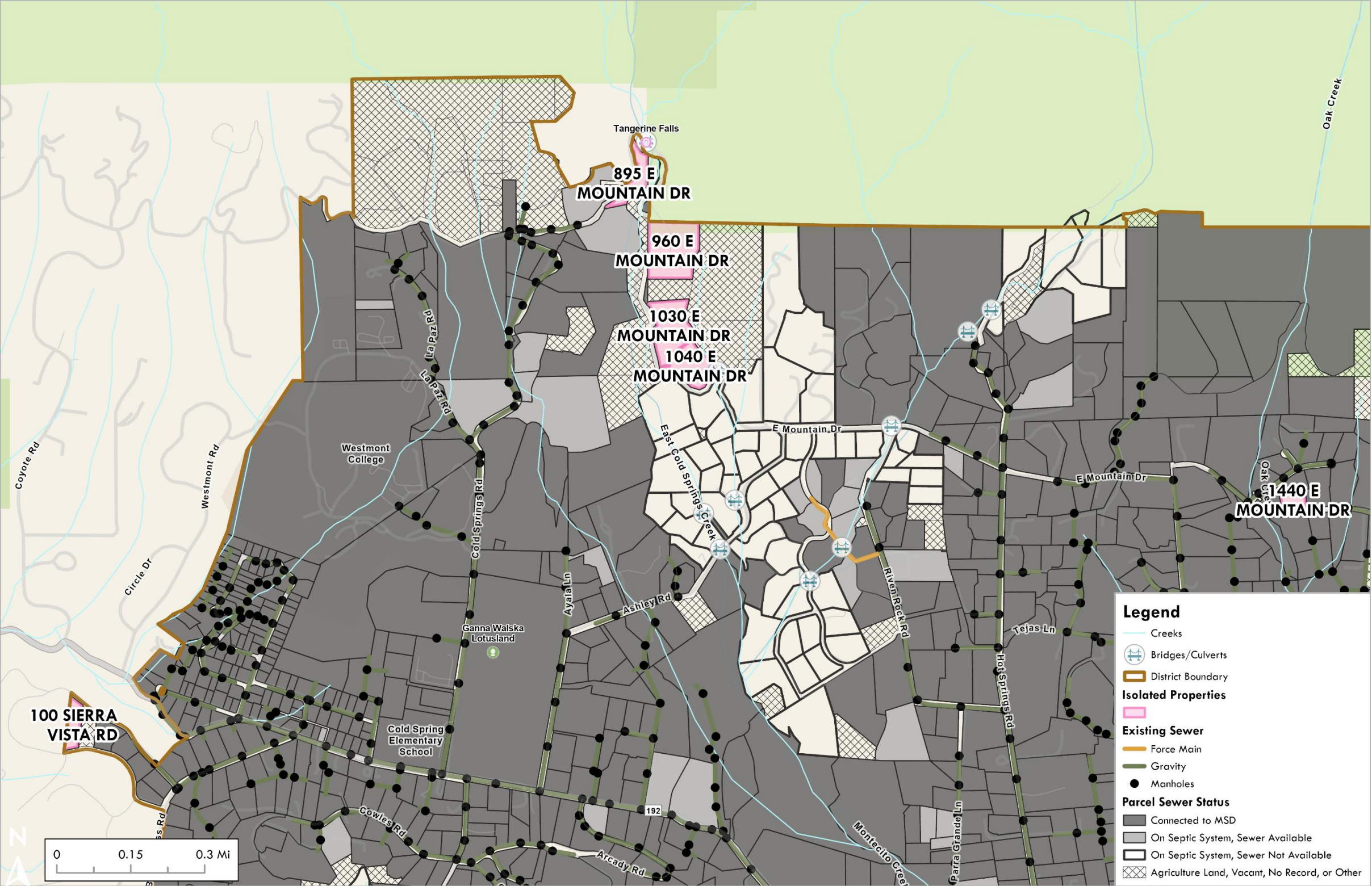


Figure 4-36. Isolated Properties Overview Map

Isolated Properties Outside of Area 1.1

Description

Properties not listed in the alternatives analysis are isolated properties not connected to any Area/Zone or without a clear way to connect. If isolated properties approach the District in the future, it is recommended they perform their own analysis to determine the nearest connection point. Isolated properties are listed in Table 4-61. Preliminary alternatives to serve the isolated properties are presented in this section.

Table 4-61. Isolated Properties

Area	Address	APN
Isolated Properties	1440 E MOUNTAIN DR	007-020-058
	1040 E MOUNTAIN DR	007-140-046
	100 SIERRA VISTA RD	007-140-051
	1030 E MOUNTAIN DR	007-040-005
	960 E MOUNTAIN DR	007-040-054
	895 E MOUNTAIN DR	007-040-041

The isolated properties were evaluated as a single alternative as infeasible options were immediately identifiable. The alternative consists of two new LPSS systems and two new gravity extensions, each independent of the other. The alternatives are outlined in Table 4-62.

Table 4-62. Area 3, Zone 1, Alternatives Summary

Attribute	895 E Mountain Dr	1440 E Mountain Dr	960, 1030, and 2040 E Mountain Dr	100 Sierra Vista Road
Technology	LPSS	Gravity	LPSS	Gravity
Number of Connections	1	1	3	1
Connecting Location	L3M11	O4M50	Area 2.1 Zone 3 LPSS	K5M30
Manhole Invert Depth (ft)	7	6	-	8.5
Number of New Manholes	0	1	0	1

Number of Bridge Crossings	0	0	1	0
Length of Main (ft)	900	500	2,000	1,270
Main Diameter (in)	2	8	2	8

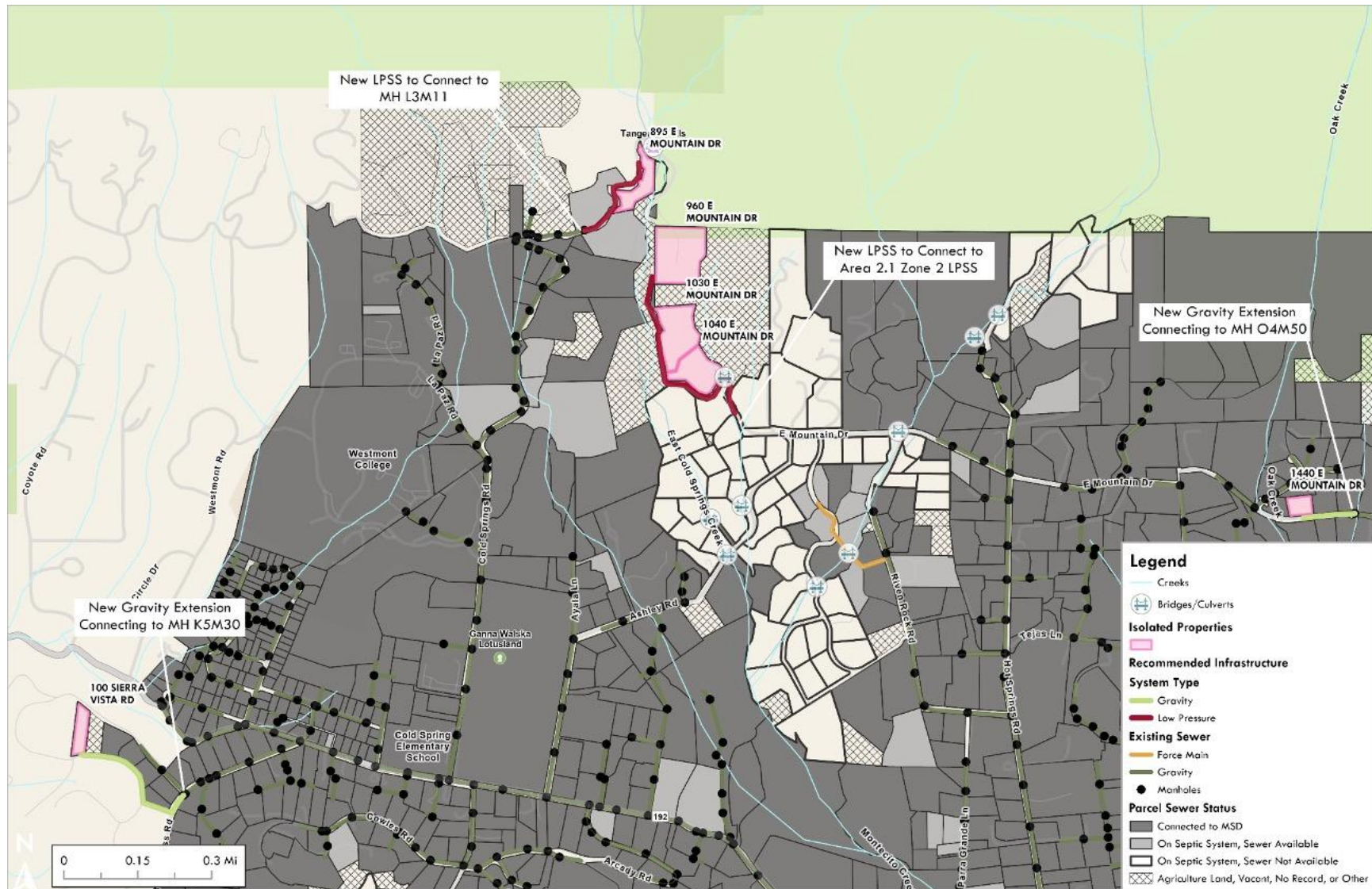


Figure 4-37: Isolated Properties: Recommended Alternatives Map

Summary of Modeling and Downstream Impacts

Modeling was performed for this alternative for PWWFs. No anticipated downstream impacts were observed within the immediate system vicinity. The District has other system capacity constraints at key main lines, LSs, and other junctions within their system that are being captured as part of the ongoing Collection System Master Plan effort and are out of the scope of this Plan. Costs for capacity increases were not included in the alternatives analysis. Results of the modeling are included in Appendix B.

Alternatives Analysis

Project alternatives for these isolated properties were not scored as the alternatives were clear and infeasible alternatives were immediately ruled out. Cost estimates for the isolated properties are presented in Table 4-63.

Table 4-63. Isolated Properties Outside of Area 1.1, Alternatives Cost Summary

Cost	895 E Mountain Dr	1440 E Mountain Dr	960, 1030, and 2040 E Mountain Dr	100 Sierra Vista Road
Public Infrastructure Project				
Contractor Overhead	48,000	48,000	109,000	116,000
Construction Cost	301,000	302,000	686,000	734,000
CONSTRUCTION SUBTOTAL	349,000	350,000	795,000	850,000
Engineering, Admin, and Legal Costs ¹	70,000	70,000	159,000	170,000
Utility Easement Purchase ²	0 ³	0 ³	0 ³	0 ³
TOTAL PROJECT COST	419,000	452,000	954,000	1,052,000
Cost Estimate Accuracy (Low)	210,000	226,000	477,000	526,000
Cost Estimate Accuracy (High)	838,000	904,000	1,908,000	2,104,000
Annualized O&M Cost	8,000	4,000	18,000	8,000
Annualized Project Cost	21,000	23,000	49,000	54,000
TOTAL ANNUALIZED COST	29,000	27,000	67,000	62,000
Residential Owner Onsite Project				
Construction Cost	74,000	19,000	74,000	19,000
Admin Cost	10,000	8,000	10,000	8,000
TOTAL ONSITE PROJECT COST	84,000	28,000	84,000	28,000

Cost to Connect				
Public Project Per Parcel Cost	419,000	452,000	318,000	1,052,000
Onsite Project Cost	84,000	28,000	84,000	28,000
TOTAL COST TO CONNECT	503,000	480,000	402,000	1,079,000

Notes: 1 – 20% of Construction Subtotal, 2 – Assumes easement cost is \$9.20/square foot, 3 – No easement required for these alternatives

5.0 Conclusion

The Plan provides the District with a practical, technically grounded roadmap for extending sewer service to the remaining parcels currently reliant on septic systems. By evaluating gravity sewer extensions, regional lift stations, and low-pressure sewer systems against a consistent set of engineering, cost, and impact criteria, the Plan identifies a recommended alternative for every sewer shed area and zone. This zone-by-zone approach allows the District to move forward with individual conversions as Owner interest arises, rather than requiring a single, district-wide capital program.

The hydraulic modeling and cost analysis underlying these recommendations show that the collection system can accommodate projected conversion flows under average dry weather conditions with only minor, localized effects, while peak wet-weather events reveal capacity constraints that already exist in portions of the trunk main system independent of septic conversions. Life-cycle cost evaluation, expressed as net present value over a 30-year period, further distinguishes preferred alternatives by balancing capital and O&M costs against reliability, phasing, and downstream system impacts. Taken together, these findings support proceeding with septic conversions while addressing existing wet-weather capacity limitations through the District's ongoing Collection System Master Plan and capital investment planning, and continuing to monitor inflow and infiltration as new connections come online.

Successful implementation will depend on the framework established in the Plan: clear ownership and financing structures, a sequencing approach that treats network-based connection priority as guidance rather than a fixed schedule, and coordination with regulatory and permitting requirements as projects advance. The Plan also identifies policy tools the District can use to encourage voluntary conversion, along with a set of open items — such as assessment district voting thresholds and reimbursement agreement terms — that will need to be resolved with legal counsel and additional engineering support as individual projects move forward. With these pieces in place, the District is well positioned to guide the transition from septic to sewer service in a manner that is technically sound, cost-effective, and responsive to the needs of both the District and its Owners.

References

WSC. (2025). *Montecito Sanitary District Hydraulic Model Update and Calibration Tehcnical Memorandum*.

Appendix A Vendor Information Packets

LPSS vendors EOne and Signa Mechanical were contacted during preparation of the Plan. General product information is provided on the following pages.





**ENGINEERED
TO DO ONE JOB
PERFECTLY**

E/ONE
EXTREME
S E R I E S

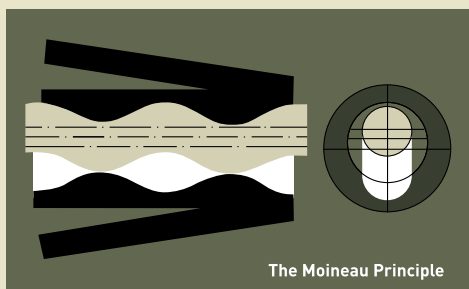
**PRESSURE
SEWER
SYSTEMS**

ENGINEERED TO DO ONE JOB PERFECTLY

At the heart of the E/One Sewer System is the toughest, hardest working pump in the industry. The new standard in excellence, durability, and longevity, the E/One Extreme Series Grinder Pump. Its evolution reflects everything we've learned in 40 years as the originator and leader in the category of low pressure sewer systems.

The pump stations incorporate the grinder pump, motor controls and level sensing device integrated into a compact unit, easily removable for servicing when necessary.

And, the geometry of the pump not only produces a near-vertical pump curve, but allows passage of ground solids without clogging. Because of the low rpm and highest quality components, we experience the lowest service call rate in the industry. An average mean time of 10 years between service calls is typical.



The progressing cavity pump itself is based on the Moineau principle. A rotor turns within a stator, creating a sequence of sealed chambers. The precision-cast and polished stainless steel rotor moves wastewater through these chambers at a nearly constant flow, over a wide range of conditions – from negative to abnormally high heads. Turning at just 1,725 rpm, the one-horsepower motor can pump fluid through more than two miles of small-diameter piping or

SOME KEY ADVANTAGES:

- **HIGH HEADS/NEGATIVE HEADS.** Reliable operation from negative head to 185 feet of total head for continuous duty reduces the number of lift stations and pipe sizes. This cuts costs – both initially and in long-term operation and maintenance.
- **CONSTANT FLOW.** The system pressures to be overcome by any given grinder pump in a low pressure system vary dramatically over the course of a day. E/One's progressing cavity pump readily accommodates these pressure variations while maintaining a nearly constant flow without ever operating at "near shut off" – thus avoiding the wear and motor burn-out suffered by other pump types.
- **HIGH GRINDING TORQUE.** Our unique pump system, driven by a one-horsepower motor turning at 1725 rpm, produces grinding torque greater than a two-horsepower pump turning at twice the speed.
- **ENERGY EFFICIENT.** The pump is activated automatically and runs for short periods. Typical annual energy consumption is comparable to a 40-watt light bulb.
- **LOW MAINTENANCE SUBMERSIBLE MOTOR.** Low maintenance and long life are the hallmarks of our air-filled motor. Permanently lubricated ball bearings and Class F insulation eliminate the need for periodic oil changes and oil disposal costs required by oil-filled submersible motors.
- **LARGE-DIAMETER GRINDER ASSEMBLY.** Almost twice the diameter of most other types of grinder pumps, contributing to a dramatic reduction of inflow velocity for less wear and no blinding, clogging or jamming.
- **NO PREVENTIVE MAINTENANCE.** Non-fouling static level sensors require no preventive maintenance. Because of our unique, near constant discharge rate, no main line flushing is required in a properly designed system.
- **CORROSION RESISTANCE.** E/One's stainless steel ball-type discharge valve and piping won't corrode like copper or galvanized, and hold up years longer. No corrosion, no maintenance.
- **DEPENDABILITY.** E/One pumps typically run ten years between service calls with 40 years of in-ground experience.
- **PROVIDES FOR ENVIRONMENTALLY SOUND WASTEWATER MANAGEMENT.** The E/One Extreme Series grinds waste material into small particles. This enables the use of inexpensive, small-diameter pressure pipes, buried at shallow depths, to transport wastewater to a suitable processing site. Result: Ground water contamination from failing septic tanks can be eliminated.
- **SERVICEABILITY.** Our unique core design eliminates the need for in-field troubleshooting and pump servicing. This means lower maintenance costs and minimum homeowner inconvenience.

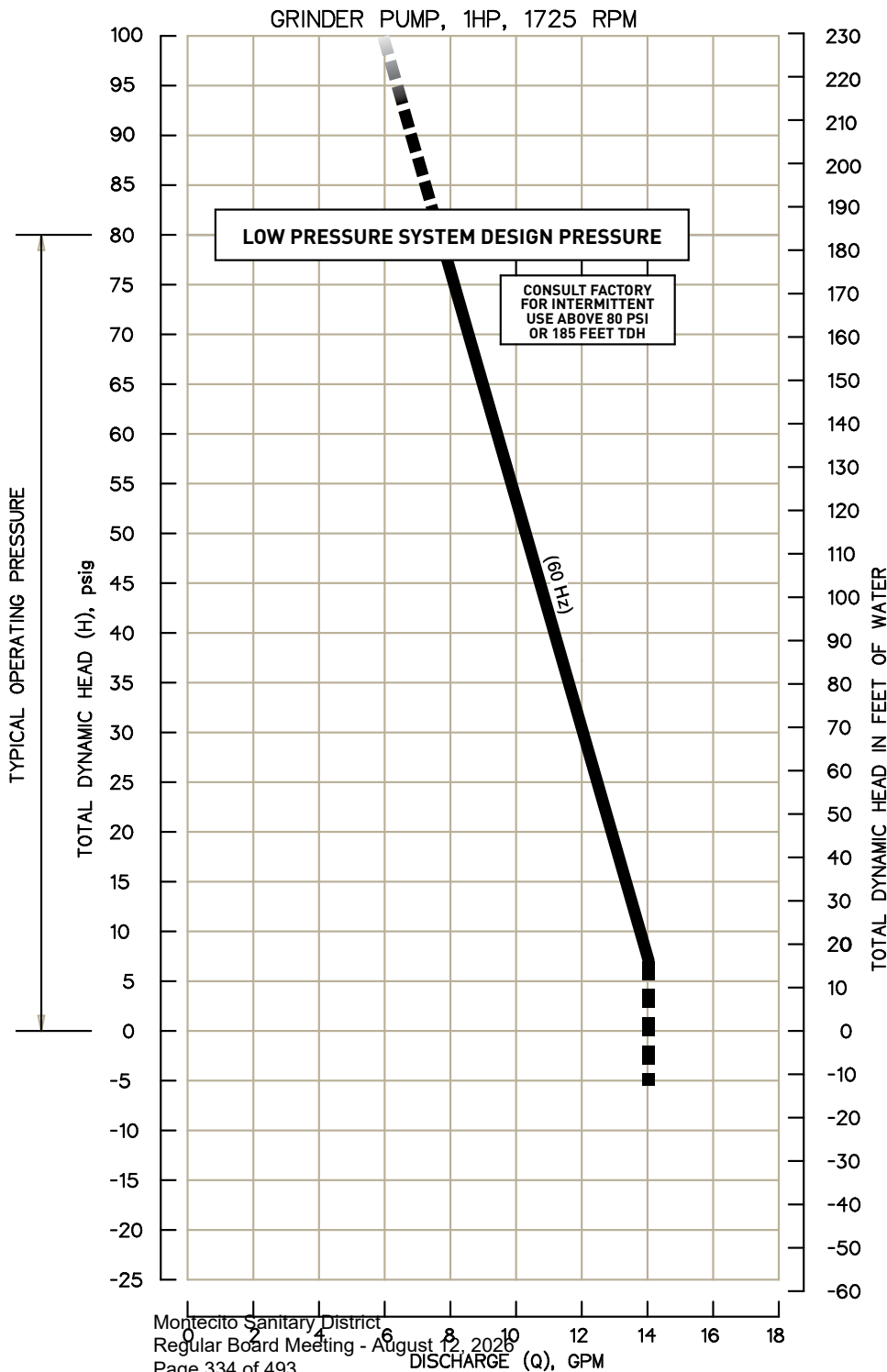
GRAVITY SEWERS ARE NO LONGER THE RULE FOR SOLVING WASTEWATER PROBLEMS.

At the heart of the system is the E/One progressing cavity grinder pump – with high heads that can eliminate costly lift stations, and a robust, powerful design that translates into the industry’s highest levels of reliability, availability and maintainability.

ENGINEERED LOW PRESSURE SYSTEMS

REPEALING THE LAW OF GRAVITY

E/ONE SPD PUMP PERFORMANCE CURVE



NOBODY CAN TOUCH OUR CURVE.

In a low pressure system, constant, predictable pump output is the foundation for proper hydraulic design. It enables the engineer to minimize retention time, pump wear, and keep scouring action at effective levels.

Environment One’s semi-positive displacement, progressing cavity pump has a nearly vertical H-Q curve. It is by far the most “forgiving” pump design – providing predictable flow over the full range of typical system pressures; strengths critical in a large-scale, low pressure sewer.

E/One’s superior high head capability allows a system with few, if any, lift stations. And, it easily accommodates additional future connections without compromising system performance.

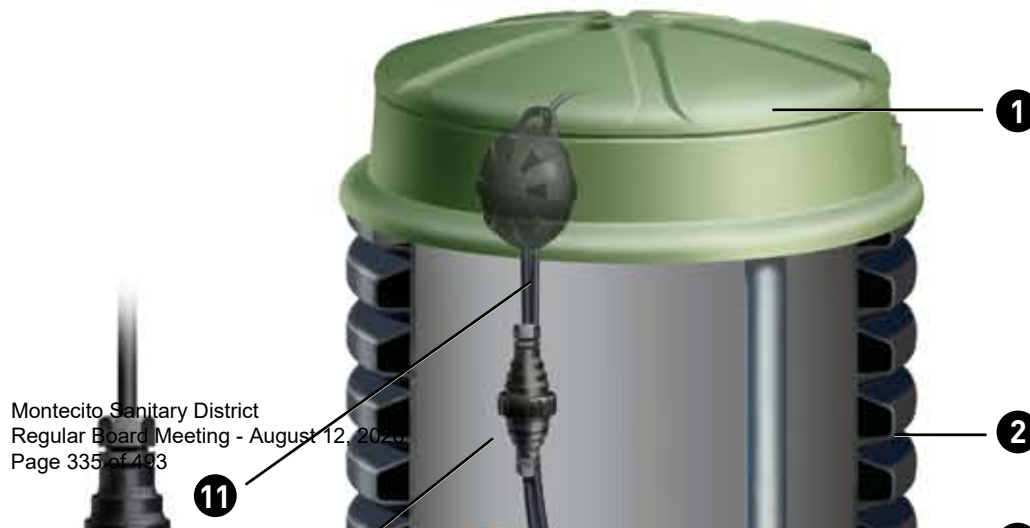
These E/One pump characteristics translate into:

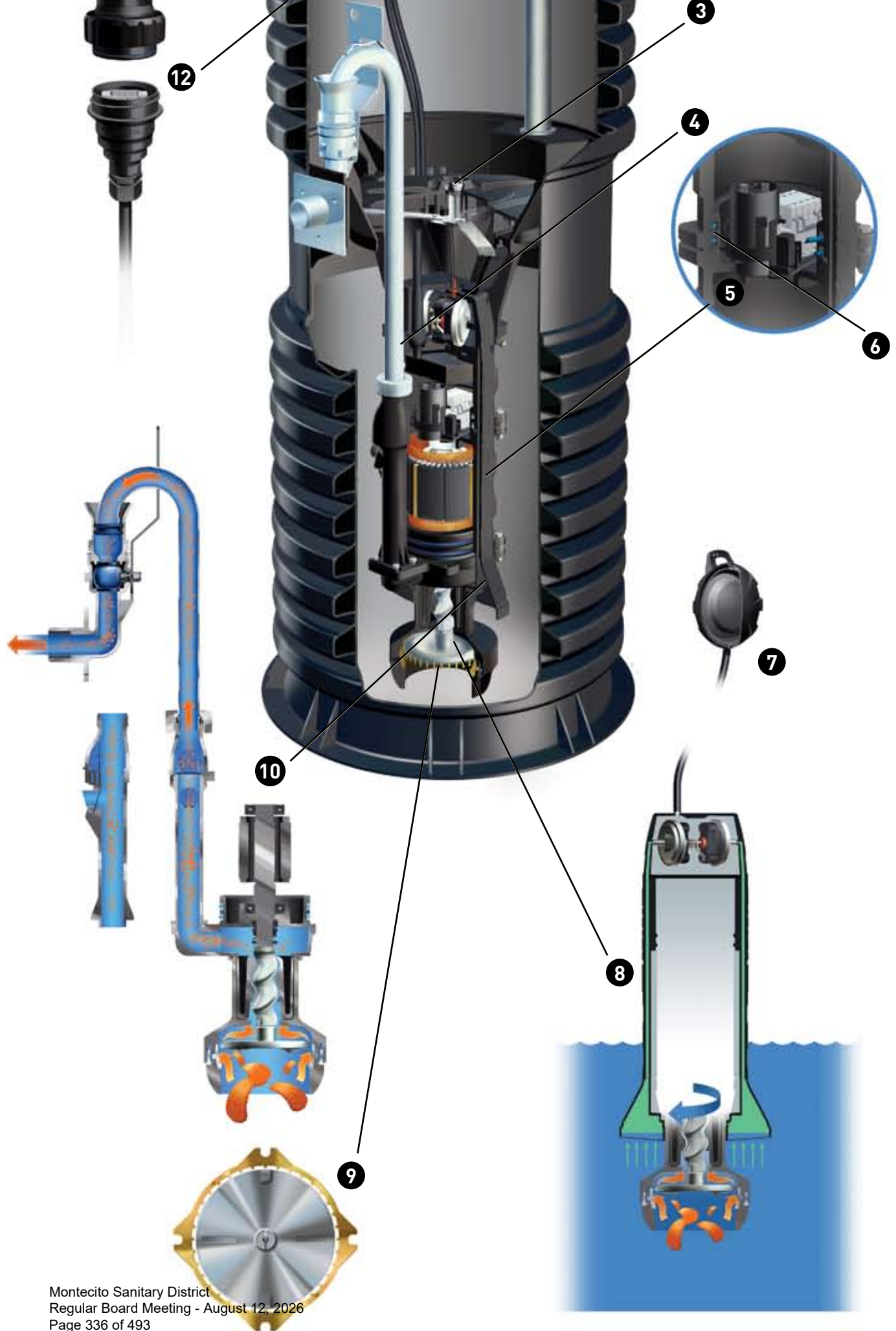
- predictable hydraulic design
- lower collection system capital costs
- less maintenance
- lower operating costs

ANATOMY OF A LEADER:

THE INSIDE STORY ON THE E/ONE GRINDER PUMP STATION.

- 1 LOW-PROFILE COVER:** Aesthetically pleasing. Provides easy access for service while blending with surroundings.
- 2 HIGH-DENSITY POLYETHYLENE TANK:** Double-wall construction of high-density thermoplastic for rugged reliability. Factory pressure tested for infiltration and exfiltration free installation.
- 3 QUICK-RELEASE CORE LATCH:** All stainless mechanism secures core in place and can be easily released from ground level.
- 4 STAINLESS STEEL PIPING & HARDWARE:** E/One's SS discharge piping and ball valve won't corrode. No corrosion, no maintenance, no tools required.
- 5 UNIQUE CORE DESIGN:** Eliminates the need for in-field troubleshooting and service. Modular controls simplify service.
- 6 DOUBLE O-RING SEALS:** Make assemblies waterproof and novel joint geometry minimizes the effects of crevice corrosion.
- 7 E/ONE EQUALIZER:** Compensates for fluctuations in atmospheric pressure to enable accurate level sensing while assuring the level sensing system is watertight.
- 8 PROGRESSING CAVITY PUMP:** A deceptively simple design produces a nearly constant flow under a wide range of continuously varying conditions.
- 9 GRINDER WHEEL AND SHREDDER RING:** Hardened corrosion-resistant cutter bars and teeth process sewage, grinding wastewater solids, as well as wood, plastic and cloth. Will not jam or clog!
- 10 PRESSURE SWITCH LEVEL CONTROL:** Self-cleaning level sensors require no preventive maintenance.
- 11 DIRECT-BURY CABLE:** For simple and inexpensive installation.
- 12 ELECTRICAL QUICK DISCONNECT:** For safe and easy service. UL-listed, compatible with OSHA regulations for confined space entry.





LEADING THE INDUSTRY WE INVENTED.

Environment One not only pioneered the low pressure sewer system, but consistently leads the industry both in system deployment and innovation. The company is dedicated to Total Quality, Continuous Improvement, and Customer Satisfaction, as evidenced by the E/One Extreme Series. Today, there are nearly a million end users worldwide.

SEWER ANYWHERE

Driven by the remarkable E/One Extreme grinder pump, E/One Sewers give engineers, developers, municipal sanitarians, and land planners unprecedented new freedom in land usage and septic tank replacement.

With a smaller footprint and a softer touch on the land, they're so much easier to install. Front-end costs can be reduced by as much as 80%. Total installed costs by half. And O&M costs by up to 75%.

The E/One Extreme grinder pump reduces all forms of sanitary waste to a non-clogging slurry and pumps it through a network of small-diameter pipes. Since gravity is replaced by the power of the pump, sewer systems need not run downhill nor require large-diameter pipes, deep trenches, multiple booster stations – or their associated costs.

A system powered by the E/One Extreme grinder pump converts formerly cost-prohibitive building sites into cost-effective reality. "Problem areas," with high ground water, elevation changes or impenetrable bedrock, are transformed into valuable, developable real estate.

Of course, E/One's low upfront cost advances apply to conventional building sites as well.

In addition, E/One units are easy to install and virtually maintenance-free – refined through 40 years of experience with the largest installed base in the industry.

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SAVE THOUSANDS, VIRTUALLY SERVICE-FREE.

Contact your local distributor:



SEWER SYSTEMS

Environment One Corporation
2773 Balltown Road
Niskayuna, NY USA 12309-1090
Voice (01) 518.346.6161
Fax 518.346.6188
www.eone.com

A Precision Castparts Company
LM000364 Rev B



SP84S-36

The model SP84S-36 is a complete packaged grinder pump system. Building on proven low pressure sewer technology, the system features a progressive-cavity grinder pump with slicer-style impeller to achieve enhanced performance and improved operational capacity. With increased emergency storage, model SP84S-36 is ideal for residential applications in areas prone to power outages or for large family households.

Standard Package Includes:

Fiberglass Simplex Basin

- 1-1/4" Quick Disconnect Discharge Receiver
- 1-1/4" Slide Valve
- Conduit Connection Plate with Cord Grips
- Fiberglass Lid and Hardware*

Progressive Cavity Grinder Pump*

- Discharge Hose with Quick Disconnect Face
- Stainless Steel Lifting Hooks
- Lifting Rope
- Electrical Quick Disconnect

25' Supply Cables with Electrical Quick Disconnect*

4" SCH40 Inlet Grommet*

Mechanical Float Tree for Level Control

NEMA 4X Control Panel with Alarm/Remote Monitoring

2" Mushroom Vent Kit with Activated Carbon Filter

Lateral Kit with Ball and Check Valves and Compression Fittings

*Available Options:

Custom Basin Dimensions

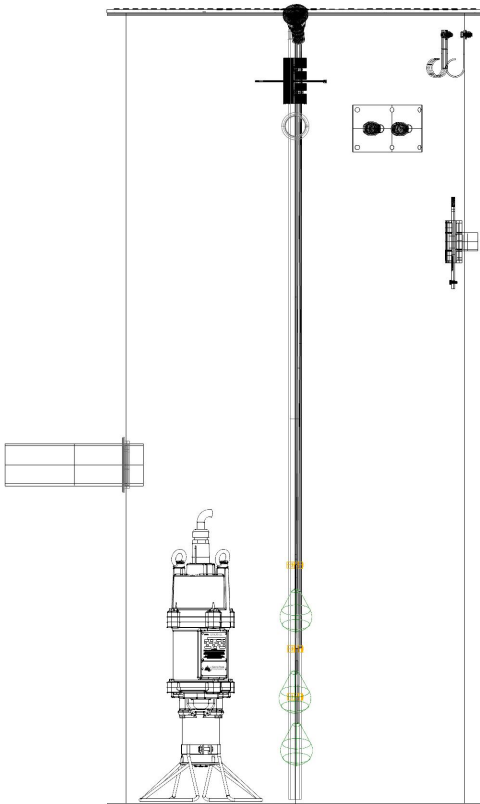
Fiberglass/Aluminum/Steel Covers with Various Traffic Ratings

2 HP Centrifugal Grinder Pump (Standard or High Flow)

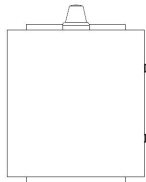
Alternate Supply Cable Lengths (up to 125')

Alternate Inlet Hubs for 6"+ Inlet Pipe

Panel Options for Generator Receptacle, MSDB, and more



Control Panel



Standard Duplex NEMA 4X Panel includes:
 - Pump and Control Circuit Breakers
 - External Alarm Light, Visual
 - Audible Alarm, Buzzer
 - Remote Monitoring

Panel Options:

☐ Generator Receptacle ☐ MSDB

*See Panel Cut Sheet for Additional Options

Inlet Grommet/Hub

☐ 4" SCH40 (Standard) ☐ 4" SDR35
☐ 6" SCH40 ☐ 6" SDR35
☐ 8" Cast Iron Hub

Cable Lengths

☐ 25' (Standard) ☐ 100'
☐ 50' ☐ 125'
☐ 75'

Cover

☐ Fiberglass Pedestrian Traffic (Standard)

Aluminum

☐ Pedestrian Traffic
☐ H2O Occasional Traffic

Steel

☐ Pedestrian Traffic
☐ H2O Occasional Traffic
☐ H2O Parking Lot Traffic
☐ H2O Direct Traffic

Pump

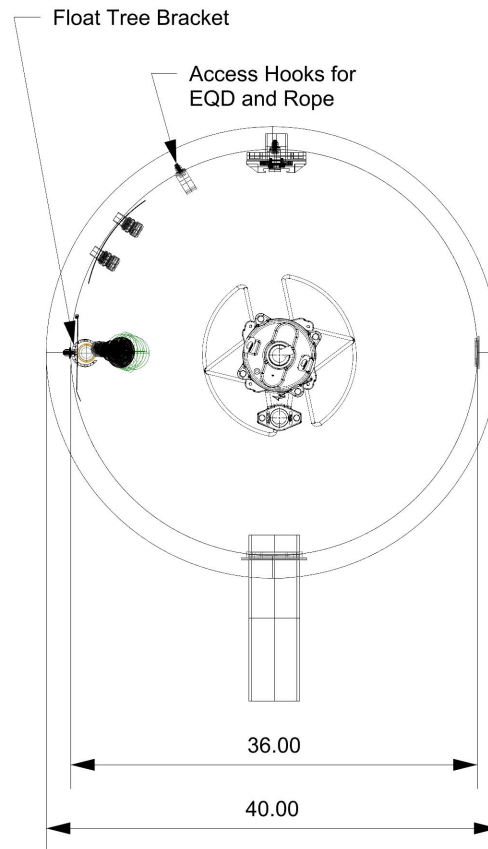
1 HP Progressive Cavity Grinder (Standard)

240V/1 PH: ☐ SPA23-SL

2 HP Centrifugal Grinder

240V/1 PH: ☐ SP2A23-SL ☐ SP2F23-SL
 208V/1 PH: ☐ SP2A08-SL ☐ SP2F08-SL
 230V/3 PH: ☐ SP2A233-SL ☐ SP2F233-SL
 208V/3 PH: ☐ SP2A083-SL ☐ SP2F083-SL
 460V/3 PH: ☐ SP2A463-SL ☐ SP2F463-SL

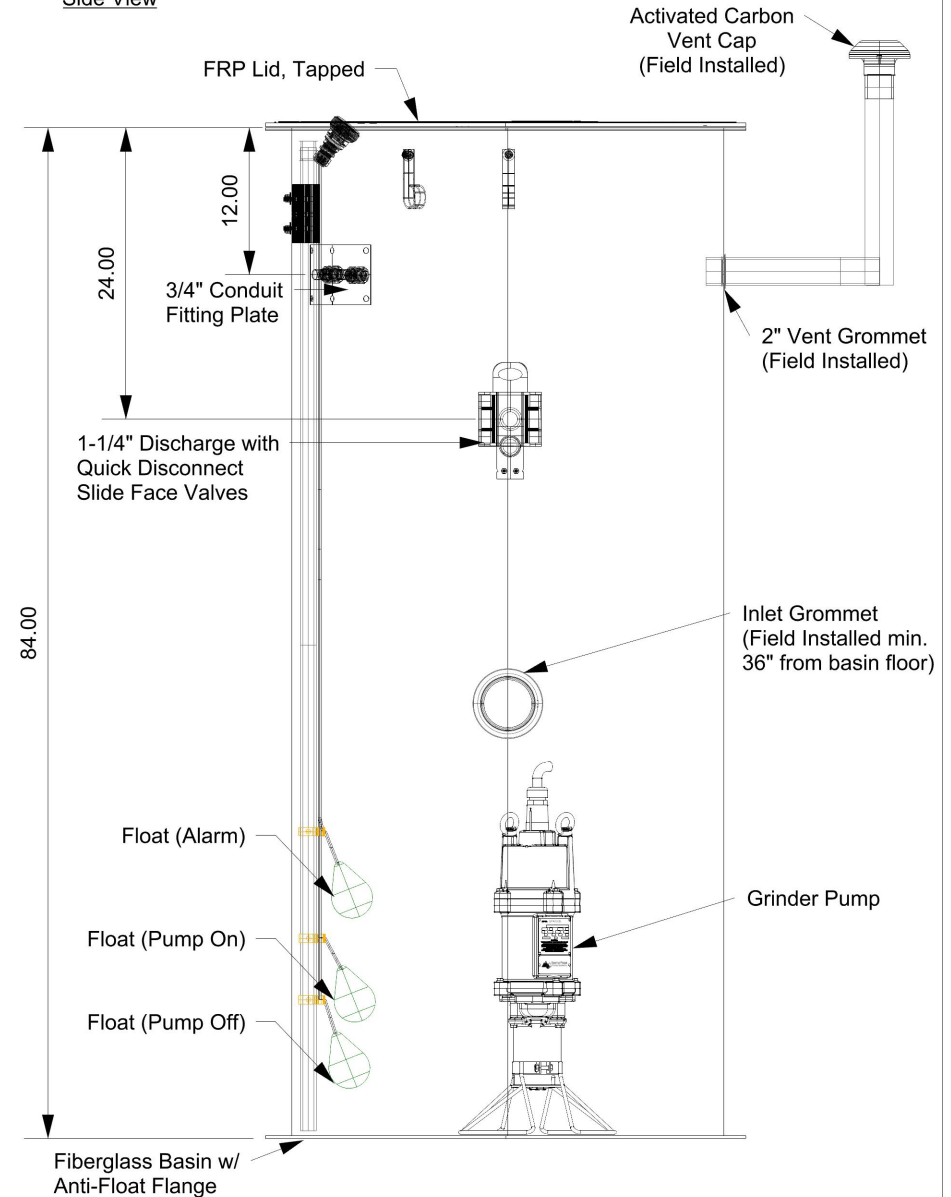
Top View



Basin Specifications

Discharge	1-1/4" FPT
Basin Material	Fiberglass
Dimensions	36" D x 84" H
Capacity	370 Gallons
Invert Depth	48" Below Rim

Side View



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SP84S-36

Part No.

LB230001

Drawing No.

2 of 2

Sheet

11/7/2024

Rev Date

**Standard Simplex Grinder
 Pump Package
 36" x 84" Basin**

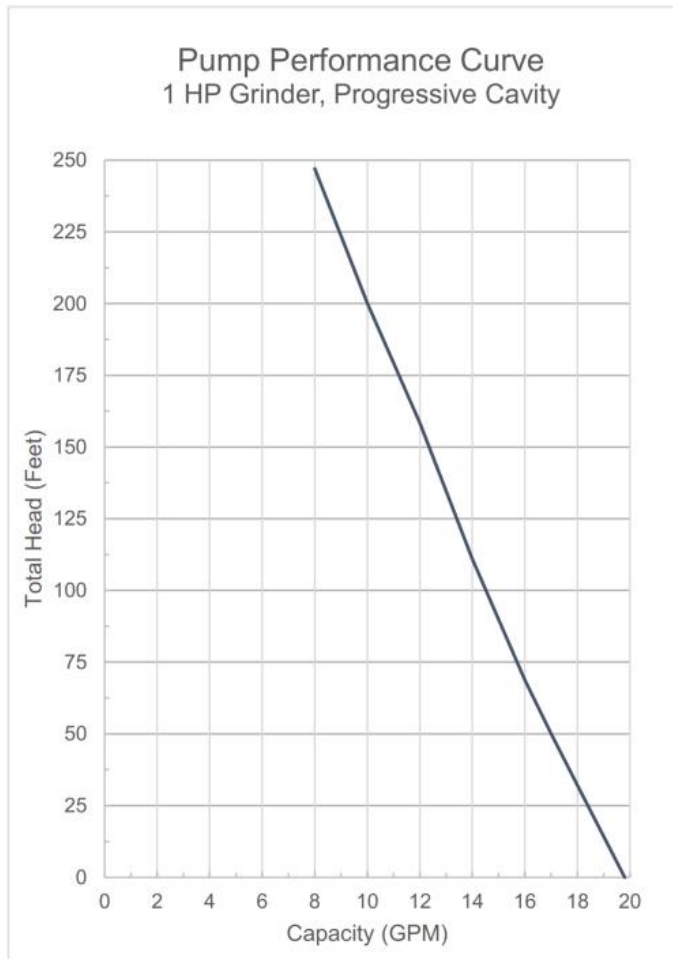
Desc.

SPA23-SL

The model SPA23-SL is a progressive cavity grinder pump, designed for use in Sierra Peak Pump Systems. Built with quality materials and incorporating 50+ years of proven LPS technology, this pump is dependable and easily serviceable - designed to provide long-lasting performance at the core of the sewer system. With improved features onboard, like the latest axial slicer grinding mechanism and an enhanced stator/rotor material blend, this pump achieves the highest performance in the LPS industry.

*Alternate mounting styles are available for use as a direct replacement in pump systems manufactured by others, consult factory for details.

Operational Data



Motor Data

HP/ Power Supply	1 HP / 1 Φ , 60 Hz
Full Load Amps	8 amps (240V)
Poles/Rated Speed	1800 RPM
Insulation Class	F Class
Start	Internal Start Capacitors
Cooling	Oil-Filled
Mechanical Seal	Silicon Carbide

Pump Features

Rugged high tensile iron pump construction

Double-barrier moisture protection at cord entry

Oil-filled motor for superior heat dissipation

Pressure relief and anti-siphon valves built-in for pump protection

Abrasive resistant shaft seal

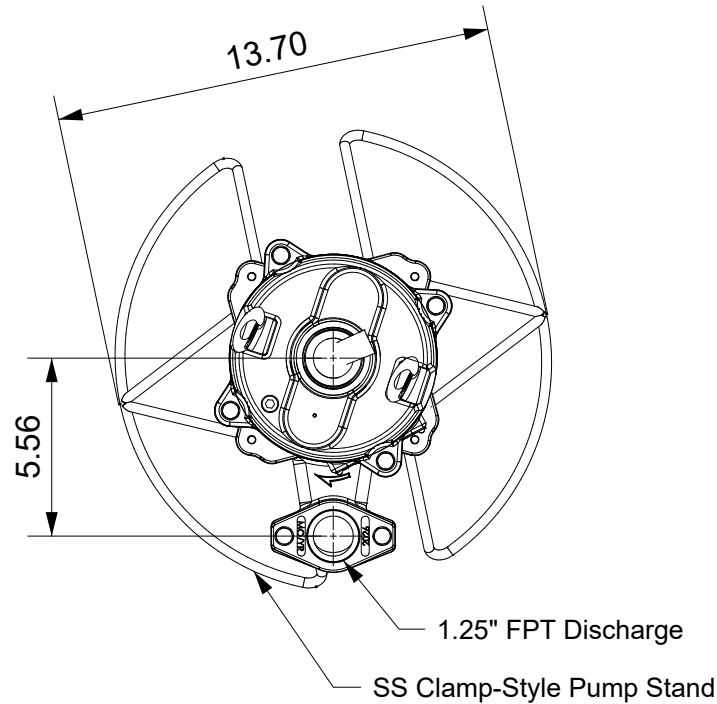
Proprietary stator with extended lifetime

Axial slicer blades for improved processing of solids - stainless steel hardened assembly (heat treated and precision ground)

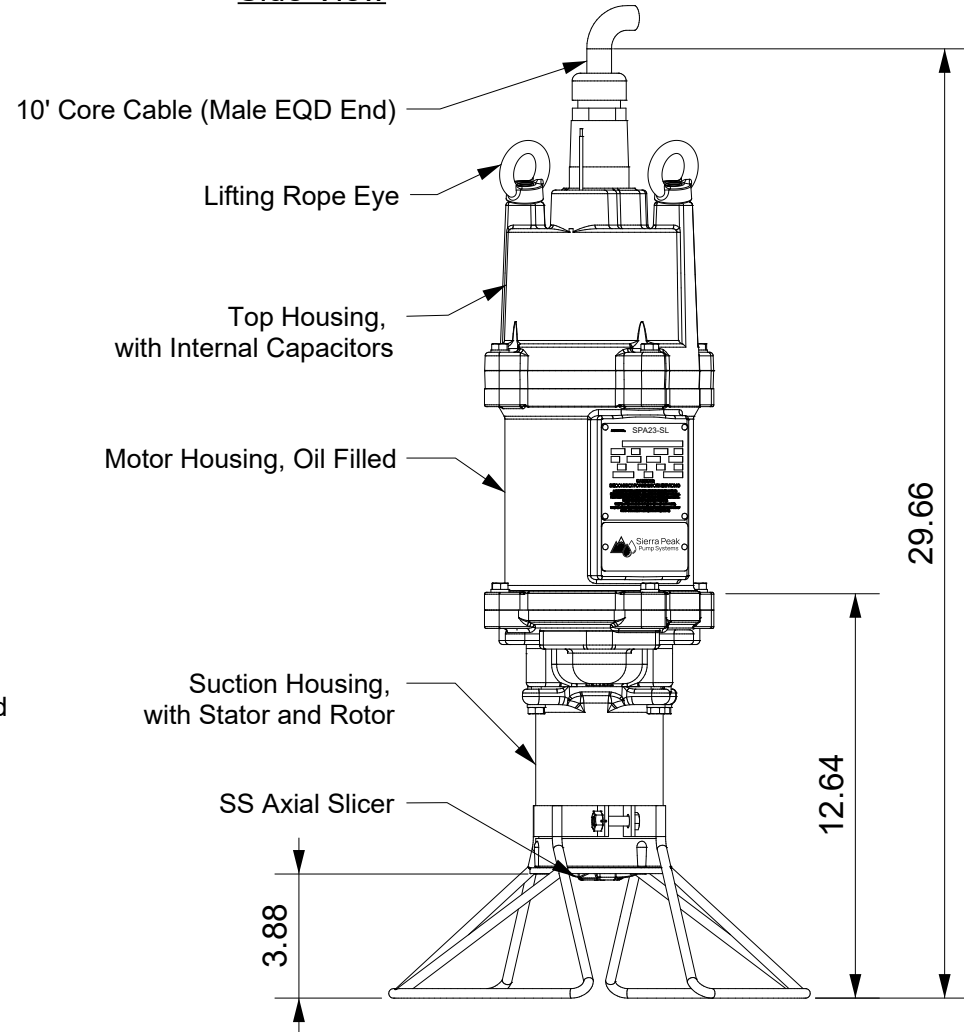
3 Year warranty for manufacturer's defects

Level controls are external to pump, for easier servicing and adjustability

Top View



Side View



*(Not Depicted) Unit includes lifting ropes, stainless steel check valve/anti-syphon/pressure relief valve assembly, and core cable with male EQD end



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SPA23-SL

Part No.

LB240008

Drawing No.

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Sheet

9/25/2024

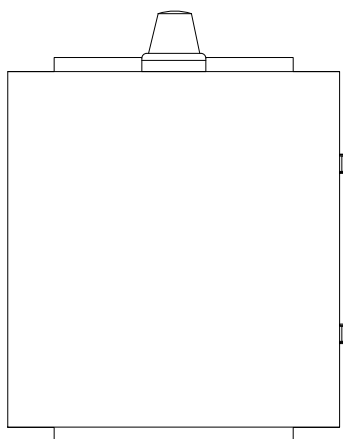
Rev Date

**Standard 1 HP
240V/1PH
Progressive Cavity Pump**

Desc.

SP-Panel-D

Sierra Peak Pump Systems panels are manufactured in-house and designed specifically for use with the SPPS duplex pump stations. Please consult factory to confirm compatibility before using with non-SPPS equipment. Panels are rated for both indoor and outdoor installation.



Technical Specs

Voltage / Phase	240V / 1 Φ
Full Load Amperage	20 amps (w/ Pumps)
Interior Dimension	12" (w) x 14" (h) x 6.75" (d)
Exterior Dimension	12.625" x 14.625" x 7.43"
Enclosure Type	NEMA 4X
Enclosure Material	Molded FRP
Power Requirement	30A 2-Pole Dedicated Breaker

Standard Panel Features

- Audible alarm with silence switch
- Visual external alarm light
- Corrosion resistant NEMA 4x enclosure
- H-O-A Switch
- Di-pole pump circuit breakers
- Alarm circuit relay
- DIN rail mounted components
- Internal run, lead/lag, and alarm indicator lights
- External lockable hasps
- Grounding bar
- Easy wiring terminal blocks
-  Remote Monitoring capable



SAM (Remote Monitoring System)

Standard panels are SAM-capable and most new SPPS system packages include one year of remote monitoring communication. Users are able to receive notifications for power loss and alarm conditions, view pump data logs online, and manage profile settings through the SAM website.

- Designate unlimited number of contacts
- Choose between email or text notifications
 - Activated at startup (for new systems)
- Activated upon request (for existing systems)

Available Options:

Remote Monitoring System

Generator Receptacle with Auto-Transfer Switch

Main Service Disconnect Breaker

GFCI Receptacle

Time Delay Relays

Stainless Steel or Poly Enclosures

*Additional customizations available - consult factory

Control Panel Features

Standard Panel includes:

- NEMA 4X Enclosure
- 2 Pole Pump Circuit Breakers
- External Alarm Light, Visual
- Audible Alarm, Buzzer
- Alarm Circuit Relays
- DIN Rail Mounted Components
- External Lockable Hasps
- Grounding Lugs
- Easy Wiring Terminal Blocks
- Remote Monitoring System

Options

- ☐ Generator Receptacle
- ☐ L14-20P Receptacle (standard)
- ☐ Other:
- ☐ Main Service Disconnect Breaker
- ☐ GFCI Receptacle
- ☐ Auxiliary Alarm Contacts
- ☐ Condensation Heater
- ☐ Intrinsically Safe Relays
- ☐ Lightning Arrester
- ☐ Hour Meters
- ☐ Time Delay Relay
- ☐ Low Level Alarm
- ☐ Stainless Steel Enclosure
- ☐ Deadfront
- ☐ Clear Panel Door
- ☐ Custom Option:

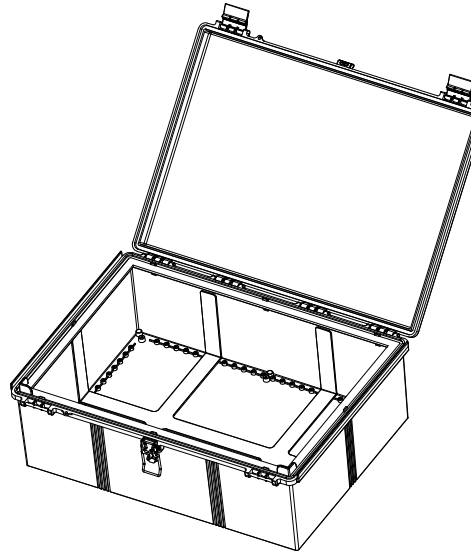
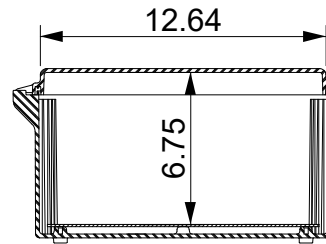
For Use with Pump

240V/1 PH: ☐ SPA23-SL (Standard)



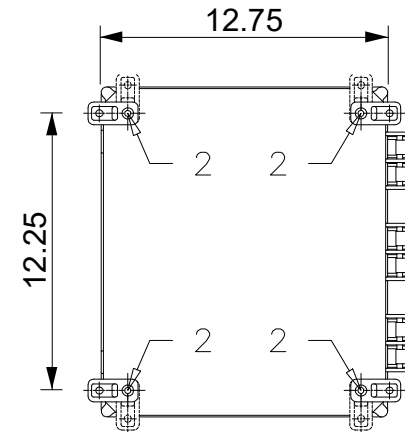
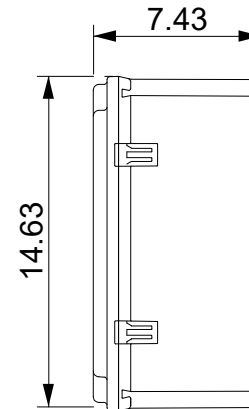
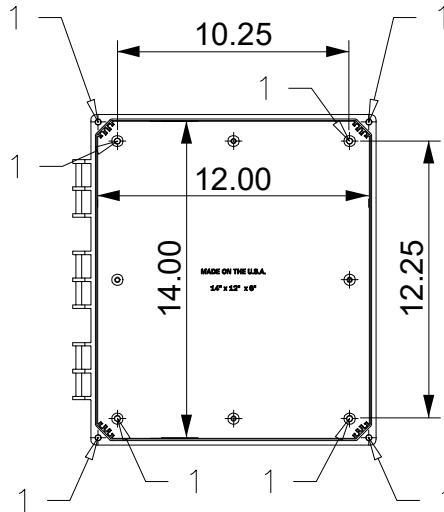
General Notes

1. Enclosure material to be molded fiberglass reinforced polyester.
2. U.L. listed per Std. 508
3. Stainless steel mounting hardware included.
4. I.E.C.-529 rated IP66 prior to modification.
5. Temperature range from -50°C to 150°C
6. Self-extinguishing & halogen-free enclosure.
7. Maintenance-free & corrosion resistant.
8. Standard 12"x14" enclosure depicted.
Enclosure size may change based on options selected



Notes:

- Holes marked with "1" denote #10-32UNF Threaded Brass Insert Installed
- Holes marked with "2" denote 1/4-20UNF Threaded Brass Insert Installed



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SP-Panel-D

Part No.

LB230009

Drawing No.

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Sheet

2/28/2025

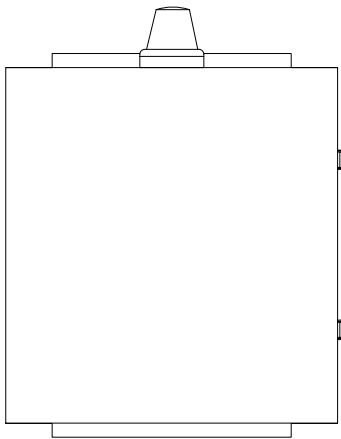
Rev Date

Duplex Control Panel

Desc.

SP-Panel-S

Sierra Peak Pump Systems panels are manufactured in-house and designed specifically for use with the SPPS simplex pump stations. Please consult factory to confirm compatibility before using with non-SPPS equipment. Panels are rated for both indoor and outdoor installation.



Technical Specs

Voltage / Phase	240V / 1 Φ
Full Load Amperage	10 amps (w/ Pumps)
Interior Dimension	10" (w) x 12" (h) x 6" (d)
Exterior Dimension	10.625" x 12.625" x 7.4375"
Enclosure Type	NEMA 4X
Enclosure Material	Molded FRP
Power Requirement	30A 2-Pole Dedicated Breaker

Standard Panel Features

- Audible alarm with silence switch
- Visual external alarm light
- Corrosion resistant NEMA 4x enclosure
- H-O-A Switch
- Di-pole pump circuit breakers
- Alarm circuit relay
- DIN rail mounted components
- Internal run, lead/lag, and alarm indicator lights
- External lockable hasps
- Grounding bar
- Easy wiring terminal blocks
-  Remote Monitoring capable



SAM (Remote Monitoring System)

Standard panels are SAM-capable and most new SPPS system packages include one year of remote monitoring communication. Users are able to receive notifications for power loss and alarm conditions, view pump data logs online, and manage profile settings through the SAM website.

- Designate unlimited number of contacts
- Choose between email or text notifications
 - Activated at startup (for new systems)
- Activated upon request (for existing systems)

Available Options:

Remote Monitoring System

Generator Receptacle with Auto-Transfer Switch

Main Service Disconnect Breaker

GFCI Receptacle

Time Delay Relays

Stainless Steel or Poly Enclosures

*Additional customizations available - consult factory

Control Panel Features

Standard Panel includes:

- NEMA 4X Enclosure
- 2 Pole Pump Circuit Breakers
- External Alarm Light, Visual
- Audible Alarm, Buzzer
- Alarm Circuit Relays
- DIN Rail Mounted Components
- External Lockable Hasps
- Grounding Lugs
- Easy Wiring Terminal Blocks
- Remote Monitoring System

Options

- ☐ Generator Receptacle
- ☐ L14-20P Receptacle (standard)
- ☐ Other:
- ☐ Main Service Disconnect Breaker
- ☐ GFCI Receptacle
- ☐ Auxiliary Alarm Contacts
- ☐ Condensation Heater
- ☐ Intrinsically Safe Relays
- ☐ Lightning Arrester
- ☐ Hour Meters
- ☐ Time Delay Relay
- ☐ Low Level Alarm
- ☐ Stainless Steel Enclosure
- ☐ Deadfront
- ☐ Clear Panel Door
- ☐ Custom Option:

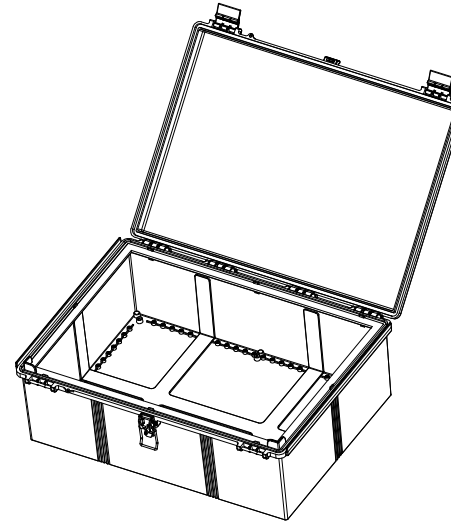
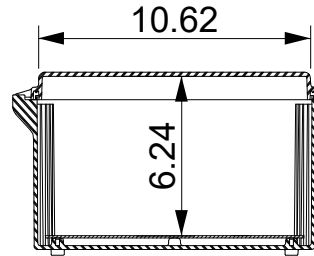
For Use with Pump

240V/1 PH: ☐ SPA23-SL (Standard)

☐

General Notes

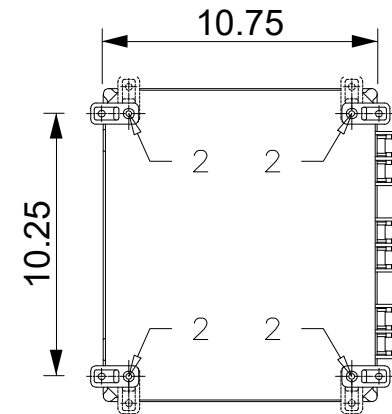
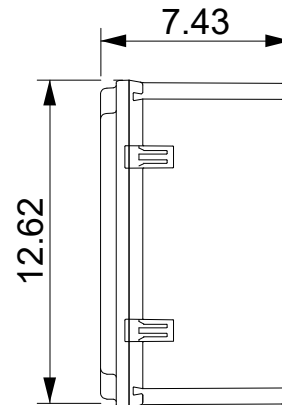
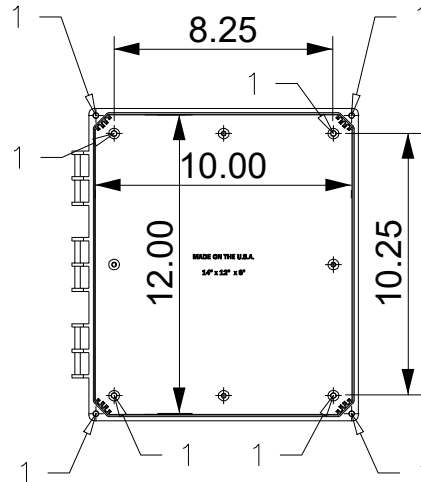
1. Enclosure material to be molded fiberglass reinforced polyester.
2. U.L. listed per Std. 508
3. Stainless steel mounting hardware included.
4. I.E.C.-529 rated IP66 prior to modification.
5. Temperature range from -50°C to 150°C
6. Self-extinguishing & halogen-free enclosure.
7. Maintenance-free & corrosion resistant.
8. Standard 12"x14" enclosure depicted.
Enclosure size may change based on options selected



Notes:

-Holes marked with "1" denote #10-32UNF Threaded Brass Insert Installed

-Holes marked with "2" denote 1/4-20UNF Threaded Brass Insert Installed



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SP-Panel-S

Part No.

LB230007

Drawing No.

2 of 2

Sheet

3/4/2025

Rev Date

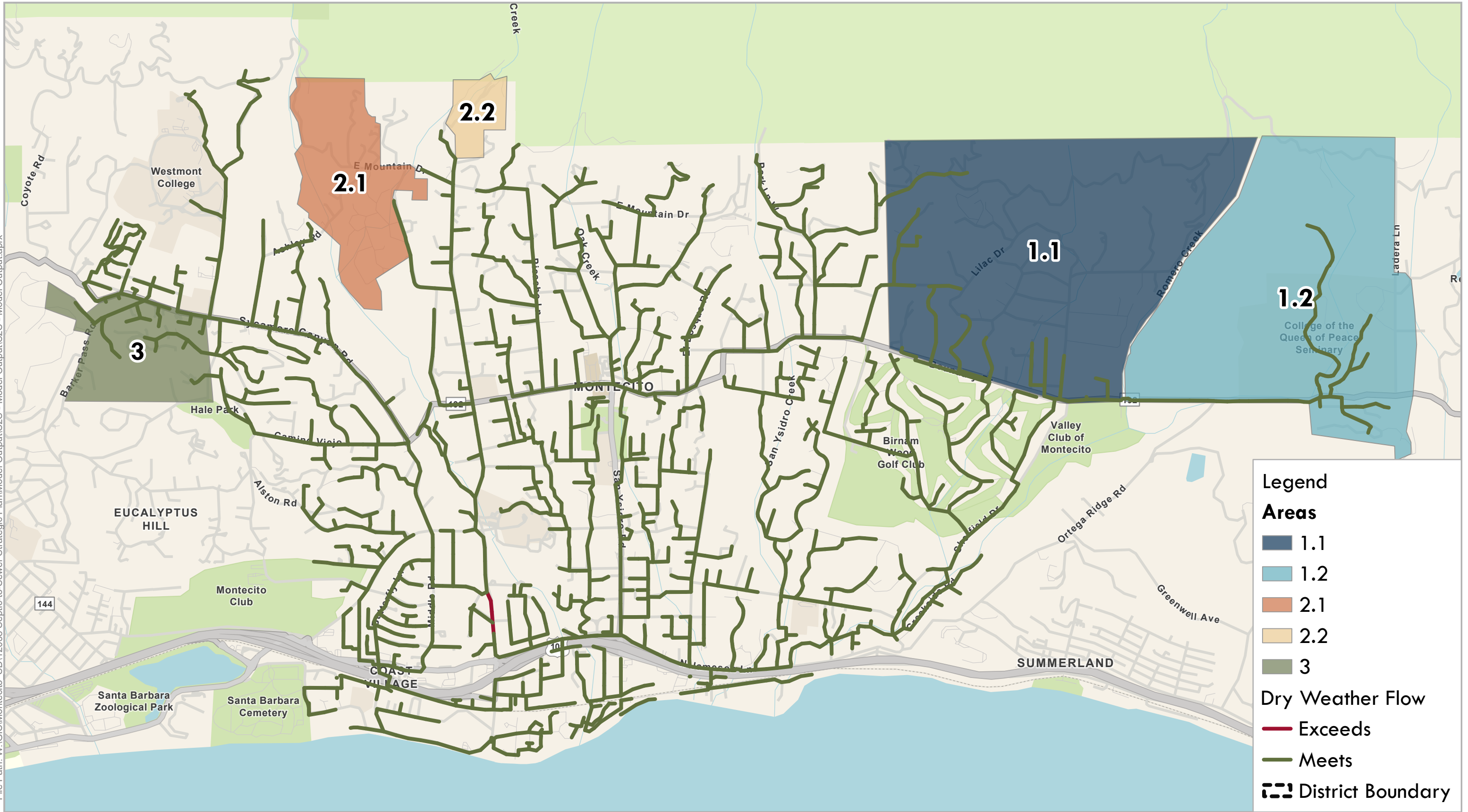
Simplex Control Panel

Desc.

Appendix B Modeling Results

Figures from septic-to-sewer modeling are provided on the following pages. See Section 2.2 for discussion of modeling approach, criteria, and results.

B



Legend

Areas

- 1.1
- 1.2
- 2.1
- 2.2
- 3

Dry Weather Flow

- Exceeds
- Meets
- District Boundary

N

0 0.5 1 Mi



0 0.8 1.6 Km

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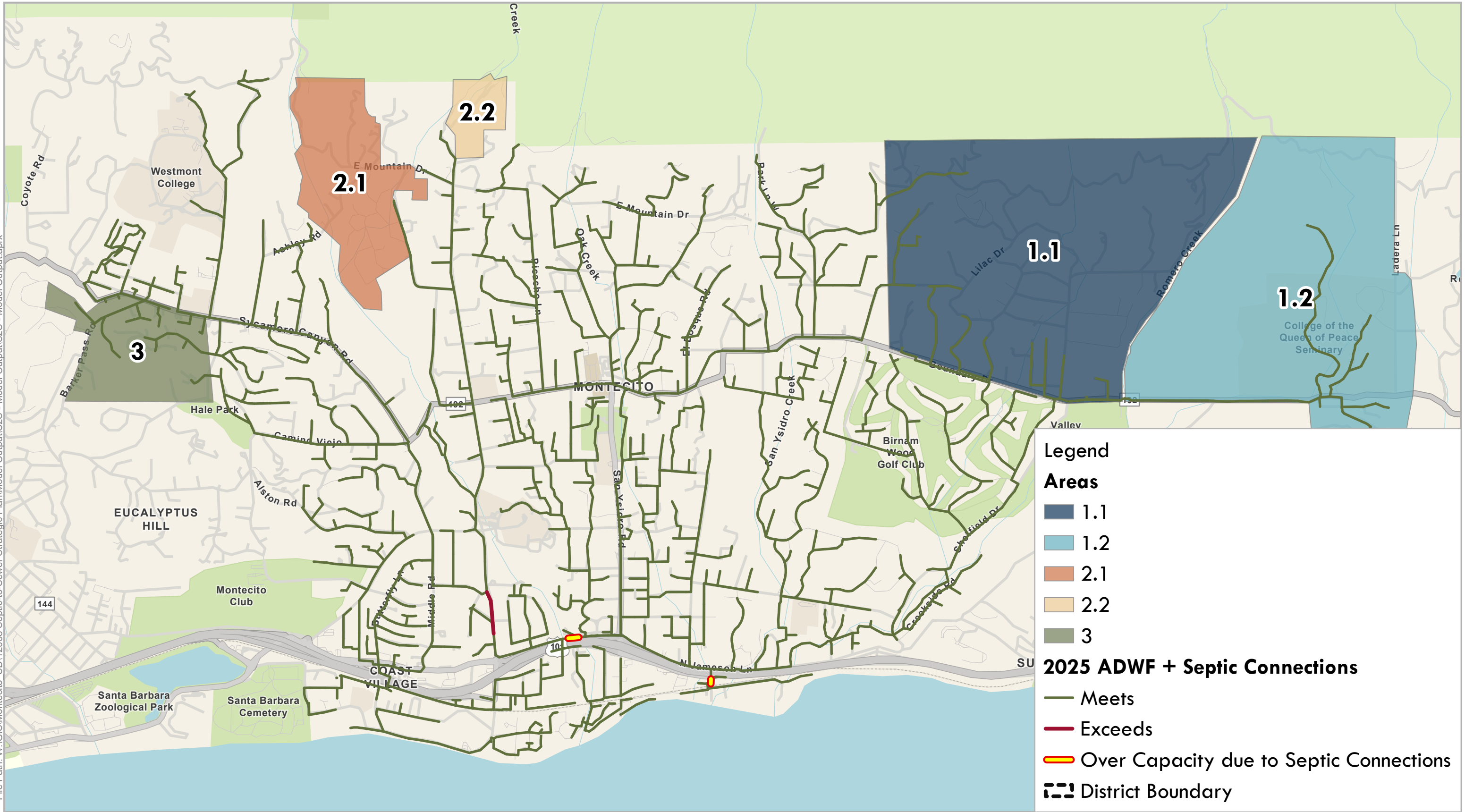
Evaluation Criteria

Maximum depth/Diameter (d/D) at average dry weather flow (ADWF):
0.5 for pipes with diameter 12 inches or less
0.67 for pipes with diameter greater than 12 inches

Notes

There are existing capacity constraints in the system.

File Path: W:\GIS\Montecito_SD\12038 Septic-to-Sewer Strategic Plan\Model Output\S2S - Model Output\S2S - Model Output.aprx



N

0 0.5 1 Mi



0 0.8 1.6 Km

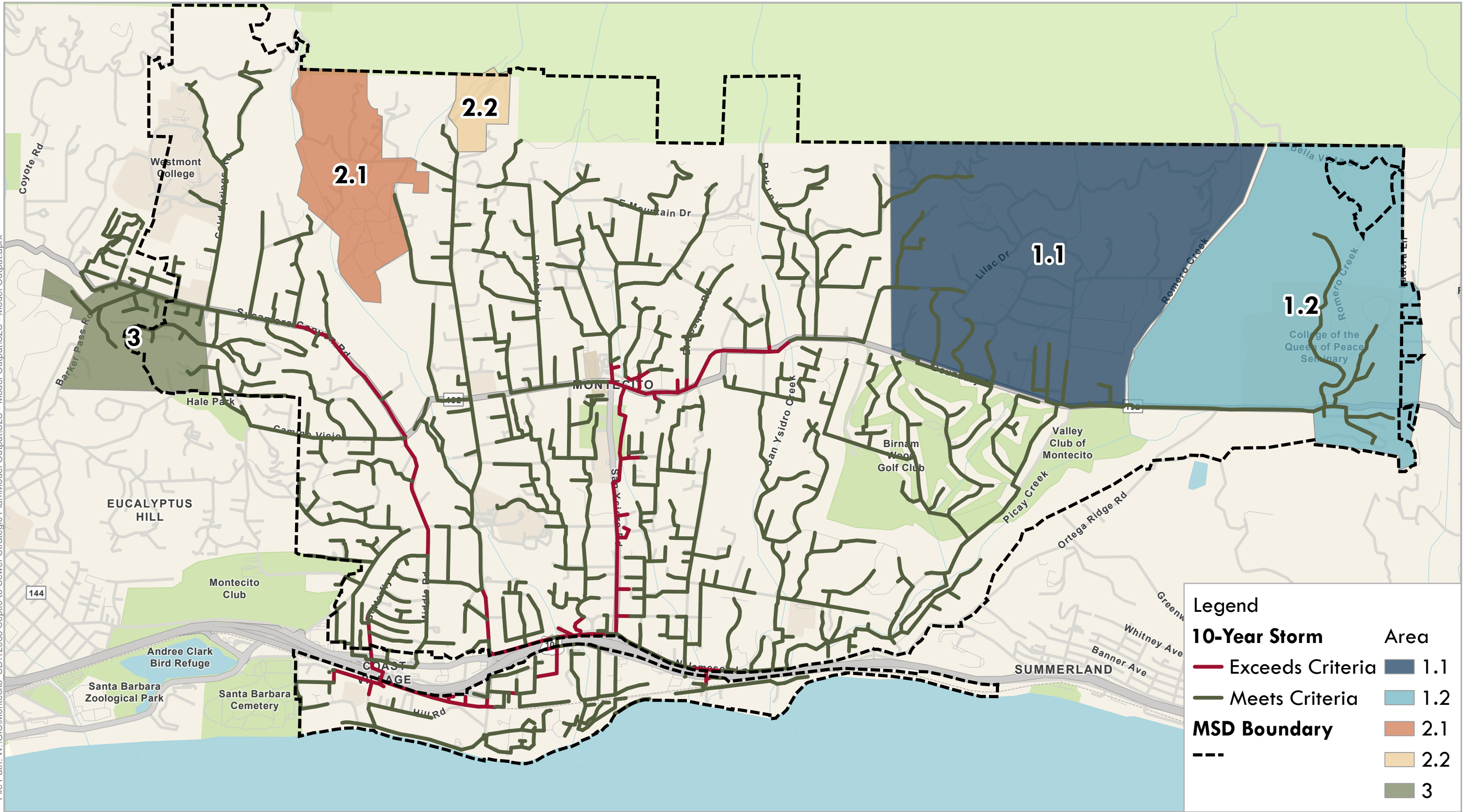
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Evaluation Criteria

Maximum depth/Diameter (d/D) at average dry weather flow (ADWF):
0.5 for pipes with diameter 12 inches or less
0.67 for pipes with diameter greater than 12 inches

Notes

The additional segments over capacity due to the septic connections are L189-12-A at 56.5% and L195-6 at 51.2%.



N

0 0.4 0.8 Mi



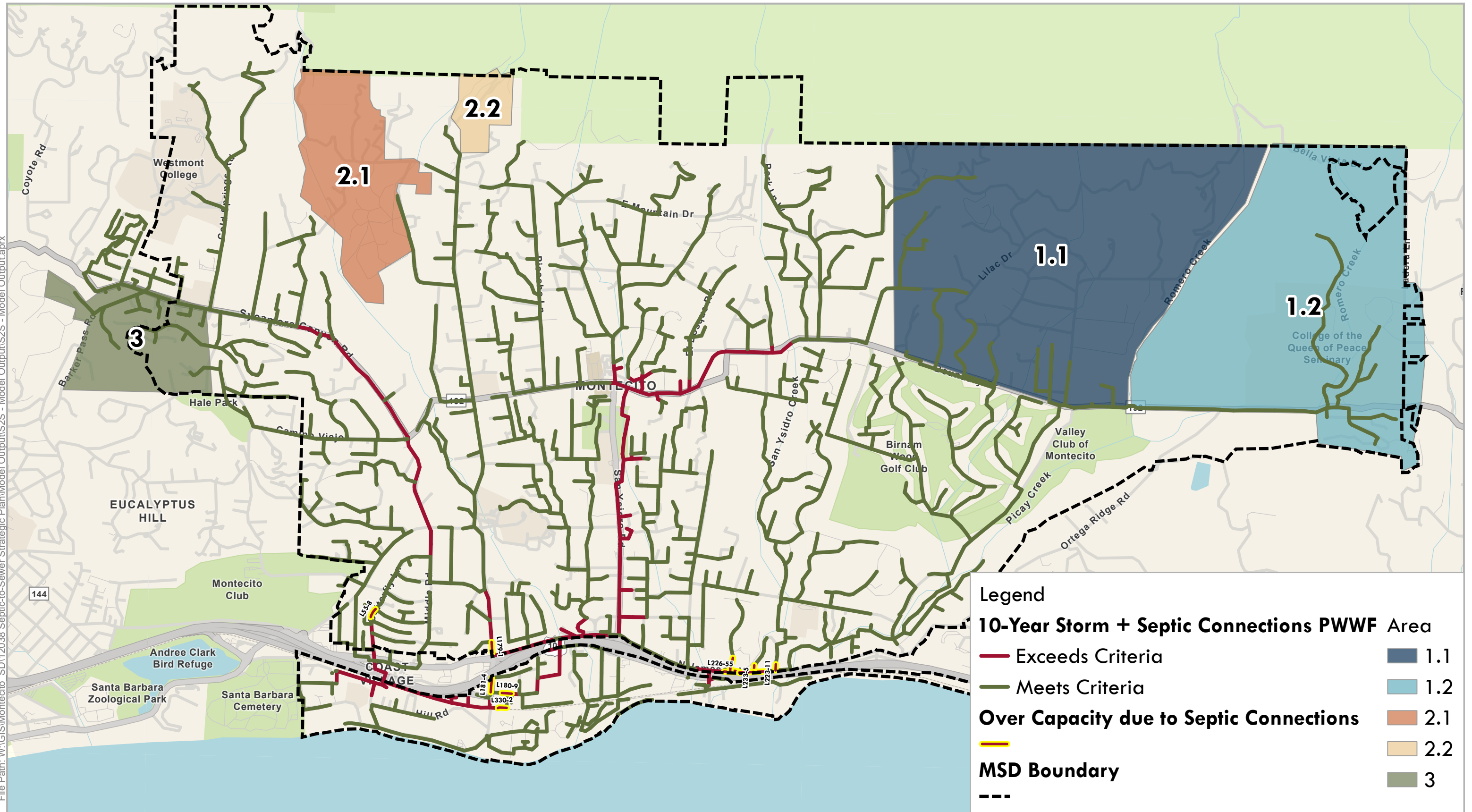
0 0.65 1.3 Km

Evaluation Criteria

Maximum depth/Diameter (d/D) at peak hour wet weather flow (PHWWF):
0.75 for pipes with diameter 12 inches or less
0.80 for pipes with diameter greater than 12 inches

Notes

Major portions of the collection system are strained in the event of a 10-year design storm.



N

0 0.4 0.8 Mi



0 0.65 1.3 Km

Evaluation Criteria

Maximum depth/Diameter (d/D) at peak hour wet weather flow (PHWWF):

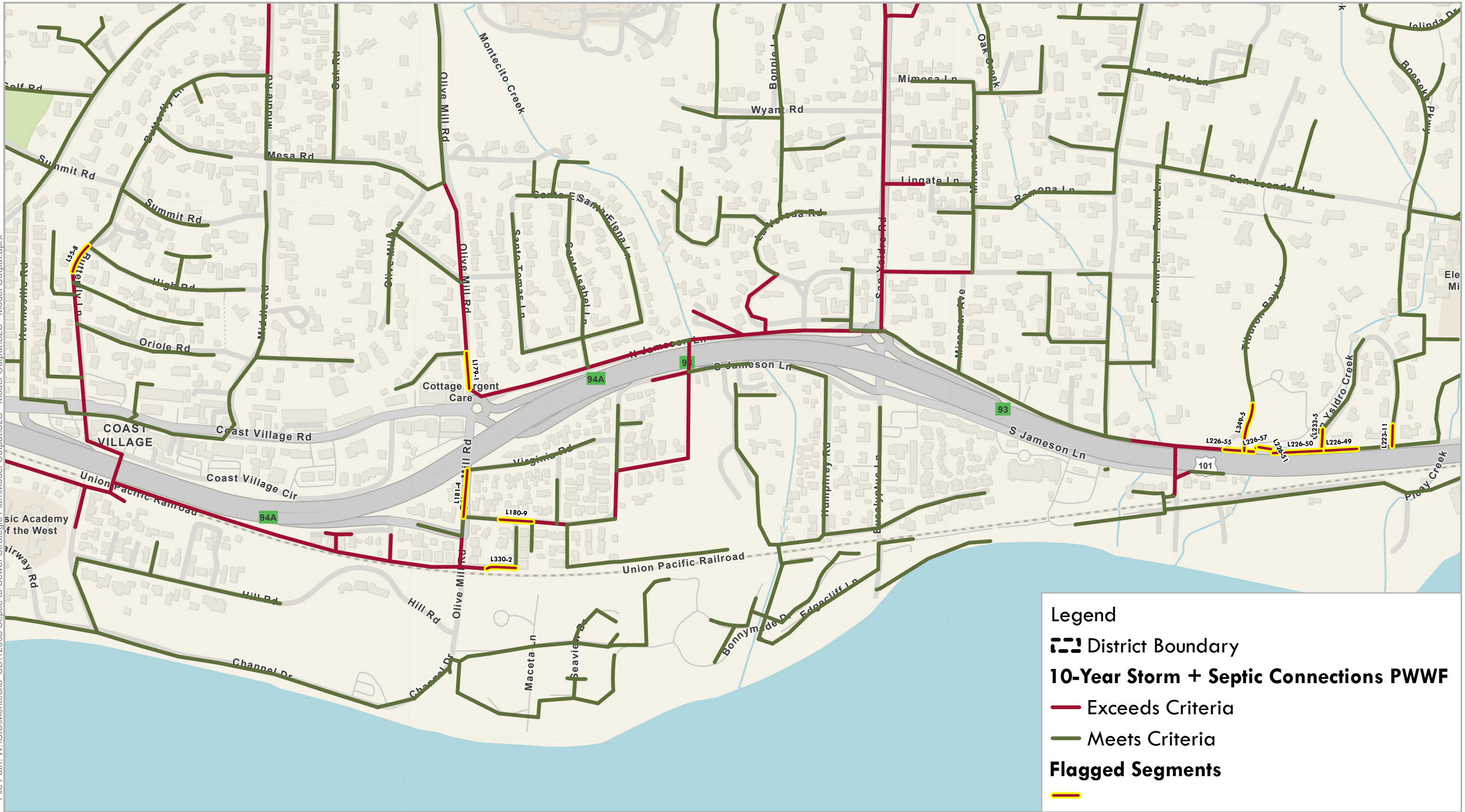
0.75 for pipes with diameter 12 inches or less

0.80 for pipes with diameter greater than 12 inches

Notes

Major portions of the collection system are strained in the event of a 10-year design storm.

Segments L181-4, L223-11, L233-5, L330-2, and L349-5 are shown as impacted by septic-to-sewer connections; however, this is likely a backwater condition in the model. This is due to the model not reflecting actual invert connections between smaller and larger diameter pipes.



N

0 0.1 0.2 Mi



0 0.2 0.4 Km

Appendix C Cost Estimates

C

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 4	
Area: 1.1				
Zone: 1				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$24,500
Bonds and Insurance	1	LS	2.00%	\$6,700
General Conditions	1	LS	3.00%	\$10,100
Shop Drawings and O&M Manuals	1	LS	2.50%	\$8,400
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,700
Contractor Overhead Subtotal				\$52,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	900	LF	\$5	\$4,500
Demolish and haul, linear foot of AC removed	900	LF	\$21	\$18,900
Boulder removal	900	LF	\$26	\$23,400
Paving Costs				
Grinding and Repave	900	LF	\$50	\$45,000
Striping	900	LF	\$5	\$4,500
General Construction				
Sheeting and shoring protection - LPSS	900	LS	\$7,000	\$7,000
Traffic control for piping project	225	LF	\$15	\$3,375
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	900	LF	\$200	\$180,000
2" In-Line Flush Kit	2	EA	\$1,975	\$3,950
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
Construction Costs Subtotal				\$325,000
Contractor Overhead Costs Subtotal				\$52,000
Construction Subtotal				\$377,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$76,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$453,000
Infrastructure Cost per Connection	4			\$113,250
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$196,850
Annualized Project Cost				\$23,000
Annualized O&M Cost (see below)				\$8,800
Total Annual Cost				\$31,800
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$217,700	\$2,177
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$217,700	\$6,531
Total Annual O&M Cost				\$8,800
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 4	
Area: 1.1				
Zone: 1				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$19,800
Bonds and Insurance	1	LS	2.00%	\$5,400
General Conditions	1	LS	3.00%	\$8,200
Shop Drawings and O&M Manuals	1	LS	2.50%	\$6,800
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,400
Contractor Overhead Subtotal				\$42,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	700	LF	\$5	\$3,500
Demolish and haul, linear foot of AC removed	700	LF	\$21	\$14,700
Boulder removal	700	LF	\$26	\$18,200
Paving Costs				
Grinding and Repave	700	LF	\$50	\$35,000
Striping	700	LF	\$5	\$3,500
General Construction				
Sheeting and shoring protection - LPSS	700	LS	\$7,000	\$7,000
Traffic control for piping project	175	LF	\$15	\$2,625
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	700	LF	\$200	\$140,000
2" In-Line Flush Kit	2	EA	\$1,975	\$3,950
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
Construction Costs Subtotal				\$263,000
Contractor Overhead Costs Subtotal				\$42,000
Construction Subtotal				\$305,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$61,000
Utility Easement Purchases (40% of land value)	680	SQFT	\$9.20	\$6,256
Total Project Cost				\$372,256
Infrastructure Cost per Connection	4			\$93,064
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$176,664
Annualized Project Cost				\$19,000
Annualized O&M Cost (see below)				\$7,200
Total Annual Cost				\$26,200
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$177,700	\$1,777
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$177,700	\$5,331
Total Annual O&M Cost				\$7,200
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 8	
Area: 1.1				
Zone: 2				
Alternative: 1 LPSS/Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$31,200
Bonds and Insurance	1	LS	2.00%	\$8,500
General Conditions	1	LS	3.00%	\$12,900
Shop Drawings and O&M Manuals	1	LS	2.50%	\$10,700
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$2,100
Contractor Overhead Subtotal				\$66,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	680	LF	\$5	\$3,400
Demolish and haul, linear foot of AC removed	680	LF	\$21	\$14,280
Boulder removal	680	LF	\$26	\$17,680
Paving Costs				
Grinding and Repave	680	LF	\$50	\$34,000
Striping	680	LF	\$5	\$3,400
General Construction				
Sheeting and shoring protection - Gravity	680	LF	\$10	\$6,800
Traffic control for piping project	170	LF	\$15	\$2,550
New Gravity Sewer				
8" PVC Sewer (standard depth)	680	LF	\$440	\$299,200
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	3	EA	\$7,500	\$22,500
Construction Costs Subtotal				\$414,000
Contractor Overhead Costs Subtotal				\$66,000
Construction Subtotal				\$480,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$96,000
Utility Easement Purchases (30% of land value)	12,000	SQFT	\$9.20	\$110,400
Total Project Cost				\$686,400
Infrastructure Cost per Connection	8			\$85,800
Average On Site User Connection Cost				\$27,600
Total Estimated Cost to Connect				\$113,400
Annualized Project Cost				\$35,000
Annualized O&M Cost (see below)				\$4,700
Total Annual Cost				\$39,700
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$331,300	\$3,313
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	680	LF	\$2	\$1,360
Total Annual O&M Cost				\$4,700
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 8	
Area: 1.1				
Zone: 2				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$15,600
Bonds and Insurance	1	LS	2.00%	\$4,300
General Conditions	1	LS	3.00%	\$6,500
Shop Drawings and O&M Manuals	1	LS	2.50%	\$5,400
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,100
Contractor Overhead Subtotal				\$33,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	600	LF	\$5	\$3,000
Demolish and haul, linear foot of AC removed	600	LF	\$21	\$12,600
Boulder removal	600	LF	\$26	\$15,600
Paving Costs				
Grinding and Repave	600	LF	\$50	\$30,000
Striping	600	LF	\$5	\$3,000
General Construction				
Sheeting and shoring protection - LPSS	600	LS	\$7,000	\$7,000
Traffic control for piping project	150	LF	\$15	\$2,250
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
2.00" Main Pipe	600	LF	\$200	\$120,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Construction Costs Subtotal				\$207,000
Contractor Overhead Costs Subtotal				\$33,000
Construction Subtotal				\$240,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$48,000
Utility Easement Purchases (30% of land value)	12,000	SQFT	\$9.20	\$110,400
Total Project Cost				\$398,400
Infrastructure Cost per Connection	8			\$49,800
On Site User Connection Cost				\$75,100
Total Estimated Cost to Connect				\$124,900
Annualized Project Cost				\$20,000
Annualized O&M Cost (see below)				\$5,400
Total Annual Cost				\$25,400
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$133,000	\$1,330
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$133,000	\$3,990
Total Annual O&M Cost				\$5,400
USER CONNECTION COSTS				
Simplex Pump	1	EA	\$11,050	\$11,050
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$75,100

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 53	
Area: 1.1				
Zone: 3				
Alternative: 1 Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$308,600
Bonds and Insurance	1	LS	2.00%	\$83,700
General Conditions	1	LS	3.00%	\$126,800
Shop Drawings and O&M Manuals	1	LS	2.50%	\$105,200
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$20,600
Contractor Overhead Subtotal				\$645,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	7,000	LF	\$5	\$35,000
Demolish and haul, linear foot of AC removed	7,000	LF	\$21	\$147,000
Boulder removal	7,000	LF	\$26	\$182,000
Paving Costs				
Grinding and Repave	7,000	LF	\$50	\$350,000
Striping	7,000	LF	\$5	\$35,000
General Construction				
Sheeting and shoring protection - Gravity	7,000	LF	\$10	\$70,000
Traffic control for piping project	1,750	LF	\$15	\$26,250
New Gravity Sewer				
8" PVC Sewer (standard depth)	7,000	LF	\$440	\$3,080,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 8-12' deep, 4' diameter	18	EA	\$9,100	\$163,800
Construction Costs Subtotal				\$4,099,000
Contractor Overhead Costs Subtotal				\$645,000
Construction Subtotal				\$4,744,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$949,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$5,693,000
Infrastructure Cost per Connection	53			\$107,415
On Site User Connection Cost				\$27,600
Total Estimated Cost to Connect				\$135,015
Annualized Project Cost				\$290,000
Annualized O&M Cost (see below)				\$46,600
Total Annual Cost				\$336,600
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$3,253,400	\$32,534
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	7,000	LF	\$2	\$14,000
Total Annual O&M Cost				\$46,600
USER CONNECTION COSTS				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	EA	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 53	
Area: 1.1				
Zone: 3				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$192,600
Bonds and Insurance	1	LS	2.00%	\$52,300
General Conditions	1	LS	3.00%	\$79,200
Shop Drawings and O&M Manuals	1	LS	2.50%	\$65,600
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$12,900
Contractor Overhead Subtotal				\$403,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	7,600	LF	\$5	\$38,000
Demolish and haul, linear foot of AC removed	7,600	LF	\$21	\$159,600
Boulder removal	7,600	LF	\$26	\$197,600
Paving Costs				
Grinding and Repave	7,600	LF	\$50	\$380,000
Striping	7,600	LF	\$5	\$38,000
General Construction				
Sheeting and shoring protection - LPSS	7,600	LS	\$7,000	\$7,000
Traffic control for piping project	1,900	LF	\$15	\$28,500
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
3.00" Main Pipe	7,600	LF	\$210	\$1,596,000
3" In-Line Flush Kit	2	EA	\$2,770	\$5,540
3" Terminal Flush Kit	4	EA	\$1,900	\$7,600
3" Isolation Valve	18	EA	\$1,560	\$28,080
Air/Vacuum Release Valve - Eone	5	EA	\$3,300	\$16,500
Clean Out - Eone	20	EA	\$1,200	\$24,000
Construction Costs Subtotal				\$2,558,000
Contractor Overhead Costs Subtotal				\$403,000
Construction Subtotal				\$2,961,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$593,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$3,554,000
Infrastructure Cost per Connection	53			\$67,057
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$150,657
Annualized Project Cost				\$181,000
Annualized O&M Cost (see below)				\$68,400
Total Annual Cost				\$249,400
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,708,620	\$17,086
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$1,708,620	\$51,259
Total Annual O&M Cost				\$68,400
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis		Parcels: 62		
Area: 1.1				
Zone: 4				
Alternative: 1 LPSS/Gravity Extension		By: BH, CR		
Task: AACE Class V Cost Estimate		Reviewed by: RM, MG		
		Date: 7/22/2026		
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$486,700
Bonds and Insurance	1	LS	2.00%	\$132,000
General Conditions	1	LS	3.00%	\$200,000
Shop Drawings and O&M Manuals	1	LS	2.50%	\$165,800
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$32,500
Contractor Overhead Subtotal				\$1,017,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	8,940	LF	\$5	\$44,700
Demolish and haul, linear foot of AC removed	8,940	LF	\$21	\$187,740
Boulder removal	8,940	LF	\$26	\$232,440
Paving Costs				
Grinding and Repave	8,940	LF	\$50	\$447,000
Striping	8,940	LF	\$5	\$44,700
General Construction				
Sheeting and shoring protection - Gravity	6,400	LF	\$10	\$64,000
Sheeting and shoring protection - LPSS	2,540	LS	\$7,000	\$7,000
Traffic control for piping project	2,235	LF	\$15	\$33,525
New Gravity Sewer				
8" PVC Sewer (standard depth)	6,400	LF	\$440	\$2,816,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	25	EA	\$7,500	\$187,500
Bridge Crossing	3	EA	\$21,300	\$63,900
New Regional Lift Station				
Lift Station Site Electrical	1	LS	\$650,000	\$650,000
Lift Station On-Site Piping and Valves	1	LS	\$150,000	\$150,000
Lift Station Pumps and Appurtenance	1	LS	\$180,000	\$180,000
Lift Station Wetwell and Valve Vault	1	LS	\$300,000	\$300,000
Lift Station Civil Site Work	1	LS	\$450,000	\$450,000
4" PVC Force Main	230	LF	\$148	\$34,040
New Low Pressure Sewer				
Bridge Crossing	2	EA	\$21,300	\$42,600
2.00" Main Pipe	2,540	LF	\$200	\$508,000
2" Terminal Flush Kit	5	EA	\$1,425	\$7,125
2" Isolation Valve	5	EA	\$1,150	\$5,750
Construction Costs Subtotal				\$6,466,000
Contractor Overhead Costs Subtotal				\$1,017,000
Construction Subtotal				\$7,483,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$1,497,000
Utility Easement Purchases (30% of land value)	3,500	SQFT	\$9.20	\$32,200
Total Project Cost				\$9,012,200
Infrastructure Cost per Connection	62			\$145,358
Average On Site User Connection Cost				\$58,310
Total Estimated Cost to Connect				\$203,668
Annualized Project Cost				\$460,000
Annualized O&M Cost (see below)				\$154,400
Total Annual Cost				\$614,400
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$3,640,475	\$36,405
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$563,475	\$16,904
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	6,400	LF	\$2	\$12,800
Lift Station Annual Maintenance	5%	PERCENT	\$1,764,040	\$88,202
Total Annual O&M Cost				\$154,400
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis		Parcels: 62		
Area: 1.1				
Zone: 4				
Alternative: 2 LPSS/Gravity Extension		By: BH, CR		
Task: AACE Class V Cost Estimate		Reviewed by: RM, MG		
		Date: 7/22/2026		
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$418,300
Bonds and Insurance	1	LS	2.00%	\$113,500
General Conditions	1	LS	3.00%	\$171,900
Shop Drawings and O&M Manuals	1	LS	2.50%	\$142,500
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$28,000
Contractor Overhead Subtotal				\$875,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	9,920	LF	\$5	\$49,600
Demolish and haul, linear foot of AC removed	9,920	LF	\$21	\$208,320
Boulder removal	9,920	LF	\$26	\$257,920
Paving Costs				
Grinding and Repave	9,920	LF	\$50	\$496,000
Striping	9,920	LF	\$5	\$49,600
General Construction				
Sheeting and shoring protection - Gravity	8,140	LF	\$10	\$81,400
Sheeting and shoring protection - LPSS	1,780	LS	\$7,000	\$7,000
Traffic control for piping project	2,480	LF	\$15	\$37,200
New Gravity Sewer				
8" PVC Sewer (standard depth)	8,140	LF	\$440	\$3,581,600
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	27	EA	\$7,500	\$202,500
Bridge Crossing	3	EA	\$21,300	\$63,900
Major landscape/access way restoration allowance	2	EA	\$50,000	\$100,000
New Low Pressure Sewer				
Bridge Crossing	2	EA	\$21,300	\$42,600
2.00" Main Pipe	1,780	LF	\$200	\$356,000
2" Terminal Flush Kit	5	EA	\$1,425	\$7,125
2" Isolation Valve	5	EA	\$1,150	\$5,750
Construction Costs Subtotal				\$5,557,000
Contractor Overhead Costs Subtotal				\$875,000
Construction Subtotal				\$6,432,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$1,287,000
Utility Easement Purchases (30% of land value)	10,000	SQFT	\$9.20	\$92,000
Total Project Cost				\$7,811,000
Infrastructure Cost per Connection	62			\$125,984
Average On Site User Connection Cost				\$58,310
Total Estimated Cost to Connect				\$184,294
Annualized Project Cost				\$399,000
Annualized O&M Cost (see below)				\$71,400
Total Annual Cost				\$470,400
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$4,269,075	\$42,691
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$411,475	\$12,344
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	8,140	LF	\$2	\$16,280
Total Annual O&M Cost				\$71,400
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 62	
Area: 1.1				
Zone: 4				
Alternative: 3 LPSS (multiple)			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$255,500
Bonds and Insurance	1	LS	2.00%	\$69,300
General Conditions	1	LS	3.00%	\$105,000
Shop Drawings and O&M Manuals	1	LS	2.50%	\$87,100
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$17,100
Contractor Overhead Subtotal				\$534,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	9,640	LF	\$5	\$48,200
Demolish and haul, linear foot of AC removed	9,640	LF	\$21	\$202,440
Boulder removal	9,640	LF	\$26	\$250,640
Paving Costs				
Grinding and Repave	9,640	LF	\$50	\$482,000
Striping	9,640	LF	\$5	\$48,200
General Construction				
Sheeting and shoring protection - LPSS	9,640	LS	\$7,000	\$7,000
Traffic control for piping project	2,410	LF	\$15	\$36,150
New Low Pressure Sewer				
Connection to existing sewer	3	LS	\$9,600	\$28,800
Bridge Crossing	9	EA	\$21,300	\$191,700
3.00" Main Pipe	9,640	LF	\$210	\$2,024,400
3" In-Line Flush Kit	6	EA	\$2,770	\$16,620
3" Terminal Flush Kit	12	EA	\$1,900	\$22,800
3" Isolation Valve	22	EA	\$1,560	\$34,320
Construction Costs Subtotal				\$3,394,000
Contractor Overhead Costs Subtotal				\$534,000
Construction Subtotal				\$3,928,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$786,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$4,714,000
Infrastructure Cost per Connection	62			\$76,032
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$159,632
Annualized Project Cost				\$241,000
Annualized O&M Cost (see below)				\$92,800
Total Annual Cost				\$333,800
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$2,318,640	\$23,186
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$2,318,640	\$69,559
Total Annual O&M Cost				\$92,800
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 11	
Area: 1.1				
Zone: 5				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$53,700
Bonds and Insurance	1	LS	2.00%	\$14,600
General Conditions	1	LS	3.00%	\$22,100
Shop Drawings and O&M Manuals	1	LS	2.50%	\$18,300
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$3,600
Contractor Overhead Subtotal				\$113,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,160	LF	\$5	\$10,800
Demolish and haul, linear foot of AC removed	2,160	LF	\$21	\$45,360
Boulder removal	2,160	LF	\$26	\$56,160
Paving Costs				
Grinding and Repave	2,160	LF	\$50	\$108,000
Striping	2,160	LF	\$5	\$10,800
General Construction				
Sheeting and shoring protection - LPSS	2,160	LF	\$7,000	\$7,000
Traffic control for piping project	540	LF	\$15	\$8,100
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	2,160	LF	\$200	\$432,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Construction Costs Subtotal				\$713,000
Contractor Overhead Costs Subtotal				\$113,000
Construction Subtotal				\$826,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$166,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$992,000
Infrastructure Cost per Connection	11			\$90,182
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$173,782
Annualized Project Cost				\$51,000
Annualized O&M Cost (see below)				\$18,700
Total Annual Cost				\$69,700
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$466,300	\$4,663
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$466,300	\$13,989
Total Annual O&M Cost				\$18,700
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 11	
Area: 1.1				
Zone: 5				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$54,400
Bonds and Insurance	1	LS	2.00%	\$14,800
General Conditions	1	LS	3.00%	\$22,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$18,600
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$3,700
Contractor Overhead Subtotal				\$114,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,120	LF	\$5	\$10,600
Demolish and haul, linear foot of AC removed	2,120	LF	\$21	\$44,520
Boulder removal	2,120	LF	\$26	\$55,120
Paving Costs				
Grinding and Repave	2,120	LF	\$50	\$106,000
Striping	2,120	LF	\$5	\$10,600
General Construction				
Sheeting and shoring protection - LPSS	2,120	LF	\$7,000	\$7,000
Traffic control for piping project	530	LF	\$15	\$7,950
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	2	EA	\$21,300	\$42,600
2.00" Main Pipe	2,120	LF	\$200	\$424,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Construction Costs Subtotal				\$722,000
Contractor Overhead Costs Subtotal				\$114,000
Construction Subtotal				\$836,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$168,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$1,004,000
Infrastructure Cost per Connection	11			\$91,273
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$174,873
Annualized Project Cost				\$51,000
Annualized O&M Cost (see below)				\$19,200
Total Annual Cost				\$70,200
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$479,600	\$4,796
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$479,600	\$14,388
Total Annual O&M Cost				\$19,200
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 1.1				
Zone: 6				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$27,100
Bonds and Insurance	1	LS	2.00%	\$7,400
General Conditions	1	LS	3.00%	\$11,200
Shop Drawings and O&M Manuals	1	LS	2.50%	\$9,300
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,900
Contractor Overhead Subtotal				\$57,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	1,000	LF	\$5	\$5,000
Demolish and haul, linear foot of AC removed	1,000	LF	\$21	\$21,000
Boulder removal	1,000	LF	\$26	\$26,000
Paving Costs				
Grinding and Repave	1,000	LF	\$50	\$50,000
Striping	1,000	LF	\$5	\$5,000
General Construction				
Sheeting and shoring protection - LPSS	1,000	LF	\$7,000	\$7,000
Traffic control for piping project	250	LF	\$15	\$3,750
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	1,000	LF	\$200	\$200,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	3	EA	\$1,200	\$3,600
Construction Costs Subtotal				\$359,000
Contractor Overhead Costs Subtotal				\$57,000
Construction Subtotal				\$416,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$84,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$500,000
Infrastructure Cost per Connection	7			\$71,429
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$155,029
Annualized Project Cost				\$26,000
Annualized O&M Cost (see below)				\$9,700
Total Annual Cost				\$35,700
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$241,200	\$2,412
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$241,200	\$7,236
Total Annual O&M Cost				\$9,700
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 1.1				
Zone: 6				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$24,700
Bonds and Insurance	1	LS	2.00%	\$6,700
General Conditions	1	LS	3.00%	\$10,200
Shop Drawings and O&M Manuals	1	LS	2.50%	\$8,500
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,700
Contractor Overhead Subtotal				\$52,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	900	LF	\$5	\$4,500
Demolish and haul, linear foot of AC removed	900	LF	\$21	\$18,900
Boulder removal	900	LF	\$26	\$23,400
Paving Costs				
Grinding and Repave	900	LF	\$50	\$45,000
Striping	900	LF	\$5	\$4,500
General Construction				
Sheeting and shoring protection - LPSS	900	LS	\$7,000	\$7,000
Traffic control for piping project	225	LF	\$15	\$3,375
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	900	LF	\$200	\$180,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	3	EA	\$1,200	\$3,600
Construction Costs Subtotal				\$328,000
Contractor Overhead Costs Subtotal				\$52,000
Construction Subtotal				\$380,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$76,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$456,000
Infrastructure Cost per Connection	7			\$65,143
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$148,743
Annualized Project Cost				\$23,000
Annualized O&M Cost (see below)				\$8,900
Total Annual Cost				\$31,900
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$221,200	\$2,212
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$221,200	\$6,636
Total Annual O&M Cost				\$8,900
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 31	
Area: 1.1				
Zone: 7				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$184,200
Bonds and Insurance	1	LS	2.00%	\$50,000
General Conditions	1	LS	3.00%	\$75,700
Shop Drawings and O&M Manuals	1	LS	2.50%	\$62,800
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$12,300
Contractor Overhead Subtotal				\$385,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	7,620	LF	\$5	\$38,100
Demolish and haul, linear foot of AC removed	7,620	LF	\$21	\$160,020
Boulder removal	7,620	LF	\$26	\$198,120
Paving Costs				
Grinding and Repave	7,620	LF	\$50	\$381,000
Striping	7,620	LF	\$5	\$38,100
General Construction				
Sheeting and shoring protection - LPSS	7,620	LS	\$7,000	\$7,000
Traffic control for piping project	1,905	LF	\$15	\$28,575
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	7,620	LF	\$200	\$1,524,000
2" In-Line Flush Kit	6	EA	\$1,975	\$11,850
2" Terminal Flush Kit	3	EA	\$1,425	\$4,275
Air/Vacuum Release Valve - Eone	3	EA	\$3,300	\$9,900
Clean Out - Eone	12	EA	\$1,200	\$14,400
Construction Costs Subtotal				\$2,447,000
Contractor Overhead Costs Subtotal				\$385,000
Construction Subtotal				\$2,832,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$567,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$3,399,000
Infrastructure Cost per Connection	31			\$109,645
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$193,245
Annualized Project Cost				\$173,000
Annualized O&M Cost (see below)				\$63,900
Total Annual Cost				\$236,900
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,595,325	\$15,953
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$1,595,325	\$47,860
Total Annual O&M Cost				\$63,900
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 2	
Area: 1.2				
Zone: 1				
Alternative: 1 Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$48,700
Bonds and Insurance	1	LS	2.00%	\$13,200
General Conditions	1	LS	3.00%	\$20,000
Shop Drawings and O&M Manuals	1	LS	2.50%	\$16,600
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$3,300
Contractor Overhead Subtotal				\$102,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	1,050	LF	\$5	\$5,250
Demolish and haul, linear foot of AC removed	1,050	LF	\$21	\$22,050
Boulder removal	1,050	LF	\$26	\$27,300
Paving Costs				
Grinding and Repave	1,050	LF	\$50	\$52,500
Striping	1,050	LF	\$5	\$5,250
General Construction				
Sheeting and shoring protection - Gravity	1,050	LF	\$10	\$10,500
Traffic control for piping project	263	LF	\$15	\$3,938
New Gravity Sewer				
8" PVC Sewer (standard depth)	1,050	LF	\$440	\$462,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 12-18' deep, 4' diameter	4	EA	\$11,800	\$47,200
Construction Costs Subtotal				\$646,000
Contractor Overhead Costs Subtotal				\$102,000
Construction Subtotal				\$748,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$150,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$898,000
Infrastructure Cost per Connection	2			\$449,000
On Site User Connection Cost				\$27,600
Total Estimated Cost to Connect				\$476,600
Annualized Project Cost				\$46,000
Annualized O&M Cost (see below)				\$7,300
Total Annual Cost				\$53,300
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$518,800	\$5,188
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	1,050	LF	\$2	\$2,100
Total Annual O&M Cost				\$7,300
USER CONNECTION COSTS				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 2	
Area: 1.2				
Zone: 1				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$26,200
Bonds and Insurance	1	LS	2.00%	\$7,100
General Conditions	1	LS	3.00%	\$10,800
Shop Drawings and O&M Manuals	1	LS	2.50%	\$8,900
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,800
Contractor Overhead Subtotal				\$55,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	1,050	LF	\$5	\$5,250
Demolish and haul, linear foot of AC removed	1,050	LF	\$21	\$22,050
Boulder removal	1,050	LF	\$26	\$27,300
Paving Costs				
Grinding and Repave	1,050	LF	\$50	\$52,500
Striping	1,050	LF	\$5	\$5,250
General Construction				
Sheeting and shoring protection - LPSS	1,050	LS	\$7,000	\$7,000
Traffic control for piping project	263	LF	\$15	\$3,938
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
2.00" Main Pipe	1,050	LF	\$200	\$210,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Construction Costs Subtotal				\$347,000
Contractor Overhead Costs Subtotal				\$55,000
Construction Subtotal				\$402,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$81,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$483,000
Infrastructure Cost per Connection	2			\$241,500
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$325,100
Annualized Project Cost				\$25,000
Annualized O&M Cost (see below)				\$9,000
Total Annual Cost				\$34,000
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$223,000	\$2,230
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$223,000	\$6,690
Total Annual O&M Cost				\$9,000
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 19	
Area: 1.2				
Zone: 2				
Alternative: 1 Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$171,000
Bonds and Insurance	1	LS	2.00%	\$46,400
General Conditions	1	LS	3.00%	\$70,300
Shop Drawings and O&M Manuals	1	LS	2.50%	\$58,300
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$11,500
Contractor Overhead Subtotal				\$358,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	3,800	LF	\$5	\$19,000
Demolish and haul, linear foot of AC removed	3,800	LF	\$21	\$79,800
Boulder removal	3,800	LF	\$26	\$98,800
Paving Costs				
Grinding and Repave	3,800	LF	\$50	\$190,000
Striping	3,800	LF	\$5	\$19,000
General Construction				
Sheeting and shoring protection - Gravity	3,800	LF	\$10	\$38,000
Traffic control for piping project	950	LF	\$15	\$14,250
New Gravity Sewer				
8" PVC Sewer (standard depth)	3,800	LF	\$440	\$1,672,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 12-18' deep, 4' diameter	11	EA	\$11,800	\$129,800
Construction Costs Subtotal				\$2,271,000
Contractor Overhead Costs Subtotal				\$358,000
Construction Subtotal				\$2,629,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$526,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$3,155,000
Infrastructure Cost per Connection	19			\$166,053
On Site User Connection Cost				\$27,600
Total Estimated Cost to Connect				\$193,653
Annualized Project Cost				\$161,000
Annualized O&M Cost (see below)				\$25,800
Total Annual Cost				\$186,800
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,811,400	\$18,114
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	3,800	LF	\$2	\$7,600
Total Annual O&M Cost				\$25,800
USER CONNECTION COSTS				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 18	
Area: 1.2				
Zone: 2				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$93,200
Bonds and Insurance	1	LS	2.00%	\$25,300
General Conditions	1	LS	3.00%	\$38,300
Shop Drawings and O&M Manuals	1	LS	2.50%	\$31,800
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$6,300
Contractor Overhead Subtotal				\$195,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	3,800	LF	\$5	\$19,000
Demolish and haul, linear foot of AC removed	3,800	LF	\$21	\$79,800
Boulder removal	3,800	LF	\$26	\$98,800
Paving Costs				
Grinding and Repave	3,800	LF	\$50	\$190,000
Striping	3,800	LF	\$5	\$19,000
General Construction				
Sheeting and shoring protection - LPSS	3,800	LS	\$7,000	\$7,000
Traffic control for piping project	950	LF	\$15	\$14,250
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
2.00" Main Pipe	1,000	LF	\$200	\$200,000
3.00" Main Pipe	2,800	LF	\$210	\$588,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	4	EA	\$1,200	\$4,800
Construction Costs Subtotal				\$1,237,000
Contractor Overhead Costs Subtotal				\$195,000
Construction Subtotal				\$1,432,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$287,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$1,719,000
Infrastructure Cost per Connection	19			\$90,474
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$174,074
Annualized Project Cost				\$88,000
Annualized O&M Cost (see below)				\$32,400
Total Annual Cost				\$120,400
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$809,100	\$8,091
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$809,100	\$24,273
Total Annual O&M Cost				\$32,400
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 10	
Area: 1.2				
Zone: 3				
Alternative: 1 LPSS (multiple)			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$167,800
Bonds and Insurance	1	LS	2.00%	\$45,500
General Conditions	1	LS	3.00%	\$69,000
Shop Drawings and O&M Manuals	1	LS	2.50%	\$57,200
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$11,300
Contractor Overhead Subtotal				\$351,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	7,080	LF	\$5	\$35,400
Demolish and haul, linear foot of AC removed	7,080	LF	\$21	\$148,680
Boulder removal	7,080	LF	\$26	\$184,080
Paving Costs				
Grinding and Repave	7,080	LF	\$50	\$354,000
Striping	7,080	LF	\$5	\$35,400
General Construction				
Sheeting and shoring protection - LPSS	7,080	LS	\$7,000	\$7,000
Traffic control for piping project	1,770	LF	\$15	\$26,550
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
2.00" Main Pipe	7,080	LF	\$200	\$1,416,000
3.00" Main Pipe	0	LF	\$210	\$0
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	4	EA	\$1,200	\$4,800
Construction Costs Subtotal				\$2,229,000
Contractor Overhead Costs Subtotal				\$351,000
Construction Subtotal				\$2,580,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$516,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$3,096,000
Infrastructure Cost per Connection	10			\$309,600
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$393,200
Annualized Project Cost				\$158,000
Annualized O&M Cost (see below)				\$57,500
Total Annual Cost				\$215,500
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,437,100	\$14,371
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$1,437,100	\$43,113
Total Annual O&M Cost				\$57,500
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 16	
Area: 2.1				
Zone: 1				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$108,600
Bonds and Insurance	1	LS	2.00%	\$29,500
General Conditions	1	LS	3.00%	\$44,600
Shop Drawings and O&M Manuals	1	LS	2.50%	\$37,000
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$7,300
Contractor Overhead Subtotal				\$227,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	4,300	LF	\$5	\$21,500
Demolish and haul, linear foot of AC removed	4,300	LF	\$21	\$90,300
Boulder removal	4,300	LF	\$26	\$111,800
Paving Costs				
Grinding and Repave	4,300	LF	\$50	\$215,000
Striping	4,300	LF	\$5	\$21,500
General Construction				
Sheeting and shoring protection - LPSS	4,300	LS	\$7,000	\$7,000
Traffic control for piping project	1,075	LF	\$15	\$16,125
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	1	EA	\$7,500	\$7,500
Bridge Crossing	1	EA	\$21,300	\$21,300
3.00" Main Pipe	4,300	LF	\$210	\$903,000
3" In-Line Flush Kit	1	EA	\$2,770	\$2,770
3" Terminal Flush Kit	5	EA	\$1,900	\$9,500
3" Isolation Valve	3	EA	\$1,560	\$4,680
Construction Costs Subtotal				\$1,442,000
Contractor Overhead Costs Subtotal				\$227,000
Construction Subtotal				\$1,669,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$334,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$2,003,000
Infrastructure Cost per Connection	16			\$125,188
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$208,788
Annualized Project Cost				\$102,000
Annualized O&M Cost (see below)				\$37,700
Total Annual Cost				\$139,700
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$941,400	\$9,414
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$941,400	\$28,242
Total Annual O&M Cost				\$37,700
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis		Parcels: 16		
Area: 2.1				
Zone: 1				
Alternative: 2 LPSS/Gravity Extension		Regional LS		By: BH, CR
Task: AACE Class V Cost Estimate				Reviewed by: RM, MG
				Date: 7/22/2026
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$232,900
Bonds and Insurance	1	LS	2.00%	\$63,200
General Conditions	1	LS	3.00%	\$95,700
Shop Drawings and O&M Manuals	1	LS	2.50%	\$79,400
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$15,600
Contractor Overhead Subtotal				\$487,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	3,900	LF	\$5	\$19,500
Demolish and haul, linear foot of AC removed	3,900	LF	\$21	\$81,900
Boulder removal	3,900	LF	\$26	\$101,400
Paving Costs				
Grinding and Repave	3,900	LF	\$50	\$195,000
Striping	3,900	LF	\$5	\$19,500
General Construction				
Sheeting and shoring protection - Gravity	2,200	LF	\$10	\$22,000
Sheeting and shoring protection - LPSS	1,700	LF	\$7,000	\$7,000
Traffic control for piping project	975	LF	\$15	\$14,625
New Gravity Sewer				
8" PVC Sewer (standard depth)	2,200	LF	\$440	\$968,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 12-18" deep, 4' diameter	9	EA	\$11,800	\$106,200
Regional Lift Station	1	EA		\$0
New Regional Lift Station				
Lift station site electrical (small)	1	LS	\$450,000	\$450,000
Lift station on-site piping and valves (small)	1	LS	\$50,000	\$50,000
Lift station pumps and appurtenance (small)	1	LS	\$90,000	\$90,000
Lift station wetwell and valve vault (small)	1	LS	\$250,000	\$250,000
Lift station civil site work (small)	1	LS	\$200,000	\$200,000
4" PVC Force Main	1,100	LF	\$148	\$162,800
New Low Pressure Sewer				
2.00" Main Pipe	1,700	LF	\$200	\$340,000
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
2" Isolation Valve	3	EA	\$1,150	\$3,450
Construction Costs Subtotal				\$3,094,000
Contractor Overhead Costs Subtotal				\$487,000
Construction Subtotal				\$3,581,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$717,000
Utility Easement Purchases (30% of land value)	3,500	SQFT	\$9.20	\$32,200
Total Project Cost				\$4,330,200
Infrastructure Cost per Connection	16			\$270,638
Average On Site User Connection Cost				\$52,100
Total Estimated Cost to Connect				\$322,738
Annualized Project Cost				\$221,000
Annualized O&M Cost (see below)				\$89,300
Total Annual Cost				\$310,300
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,430,100	\$14,301
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$346,300	\$10,389
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	2,200	LF	\$2	\$4,400
Lift Station Annual Maintenance	5%	PERCENT	\$1,202,800	\$60,140
Total Annual O&M Cost				\$89,300
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 27	
Area: 2.1				
Zone: 2				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$183,500
Bonds and Insurance	1	LS	2.00%	\$49,800
General Conditions	1	LS	3.00%	\$75,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$62,500
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$12,300
Contractor Overhead Subtotal				\$384,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,200	LF	\$5	\$11,000
Demolish and haul, linear foot of AC removed	2,200	LF	\$21	\$46,200
Boulder removal	2,200	LF	\$26	\$57,200
Paving Costs				
Grinding and Repave	2,200	LF	\$50	\$110,000
Striping	2,200	LF	\$5	\$11,000
General Construction				
Sheeting and shoring protection - LPSS	2,200	LS	\$7,000	\$7,000
Traffic control for piping project	550	LF	\$15	\$8,250
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	1	EA	\$7,500	\$7,500
Bridge Crossing	3	EA	\$21,300	\$63,900
2.00" Main Pipe	7,900	LF	\$200	\$1,580,000
3.00" Main Pipe	2,200	LF	\$210	\$462,000
3" In-Line Flush Kit	3	EA	\$2,770	\$8,310
3" Terminal Flush Kit	4	EA	\$1,900	\$7,600
3" Isolation Valve	11	EA	\$1,560	\$17,160
Air/Vacuum Release Valve - Eone	4	EA	\$3,300	\$13,200
Clean Out - Eone	14	EA	\$1,200	\$16,800
Construction Costs Subtotal				\$2,437,000
Contractor Overhead Costs Subtotal				\$384,000
Construction Subtotal				\$2,821,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$565,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$3,386,000
Infrastructure Cost per Connection	28			\$120,929
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$204,529
Annualized Project Cost				\$173,000
Annualized O&M Cost (see below)				\$87,500
Total Annual Cost				\$260,500
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$2,186,070	\$21,861
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$2,186,070	\$65,582
Total Annual O&M Cost				\$87,500
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis		Parcels: 27		
Area: 2.1				
Zone: 2				
Alternative: 2 LPSS/Gravity Extension		By: BH, CR		
Task: AACE Class V Cost Estimate		Reviewed by: RM, MG		
		Date: 7/22/2026		
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$430,900
Bonds and Insurance	1	LS	2.00%	\$116,900
General Conditions	1	LS	3.00%	\$177,100
Shop Drawings and O&M Manuals	1	LS	2.50%	\$146,800
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$28,800
Contractor Overhead Subtotal				\$901,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	6,900	LF	\$5	\$34,500
Demolish and haul, linear foot of AC removed	6,900	LF	\$21	\$144,900
Boulder removal	6,900	LF	\$26	\$179,400
Paving Costs				
Grinding and Repave	6,900	LF	\$50	\$345,000
Striping	6,900	LF	\$5	\$34,500
General Construction				
Sheeting and shoring protection - Gravity	4,500	LF	\$10	\$45,000
Sheeting and shoring protection - LPSS	2,400	LS	\$7,000	\$7,000
Traffic control for piping project	1,725	LF	\$15	\$25,875
New Gravity Sewer				
8" PVC Sewer (standard depth)	4,000	LF	\$440	\$1,760,000
8" PVC Sewer (deep trench)	500	LF	\$770	\$385,000
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 8-12' deep, 4' diameter	13	EA	\$9,100	\$118,300
New Regional Lift Station				
Lift Station Site Electrical	1	LS	\$650,000	\$650,000
Lift Station On-Site Piping and Valves	1	LS	\$150,000	\$150,000
Lift Station Pumps and Appurtenance	1	LS	\$180,000	\$180,000
Lift Station Wetwell and Valve Vault	1	LS	\$300,000	\$300,000
Lift Station Civil Site Work	1	LS	\$450,000	\$450,000
4" PVC Force Main	2,511	LF	\$148	\$371,628
New Low Pressure Sewer				
Bridge Crossing	2	EA	\$21,300	\$42,600
2.00" Main Pipe	2,400	LF	\$200	\$480,000
2" Terminal Flush Kit	4	EA	\$1,425	\$5,700
2" Isolation Valve	4	EA	\$1,150	\$4,600
Construction Costs Subtotal				\$5,724,000
Contractor Overhead Costs Subtotal				\$901,000
Construction Subtotal				\$6,625,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$1,325,000
Utility Easement Purchases (30% of land value)	3,500	SQFT	\$9.20	\$32,200
Total Project Cost				\$7,982,200
Infrastructure Cost per Connection	28			\$285,079
Average On Site User Connection Cost				\$60,614
Total Estimated Cost to Connect				\$345,693
Annualized Project Cost				\$407,000
Annualized O&M Cost (see below)				\$139,600
Total Annual Cost				\$546,600
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$2,805,800	\$28,058
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$532,900	\$15,987
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	4,500	LF	\$2	\$9,000
Lift Station Annual Maintenance	5%	PERCENT	\$1,730,000	\$86,500
Total Annual O&M Cost				\$139,600
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 2.1				
Zone: 3				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$53,100
Bonds and Insurance	1	LS	2.00%	\$14,400
General Conditions	1	LS	3.00%	\$21,900
Shop Drawings and O&M Manuals	1	LS	2.50%	\$18,100
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$3,600
Contractor Overhead Subtotal				\$112,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,000	LF	\$5	\$10,000
Demolish and haul, linear foot of AC removed	2,000	LF	\$21	\$42,000
Boulder removal	2,000	LF	\$26	\$52,000
Paving Costs				
Grinding and Repave	2,000	LF	\$50	\$100,000
Striping	2,000	LF	\$5	\$10,000
General Construction				
Sheeting and shoring protection - LPSS	2,000	LS	\$7,000	\$7,000
Traffic control for piping project	500	LF	\$15	\$7,500
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 0-8' deep, 4' diameter	1	EA	\$7,500	\$7,500
Bridge Crossing	1	EA	\$21,300	\$21,300
3.00" Main Pipe	2,000	LF	\$210	\$420,000
3" In-Line Flush Kit	1	EA	\$2,770	\$2,770
3" Terminal Flush Kit	3	EA	\$1,900	\$5,700
3" Isolation Valve	6	EA	\$1,560	\$9,360
Construction Costs Subtotal				\$705,000
Contractor Overhead Costs Subtotal				\$112,000
Construction Subtotal				\$817,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$164,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$981,000
Infrastructure Cost per Connection	7			\$140,143
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$223,743
Annualized Project Cost				\$50,000
Annualized O&M Cost (see below)				\$19,100
Total Annual Cost				\$69,100
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$476,230	\$4,762
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$476,230	\$14,287
Total Annual O&M Cost				\$19,100
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 2.1				
Zone: 3				
Alternative: 2 LPSS/Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$64,300
Bonds and Insurance	1	LS	2.00%	\$17,500
General Conditions	1	LS	3.00%	\$26,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$21,900
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$4,300
Contractor Overhead Subtotal				\$135,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	1,880	LF	\$5	\$9,400
Demolish and haul, linear foot of AC removed	1,880	LF	\$21	\$39,480
Boulder removal	1,880	LF	\$26	\$48,880
Paving Costs				
Grinding and Repave	1,880	LF	\$50	\$94,000
Striping	1,880	LF	\$5	\$9,400
General Construction				
Sheeting and shoring protection - Gravity	680	LF	\$10	\$6,800
Sheeting and shoring protection - LPSS	1,200	LS	\$7,000	\$7,000
Traffic control for piping project	470	LF	\$15	\$7,050
New Gravity Sewer				
8" PVC Sewer (standard depth)	680	LF	\$440	\$299,200
4" laterals to PL w/CO and slurry backfill	3	EA	\$11,200	\$33,600
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 8-12' deep, 4' diameter	2	EA	\$9,100	\$18,200
New Low Pressure Sewer				
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	1,200	LF	\$200	\$240,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
2" Isolation Valve	3	EA	\$1,150	\$3,450
Construction Costs Subtotal				\$853,000
Contractor Overhead Costs Subtotal				\$135,000
Construction Subtotal				\$988,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$198,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$1,186,000
Infrastructure Cost per Connection	7			\$169,429
Average On Site User Connection Cost				\$59,600
Total Estimated Cost to Connect				\$229,029
Annualized Project Cost				\$61,000
Annualized O&M Cost (see below)				\$15,800
Total Annual Cost				\$76,800
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$630,175	\$6,302
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$269,575	\$8,087
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	680	LF	\$2	\$1,360
Total Annual O&M Cost				\$15,800
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 6	
Area: 2.2				
Zone: 1				
Alternative: 1 LPSS/Gravity Extension			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$120,100
Bonds and Insurance	1	LS	2.00%	\$32,600
General Conditions	1	LS	3.00%	\$49,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$40,900
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$8,100
Contractor Overhead Subtotal				\$252,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,950	LF	\$5	\$14,750
Demolish and haul, linear foot of AC removed	2,950	LF	\$21	\$61,950
Boulder removal	2,950	LF	\$26	\$76,700
Paving Costs				
Grinding and Repave	2,950	LF	\$50	\$147,500
Striping	2,950	LF	\$5	\$14,750
General Construction				
Sheeting and shoring protection - Gravity	2,220	LF	\$10	\$22,200
Sheeting and shoring protection - LPSS	730	LS	\$7,000	\$7,000
Traffic control for piping project	738	LF	\$15	\$11,063
New Gravity Sewer				
8" PVC Sewer (standard depth)	2,220	LF	\$440	\$976,800
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 8-12' deep, 4' diameter	9	EA	\$9,100	\$81,900
New Low Pressure Sewer				
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	730	LF	\$200	\$146,000
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
2" Isolation Valve	1	EA	\$1,150	\$1,150
Construction Costs Subtotal				\$1,595,000
Contractor Overhead Costs Subtotal				\$252,000
Construction Subtotal				\$1,847,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$370,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$2,217,000
Infrastructure Cost per Connection	6			\$369,500
Average On Site User Connection Cost				\$36,933
Total Estimated Cost to Connect				\$406,433
Annualized Project Cost				\$113,000
Annualized O&M Cost (see below)				\$22,000
Total Annual Cost				\$135,000
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,238,175	\$12,382
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$169,875	\$5,096
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	2,220	LF	\$2	\$4,440
Total Annual O&M Cost				\$22,000
USER CONNECTION COSTS				
Gravity				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs - Gravity				\$27,600
Low Pressure				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs - Low Pressure				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 6	
Area: 2.2				
Zone: 1				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$74,300
Bonds and Insurance	1	LS	2.00%	\$20,200
General Conditions	1	LS	3.00%	\$30,500
Shop Drawings and O&M Manuals	1	LS	2.50%	\$25,300
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$5,000
Contractor Overhead Subtotal				\$156,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	3,000	LF	\$5	\$15,000
Demolish and haul, linear foot of AC removed	3,000	LF	\$21	\$63,000
Boulder removal	3,000	LF	\$26	\$78,000
Paving Costs				
Grinding and Repave	3,000	LF	\$50	\$150,000
Striping	3,000	LF	\$5	\$15,000
General Construction				
Sheeting and shoring protection - LPSS	3,000	LS	\$7,000	\$7,000
Private property, driveway, sidewalk, landscape repair allowance	2	100 LF	\$125	\$263
Traffic control for piping project	750	LF	\$15	\$11,250
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	3,000	LF	\$200	\$600,000
2" In-Line Flush Kit	2	EA	\$1,975	\$3,950
2" Terminal Flush Kit	2	EA	\$1,425	\$2,850
2" Isolation Valve	1	EA	\$1,150	\$1,150
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	3	EA	\$1,200	\$3,600
Construction Costs Subtotal				\$986,000
Contractor Overhead Costs Subtotal				\$156,000
Construction Subtotal				\$1,142,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$229,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$1,371,000
Infrastructure Cost per Connection	6			\$228,500
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$312,100
Annualized Project Cost				\$70,000
Annualized O&M Cost (see below)				\$25,900
Total Annual Cost				\$95,900
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$645,750	\$6,458
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$645,750	\$19,373
Total Annual O&M Cost				\$25,900
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 3				
Zone: 1				
Alternative: 1 Gravity Extension Regional LS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$176,600
Bonds and Insurance	1	LS	2.00%	\$47,900
General Conditions	1	LS	3.00%	\$72,600
Shop Drawings and O&M Manuals	1	LS	2.50%	\$60,200
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$11,800
Contractor Overhead Subtotal				\$370,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	2,120	LF	\$5	\$10,600
Demolish and haul, linear foot of AC removed	2,120	LF	\$21	\$44,520
Boulder removal	2,120	LF	\$26	\$55,120
Paving Costs				
Grinding and Repave	2,120	LF	\$50	\$106,000
Striping	2,120	LF	\$5	\$10,600
General Construction				
Sheeting and shoring protection - Gravity	2,120	LF	\$10	\$21,200
Traffic control for piping project	530	LF	\$15	\$7,950
New Gravity Sewer				
8" PVC Sewer (standard depth)	2,120	LF	\$440	\$932,800
Connection to existing sewer	1	LS	\$9,600	\$9,600
New Manhole, 12-18' deep, 4' diameter	9	EA	\$11,800	\$106,200
New Regional Lift Station				
Lift station site electrical (small)	1	LS	\$450,000	\$450,000
Lift station on-site piping and valves (small)	1	LS	\$50,000	\$50,000
Lift station pumps and appurtenance (small)	1	LS	\$90,000	\$90,000
Lift station wetwell and valve vault (small)	1	LS	\$250,000	\$250,000
Lift station civil site work (small)	1	LS	\$200,000	\$200,000
Construction Costs Subtotal				\$2,345,000
Contractor Overhead Costs Subtotal				\$370,000
Construction Subtotal				\$2,715,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$543,000
Utility Easement Purchases (30% of land value)	3,500	SQFT	\$9.20	\$32,200
Total Project Cost				\$3,290,200
Infrastructure Cost per Connection	7			\$470,029
On Site User Connection Cost				\$27,600
Total Estimated Cost to Connect				\$497,629
Annualized Project Cost				\$168,000
Annualized O&M Cost (see below)				\$77,200
Total Annual Cost				\$245,200
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$2,088,600	\$20,886
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	2,120	LF	\$2	\$4,240
Lift Station Annual Maintenance	5%	PERCENT	\$1,040,000	\$52,000
Total Annual O&M Cost				\$77,200
USER CONNECTION COSTS				
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Connection Fee	1	EA	\$8,400	\$8,400
Total User Connection Costs				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 7	
Area: 3				
Zone: 1				
Alternative: 2 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$73,900
Bonds and Insurance	1	LS	2.00%	\$20,100
General Conditions	1	LS	3.00%	\$30,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$25,200
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$5,000
Contractor Overhead Subtotal				\$155,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	3,000	LF	\$5	\$15,000
Demolish and haul, linear foot of AC removed	3,000	LF	\$21	\$63,000
Boulder removal	3,000	LF	\$26	\$78,000
Paving Costs				
Grinding and Repave	3,000	LF	\$50	\$150,000
Striping	3,000	LF	\$5	\$15,000
General Construction				
Sheeting and shoring protection - LPSS	3,000	LS	\$7,000	\$7,000
Private property, driveway, sidewalk, landscape repair allowance	2	100 LF	\$125	\$306
Traffic control for piping project	750	LF	\$15	\$11,250
New Low Pressure Sewer				
Connection to existing sewer	1	LS	\$9,600	\$9,600
Bridge Crossing	1	EA	\$21,300	\$21,300
2.00" Main Pipe	3,000	LF	\$200	\$600,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
Air/Vacuum Release Valve - Eone	1	EA	\$3,300	\$3,300
Clean Out - Eone	3	EA	\$1,200	\$3,600
Construction Costs Subtotal				\$981,000
Contractor Overhead Costs Subtotal				\$155,000
Construction Subtotal				\$1,136,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$228,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$1,364,000
Infrastructure Cost per Connection	7			\$194,857
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$278,457
Annualized Project Cost				\$70,000
Annualized O&M Cost (see below)				\$25,700
Total Annual Cost				\$95,700
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$641,200	\$6,412
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$641,200	\$19,236
Total Annual O&M Cost				\$25,700
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project: Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels: 18	
Area: 1.1				
Zone: Isolated Properties				
Alternative: 1 LPSS			By: BH, CR	
Task: AACE Class V Cost Estimate			Reviewed by: RM, MG	
			Date: 7/22/2026	
DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS				
Mobilization/Demobilization	1	LS	7.00%	\$156,600
Bonds and Insurance	1	LS	2.00%	\$42,500
General Conditions	1	LS	3.00%	\$64,400
Shop Drawings and O&M Manuals	1	LS	2.50%	\$53,400
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$10,500
Contractor Overhead Subtotal				\$328,000
CONSTRUCTION COSTS				
Existing Conditions				
Sawcut AC	6,400	LF	\$5	\$32,000
Demolish and haul, linear foot of AC removed	6,400	LF	\$21	\$134,400
Boulder removal	6,400	LF	\$26	\$166,400
Paving Costs				
Grinding and Repave	6,400	LF	\$50	\$320,000
Striping	6,400	LF	\$5	\$32,000
General Construction				
Sheeting and shoring protection - LPSS	6,400	LS	\$7,000	\$7,000
Traffic control for piping project	1,600	LF	\$15	\$24,000
New Low Pressure Sewer				
Connection to existing sewer	3	LS	\$9,600	\$28,800
New Manhole, 0-8' deep, 4' diameter	0	EA	\$7,500	\$0
Bridge Crossing	2	EA	\$21,300	\$42,600
2.00" Main Pipe	6,400	LF	\$200	\$1,280,000
2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
2" Terminal Flush Kit	5	EA	\$1,425	\$7,125
2" Isolation Valve	3	EA	\$1,150	\$3,450
Construction Costs Subtotal				\$2,080,000
Contractor Overhead Costs Subtotal				\$328,000
Construction Subtotal				\$2,408,000
Contingency for Unknown Conditions	0%	PERCENT		\$0
Engineering, Administration, and Legal Costs	20%	PERCENT		\$482,000
Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
Total Project Cost				\$2,890,000
Infrastructure Cost per Connection	18			\$160,556
On Site User Connection Cost				\$83,600
Total Estimated Cost to Connect				\$244,156
Annualized Project Cost				\$147,000
Annualized O&M Cost (see below)				\$54,100
Total Annual Cost				\$201,100
ANNUAL OPERATIONS & MAINTENANCE COSTS				
General Pipeline Annual Maintenance	1%	PERCENT	\$1,351,400	\$13,514
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$1,351,400	\$40,542
Total Annual O&M Cost				\$54,100
USER CONNECTION COSTS				
Duplex Pump	1	EA	\$19,500	\$19,500
1.25" Lateral Piping	200	LF	\$190	\$38,000
240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
Landscape restoration allowance	1	LS	\$8,000	\$8,000
Excavation and grading	200	LF	\$30	\$6,000
Connection Fee	1	EA	\$8,400	\$8,400
Pump Variance Agreement	1	EA	\$1,150	\$1,150
Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project:	Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels:	1
Area:	N/A				
Zone:	895 East Mountain Dr				
Alternative:	1 LPSS			By:	BH, CR
Task:	AACE Class V Cost Estimate			Reviewed by:	RM, MG
				Date:	7/22/2026
	DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS					
	Mobilization/Demobilization	1	LS	7.00%	\$22,700
	Bonds and Insurance	1	LS	2.00%	\$6,200
	General Conditions	1	LS	3.00%	\$9,400
	Shop Drawings and O&M Manuals	1	LS	2.50%	\$7,800
	Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,600
	Contractor Overhead Subtotal				\$48,000
CONSTRUCTION COSTS					
Existing Conditions					
	Sawcut AC	900	LF	\$5	\$4,500
	Demolish and haul, linear foot of AC removed	900	LF	\$21	\$18,900
	Boulder removal	900	LF	\$26	\$23,400
Paving Costs					
	Grinding and Repave	900	LF	\$50	\$45,000
	Striping	900	LF	\$5	\$4,500
General Construction					
	Sheeting and shoring protection - LPSS	900	LS	\$7,000	\$7,000
	Traffic control for piping project	225	LF	\$15	\$3,375
New Low Pressure Sewer					
	Connection to existing sewer	1	LS	\$9,600	\$9,600
	New Manhole, 0-8' deep, 4' diameter	0	EA	\$7,500	\$0
	Bridge Crossing	0	EA	\$21,300	\$0
	2.00" Main Pipe	900	LF	\$200	\$180,000
	2" In-Line Flush Kit	1	EA	\$1,975	\$1,975
	2" Terminal Flush Kit	1	EA	\$1,425	\$1,425
	2" Isolation Valve	1	EA	\$1,150	\$1,150
	Construction Costs Subtotal				\$301,000
	Contractor Overhead Costs Subtotal				\$48,000
	Construction Subtotal				\$349,000
	Contingency for Unknown Conditions	0%	PERCENT		\$0
	Engineering, Administration, and Legal Costs	20%	PERCENT		\$70,000
	Utility Easement Purchases (30% of land value)		SQFT	\$9.20	
	Total Project Cost				\$419,000
	Infrastructure Cost per Connection	1			\$419,000
	On Site User Connection Cost				\$83,600
	Total Estimated Cost to Connect				\$502,600
	Annualized Project Cost				\$21,000
	Annualized O&M Cost (see below)				\$7,600
	Total Annual Cost				\$28,600
ANNUAL OPERATIONS & MAINTENANCE COSTS					
	General Pipeline Annual Maintenance	1%	PERCENT	\$189,600	\$1,896
	Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$189,600	\$5,688
	Total Annual O&M Cost				\$7,600
USER CONNECTION COSTS					
	Duplex Pump	1	EA	\$19,500	\$19,500
	1.25" Lateral Piping	200	LF	\$190	\$38,000
	240V/30amp Electrical Service	1	LS	\$2,500	\$2,500
	Landscape restoration allowance	1	LS	\$8,000	\$8,000
	Excavation and grading	200	LF	\$30	\$6,000
	Connection Fee	1	EA	\$8,400	\$8,400
	Pump Variance Agreement	1	EA	\$1,150	\$1,150
	Total User Connection Costs				\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project:	Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels:	1
Area:	N/A				
Zone:	1440 East Mountain Dr				
Alternative:	1 Gravity Extension			By:	BH, CR
Task:	AACE Class V Cost Estimate			Reviewed by:	RM, MG
				Date:	7/22/2026
	DESCRIPTION	QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS					
	Mobilization/Demobilization	1	LS	7.00%	\$22,800
	Bonds and Insurance	1	LS	2.00%	\$6,200
	General Conditions	1	LS	3.00%	\$9,400
	Shop Drawings and O&M Manuals	1	LS	2.50%	\$7,800
	Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$1,600
	Contractor Overhead Subtotal				\$48,000
CONSTRUCTION COSTS					
	Existing Conditions				
	Sawcut AC	500	LF	\$5	\$2,500
	Demolish and haul, linear foot of AC removed	500	LF	\$21	\$10,500
	Boulder removal	500	LF	\$26	\$13,000
	Paving Costs				
	Grinding and Repave	500	LF	\$50	\$25,000
	Striping	500	LF	\$5	\$2,500
	General Construction				
	Sheeting and shoring protection - Gravity	500	LF	\$10	\$5,000
	Traffic control for piping project	125	LF	\$15	\$1,875
	New Gravity Sewer				
	8" PVC Sewer (standard depth)	500	LF	\$440	\$220,000
	Connection to existing sewer	1	LS	\$9,600	\$9,600
	New Manhole, 12-18' deep, 4' diameter	1	EA	\$11,800	\$11,800
	New Regional Lift Station				
	Lift station site electrical (small)	0	LS	\$450,000	\$0
	Lift station on-site piping and valves (small)	0	LS	\$50,000	\$0
	Lift station pumps and appurtenance (small)	0	LS	\$90,000	\$0
	Lift station wetwell and valve vault (small)	0	LS	\$250,000	\$0
	Lift station civil site work (small)	0	LS	\$200,000	\$0
	Construction Costs Subtotal				\$302,000
	Contractor Overhead Costs Subtotal				\$48,000
	Construction Subtotal				\$350,000
	Contingency for Unknown Conditions	0%	PERCENT		\$0
	Engineering, Administration, and Legal Costs	20%	PERCENT		\$70,000
	Utility Easement Purchases (30% of land value)	0	SQFT	\$9.20	\$0
	Total Project Cost				\$420,000
	Infrastructure Cost per Connection	1			\$420,000
	On Site User Connection Cost				\$27,600
	Total Estimated Cost to Connect				\$447,600
	Annualized Project Cost				\$21,000
	Annualized O&M Cost (see below)				\$3,500
	Total Annual Cost				\$24,500
ANNUAL OPERATIONS & MAINTENANCE COSTS					
	General Pipeline Annual Maintenance	1%	PERCENT	\$241,400	\$2,414
	Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	500	LF	\$2	\$1,000
	Lift Station Annual Maintenance	5%	PERCENT	\$0	\$0
	Total Annual O&M Cost				\$3,500
USER CONNECTION COSTS					
	4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200
	Landscape restoration allowance	1	LS	\$8,000	\$8,000
	Connection Fee	1	EA	\$8,400	\$8,400
	Total User Connection Costs				\$27,600

Preliminary Design Opinion of Probable Cost Computation

Project:	Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels:	3
Area:	N/A				
Zone:	960 East Mountain Dr				
Alternative:	1 LPSS			By:	BH, CR
Task:	AACE Class V Cost Estimate			Reviewed by:	RM, MG
				Date:	7/22/2026
DESCRIPTION		QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS					
Mobilization/Demobilization	1	LS	7.00%		\$51,700
Bonds and Insurance	1	LS	2.00%		\$14,000
General Conditions	1	LS	3.00%		\$21,300
Shop Drawings and O&M Manuals	1	LS	2.50%		\$17,600
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%		\$3,500
Contractor Overhead Subtotal					\$109,000
CONSTRUCTION COSTS					
Existing Conditions					
Sawcut AC	2,000	LF	\$5		\$10,000
Demolish and haul, linear foot of AC removed	2,000	LF	\$21		\$42,000
Boulder removal	2,000	LF	\$26		\$52,000
Paving Costs					
Grinding and Repave	2,000	LF	\$50		\$100,000
Striping	2,000	LF	\$5		\$10,000
General Construction					
Sheeting and shoring protection - LPSS	2,000	LS	\$7,000		\$7,000
Traffic control for piping project	500	LF	\$15		\$7,500
New Low Pressure Sewer					
Connection to existing sewer	3	LS	\$9,600		\$28,800
New Manhole, 0-8' deep, 4' diameter	0	EA	\$7,500		\$0
Bridge Crossing	1	EA	\$21,300		\$21,300
2.00" Main Pipe	2,000	LF	\$200		\$400,000
2" In-Line Flush Kit	1	EA	\$1,975		\$1,975
2" Terminal Flush Kit	1	EA	\$1,425		\$1,425
2" Isolation Valve	3	EA	\$1,150		\$3,450
Construction Costs Subtotal					\$686,000
Contractor Overhead Costs Subtotal					\$109,000
Construction Subtotal					\$795,000
Contingency for Unknown Conditions		0%	PERCENT		\$0
Engineering, Administration, and Legal Costs		20%	PERCENT		\$159,000
Utility Easement Purchases (30% of land value)			SQFT	\$9.20	
Total Project Cost					\$954,000
Infrastructure Cost per Connection		3			\$318,000
On Site User Connection Cost					\$83,600
Total Estimated Cost to Connect					\$401,600
Annualized Project Cost					\$49,000
Annualized O&M Cost (see below)					\$18,100
Total Annual Cost					\$67,100
ANNUAL OPERATIONS & MAINTENANCE COSTS					
General Pipeline Annual Maintenance	1%	PERCENT	\$450,100		\$4,501
Additional LPSS Annual Pipeline Maintenance	3%	PERCENT	\$450,100		\$13,503
Total Annual O&M Cost					\$18,100
USER CONNECTION COSTS					
Duplex Pump	1	EA	\$19,500		\$19,500
1.25" Lateral Piping	200	LF	\$190		\$38,000
240V/30amp Electrical Service	1	LS	\$2,500		\$2,500
Landscape restoration allowance	1	LS	\$8,000		\$8,000
Excavation and grading	200	LF	\$30		\$6,000
Connection Fee	1	EA	\$8,400		\$8,400
Pump Variance Agreement	1	EA	\$1,150		\$1,150
Total User Connection Costs					\$83,600

Preliminary Design Opinion of Probable Cost Computation

Project:	Montecito Sanitary District, Sewer Main Extensions Feasibility Analysis			Parcels:	1
Area:	N/A				
Zone:	100 Sierra Vista Road				
Alternative:	1 Gravity Extension			By:	BH, CR
Task:	AACE Class V Cost Estimate			Reviewed by:	RM, MG
				Date:	7/22/2026
DESCRIPTION		QUANTITY	UNITS	UNIT COST	TOTAL COST
CONTRACTOR GENERAL CONDITIONS AND OVERHEAD COSTS					
Mobilization/Demobilization	1	LS	7.00%	\$55,300	
Bonds and Insurance	1	LS	2.00%	\$15,000	
General Conditions	1	LS	3.00%	\$22,800	
Shop Drawings and O&M Manuals	1	LS	2.50%	\$18,900	
Environmental Mitigation, Permit Compliance, BMPs	1	LS	0.50%	\$3,700	
Contractor Overhead Subtotal				\$116,000	
CONSTRUCTION COSTS					
Existing Conditions					
Sawcut AC	1,270	LF	\$5	\$6,350	
Demolish and haul, linear foot of AC removed	1,270	LF	\$21	\$26,670	
Boulder removal	1,270	LF	\$26	\$33,020	
Paving Costs					
Grinding and Repave	1,270	LF	\$50	\$63,500	
Striping	1,270	LF	\$5	\$6,350	
General Construction					
Sheeting and shoring protection - Gravity	1,270	LF	\$10	\$12,700	
Traffic control for piping project	318	LF	\$15	\$4,763	
New Gravity Sewer					
8" PVC Sewer (standard depth)	1,270	LF	\$440	\$558,800	
Connection to existing sewer	1	LS	\$9,600	\$9,600	
New Manhole, 12-18' deep, 4' diameter	1	EA	\$11,800	\$11,800	
New Regional Lift Station					
Lift station site electrical (small)	0	LS	\$450,000	\$0	
Lift station on-site piping and valves (small)	0	LS	\$50,000	\$0	
Lift station pumps and appurtenance (small)	0	LS	\$90,000	\$0	
Lift station wetwell and valve vault (small)	0	LS	\$250,000	\$0	
Lift station civil site work (small)	0	LS	\$200,000	\$0	
Construction Costs Subtotal				\$734,000	
Contractor Overhead Costs Subtotal				\$116,000	
Construction Subtotal				\$850,000	
Contingency for Unknown Conditions	0%	PERCENT		\$0	
Engineering, Administration, and Legal Costs	20%	PERCENT		\$170,000	
Utility Easement Purchases (30% of land value)	0	SQFT	\$9.20	\$0	
Total Project Cost				\$1,020,000	
Infrastructure Cost per Connection	1			\$1,020,000	
On Site User Connection Cost				\$27,600	
Total Estimated Cost to Connect				\$1,047,600	
Annualized Project Cost				\$52,000	
Annualized O&M Cost (see below)				\$8,400	
Total Annual Cost				\$60,400	
ANNUAL OPERATIONS & MAINTENANCE COSTS					
General Pipeline Annual Maintenance	1%	PERCENT	\$580,200	\$5,802	
Additional Gravity Pipeline Maintenance (CCTV & Cleaning)	1,270	LF	\$2	\$2,540	
Lift Station Annual Maintenance	5%	PERCENT	\$0	\$0	
Total Annual O&M Cost				\$8,400	
USER CONNECTION COSTS					
4" laterals to PL w/CO and slurry backfill	1	EA	\$11,200	\$11,200	
Landscape restoration allowance	1	LS	\$8,000	\$8,000	
Connection Fee	1	EA	\$8,400	\$8,400	
Total User Connection Costs				\$27,600	



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108

A Public Service Agency

Phone: (805) 969-4200
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MONTECITO SANITARY DISTRICT

STAFF REPORT – 7C

DATE: August 12, 2026

TO: Board of Directors

FROM: John Weigold, General Manager
Bryce Swetek, Engineering Manager

SUBJECT: Award of Contract – Marine Inspection Services for Wastewater Ocean Outfall

RECOMMENDATION:

It is recommended that the Board:

1. Authorize the General Manager to negotiate a contract with Pacific Maritime Group, Inc. (PMG) in an amount not to exceed \$98,300 to perform Marine Inspection Services for the Wastewater Ocean Outfall Inspection project; and
2. Authorize the General Manager to approve expenditures of up to twenty percent (20%) of the negotiated amount as an amendment allowance for any changes in scope of work.

DISCUSSION:

Background – Staff issued a Request for Proposal (RFP) (Attachment 1) seeking proposals from marine inspection firms to perform an external and internal inspection of the District’s ocean outfall to determine its condition and functionality as well documenting the findings in a written report. The District is required to perform periodic inspections of the outfall as part of the District’s NPDES Permit compliance.

Request for Proposal Process and Results – Staff issued the RFP on July 9, 2026 via PlanetBids. The RFP required the consultants to propose on the Basis Scope of Work (Basis), as well provide any Additional/Optional Scope of Work (Optional) as recommended by the consultant. An addendum to the RFP was issued (Addendum No. 1) consisting of minor changes in scope and responses to consultant questions was provided to the consulting firms on July 28, 2026; and Addendum No. 2 extended the proposal deadlines to August 6, 2026. The District received seven proposals from consulting firms, including Aqueos Corporation (Aqueos), Ballard Marine Construction, LLC (Ballard), Global

Diving Salvage (Global), J.F. Brennan Company, Inc. (Brennan), Pacific Maritime Group, Inc. (PMG), PHAMARINE Commercial Diving Services (Phamarine), and Tidal Marine Construction Inc. (Tidal).

District Staff reviewed the proposals and filled out an Evaluation Form for each consulting firm. The purpose of the evaluation is to review the firm's qualifications, approach to the project, schedule, references, and level of effort. Each criteria was scored from 1-10 with 1 showing poorly and 10 showing excellence. The table below represents a summary of the evaluation as well as the anticipated fee and responsiveness from each firm:

Consulting Firm	Qualifications	Approach	Schedule	References	Effort	Approx. Proposal Amount "Basis" and "Optional"	Rank/Proposal Status
Pacific Maritime Group, Inc.	9	10	9.5	9	9	\$68,900.00 \$29,400.00	1 st Responsive
J.F. Brennan Company, Inc.	9	9	9	9	9	\$57,298.00 \$2,485.00	2 nd Responsive
Aqueos Corporation	9	9	8.5	10	8.25	\$68,650.00	3 rd Responsive
Tidal Marine Construction Inc.	8.75	8	8.75	7.5	7.75	\$91,200.00 \$15,750.00	4 th Responsive
Global Diving Salvage	8	8.5	8.5	8	8	\$84,162.00	5 th Responsive
Ballard Marine Construction, LLC	7.75	8.5	8	8.5	8.5	\$32,500.00 \$8,500.00	6 th Responsive
PHAMARINE	7.5	7.5	8	8	7.25	\$37,000.00	7 th Responsive

Analysis – Justifications – The anticipated base proposal amount of approximately \$68,900.00 submitted by Pacific Maritime Group, Inc. (PMG) is an acceptable proposal that is responsive to and meets the requirements of the RFP. PMG also submitted optional services amounting to \$29,400.00 and appears to offer an array of additional services as directed by the District. Staff notes that all seven firms are well qualified and capable of executing this project and Staff is grateful for their proposal efforts.

Staff recommends the Board authorize the General Manager to negotiate a contract with PMG. PMG's proposal (Attachment 2) demonstrates relevant project experience, a highly specialized team of marine inspection engineering professionals, a clear understanding and approach to execute the work, an acceptable schedule, and includes a level of effort in line with the District's expectations.

Fiscal Impact – The Outfall Inspection Project is included in the Fiscal Year 2026-27 CIP Budget with \$200,000. Staff plans to negotiate with PMG to look for efficiencies and confirm scope of this effort. Staff recognizes the proposal amount is lower than the budget amount, however, the potential for additional investigative services (such as electromagnetic assessments), as well as potential field issues remain due to the higher-

than-normal risk of the investigation. Staff assesses that a budget adjustment is not required currently.

DEPARTMENTS INVOLVED: Engineering and Administration

ATTACHMENTS:

1. Montecito Sanitary District RFP
2. Pacific Maritime Group, Inc. Proposal



Montecito Sanitary District

1042 Monte Cristo Lane
Santa Barbara, CA 93108
General Manager: John Weigold

A Public Service Agency

PHONE: (805) 969-4200
FAX: (805) 969-9049
E-MAIL: jweigold@montsan.org

Request for Proposal (RFP)

Marine Inspection Services
For
Wastewater Ocean Outfall

July 9, 2026

Submittals due August 4, 2026, by 4:00 PM

I. INTRODUCTION

Montecito Sanitary District (MSD/District) is located in Santa Barbara County approximately 3 miles south of the City of Santa Barbara. It provides wastewater collection, pumping and treatment to the 10,000 residents of the unincorporated community of Montecito. The wastewater collected is primarily residential. There are some commercial customers and no industrial customers in the District's wastewater system. The District boundaries are located along the coastline and extend to the foothills. Secondary treated effluent is discharged to the ocean through the District's ocean outfall. Typical dry-weather daytime flows range from 0.4 to 1.1 MGD.

In accordance with NPDES Permit No. CA0047899 for ocean discharge of treated effluent, the District's ocean outfall requires periodic inspection. The District is seeking proposals from marine inspection firms to perform an external and internal inspection of the District's ocean outfall to determine its condition and functionality. The outfall characteristics are as follows:

Built: 1961

Length: 1550 feet

Diameter: 18 inches

Material: Cast Iron

Diffusers: 10 total @ 4-inch Tideflex duckbill, along last 100 feet of outfall

Depth: 35 feet at outfall end

Fittings: Vertical 45-degree elbows at Station 15 and Station 27 (STA 0 is approximately the shoreline)

Manhole Access Point: 4-foot diameter manhole with 24-inch manhole lid, 9 feet deep

End Gate: Retrofitted with ABS flange end in 2003

This RFP will focus on inspection services only. Any necessary repairs will be performed under a separate agreement. A vicinity map and depiction of the outfall to be inspected is provided as Attachment A. Photos of the Manhole Access Point and surrounding area is provided as Attachment B. A record drawing of the outfall is provided as Attachment C.

II. SCOPE OF WORK

Contractor is expected to perform the following services/tasks described below (Basis Scope of Work). The District will consider any additional tasks (Additional Scope of Work) or refinements to the proposed Scope of Work that the Contractor may recommend, provided the changes demonstrate meeting the purpose/basis for the Project.

TASK 1 – EXTERNAL INSPECTION

The Contractor shall visually inspect the entire ocean outfall and diffuser structure, including the ballasted portions of the outfall line, to note its structural integrity and any cracks, breaks, leaks, plugged ports, any partially or fully unsupported (bridged) sections, or other actual or potential malfunctions. This inspection shall include general observations and video records of the outfall pipe as well as diffuser section and the surrounding ocean bottom in the vicinity of the outfall and diffuser section. The inspection shall be conducted along the outfall pipe and diffuser section from landfall to its ocean terminus.

Photos shall be taken of each of the diffusers, the end gate, and of locations where the pipe is bridged or the ballast missing as well as of any cracks, breaks or leaks.

The inspection shall be completed during suitable underwater conditions that allow for visually observing the outfall and diffuser structure.

Video shall be recorded in 4K resolution at 60 frames per second. Images shall be taken in 4K resolution.

The inspection shall adhere to the following certifications and procedures:

1. The dive team shall be ADCI certified.
2. The dive team shall use surface-supplied dive equipment & techniques, including tethering of diver to dive support vessel via diving umbilical with air, two-way voice communications, and live video feed.

TASK 2 – INTERNAL INSPECTION

In addition to the external inspection, the District desires to internally inspect the outfall pipe and diffuser system from the shoreline (Manhole Access Point) to its ocean terminus (End Gate). The internal inspection shall identify and document any tuberculation, sediment buildup, joint offsets, cracks, interior condition, deposits, and anomalies. The inspection may include high resolution video, lighting, as well as the appropriate sensors such as profiling sonar, 2D sonar, Doppler Velocity Log (DVL) and altimeter for station keeping. The inspection may also include an electromagnetism assessment to document wall thickness, internal and external corrosion, metal loss, and other structural defects. The video and other data streams shall be monitored in real time and recorded.

Note that a significant portion of the ocean outfall will be fully submerged and dewatering will not be allowed. Furthermore, keeping the structural integrity of the outfall is critical to the District; the internal inspection should only use “non-destructive” technologies and ensure equipment cannot become stuck.

It is assumed the internal inspection will utilize the Manhole Access Point. Any vehicle staging for the inspection will require traffic control and an encroachment permit from the County of Santa Barbara. The District will provide the traffic control and obtain the County encroachment permit, as needed.

To assist in the internal inspection, the District estimates it is able to divert daytime flows to the outfall for approximately 10-12 hours. If the Contractor requires the work to be done at night, where flows may be diverted for a longer period of time, the District would be able to accommodate the work.

Contractor to specify the proposed assessment technology(ies) for this work and to clearly provide the capabilities and limitations of the inspection system(s).

TASK 3 – INSPECTION REPORT

The results of both the external and internal inspections (Tasks 1-2) shall be documented in a written report prepared by the Contractor. The report should clearly delineate between the two inspections and include: an executive summary and detailed findings of the inspections, including all observations, areas of concern, anomalies, and confirmation of the operation of all diffusers; the method of investigation/technologies used; condition assessment rating, and any recommendations. The report shall include supporting information, such as color copies of digital photos, diagrams, scans, graphs, charts, etc. to convey the condition of the outfall during the internal and external inspection process. The report shall be submitted digitally in .pdf format. Additionally, all the photos, videos, and scans shall be provided to the District in digital format, via sharable or download link.

III. SCHEDULE

Task 2 requires lower flow conditions to be able to divert daytime flows for the approximate period of 10-12 hours, which the District typically sees during the dry months. Therefore, the District highly prefers the Contractor to be able to mobilize and complete Task 1 and Task 2 by October 31, 2026. All tasks must be completed before December 18, 2026.

IV. RESPONSES

The response shall include at a minimum the information listed herein; incomplete or unclear information may be grounds for rejection. The response shall be organized as follows:

1. Letter Proposal

The Proposal may be submitted as a letter proposal addressed to:

Bryce Swetek, P.E.
Engineering Manager
Montecito Sanitary District
1042 Monte Cristo Lane
Santa Barbara, CA 93108

The letter proposal shall be submitted electronically via PlanetBids and must be received by **4:00 PM, August 4, 2026.**

Late proposals will not be accepted. Any RFP received prior to the time and date specified above may be withdrawn or modified by written request of the proposer provided the modified proposal is received prior to the time and date specified above.

2. Qualifications, Experience, and References

- a. Provide a brief history/overview of the firm, including name of the firm, the year the firm was established under the current name, and the closest office location to the project. Indicate

- any other previous names for the firm during the last five years and the year any name change was effective.
- b. Provide general information concerning the Contractor's qualifications and descriptions of at least 3 relevant projects. Indicate who in the firm performed specific functions on the projects. For any incomplete projects, clearly indicate the status of the project. Inclusion of general information for any subcontractor qualifications, and listing where Contractor and subcontractor have previously worked together is encouraged.
 - c. Identify firm personnel, including any subcontractors, that will be assigned to the work and list their qualifications/certifications.
 - d. Provide three clients as a reference, including at least two for whom services were rendered during the past three years, preferably for services similar to those outlined in this solicitation; include contact information for each reference.

3. Project Understanding and Approach

Provide a statement demonstrating the Contractor's understanding of the Project and proposed approach to the Scope of Work, broken down by tasks and subtasks. Any additional tasks, as recommended by the Contractor, shall be considered "optional". Call out any revisions to the Scope of Work for the District's consideration. Proposal shall identify and describe the external and internal inspection approaches, including the utilization of equipment/technology and its capabilities (software, sensors, etc.).

4. Estimated Schedule

The proposal must include an estimated schedule to complete the Project Scope of Work. Describe the Contractor's ability to meet the proposed schedule and timing of each task in the Scope of Work.

5. Estimated Level of Effort

The proposal shall include a lump sum price for all labor, materials, and equipment necessary to conduct and complete each task as described in the Scope of Work. For any additional (i.e. optional) task(s), a lump sum price for all labor, materials, and equipment necessary to conduct the task(s) shall be included. The District has provided a price quotation sheet (Attachment D) for the Basis and Additional Scope of Work (if any) to fill out and submit as part of the proposal. Line Items for the Basis and Additional Scope of Work (if any) are provided to fill out on PlanetBids. For any unforeseen and agreed upon changes in the Scope of Work during the Project, an hourly rate may be used for time and materials. Contractor shall submit an hourly rate sheet for labor and equipment as part of the proposal.

6. Conflicts

Identify any conflicts which could affect the ability to perform the work in a timely fashion over the duration of the Agreement.

7. Quality Assurance/Quality Control

Provide a brief description of in-place and proposed Quality Assurance & Quality Control practices applicable for this project.

8. Assumptions and Additional Comments

The proposal shall include any assumptions made, comments, suggestions, or additions for the District to consider in selecting the firm. Identify the potential benefit, value, or impact these may have to the District.

9. Agreement Requirements

The District will be utilizing a Professional Services Agreement (PSA) included as Attachment E for your review. The terms of Agreement are not subject to change. The Contractor must comply with applicable local, State, and Federal laws including prevailing wage rates and their payment in accordance with California Labor Code, Section 1775. Provide an affirmative statement indicating acceptance of the terms of the Agreement.

V. SELECTION CRITERIA

From the proposals received, the District will select the most qualified firm for the project. Selection will be based on information provided in the proposal and will be based on the following criteria:

1. Qualifications: The Contractor's (including subcontractor's, if any) firm, personnel, as well as relevant experience and ability to perform the Scope of Work as outlined above, based on information provided by the Contractor.
2. References: The Contractor's client references, the Contractor's performance on similar projects, and their knowledge of, and familiarity with, the District's geographic region.
3. Approach: The Contractor's understanding of the Project as demonstrated by their approach to completing the services requested above. The District will consider the significance of any proposed changes/additions to the Scope of Work.
4. Schedule: The Contractor's availability and ability to perform the Scope of Work in a timely manner.
5. Level of Effort: The District is seeking reasonable level of effort while meeting the requirements of the RFP as well as considering alignment with the Contractor's approach to the Scope of Work.

VI. RESERVATION OF RIGHTS

The following is a list of rights of the District:

1. The Montecito Sanitary District reserves the right to:
 - a. Reject any and all responses received.
 - b. Issue a subsequent RFP.
 - c. Cancel the entire RFP.
 - d. Remedy technical errors in the RFP process.
 - e. Negotiate with any, all, or none of the Respondents to the RFP.

- f. Waive informalities and irregularities.
 - g. Make multiple recommendation(s) to the MSD Board.
 - h. Request additional information or clarification.
 - i. All responses and their contents will become the property of MSD.
2. The District will not reimburse Contractors or sub-contractors for any costs associated with any travel and/or per diem incurred in any presentations or for any costs in preparing and submitting the responses.
3. The District reserves the right to end, in its sole discretion, negotiations at any time with any or all Contractors. This RFQ does not commit the District to enter into an agreement, nor does it obligate it to pay any costs incurred in the preparation and submission of responses or in anticipation of an agreement.
4. Failure to respond to the requirements outlined in this RFP may result in the Contractor's disqualification as non-responsive to the RFP.

VII. INQUIRES

All inquiries or questions related to this RFP shall be submitted on PlanetBids via the Questions and Answers (Q&A) Tab no later than **4 p.m. July 24, 2026**. Responses to the inquiries will be sent to the Contractors via PlanetBids by **4 p.m. July 28, 2026**.

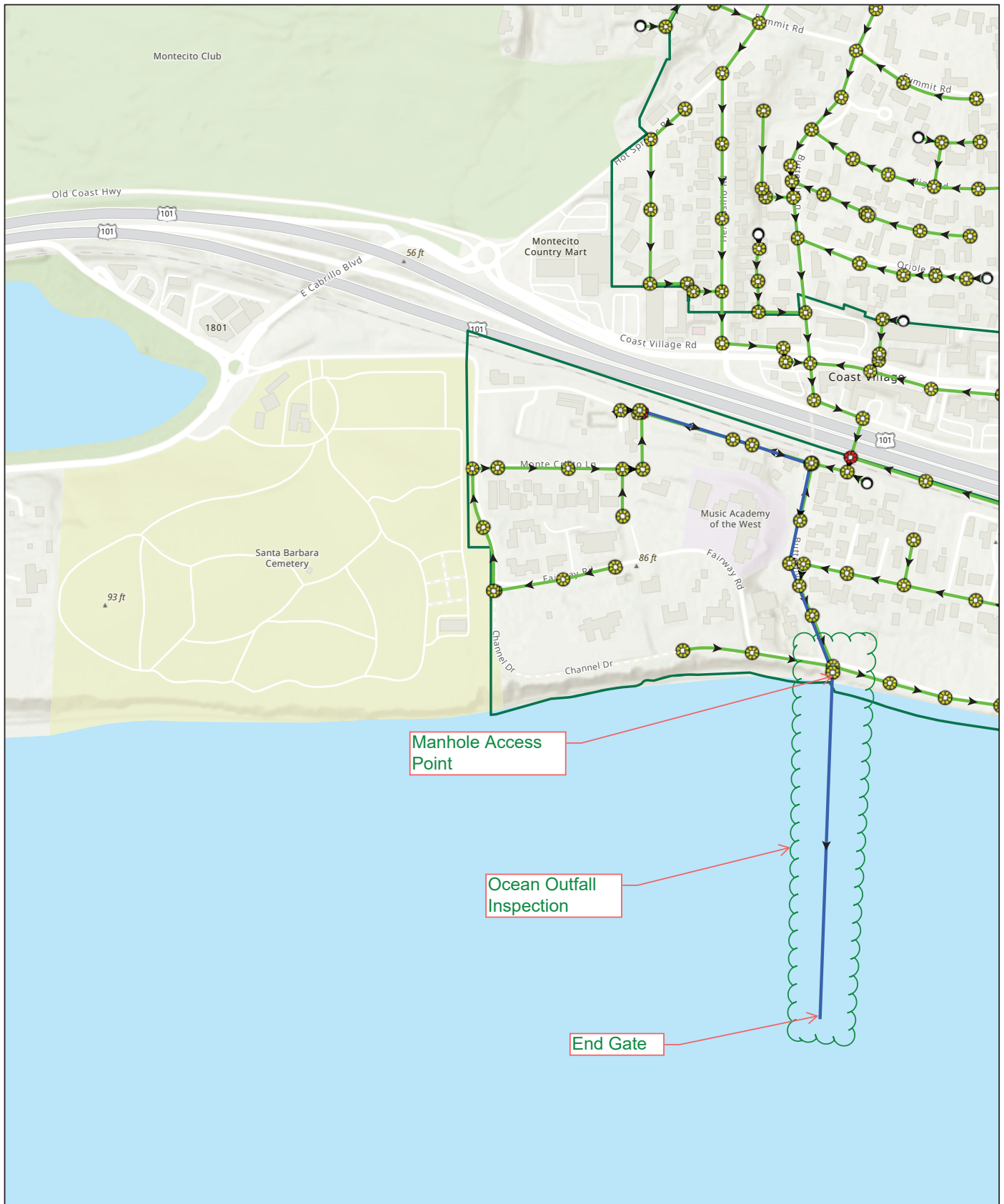
VIII. ATTACHMENTS

- A. Outfall Vicinity Maps
- B. Manhole Access Point Map and Photos
- C. Outfall As-Built
- D. Quote Summary Sheet
- E. Sample Professional Services Agreement

ATTACHMENT A

Outfall Vicinity Maps

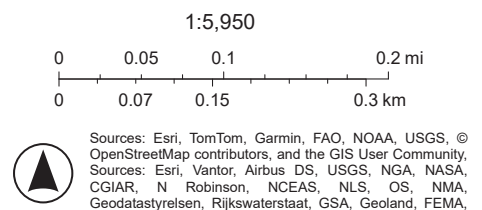
Outfall Inspection - Vicinity Map



7/2/2026, 12:29:37 PM

- Cleanouts
- Maintenance Holes
- Standard
- Drop
- ➡ OUTFALL
- ▭ Montecito Sanitary District Boundary
- ▭ SBC Assessor Parcels – Mailing Labels
- ▭ World_Hillshade

Pipes
 Montecito Sanitary District
 Regular Board Meeting - August 12, 2026
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ATTACHMENT B

Manhole Access Point Map and Photos

Outfall Inspection - Manhole Access Point



4/28/2026, 1:45:35 PM

Maintenance Holes

Standard

Pipes

GRAVITY MAIN

OUTFALL

Montecito Sanitary District

Regular Board Meeting - August 12, 2026

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SBC Assessor Parcels – Mailing Labels

Street Labels

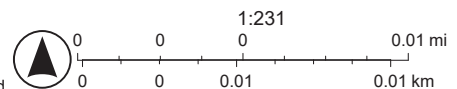
ZWG_Santa_Barbara_Southcoast_Region_3INCH_2024.sid

Red: Band_1

Green: Band_2

Blue: Band_3

World_Hillshade



Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community
Sources: Esri, Vantor, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap, and the GIS user

PHOTOS: MANHOLE ACCESS POINT



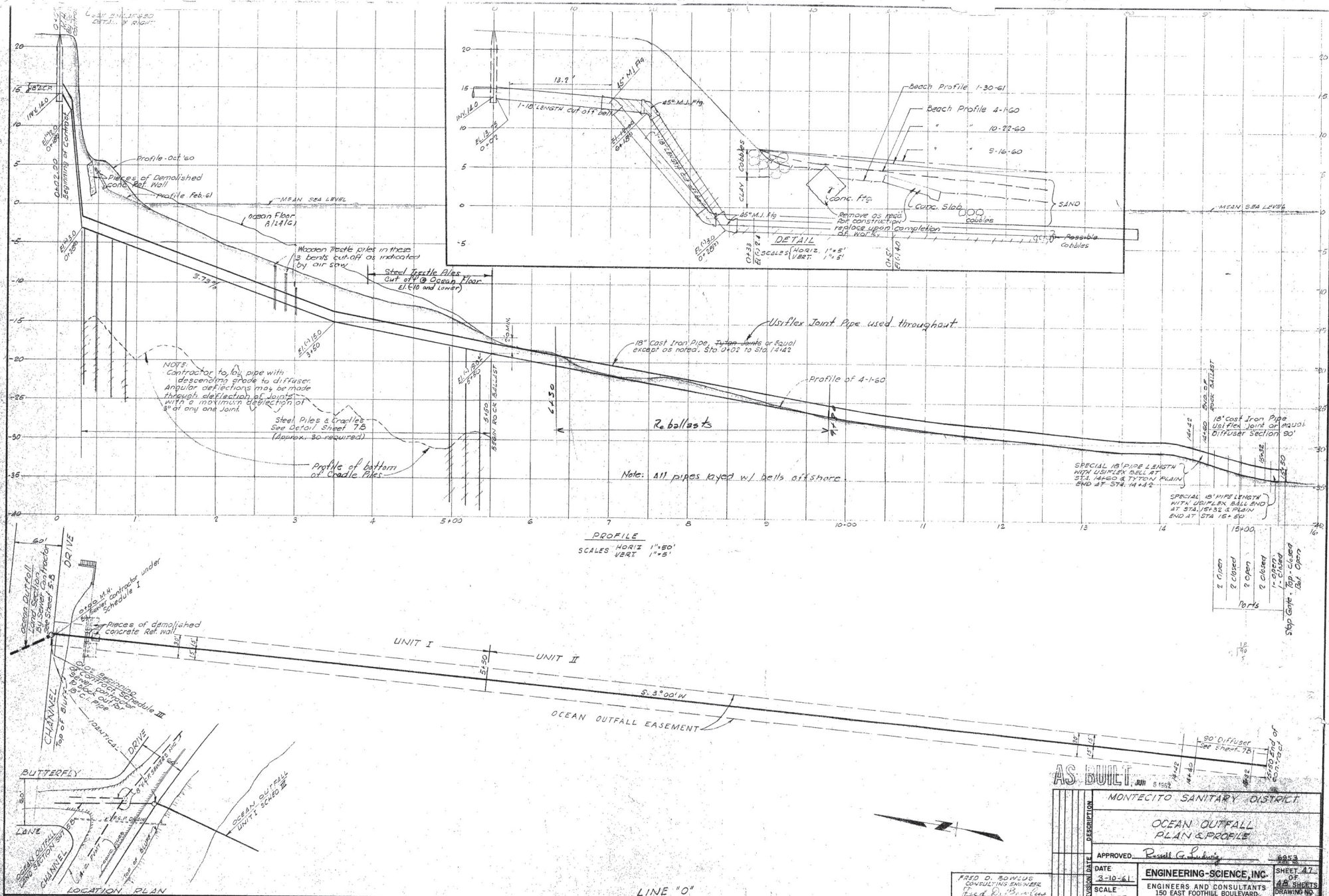
Photo 1: Area Surrounding Manhole Access Point



Photo 2: Manhole Access Point

ATTACHMENT C

Outfall As-Built



ATTACHMENT D

Quote Summary Sheet

MONTECITO SANITARY DISTRICT

WASTEWATER OCEAN OUTFALL INSPECTION

QUOTE SUMMARY SHEET

LINE ITEMS	DESCRIPTION	PRICE
1	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 1 as described in the RFP.	\$ _____
2	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 2 as described in the RFP.	\$ _____
3	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 3 as described in the RFP.	\$ _____
	Total of Items 1-3 (Basis Scope of Work)	\$ _____
4	Lump sum price for all labor, materials and equipment, necessary to conduct and complete "Additional Task(s)" as recommended and described in the Contractor's proposal. This line item is optional for the District's consideration. Price is \$0 if no additional task(s) proposed.	\$ _____
	Total of Items 1-4 (Basis and Additional Scope of Work)	\$ _____

Total of Items 1-3 Price in Words

Total of Items 1-4 Price in Words

ATTACHMENT E

Sample Professional Services Agreement

PROFESSIONAL SERVICES AGREEMENT FOR CONSULTANT SERVICES

(Montecito Sanitary District / [Company or Individual])

1. IDENTIFICATION

This PROFESSIONAL SERVICES AGREEMENT (“Agreement”) is entered into by and between the Montecito Sanitary District, a California Independent Special District (“District”), and [redacted], a [redacted] (“Consultant”).

2. RECITALS

- 2.1 The District has determined that it requires the following professional services from a consultant: [enter description of consultant’s services]
- 2.2 Consultant represents that it is fully qualified to perform such professional services by virtue of its experience and the training, education and expertise of its principals and employees. Consultant further represents that it is willing to accept responsibility for performing such services in accordance with the terms and conditions set forth in this Agreement.
- 2.3 Consultant represents that it has no known relationships with third parties, board members, or employees of the District which would (1) present a conflict of interest with the rendering of services under this Agreement under Government Code Section 1090, the Political Reform Act (Government Code Section 81000 *et seq.*), or other applicable law, (2) prevent Consultant from performing the terms of this Agreement, or (3) present a significant opportunity for the disclosure of confidential information.

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions herein contained, the District and Consultant agree as follows:

3. DEFINITIONS

- 3.1 “Scope of Services”: Such professional services as are set forth in Consultant’s [enter consultant’s proposal date] proposal to the District attached hereto as Exhibit A and incorporated herein by this reference.
- 3.2 “Agreement Administrator”: The Agreement Administrator for this project is Bryce Swetek, Engineering Manager. The Agreement Administrator shall be the principal point of contact at the District for this project. All services under this Agreement shall be performed at the request of the Agreement Administrator. The Agreement Administrator will establish the timetable for completion of services and any interim milestones. The District reserves the right to change this designation upon written notice to Consultant.

Professional Services Agreement – Consultant Services

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- 3.3 “Approved Fee Schedule”: Consultant’s compensation rates are set forth in the fee schedule attached hereto as Exhibit B and incorporated herein by this reference. This fee schedule shall remain in effect for the duration of this Agreement unless modified in writing by mutual agreement of the parties.
- 3.4 “Maximum Amount”: The highest total compensation and costs payable to Consultant by the District under this Agreement. The Maximum Amount under this Agreement is [REDACTED] Dollars (\$ [REDACTED]).
- 3.5 “Commencement Date”: [date].
- 3.6 “Termination Date”: [date].

4. TERM

The term of this Agreement shall commence at 12:00 a.m. on the Commencement Date and shall expire at 11:59 p.m. on the Termination Date unless extended by written agreement of the parties or terminated earlier under Section 16 (“Termination”) below. Consultant may request extensions of time to perform the services required hereunder. Such extensions shall be effective if authorized in advance by the District in writing and incorporated in written amendments to this Agreement.

5. CONSULTANT’S DUTIES

- 5.1 **Services.** Consultant shall perform the services identified in the Scope of Services. The District shall have the right to request, in writing, changes in the Scope of Services. Any such changes mutually agreed upon by the parties, and any corresponding increase or decrease in compensation, shall be incorporated by written amendment to this Agreement.
- 5.2 **Coordination with the District.** In performing services under this Agreement, Consultant shall coordinate all contact with the District through its Agreement Administrator.
- 5.3 **Budgetary Notification.** Consultant shall notify the Agreement Administrator, in writing, when fees and expenses incurred under this Agreement have reached eighty percent (80%) of the Maximum Amount. Consultant shall concurrently inform the Agreement Administrator, in writing, of Consultant’s estimate of total expenditures required to complete its current assignments before proceeding, when the remaining work on such assignments would exceed the Maximum Amount.
- 5.4 **Business License.** Consultant shall obtain and maintain in force a City of Santa Barbara business license for the duration of this Agreement.
- 5.5 **Professional Standards.** Consultant shall perform all work to the standards of Consultant’s profession and in a manner reasonably satisfactory to the District.

Professional Services Agreement – Consultant Services

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Consultant shall keep itself fully informed of and in compliance with all local, state, and federal laws, rules, and regulations in any manner affecting the performance of this Agreement, including all Cal/OSHA requirements, the conflict of interest provisions of Government Code § 1090 and the Political Reform Act (Government Code § 81000 et seq.).

- 5.6 **Avoid Conflicts.** During the term of this Agreement, Consultant shall not perform any work for another person or entity for whom Consultant was not working at the Commencement Date if such work would present a conflict interfering with performance under this Agreement. However, the District may consent in writing to Consultant's performance of such work.
- 5.7 **Campaign Contributions.** This Agreement is subject to Government Code section 84308, as amended by Senate Bill 1439 (2022), Senate Bill 1181 (2024), and Senate Bill 1243 (2024). Consultant shall disclose any contribution to an elected or appointed District official's campaign or committee in an amount of more than five hundred dollars (\$500) made within 12 months preceding the Commencement Date, by Consultant, its, her, or his agent, or another party affiliated with Consultant. Consultant shall provide a signed copy of the attached Campaign Contribution Disclosure Form to District prior to, or concurrent with, Consultant's execution of this Agreement and no later than the Commencement Date. .
- 5.8 **Appropriate Personnel.** Consultant has, or will secure at its own expense, all personnel required to perform the services identified in the Scope of Services. All such services shall be performed by Consultant or under its supervision, and all personnel engaged in the work shall be qualified to perform such services. No change shall be made in Consultant's project administrator without the District's prior written consent.
- 5.9 **Substitution of Personnel.** Any persons named in the proposal or Scope of Services constitutes a promise to the District that those persons will perform and coordinate their respective services under this Agreement. Should one or more of such personnel become unavailable, Consultant may substitute other personnel of at least equal competence upon written approval of the District. If the District and Consultant cannot agree as to the substitution of key personnel, the District may terminate this Agreement for cause.
- 5.10 **Permits and Approvals.** Consultant shall obtain, at its sole cost and expense, all permits and regulatory approvals necessary for Consultant's performance of this Agreement. This includes, but shall not be limited to, professional licenses, encroachment permits and building and safety permits and inspections.
- 5.11 **Notification of Organizational Changes.** Consultant shall notify the Agreement Administrator, in writing, of any change in name, ownership or control of

Consultant's firm or of any subcontractor. Change of ownership or control of Consultant's firm may require an amendment to this Agreement.

- 5.12 **Records.** Consultant shall maintain any and all ledgers, books of account, invoices, vouchers, canceled checks, and other records or documents evidencing or relating to charges for services or expenditures and disbursements charged to the District under this Agreement for a minimum of three (3) years, or for any longer period required by law, from the date of final payment to Consultant under this Agreement. All such documents shall be made available for inspection, audit, and/or copying at any time during regular business hours, upon oral or written request of the District. In addition, pursuant to Government Code Section 8546.7, if the amount of public funds expended under this Agreement exceeds ten thousand dollars, all such documents and this Agreement shall be subject to the examination and audit of the State Auditor, at the request of the District or as part of any audit of the District, for a period of three (3) years after final payment under this Agreement.
- 5.13 **Skilled and Trained Workforce Requirement.** When the use of a skilled and trained workforce is required to complete a contract pursuant to existing law, this contract is subject to such requirement and Contractor agrees to use a skilled and trained workforce.

6. SUBCONTRACTING

- 6.1 **General Prohibition.** This Agreement covers professional services of a specific and unique nature. Except as otherwise provided herein, Consultant shall not assign or transfer its interest in this Agreement or subcontract any services to be performed without amending this Agreement.
- 6.2 **Consultant Responsible.** Consultant shall be responsible to the District for all services to be performed under this Agreement.
- 6.3 **Identification in Fee Schedule.** All subcontractors shall be specifically listed and their billing rates identified in the Approved Fee Schedule, Exhibit B. Any changes must be approved by the Agreement Administrator in writing as an amendment to this Agreement.
- 6.4 **Compensation for Subcontractors.** The District shall pay Consultant for work performed by its subcontractors, if any, only at Consultant's actual cost plus an approved mark-up as set forth in the Approved Fee Schedule, Exhibit B. Consultant shall be liable and accountable for any and all payments, compensation, and federal and state taxes to all subcontractors performing services under this Agreement. The District shall not be liable for any payment, compensation, or federal and state taxes for any subcontractors.

7. COMPENSATION

- 7.1 **General.** The District agrees to compensate Consultant for the services provided under this Agreement, and Consultant agrees to accept payment in accordance with the Fee Schedule in full satisfaction for such services. Compensation shall not exceed the Maximum Amount. Consultant shall not be reimbursed for any expenses unless provided for in this Agreement or authorized in writing by the District in advance.
- 7.2 **Invoices.** Consultant shall submit to the District an invoice, on a monthly basis or as otherwise agreed to by the Agreement Administrator, for services performed pursuant to this Agreement. Each invoice shall identify the Maximum Amount, the services rendered during the billing period, the amount due for the invoice, and the total amount previously invoiced. All labor charges shall be itemized by employee name and classification/position with the firm, the corresponding hourly rate, the hours worked, a description of each labor charge, and the total amount due for labor charges.
- 7.3 **Taxes.** The District shall not withhold applicable taxes or other payroll deductions from payments made to Consultant except as otherwise required by law. Consultant shall be solely responsible for calculating, withholding, and paying all taxes.
- 7.4 **Disputes.** The parties agree to meet and confer at mutually agreeable times to resolve any disputed amounts contained in an invoice submitted by Consultant.
- 7.5 **Additional Work.** Consultant shall not be reimbursed for any expenses incurred for work performed outside the Scope of Services unless prior written approval is given by the District through a fully executed written amendment. Consultant shall not undertake any such work without prior written approval of the District.
- 7.6 **District Satisfaction as Precondition to Payment.** Notwithstanding any other terms of this Agreement, no payments shall be made to Consultant until the District is satisfied that the services are satisfactory.
- 7.7 **Right to Withhold Payments.** If Consultant fails to provide a deposit or promptly satisfy an indemnity obligation described in Section 11, the District shall have the right to withhold payments under this Agreement to offset that amount.

8. PREVAILING WAGES

This Agreement is subject to prevailing wage law for all work performed under the Agreement for which the payment of prevailing wages is required under the California Labor Code. In particular, Consultant acknowledges that prevailing wage determinations are available for the performance of inspection work.

9. OWNERSHIP OF WRITTEN PRODUCTS

All reports, documents or other written material, and all electronic files, including computer-aided design files, developed by Consultant in the performance of this Agreement (such written material and electronic files are collectively known as “written products”) shall be and remain the property of the District without restriction or limitation upon its use or dissemination by the District except as provided by law. Consultant may take and retain copies of such written products as desired, but no such written products shall be the subject of a copyright application by Consultant.

10. RELATIONSHIP OF PARTIES

- 10.1 **General.** Consultant is, and shall at all times remain as to the District, a wholly independent contractor.
- 10.2 **No Agent Authority.** Consultant shall have no power to incur any debt, obligation, or liability on behalf of the District or otherwise to act on behalf of the District as an agent. Neither the District nor any of its agents shall have control over the conduct of Consultant or any of Consultant’s employees, except as set forth in this Agreement. Consultant shall not represent that it is, or that any of its agents or employees are, in any manner employees of the District.
- 10.3 **Independent Contractor Status.** Under no circumstances shall Consultant or its employees look to the District as an employer. Consultant is an independent contractor and shall not be entitled to any employment benefits.

11. INDEMNIFICATION

- 11.1 **Definitions.** For purposes of this Section 11, “Consultant” shall include Consultant, its officers, employees, servants, agents, or subcontractors, or anyone directly or indirectly employed by either Consultant or its subcontractors, in the performance of this Agreement. “District” shall include the District, its officers, agents, employees and volunteers.
- 11.2 **Consultant to Indemnify District.** To the fullest extent permitted by law, Consultant shall indemnify, hold harmless, and defend the District from and against any and all claims, losses, costs or expenses for any personal injury or property damage arising out of or in connection with Consultant’s alleged negligence, recklessness or willful misconduct or other wrongful acts, errors or omissions of Consultant or failure to comply with any provision in this Agreement.
- 11.3 **Scope of Indemnity.** Personal injury shall include injury or damage due to death or injury to any person, whether physical, emotional, consequential or otherwise, Property damage shall include injury to any personal or real property. Consultant

Professional Services Agreement – Consultant Services

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shall not be required to indemnify the District for such loss or damage as is caused by the sole active negligence or willful misconduct of the District.

- 11.4 **Attorneys Fees.** Such costs and expenses shall include reasonable attorneys' fees for counsel of the District's choice, expert fees and all other costs and fees of litigation. Consultant shall not be entitled to any refund of attorneys' fees, defense costs or expenses in the event that it is adjudicated to have been non-negligent.
- 11.5 **Defense Deposit.** The District may request a deposit for defense costs from Consultant with respect to a claim. If the District requests a defense deposit, Consultant shall provide it within 15 days of the request.
- 11.6 **Waiver of Statutory Immunity.** The obligations of Consultant under this Section 11 are not limited by the provisions of any workers' compensation act or similar act. Consultant expressly waives its statutory immunity under such statutes or laws as to the District.
- 11.7 **Indemnification by Subcontractors.** Consultant agrees to obtain executed indemnity agreements with provisions identical to those set forth here in this Section 11 from each and every subcontractor or any other person or entity involved in the performance of this Agreement on Consultant's behalf.
- 11.8 **Insurance Not a Substitute.** The District does not waive any indemnity rights by accepting any insurance policy or certificate required pursuant to this Agreement. Consultant's indemnification obligations apply regardless of whether or not any insurance policies are determined to be applicable to the claim, demand, damage, liability, loss, cost or expense.

12. INSURANCE

- 12.1 **Insurance Required.** Consultant shall maintain insurance as described in this section and shall require all of its subcontractors, consultants, and other agents to do the same. Approval of the insurance by the District shall not relieve or decrease any liability of Consultant. Any requirement for insurance to be maintained after completion of the work shall survive this Agreement.
- 12.2 **Documentation of Insurance.** The District will not execute this agreement until it has received a complete set of all required documentation of insurance coverage. However, failure to obtain the required documents prior to the work beginning shall not waive the Consultant's obligation to provide them. Consultant shall file with the District:
- Certificate of Insurance, indicating companies acceptable to the District, with a Best's Rating of no less than A:VII showing. The Certificate of Insurance must include the following reference: [insert project name]
 - Documentation of Best's rating acceptable to the District.
- Professional Services Agreement – Consultant Services

- Original endorsements effecting coverage for all policies required by this Agreement.
- Complete, certified copies of all required insurance policies, including endorsements affecting the coverage.

12.3 Coverage Amounts. Insurance coverage shall be at least in the following minimum amounts:

Professional Liability Insurance: \$1,000,000 per occurrence,
\$2,000,000 aggregate

General Liability:

- General Aggregate: \$2,000,000
- Products Comp/Op Aggregate \$2,000,000
- Personal & Advertising Injury \$1,000,000
- Each Occurrence \$1,000,000
- Fire Damage (any one fire) \$ 50,000
- Medical Expense (any 1 person) \$ 5,000

Workers' Compensation:

- Workers' Compensation Statutory Limits
- EL Each Accident \$1,000,000
- EL Disease - Policy Limit \$1,000,000
- EL Disease - Each Employee \$1,000,000

Automobile Liability:

- Any vehicle, combined single limit \$1,000,000

Any available insurance proceeds broader than or in excess of the specified minimum insurance coverage requirements or limits shall be available to the additional insured. Furthermore, the requirements for coverage and limits shall be the greater of (1) the minimum coverage and limits specified in this Agreement, or (2) the broader coverage and maximum limits of coverage of any insurance policy or proceeds available to the named insured

12.4 General Liability Insurance. Commercial General Liability Insurance shall be no less broad than ISO form CG 00 01. Coverage must be on a standard Occurrence form. Claims-Made, modified, limited or restricted Occurrence forms are not acceptable.

12.5 Worker's Compensation Insurance. Consultant is aware of the provisions of Section 3700 of the Labor Code which requires every employer to carry Workers' Compensation (or to undertake equivalent self-insurance), and Consultant will comply with such provisions before commencing the performance of the work of this Agreement. If such insurance is underwritten by any agency other than the

State Compensation Fund, such agency shall be a company authorized to do business in the State of California.

- 12.6 **Automobile Liability Insurance.** Covered vehicles shall include owned if any, non-owned, and hired automobiles and, trucks.
- 12.7 **Professional Liability Insurance or Errors & Omissions Coverage.** The deductible or self-insured retention may not exceed \$50,000.
- 12.8 **Additional Insured Endorsements.** The District and its board members, officers, employees, and consultants must be endorsed as an additional insured for each policy required herein, other than Professional Errors and Omissions and Worker's Compensation, for liability arising out of ongoing and completed operations by or on behalf of the Consultant. Consultant's insurance policies shall be primary as respects any claims related to or as the result of the Consultant's work. Any insurance, pooled coverage or self-insurance maintained by the District, its elected or appointed officials, directors, officers, agents, employees, volunteers, or consultants shall be non-contributory. All endorsements shall be signed by a person authorized by the insurer to bind coverage on its behalf. General liability coverage can be provided using an endorsement to the Consultant's insurance at least as broad as ISO Form CG 20 10 11 85 or both CG 20 10 and CG 20 37.
- 12.9 **Failure to Maintain Coverage.** In the event any policy is canceled prior to the completion of the project and the Consultant does not furnish a new certificate of insurance prior to cancellation, the District has the right, but not the duty, to obtain the required insurance and deduct the premium(s) from any amounts due the Consultant under this Agreement. Failure of the Consultant to maintain the insurance required by this Agreement, or to comply with any of the requirements of this section, shall constitute a material breach of this Agreement.
- 12.10 **Notices.** Consultant shall provide immediate written notice if (1) any of the required insurance policies is terminated; (2) the limits of any of the required policies are reduced; (3) or the deductible or self-insured retention is increased. Consultant shall provide no less than 30 days' notice of any cancellation or material change to policies required by this Agreement. Consultant shall provide proof that cancelled or expired policies of insurance have been renewed or replaced with other policies providing at least the same coverage. Such proof will be furnished at least two weeks prior to the expiration of the coverages. The name and address for Additional Insured Endorsements, Certificates of Insurance and Notices of Cancellation is: Montecito Sanitary District, Attn: John Weigold, General Manager, 1042 Monte Cristo Lane, Santa Barbara, CA 93108.
- 12.11 **Consultant's Insurance Primary.** The insurance provided by Consultant, including all endorsements, shall be primary to any coverage available to the District. Any insurance or self-insurance maintained by the District and/or its

officers, employees, agents or volunteers, shall be in excess of Consultant's insurance and shall not contribute with it.

- 12.12 **Waiver of Subrogation.** Consultant hereby waives all rights of subrogation against the District. Consultant shall additionally waive such rights either by endorsement to each policy or provide proof of such waiver in the policy itself.
- 12.13 **Report of Claims to District.** Consultant shall report to the District, in addition to the Consultant's insurer, any and all insurance claims submitted to Consultant's insurer in connection with the services under this Agreement.
- 12.14 **Premium Payments and Deductibles.** Consultant must disclose all deductibles and self-insured retention amounts to the District. The District may require the Consultant to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within retention amounts. Ultimately, the District must approve all such amounts prior to execution of this Agreement.

The District has no obligation to pay any premiums, assessments, or deductibles under any policy required in this Agreement. Consultant shall be responsible for all premiums and deductibles in all of Consultant's insurance policies. The amount of deductibles for insurance coverage required herein are subject to the District's approval.

- 12.15 **Duty to Defend and Indemnify.** Consultant's duties to defend and indemnify the District under this Agreement shall not be limited by the foregoing insurance requirements and shall survive the expiration or early termination of this Agreement.

13. MUTUAL COOPERATION

- 13.1 **District Cooperation in Performance.** The District shall provide Consultant with all pertinent data, documents and other requested information as is reasonably available for the proper performance of Consultant's services under this Agreement.
- 13.2 **Consultant Cooperation in Defense of Claims.** If any claim or action is brought against the District relating to Consultant's performance in connection with this Agreement, Consultant shall render any reasonable assistance that the District may require in the defense of that claim or action.

14. NOTICES

Any notices, bills, invoices, or reports required by this Agreement shall be deemed received on: (i) the day of delivery if delivered by hand, facsimile or overnight courier service during Consultant's and the District's regular business hours; or (ii) on the third business day following deposit in the United States mail

if delivered by mail, postage prepaid, to the addresses listed below (or to such other addresses as the parties may, from time to time, designate in writing).

If to the District
Bryce Swetek, P.E.
Engineering Manager
1042 Monte Cristo Lane
Santa Barbara, CA 93108
Telephone: (805) 969-4200

If to Consultant
[Name]
[Address]
[Address]
Telephone:

With courtesy copy to:
Aleks R. Giragosian, Esq.
General Counsel
Colantuono, Highsmith & Whatley, PC
790 E. Colorado Blvd., Ste. 850
Pasadena, CA 91101
Telephone: (213) 542-5700

15. SURVIVING COVENANTS

The parties agree that the covenants contained in Section 5.12 (Records), Section 10 (Indemnification), Section 11 (Insurance), Section 12 (Mutual Cooperation), Section 14 (Surviving Covenants), Section 16 (Interpretation of Agreement), and Section 17 (General Provisions) of this Agreement shall survive the expiration or termination of this Agreement, subject to the provisions and limitations of this Agreement and all otherwise applicable statutes of limitations and repose.

16. TERMINATION

- 16.1 **District Termination.** The District may terminate this Agreement for any reason on five calendar days' written notice to Consultant. Consultant agrees to cease all work under this Agreement on or before the effective date of any notice of termination. All the District data, documents, objects, materials or other tangible things shall be returned to the District upon the termination or expiration of this Agreement.
- 16.2 **Consultant Termination.** Consultant may terminate this Agreement for a material breach of this Agreement by the District upon 30 days' notice.
- 16.3 **Compensation Following Termination.** Upon termination, Consultant shall be paid based on the work satisfactorily performed at the time of termination. In no event shall Consultant be entitled to receive more than the amount that would be paid to Consultant for the full performance of the services required by this Agreement. The District shall have the benefit of such work as may have been completed up to the time of such termination.

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- 16.4 **Remedies.** The District retains any and all available legal and equitable remedies for Consultant's breach of this Agreement.

17. INTERPRETATION OF AGREEMENT

- 17.1 **Governing Law.** This Agreement shall be governed and construed in accordance with the laws of the State of California.
- 17.2 **Integration of Exhibits.** All documents referenced as exhibits in this Agreement are hereby incorporated into this Agreement. In the event of any material discrepancy between the provisions of this Agreement and its exhibits, the provisions of this Agreement shall prevail. In the event of any material discrepancy between the express provisions of this Agreement and the exhibits of this Agreement, the provisions of this Agreement shall prevail. This instrument contains the entire Agreement between the District and Consultant with respect to the transactions contemplated herein. No other prior oral or written agreements are binding upon the parties. Amendments hereto or deviations herefrom shall be effective and binding only if made in writing and executed on by the District and Consultant.
- 17.3 **Headings.** The headings and captions appearing at the commencement of the sections hereof, and in any paragraph thereof, are descriptive only and for convenience in reference to this Agreement. Should there be any conflict between such heading, and the section or paragraph thereof at the head of which it appears, the language of the section or paragraph shall control and govern in the construction of this Agreement.
- 17.4 **Pronouns.** Masculine or feminine pronouns shall be substituted for the neuter form and vice versa, and the plural shall be substituted for the singular form and vice versa, in any place or places herein in which the context requires such substitution(s).
- 17.5 **Severability.** If any term or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, then such term or provision shall be amended to, and solely to the extent necessary to, cure such invalidity or unenforceability, and shall be enforceable in its amended form. In such event, the remainder of this Agreement, or the application of such term or provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected, and each term and provision of this Agreement shall be valid and be enforced to the fullest extent permitted by law.
- 17.6 **No Presumption Against Drafter.** Each party had an opportunity to consult with an attorney in reviewing and drafting this agreement. Any uncertainty or ambiguity shall not be construed for or against any party based on attribution of drafting to any party.

18. GENERAL PROVISIONS

- 18.1 **Confidentiality.** All data, documents, discussion, or other information developed or received by Consultant for performance of this Agreement are deemed confidential and Consultant shall not disclose it without prior written consent by the District. The District shall grant such consent if disclosure is legally required. All the District data shall be returned to the District upon the termination or expiration of this Agreement.
- 18.2 **Conflicts of Interest.** Consultant maintains and warrants that it has not employed nor retained any company or person, other than a bona fide employee working solely for Consultant, to solicit or secure this Agreement. Further, Consultant warrants that it has not paid nor has it agreed to pay any company or person, other than a bona fide employee working solely for Consultant, any fee, commission, percentage, brokerage fee, gift or other consideration contingent upon or resulting from the award or making of this Agreement. Consultant further agrees to file, or shall cause its employees or subcontractor to file, a Statement of Economic Interest with the District's Filing Officer if required under state law in the performance of the services. For breach or violation of this warranty, the District shall have the right to rescind this Agreement without liability. For the term of this Agreement, no member, officer, or employee of the District, during the term of his or her service with the District, shall have any direct interest in this Agreement, or obtain any present or anticipated material benefit arising therefrom.
- 18.3 **Non-assignment.** Consultant shall not delegate, transfer, subcontract or assign its duties or rights hereunder, either in whole or in part, without the District's prior written consent, and any attempt to do so shall be void and of no effect. The District shall not be obligated or liable under this Agreement to any party other than Consultant.
- 18.4 **Binding on Successors.** This Agreement shall be binding on the successors and assigns of the parties.
- 18.5 **No Third-Party Beneficiaries.** Except as expressly stated herein, there is no intended third-party beneficiary of any right or obligation assumed by the parties.
- 18.6 **Time of the Essence.** Time is of the essence for each and every provision of this Agreement.
- 18.7 **Non-Discrimination.** Consultant shall not discriminate against any employee or applicant for employment because of race, sex (including pregnancy, childbirth, or related medical condition), creed, national origin, color, disability as defined by law, disabled veteran status, Vietnam veteran status, religion, age (40 and above), medical condition (cancer-related), marital status, ancestry, or sexual orientation. Employment actions to which this provision applies shall include, but not be

limited to, the following: employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; or in terms, conditions or privileges of employment, and selection for training. Consultant agrees to post in conspicuous places, available to employees and applicants for employment, the provisions of this nondiscrimination clause.

- 18.8 **Waiver.** No provision, covenant, or condition of this Agreement shall be deemed to have been waived by the District or Consultant unless in writing signed by one authorized to bind the party asserted to have consented to the waiver. The waiver by the District or Consultant of any breach of any provision, covenant, or condition of this Agreement shall not be deemed to be a waiver of any subsequent breach of the same or any other provision, covenant, or condition.
- 18.9 **Excused Failure to Perform.** Consultant shall not be liable for any failure to perform if Consultant presents acceptable evidence, in the District's sole judgment, that such failure was due to causes beyond the control and without the fault or negligence of Consultant.
- 18.10 **Remedies Non-Exclusive.** Each right, power and remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise shall be cumulative and shall be in addition to every other right, power, or remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise. The exercise, the commencement of the exercise, or the forbearance from the exercise by any party of any one or more of such rights, powers or remedies shall not preclude the simultaneous or later exercise by such party of any or all of such other rights, powers or remedies.
- 18.11 **Attorneys' Fees.** If legal action shall be necessary to enforce any term, covenant or condition contained in this Agreement, the prevailing party shall be entitled to an award of reasonable attorneys' fees and costs expended in the action.
- 18.12 **Venue.** The venue for any litigation shall be Santa Barbara County, California and Consultant hereby consents to sole jurisdiction in Santa Barbara County for purposes of resolving any dispute or enforcing any obligation arising under this Agreement.
- 18.13 **Counterparts; Electronic Signatures.** This Agreement may be signed in one or more counterparts, each of which shall be deemed an original, but all of which together shall be deemed one and the same instrument. The parties acknowledge and agree that this Agreement may be executed by electronic signature, which shall be considered as an original signature for all purposes and shall have the same force and effect as an original signature. Without limitation, "electronic signature" shall include faxed or emailed versions of an original signature, electronically scanned and transmitted versions (e.g., via pdf) of an original signature, or a digital signature.

TO EFFECTUATE THIS AGREEMENT, the parties have caused their duly authorized representatives to execute this Agreement on the dates set forth below.

“DISTRICT”

Montecito Sanitary District

Signature: _____

Printed: _____

Title: _____

Date: _____

“CONSULTANT”

[Name of Company or Individual]

Signature: _____

Printed: _____

Title: _____

Date: _____

Attest:

Signature: _____

Printed: _____

Title: Secretary

Date: _____

Approved as to form:

Signature: _____

Printed: _____

Title: General Counsel

Date: _____

CAMPAIGN CONTRIBUTION DISCLOSURE PROVISIONS

Cities are subject to the campaign disclosure provisions detailed in Government Code Section 84308.

Please carefully read the following information to determine if the provisions apply to you. If you determine that the provisions are applicable, the Campaign Disclosure Form must be completed and returned to the District with your application.

1. No District board member shall accept, solicit, or direct a contribution of more than \$500 from any party,¹ financially interested participant,² or agent³ while a proceeding is pending or for 12 months subsequent to the date a final decision is rendered by the District. This prohibition commences when your application has been filed, or the proceeding is otherwise initiated.

2. A party to a District proceeding shall disclose on the record of the proceeding any contribution of more than \$500 made to any board member by the party, or agent, during the preceding 12 months. No party to or participant in a District proceeding shall make a contribution of more than \$500 to a councilmember or commissioner during the proceeding and for 12 months following the date a final decision is rendered by the District. No agent to a party or participant shall make a contribution in any amount to a board member during the proceeding and for 12 months following the date a final decision is rendered by the District.

3. Prior to rendering a decision on a District proceeding, any board member who received contribution of more than \$500 within the preceding 12 months from any party, or agent, to a proceeding shall disclose that fact on the record of the proceeding, and shall be disqualified from participating in the proceeding. However, if any board member receives a contribution that otherwise would require disqualification, and returns the contribution within 30 days of making the decision, or knowing about the contribution and the relevant proceeding, whichever comes last, that board member shall be permitted to participate in the proceeding.

¹ "Party" is defined as any person who files an application for, or is the subject of, a proceeding.² "Participant" is defined as any person who actively supports or opposes a particular decision in a proceeding.

³ "Agent" is defined as a person who represents a party in connection with a proceeding for compensation who appears before or otherwise communicates with the District for the purpose of influencing the proceeding. If an individual acting as an agent also is acting as an employee or member of a law, architectural, engineering, or consulting firm, or a similar entity or corporation, both the individual and the entity or corporation are agents. When a closed corporation is a party to a proceeding, the majority shareholder is subject to these provisions.

To determine whether a campaign contribution of more than \$500 has been made by you or your agent to a board member within the preceding 12 months, all contributions made by you or your agent during that period must be aggregated.

Names of current District board members are available on the District's website. If you have questions about Government Code Section 84308, FPPC regulations, or the Campaign Disclosure Form, please contact the District Clerk.

CAMPAIGN CONTRIBUTION DISCLOSURE FORM

(a) Document:

- ☐ License
- ☐ Lease
- ☐ Permit
- ☐ Franchise
- ☐ Other Contract
- ☐ Other Entitlement

Name and address of any party, participant, or agent who has contributed more than \$500 to any board member within the preceding 12 months:

1. _____
2. _____
3. _____

(b) Date and amount of contribution:

Date _____ Amount \$ _____

Date _____ Amount \$ _____

Date _____ Amount \$ _____

(c) Name of board member to whom contribution was made:

1. _____
2. _____
3. _____

(d) I certify that the above information is provided to the best of my knowledge.

Printed Name _____

Signature _____

Date _____ Phone _____

To be completed by District:

Document No: _____



**MONTECITO SANITARY DISTRICT
SANTA BARBARA COUNTY, CALIFORNIA**

**Addendum No.1
TO PROSPECTIVE RESPONDENTS
WASTEWATER OUTFALL INSPECTION**

SOLICITATION NO. 2026-01

July 28, 2026

Notice is hereby given that the Request for Proposal for Solicitation No. 2026-01 are amended as hereinafter set forth.

GENERAL INFORMATION

This addendum provides responses to inquiries/questions as well as additional information. Please review these changes.

The proposal due date remains August 4th, 2026.

RESPONDENT'S QUESTIONS AND RESPONSES OR CLARIFICATIONS:

Answers or clarifications to any questions received via Planet Bids or email which do not impact contract terms are provided below. All others that result in changes to the contract are addressed in the previous section.

1. It is difficult to produce quality video from a smaller inspection class ROV beyond 1000-feet of tether length. For the 1550-foot total internal inspection, the marine contractor may need to access the outfall from both the beach manhole and through the end gate to accomplish the requirements described in Task 2.
Does the district have any other as-built information of the outfall structure, specifically the End Gate?
 - a. We understand access may be required from the manhole as well as the end gate. The District refurbished the Outfall in 2003, which included new diffusers as well as new end gate. The report on the refurbishment includes some design specs and photos of the end gate. The report has been provided to this Addendum as Attachment 1.
2. Can the district share previous dive inspection video and/or previous dive inspection reports?
 - a. Yes. We have provided the last three inspection reports as examples as Attachments 2,3, and 4. We have videos, but that is unable to be provided as part of this solicitation. Video may be requested and provided to the selected contractor.
3. Would proposals that perform this inspection using robotic equipment (ROV) rather than dive teams be considered acceptable?
 - a. We responded to the question for each inspection type below:
 - i. For the external inspection, a diver/dive team is required and an ROV may not be used as a substitute method. However, it is acceptable to utilize a ROV in addition/supplementary to the dive team.
 - ii. For the internal inspection, an ROV may be used.

Addendum No. 1

Solicitation No. 2026-01 – Wastewater Ocean Outfall Inspection

This Addendum No.1 shall be included in and form a part of the contract documents. The receipt and review of the addendum, as part of the RFP, shall be acknowledged by the responder in PlanetBids under “Addenda Acknowledgments” to be considered responsive.



Bryce Swetek, P.E.

Engineering Manager

bswetek@montsan.org

Attachment 1 – 2003 Outfall Refurbishment

Attachment 2 – 2021 Outfall Inspection Report

Attachment 3 – 2022 Outfall Inspection Report

Attachment 4 – 2023 Outfall Inspection Report

ATTACHMENT 1

2003 Outfall Refurbishment



MONTECITO SANITARY DISTRICT OCEAN OUTFALL REFURBISHMENT

Report Prepared for:



Montecito Sanitary District

A Public Service Agency

**Diane Gabriel
Principal Engineer
1042 Monte Cristo Lane
Montecito, CA 93108**

Prepared by:

**DIVECON SERVICES LP
741 East Arcturus Avenue
Oxnard, CA 93033**

Tel: (805) 488 - 6428 (24 hours) • FAX: (805) 986 - 5309

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1 INTRODUCTION

1.1 General

The Montecito Sanitary District contracted Divecon Services LP to repair its existing 20" outfall. The outfall was installed in 1961. The material used was spun cast iron, typical of the era. The outfall runs offshore, to approximately 1500' from the shoreline.

The diffuser section of the outfall lies in about 35' of water and consists of five sections of bell and spigot pipe with two 4" diffusers in each section. The diffusers were 2' sections of 4" pipe, threaded into the 20" pipe, with 45-degree elbows on the ends. Two of the diffusers had been replaced with saddle and J bolt repairs patches.

The end plate or cap was a plate of ABS plastic set into a notch cut into the end of the last section of pipe.

A previous inspection, in 2001, by INSHORE DIVERS INC., reported spans of unsupported pipe in the surf zone.

1.2 Pre-Job Survey

On March 13, 2003, a Divecon 3-man dive team surveyed the diffuser section of the Montecito Outfall using an aluminum skiff and a shallow air spread.

After anchoring over the outfall boil, diver Aaron Dack went down to locate the pipe and diffuser section.

The diver reported that a plastic plate, held in place by notches burned in the pipe, was covering the end of the outfall. After removing the plate the diver verified that there was no sediment built up in the pipe. The diver replaced the plate so that the pipe would not sand in.

The five sections of pipe, making up the diffuser section were found buried to just above spring line. The bottom material is a combination of rock (2.5" to 5" diameter) and sand. The diver dug down under each section of pipe to make sure that the pipes were not lying on solid rock bottom.

The end section of pipe is 15' long with 2 diffuser ports. A notch and plate, as described above, are at the offshore end of the pipe. The O.D. of the pipe is 20" to 20.25", depending on the amount of rust scale on the pipe. The first diffuser port is 5' from the offshore end of the pipe. The pipe is Cast Iron sewer pipe. The bells of are threaded or slip on, and face offshore.

The second section from the end is the same O.D. with the bell facing offshore. The section is 17'11" long, from bell face to bell face of pipe #3. There are two, 4" diameter diffusers threaded into the 15' straight section of pipe.

Outfall Sections #3 through #5 are the same configuration as section #2.



Section #6, from the offshore end, has no diffusers and is completely buried.

The diver was able to remove, by hand, one of the existing 4" diffusers, and brought it up to the boat. This diffuser was used to verify the size of the diffuser port.

1.3 Scope Of Work

Fabricate replacement diffusers using Red Valves flanged to saddles made of 1/2" thick by 12" square 316 stainless steel.

Fabricate an end assembly, split sleeve, from rolled 1/2" 316 S.S. plate with a blind flange cut from of 1" thick ABS plastic.

Fabricate, reinforced, 2" wide, S.S. bands to hold the diffuser saddles onto the pipe.

Replace the corroding diffusers and patches with the Red Valves mounted on 316 S.S. saddles.

Remove and replace the existing end cap with the split sleeve end assembly.

Close the end of the pipe with the ABS blind flange.

Locate and support any unsupported pipe.

2 SUMMARY OF WORK

2.1 Fabrication

The saddles and split sleeve were rolled, to fit the 20" O.D. pipe, at Gold Coast Steel in Oxnard Ca. The flanges, for the Red Valves and the split sleeve were welded in the Divecon weld shop. The 2" wide bands were also fabricated at Divecon.

Tideflex, series 35, 8" Diameter Red Valves were bolted to the S.S. saddles using 316 S.S. studs and nuts. A Specification sheet for the Red Valves is in **Appendix C**.

A .25" neoprene gasket was glued to the sealing face of the valve saddle.



Photo 1 - Gasket glued to sealing face of the valve saddle.

2.2 Mobilization and De-Mobilization

The repair materials, one pallet of Concrete filled bags and the dive spread were loaded on to the M/V Danny C, at the Santa Barbara Pier. After the job was completed, the dive spread was offloaded at the Santa Barbara Pier.

2.3 On Site Repair Operations

The onsite project logs are contained in **Appendix B**.

The Danny C was anchored just offshore of the end of the outfall on a three point anchor spread.

Divers hand jetted under the outfall, for the 2" bands, and to clean the loose material from the pipe.



Photo 2 - SS Bands used to secure diffuser saddles

The area, where the saddle was to fit, was cleaned with a pneumatic wire brush.

The old diffuser tubes were removed with a 36" pipe wrench.

The Red Valve and saddle assemblies were placed over the existing 4" hole.



Photo 3 - Red valves bolted to saddles prior to installation.

Before the bands were tightened, a 316 S.S. tag line was choked around the valve body and the strap bolt were passed through the eye of the wire. The strap bolts were then tightened with a pneumatic impact wrench.

The old end cap was removed and the pipe, from the #1 diffuser saddle to the end offshore end was cleaned with the jet and a pneumatic wire brush.

The bottom half of the split sleeve was slid under the end of the pipe and a layer of Splash-Zone Compound was packed between the pipe and the sleeve.

A layer of Splash Zone was then applied to the top of the pipe and the top half of the split sleeve was set in place.

Tightening the bolts slowly and evenly caused the Splash-Zone to extrude out through the bolt flange along the sides and creating a good seal on the pipe.

The old end cap notch, in the end of the pipe, created a 12" section of the split sleeve bolt flange to be open, with no pipe inside. This section of the bolt flange was sealed with Splash-Zone as shown in the drawing in **Appendix D**.



Photo 4 - End sleeve prior to installation.

The blind flange was installed on the end of the split sleeve and a 4" pipe plug was screwed into the bottom of the flange as specified.



2.4 Pipeline Span Survey

A three-man dive crew, with video equipment, in a 19' skiff, went inshore to locate the areas of unsupported pipe. At the approximate coordinates listed in the 2001 inspection, the divers located and video taped three areas of unsupported pipe.

Two of the spans were 4' long with 3 to 4 inches of water under the pipe. One span was 15' long with 12" of water under the pipe.

The skiff went back to the Danny C to load the cement bags, and then returned to the span location.

The two 4' spans were supported with cement bags pushed in from each side forming a saddle when the cement set up.

The 15" span was supported with 26 cement bags, packed in under the pipe.

2.5 Final Inspection

A video inspection of the diffuser section and split sleeve assembly was completed. A log of the video is in **Appendix A** of this document.

A video of the supported pipe spans was completed but the Portland cement, seeping out of the bags, created limited visibility. This video log is also in **Appendix A** of this report.



APPENDIX A – VIDEO LOGS

DIVECON VIDEO INSPECTION LOG

Customer: MONTECITO SANITARY DISTRICT

Date: 05/01/03

Description: OUTFALL REPAIR AND SPAN SUPPORT

Divecon Job # 1383

Location: Montecito Beach

Page 1 of 2

Time of Day	Section #	Description
0731	1	View work done on April 30,2003. Could not video while jetting.
0732-0742	1	#10 through #2 diffusers.
0743	1	Open end of outfall; end plate removed.
0744	1	Pause tape
1212	1	Water Weasel run up pipe 100'
1218	1	Showing that split sleeve is clear of debris.
1220	1	Showing Water Weasel.
1221	1	Showing that the split sleeve is up against #1 diffuser.
		Pause tape.
1346	1	R Hunter installing blind flange. View of Splash-Zone compound inside split sleeve.
1349	1	4" threaded hole at 6:00 o'clock position. 1/2" above invert of pipe.
1353	1	Installing 4" plug in blind flange.
1359	1	Pause tape
1419	1	Start final video inspection of diffusers and split sleeve.
1419:30	1	#10 diffuser
1420:03	1	#9 diffuser
1420:24	1	#8 diffuser
1420:39	1	#7 diffuser
1421	1	#6 diffuser
1421:32	1	#5 diffuser
1424	1	#4 diffuser
1425	1	#3 diffuser
1425:37	1	#2 diffuser
1425:55	1	#1 diffuser
1426	1	Shows end of split sleeve up against #1 diffuser.
1427	1	Split sleeve inspection.
1430	1	Off shore end of outfall complete.
	Section 2	Pipe Span
1007	2	Diver locates pipe at location described in INSHORE DIVERS,2001 inspection
1009	2	Located a 4' long span with 3" to 4" water under pipe.
1010	2	Located a second span 4' long, with 3" to 4" water under pipe.
1012	2	Located a 15' long span with 12" water under pipe.
1024	2	Following pipe toward beach.
1026	2	Pipe goes into sand.
1028	2	Following pipe offshore.

DIVECON VIDEO INSPECTION LOG

Customer: MONTECITO SANITARY DISTRICT

Date: 05/01/03

Description: OUTFALL REPAIR AND SPAN SUPPORT
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Divecon Job # 1383

Location: Montecito Beach Page 2 of 2

Page 2 of 2

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APPENDIX B – JOB LOGS



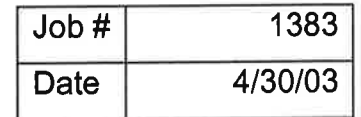
Job #	1383
Date	4/30/03

Name of Company	MONTECITO SANITARY	Location/Block #	MONTECITO BEACH
Company Repr.	DIANE GABRIEL	Contract #	
		Work Order #	
Diving Supervisor	E THOMAS	Vessel Name	DANNY C

Time	Description
0600	Dive and boat crew departed Santa Barbara harbor.
0630	On location, setting anchor spread.
0730	Anchors down. Finishing hook up.
0735	Safety Meeting with Boat and Dive crews.
0802	Dive #1, Dack L.S. to locate end of outfall.
0810	Dack on deck. Moving port anchor to get boat over diffuser section.
0825	Dack back in to jet under diffusers #9 & #10
0932	Dive #2 R Hunter L.S. to install diffusers at #9 & #10; Dack jetting further offshore.
1025	#10 complete.
1115	Dack R.S.
1128	Dive #3 Hoody L.S. to continue installing diffusers.
1130	#9 complete
1140	#7 complete
1230	Hunter up
1242	Dive #4 D Dunn L.S. to continue working on diffusers.
1255	#8 completed
1300	Foley and Dack in skiff to set markers at reported, span, locations.
1400	#6 completed
1429	Hoody on deck.
1437	Dive #5 Dack L.S. to continue installing diffusers.
1515	#3 and #5 Completed.
1528	Dunn on deck.

Company
Representative's Initial

Supervisor's
Initial



Name of Company	MONTECITO SANITARY	Location/Block #	MONTECITO BEACH
Company Repr.	DIANE GABRIEL	Contract #	
		Work Order #	
Diving Supervisor	E THOMAS	Vessel Name	DANNY C

[illegible]

Company	Representative's Initial
Monmouth Sanitary District	

Supervisor's
Initial



Job #	1383
Date	05/01/03

Name of Company	MONTECITO SANITARY	Location/Block #	MONTECITO BEACH
Company Repr.	DIANE GABRIEL	Contract #	
		Work Order #	
Diving Supervisor	E THOMAS	Vessel Name	DANNY C

Time	Description
0600	Dive and boat crew assembled at Santa Barbara dock.
0615	Danny C departed Santa Barbara dock
0620	Safety meeting
0640	On location; setting out anchors.
0715	Anchors down, setting up to dive.
0730	Dive #7, Dan Dunn L.S. to finish installing diffusers.
0800	Setting up dive gear in skiff to locate and fill pipe spans.
0824	Dive #8, Hoody L.S. to prep pipe for end sleeve installation.
0832	Dunn completed #1 diffuser installation. Going to finish installation at #5 and #2.
0945	Skiff away to locate Pipe spans.
0951	Diffusers completed diffusers, Dunn R.S.
1005	Dive #9, A Dack L.S. to locate and video pipe spans.
1025	Hoody packed top and bottom of pipe with <u>Splash-Zone</u> and started tightening split sleeve bolts.
Note	Because of the notch in the end of the pipe and the area taken up by the #1diffuser strap, there was an open gap of about 12 inches X 3/8 inches in the bolt flanges, at the offshore end of the split sleeve. This gap was packed with <u>Splash -Zone</u> .
1028	Dack located spans, identified in the INSHORE DIVERS Report(Sept. 2001)
	One 15 Ft. long span with 12 in. water under pipe.
	Two 4 Ft. long spans with 3 to 4 in. water under pipe.
1030	Skiff returning to Danny C, to load sand/cement bags.
1100	Dack back in water to pack sand/cement bags into pipe spans and video work.
1129	Split sleeve tight on end of outfall. Hoody R.S. Letting <u>Splash-Zone</u> set up.

Company
Representative's Initial

Supervisor's
Initial



Job #	1383
Date	05/01/03

Name of Company	MONTECITO SANITARY	Location/Block #	MONTECITO BEACH
Company Repr.	DIANE GABRIEL	Contract #	
		Work Order #	
Diving Supervisor	E THOMAS	Vessel Name	DANNY C

[illegible]

Company	Representative's Initial
Winn-Dixie Supermarket Inc.	

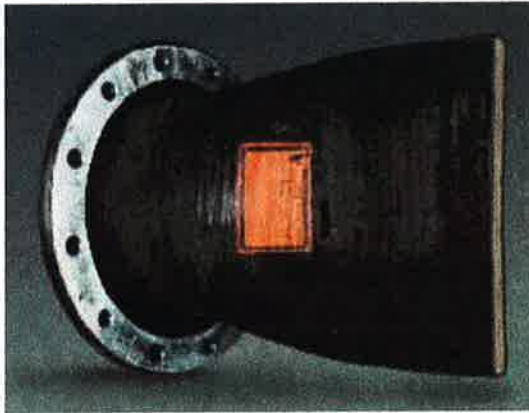
Supervisor's
Initial



APPENDIX C – RED VALVE SPECIFICATION SHEET



Series 35



Heading

- 100% elastomer construction eliminates maintenance
- Will not warp or freeze open or shut
- Eliminates backflow, seals on entrapped solids
- Custom built to customer specifications

Materials of Construction

- Galvanized Steel or Stainless Steel Backup Rings
- ANSI Class 125/150#
- [Available Elastomers](#)

The Red Valve Series 35 Check Valve is manufactured identically to the Tideflex^a Check Valve, with the addition of an integral elastomer flange as part of the valve. The flange size drilling conforms to ANSI B16.10, Class 150#. It is also available with DIN, 2632, and other standards.

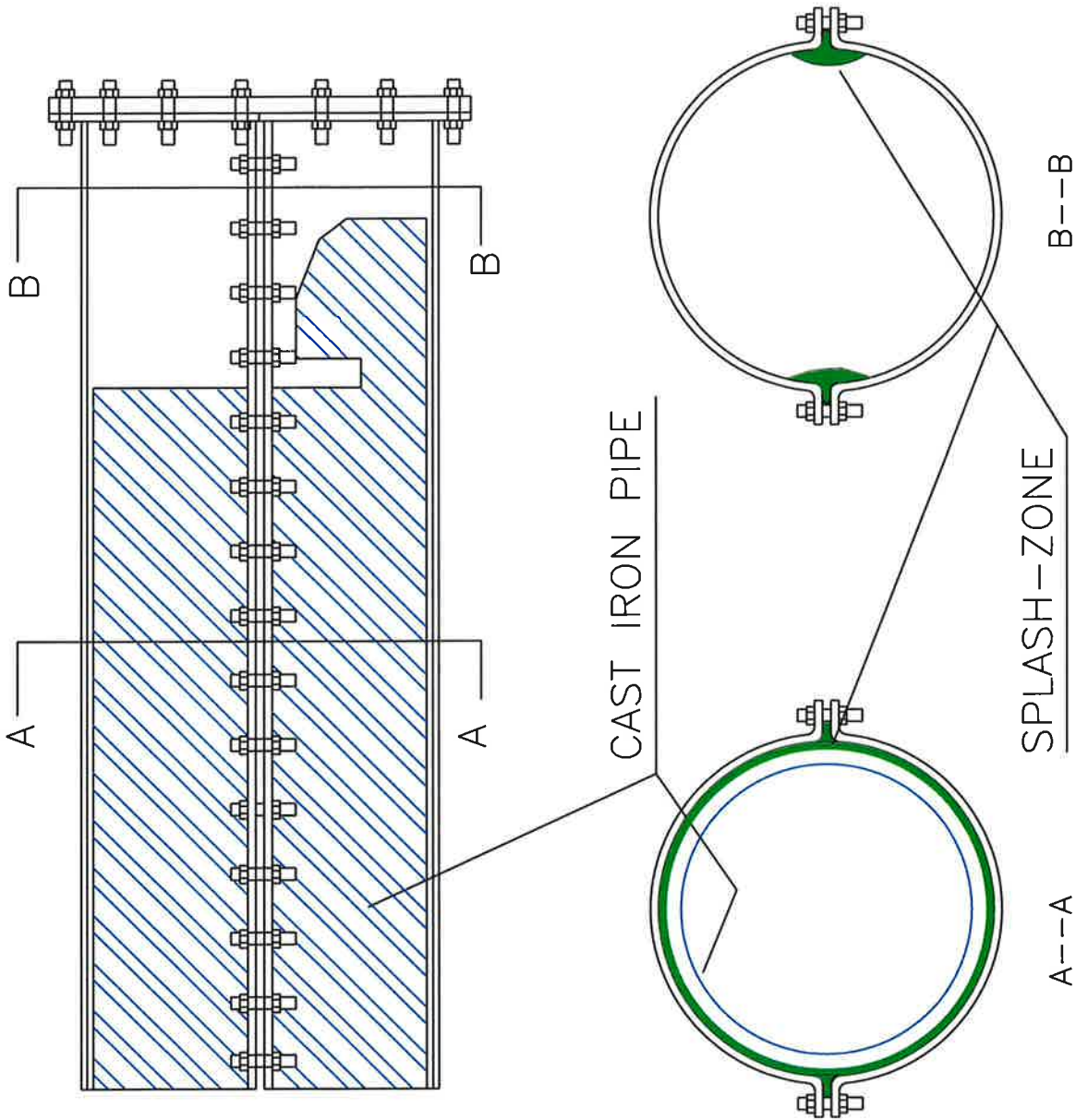
The Series 35 Check Valve is furnished complete with steel back-up rings for installation. In some applications and installations, a slip- over pipe Check Valve (TF-2) is not feasible because of an existing flange in the piping system or an existing flange cemented in the outfall piping system vault. In these cases, the Series 35 Check Valve is the solution.

The Red Valve Series 35 Check Valve is simple in design, with only one part - the all-rubber duck bill check sleeve. There are no seats or interference fits to corrode or freeze valve operation, making the Series 35 virtually maintenance free. The Series 35 seals completely around solids, making it ideal for fly ash, raw sewage, sludge, lime, mining slurries, and many other aversive and corrosive slurries.





APPENDIX D – SPLIT SLEEVE INSTALLATION DRAWING



FOR:		TITLE: SPLIT SLEEVE	
PROJECT: OUTFALL		DR. BY: E.T.	
SCALE: N/A		DATE: 5/03/03	
FILE NAME: MONTECITO		JOB NO.: 1383	

ATTACHMENT 2

2021 Outfall Inspection Report

Montecito Sanitary District

Annual Ocean Outfall

Diver Survey Report

August 30th, 2021



29 North Olive Street

Ventura, California 93001

(805) 643-5621

www.aquaticbioassay.com



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Introduction

Background

Aquatic Bioassay conducted an underwater dive survey and video of Montecito Sanitary Districts ocean outfall and diffuser on August 30th, 2021. The purpose of the survey was to inspect the physical integrity of the outfall pipe and note any impediments to flow from the diffuser ports. A copy of the dive video is included with this report.

Objectives

The outfall survey is designed to address the following requirements in the NPDES permit:

‘At least once per year the Discharger shall visually inspect the entire outfall and diffuser structure (e.g., divers) to note its structural integrity and any cracks, breaks, leaks, plugged ports, or other actual or potential malfunctions. The outfall inspections will also check for possible external blockage of ports by sand and/or silt deposition. The Discharger shall report all findings and actions, including any observed cracks, breaks, or malfunctions to the Executive Officer in the applicable annual report. The month for inspection specified by the Discharger shall be a month of good underwater visibility.’

Materials and Methods

Divers, using a GoPro Hero 5 enclosed in an underwater housing, conducted the survey. Once the outfall had been located by global positioning (GPS) and bottom finder, a buoy, attached to a line and a weight, was deployed over the side. Divers entered the water, descended the line, swam to the diffuser terminus, and began videotaping.

The footage was downloaded to computer files, and edited using Adobe Premiere software, then transferred to USB flash drive. The diver’s observations and video were reviewed by the survey team to assess conditions of the outfall. The video is arranged from the deepest part of the dives (outfall terminus) to the shallowest part of the survey (outfall beginning).



Results

Station Event and Sea State Conditions

The 2021 outfall dive survey was conducted aboard the research vessel *Hey Jude*. Weather conditions were calm and clear with very little wind. Swell height was 2 feet, watercolor was green, and turbidity was moderate with 6 to 8 foot visibility (Table 1).

Table 1. Station occupation and sea state condition for the 2021 outfall and diffuser inspection survey.

Outfall Inspection Station Occupation	
Date	30-Aug-2021
Depth at Terminus (ft)	32.4
Weather	Partly Cloudy
Wind Speed (kts)	3
Wind Direction	West
Air Visibility (km)	15
Watercolor	Green
Water Visibility (ft)	6 - 8
Swell Height (ft)	2
Swell Direction	Southwest
Turbidity	Moderate

Condition of Outfall Structure

The outfall extends approximately 1500 feet into the ocean where it terminates in a 100-foot section of diffuser ports where the effluent is discharged. The diffuser section of the outfall contains ten alternating lateral ports (Figure 1). The end cap, located at a depth of 32 ft, was inspected, and filmed first, and then



each lateral port of the diffuser section was filmed. The end cap of the outfall was partially buried; however the end cap was in place. The Tideflex rubber valves located on each of the ten diffuser ports were functioning properly and the port openings were 1/16th inch. The lateral and terminal ports showed considerable biological growth surrounding each port, however this growth did not appear to disrupt flow. There was no evidence of leaks, damage, erosion, holes, plugged ports, cracks or potential malfunctions observed on any part of the diffuser.

The middle section of the outfall was covered by a layer of armored rock. The armor rock bed appeared stable with little displacement throughout this section. The shallow section of the outfall lays on top of a sandy bottom and becomes covered by sand in 16 feet of water. There was some undercutting in this section of the outfall (visible on video at between approximately 11 and 13 minutes, and at approximately 14 minutes), however this was not an issue in terms of pipe integrity. There were no obvious leaks, damage, holes, cracks, or erosion in the middle and shallow section of the outfall.

Flora and Fauna

The outfall structure supports a diverse assemblage of marine species. Several species of algae were observed along the length of the outfall pipe. These included red algae (Rhodophyta), which includes encrusting red algae, bladed red algae, and Turkish towel; and brown algae (Phaeophyta), which includes the giant kelp (*Macrocystis pyrifera*).

Macroinvertebrate species observed during the 2021 outfall dive survey included tunicates, golden gorgonians (*Muricea* sp), giant sea star (*Pisaster giganteus*), sand dollars (*Dendraster exentricus*), sheep crab (*Loxorhynchus grandis*) and the California spiny lobster (*Panulirus interruptus*). Fish species observed during the survey included small unidentified young of year fish, sea perch (family Embiotocidae), kelp bass and barred sand bass (*Paralabrax clathratus* and *P. nebulifer*, respectively)

Summary and Conclusions

The end cap, diffuser section lateral ports, and ballast were visually observed and filmed by divers using a GoPro Hero 5 during the 2021 outfall inspection. Although flow was low during the survey and there was considerable attached biological growth, the ten Tideflex diffuser ports were operating as designed. The outfall and diffuser port dive survey yielded no evidence of external damage, holes, cracks, leaks or



potential malfunctions. The pipe and associated armor rock appeared stable with little or no displacement. There was some undercutting in this section of the outfall, however this was not an issue in terms of pipe integrity.

The outfall section supports a rocky reef community typical of other areas on the southern California coast.



Figure 1. Montecito outfall diffuser port pictures.

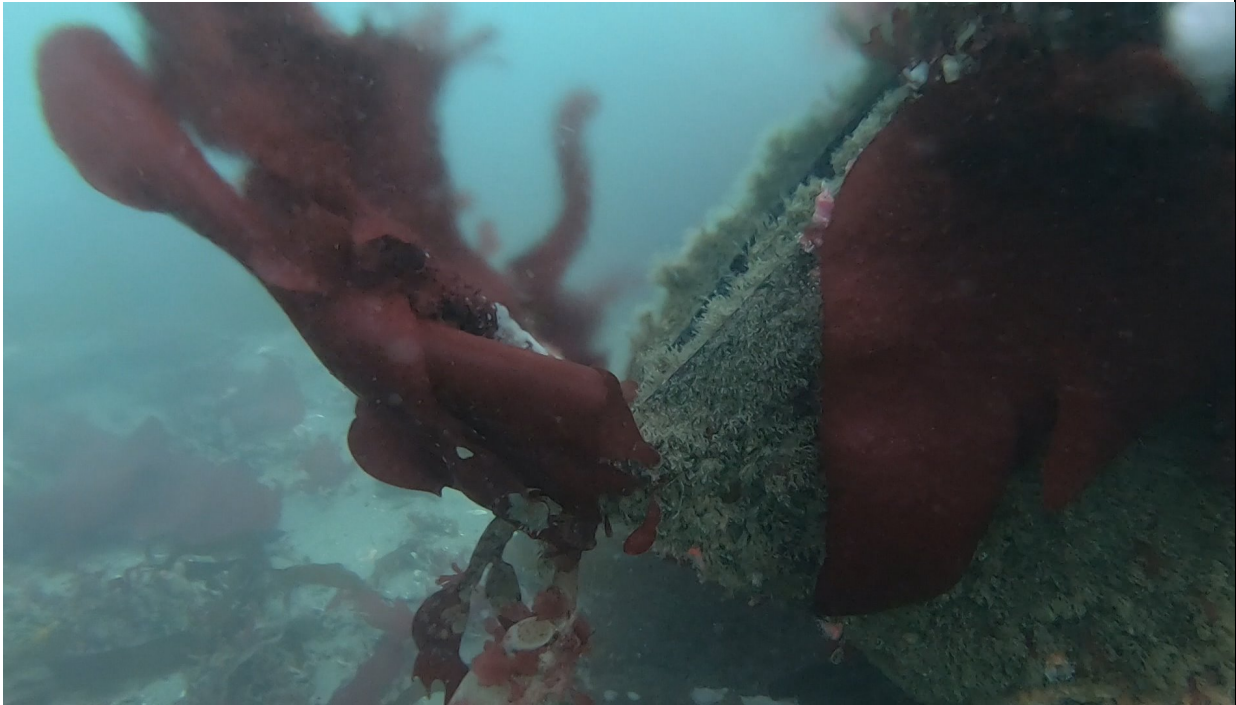
Port No. 1



Port No. 2



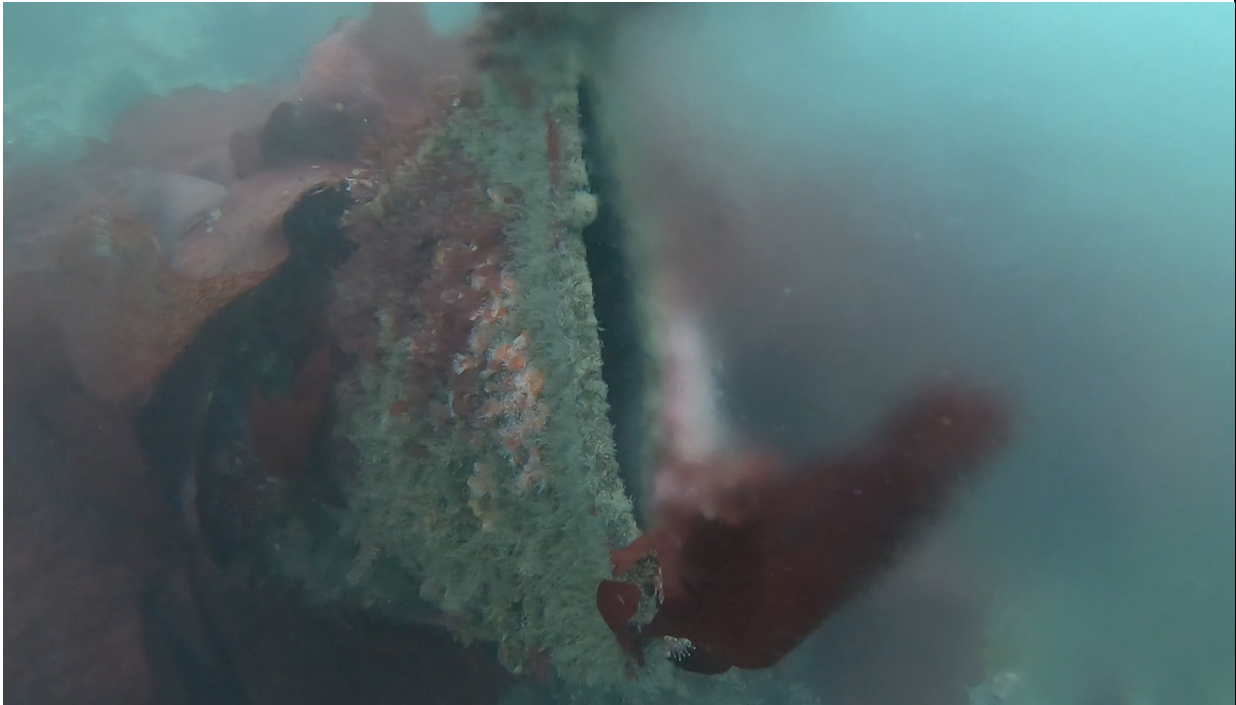
Port No. 3



Port No. 4



Port No. 5



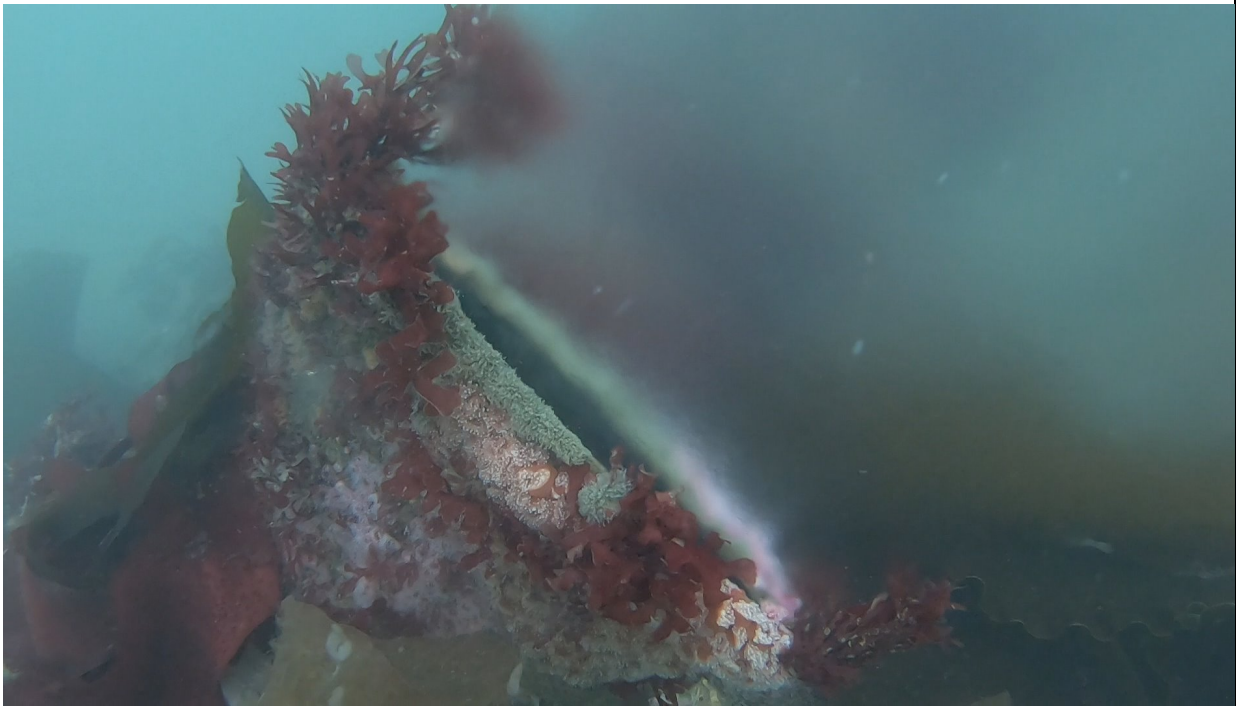
Port No. 6



Port No. 7



Port No. 8



Port 9



Port No. 10



ATTACHMENT 3

2022 Outfall Inspection Report



GLOBAL
a **MER** company

Montecito Ocean Outfall Inspection

October 18th, 2022



Prepared for:



Montecito Sanitary District

Submitted By:

Global Diving and Salvage, Inc.
2743 Signal Parkway
Signal Hill CA 90755

Bay Area Office • 1080 Nimitz Ave, Suite 440 • Vallejo, CA 94592 • www.gdiving.com • 707.561.6810 Office • 707.561.6811 Fax



Introduction

On October 11th 2022, Global Diving and Salvage completed the annual inspection of the Montecito ocean outfall. Weather conditions were favorable at the time of inspection, with fair to good visibility on bottom during the video survey. The coordinates where the end of the pipe rests were taken using the dive support vessels GPS. Those coordinates are. 34 degrees 24. 8130' N and 119 degrees 38. 8748' W. These coordinates are slightly different than those supplied for the inspection.

Inspection Details

Diffuser section

The inspection revealed sand elevations at the diffuser section that shows the top half of the outfall pipe visible from the sea floor. Sea floor burial orientation was mostly from 3:00 to 9:00 with some slight deviations. The riser profiles are good with none below the sea floor or shorter than two feet above the outfall. Throughout the diffuser section, all check valves are operating and discharging effluent normally.

All diffusers appear to be *Tideflex* duckbill valves secured on top of two-foot long risers. Each riser is secured to the outfall pipe at forty five degree angles pointing up coast and down coast. No breaks or tears in the risers or valves were observed.

The end gate of the outfall is a blind flange that is secured with nuts, washers and bolts that measure approximately $\frac{3}{4}$ " in diameter. All hardware that is visible is present and tight. No flange holes were open or missing hardware. The water depth at the end of the outfall was 39 feet deep.

Inshore of diffusers

The main outfall pipe inshore of the diffusers is mostly covered with rock (riprap). The outfall will periodically disappear below the surface of the sea floor and rock only to reappear within twenty feet inshore of these locations. The inspection revealed no visible anchor blocks, saddles or constructed ballasts. The only pipe ballast visible is that of the riprap coverage which measured six feet wide in most locations until it began to thin before the pipe was buried under the natural sea floor. Below are details of sections of unsupported pipe. The up coast or Santa Barbara side of the outfall tended to be backfilled more and the down coast or Ventura side tended to be more exposed with sea floor material missing even when the pipe was still fully supported with no water under the outfall. The outfall becomes completely buried and only follow able by using a steel probe in about 19 feet of water. The pipe finally becomes completely undetectable in 16 feet of seawater when it is buried more than two feet below the sea floor.

Unsupported span 1 – 1:30 time mark on video Montecito Water District Video 002

At a water depth of 25 feet of water the first section of unsupported pipe is found. There is approximately 2" of water under the pipe that continues inshore 15 feet.



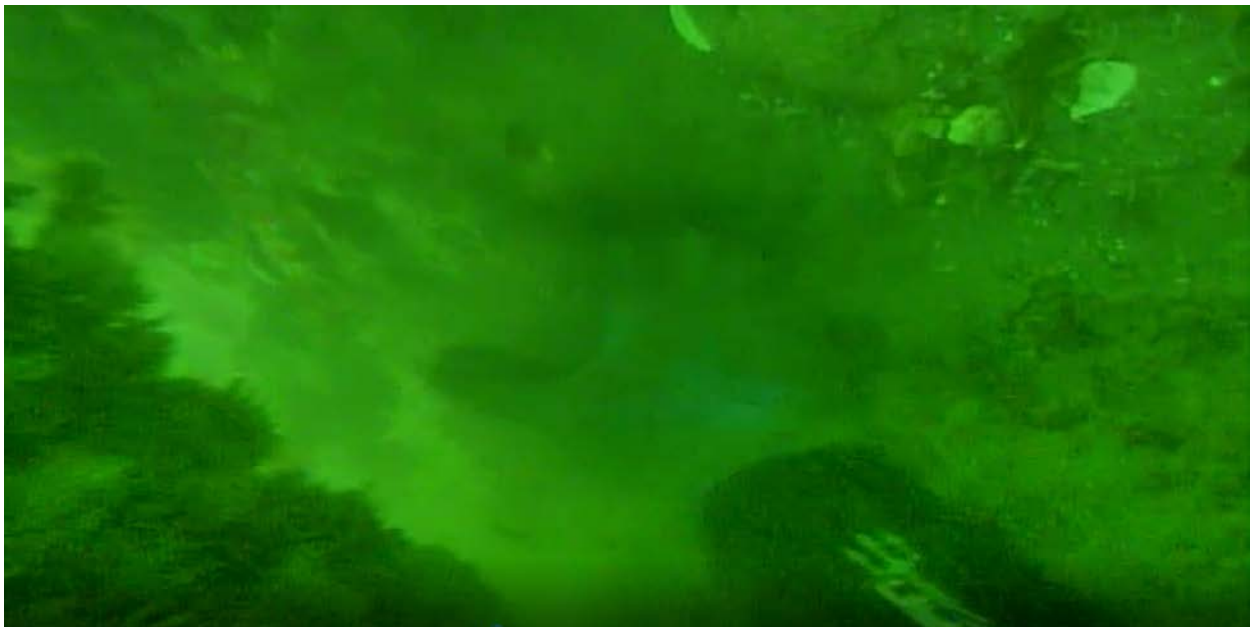
Outfall pipe on right side of screen. Diver trying to show 2" scour under outfall

Unsupported span 2 – 3:40 time mark on video Montecito Water District Video 002

At a water depth of 23 feet of water the next section of unsupported pipe is found. There is approximately 3" of water under the pipe that continues inshore 20 feet.

Unsupported span 3 – 4:25 time mark on video Montecito Water District Video 002

At a water depth of 20 feet of water the next section of unsupported pipe is found. There is approximately 12" of water under the pipe that continues inshore 6 feet.



Divers hand on sea floor under Outfall pipe showing 12" scour under outfall

Unsupported span 4 – 6:55 time mark on video Montecito Water District Video 002

At a water depth of 22 feet of water the next section of unsupported pipe is found There is approximately 3” of water under the pipe that continues inshore 6 feet.



Photo of soft marine growth on outfall where riprap is not present

Unsupported span 5 – 7:45 time mark on video Montecito Water District Video 002

At a water depth of 20 feet of water the last section of unsupported pipe is found There is approximately 3” of water under the pipe that continues inshore 6 feet.

Inspection Table

The inspection table below details the;

- Diffuser location
- Riser length
- Flow
- Distance in relation to each other
- The coverage of the sea floor over or around the outfall pipe
- Remarks and condition of each diffuser

Montecito Marine Outfall 2022 Inspection
10/11/2022

Location	Riser Length	Flow	Ballast weight on outfall	Distance from riser to riser	Pipe covered by sea floor	Remarks
D-1	2 feet	Yes	None present	4 feet (end gate to first riser)	3:00 to 9:00	Diffuser in good condition, no ballast present between end gate to first riser and valve, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-2	2 feet	Yes	None present	8 feet	4:00 to 9:00	Diffuser in good condition, pipe field joint between riser 1 and 2, no ballast present, diffuser oriented towards Santa Barbara, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-3	2 feet	Yes	None present	8 feet	5:00 to 7:00	Diffuser in good condition, no ballast present between riser 2 and 3, diffuser oriented towards Ventura, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-4	2 feet	Yes	None present	12 feet	5:00 to 7:00	Diffuser in good condition, no ballast present between riser 3 and 4, diffuser oriented towards Ventura, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe

Montecito Marine Outfall 2022 Inspection
10/11/2022

Location	Riser Length	Flow	Ballast weight on outfall	Distance from riser to riser	Pipe covered by sea floor	Remarks
						and then terminates back into the same stainless wire rope sling.
D-5	2 feet	Yes	None present	8 feet	4:00 to 7:00	Diffuser in good condition, pipe field joint between riser 4 and 5, no ballast present, diffuser oriented towards Santa Barbara, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-6	2 Feet	Yes	None present	8 feet	3:00 to 9:00	Diffuser in good condition, no ballast present, diffuser oriented towards Ventura, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-7	2 feet	Yes	None present	8 feet	4:00 to 7:00	Diffuser in good condition, pipe field joint between riser 6 and 7, no ballast present, diffuser oriented towards Santa Barbara, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling. There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back

Montecito Marine Outfall 2022 Inspection
10/11/2022

Location	Riser Length	Flow	Ballast weight on outfall	Distance from riser to riser	Pipe covered by sea floor	Remarks
						into the same stainless wire rope sling.
D-8	2 Feet	Yes	None present	8 feet	3:00 to 7:00	Diffuser in good condition, no ballast present, diffuser oriented towards Ventura, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-9	2 Feet	Yes	None present	7.5 feet	4:00 to 7:00	Diffuser in good condition, pipe field joint between riser 8 and 9, no ballast present, diffuser oriented towards Santa Barbara, there is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.
D-10	2 Feet	Yes	None present	10.5 feet	5:00 to 7:00	Diffuser in good condition, pipe field joint 2 ½ feet after riser 10, no ballast present, diffuser oriented towards Ventura, There is a ¼" stainless wire rope sling with one end around the diffuser riser, the sling runs under the outfall pipe and then terminates back into the same stainless wire rope sling.

Recommendations

On the offshore end of the outfall at the end gate and diffuser section there is nothing that appears to pose an immediate threat for sand intrusion into the pipeline. All diffusers are flowing effluent, the pipe joints show no damage and the outfall on this end is rather unremarkable with the exception of the ¼" stainless steel wire rope slings that run under the pipe and are secured on one end to each riser and then back into itself. This is a curiosity for us at this point as to their intended purpose. The onshore end of the outfall has five unsupported spans that have water under the outfall. Although only one of these unsupported sections shows scour of twelve inches or more, these spans should be supported at some time in the near future. Continued monitoring of this condition should be an important part of future inspections if left unsupported.

Video Frame Grabs



Opening in the top of diffuser 6



Stainless steel wire rope sling around diffuser 6



Divers hand on the top bolt and nut in the end of the outfall blind flange



Diver's finger pointing to the top bolt and nut in the end of the outfall blind flange

This concludes the 2022 outfall inspection. Please do not hesitate to contact me with any questions.

Sincerely



Jim Greene

Operations Manager

Global Diving & Salvage, Inc.
2743 Signal Parkway
Signal Hill, CA 90755

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707.561.6811 Fax
805.284.4945 Mobile
800.441.3483 24hr Line

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ATTACHMENT 4

2023 Outfall Inspection Report



INSPECTION REPORT

Prepared for:

Montecito Sanitary District



Owner: **Montecito Sanitary District**

Project: **Ocean Diving and Inspection**

Location: **Montecito, CA**

Inspection Date: **10/16/2023**

Prepared by:

J.F. Brennan Company, Inc.

818 Bainbridge Street

La Crosse, WI 54603

Phone: 608.784.7173

jfbrennan.com



ISO 9001
Quality
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Systems
CERTIFIED

ISO 14001
Environmental
Management
CERTIFIED

ISO 45001
Occupational
Health and Safety
Management
CERTIFIED

Montecito Sanitary District
Regular Board Meeting - August 12, 2026
Page 470 of 493



October 18, 2023

Bryce Swetek, P.E.
Montecito Sanitary District
1042 Monte Cristo Lane
Santa Barbara, CA 93101
(805) 883-6872
bswetek@montsan.org

RE: **Ocean Diving and Inspection**

Mr. Bryce Swetek, P.E.,

Attached is our report summarizing the inspection carried out for the **Ocean Diving and Inspection** project. Still photographs and a weblink to the dive videos are included within this report.

Should you have any questions and/or comments please feel free to contact myself at the phone number and/or email listed below. Thank you for allowing us to provide these services for you and we look forward to working with you again in the near future.

Respectfully Submitted,

Lauren Collins
Senior Project Manager
J.F. Brennan Company, Inc. (Brennan)
Mobile: 707.389.0678
Email: lcollins@jfbrennan.com





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4. INSPECTING FINDINGS	6
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7. APPENDIX A – PROJECT PHOTOGRAPHS.....	9
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1. EXECUTIVE SUMMARY

Project: Ocean Outfall Inspection

Scope of Work: The outfall inspection was performed to determine the overall condition and functionality of the outfall.

Inspection Team:

Dive Supervisor:	Drew Smith
Diver / Tender:	Rollin Pick
Diver / Tender:	Matt Rangel

Inspection Date: 10/16/2023

Offsite Rep: Bryce Swetek, P.E., Engineering Manager

Weather: Sunny, 60-75 °F

Water Visibility: Moderate/Fair, approximately 1-3 feet

Maximum Depth: 45-feet.

Coordinates: 34°24'48.2"N 119°38'52.6"W

Dive Mode: Surface Supplied Air

Dive Station: Dive Support Vessel "Bella G"

Access Location: Ocean Outfall

Condition Assessment: **Good**

Summary of Findings:

- The outfall continues to function properly and is well protected and supported.

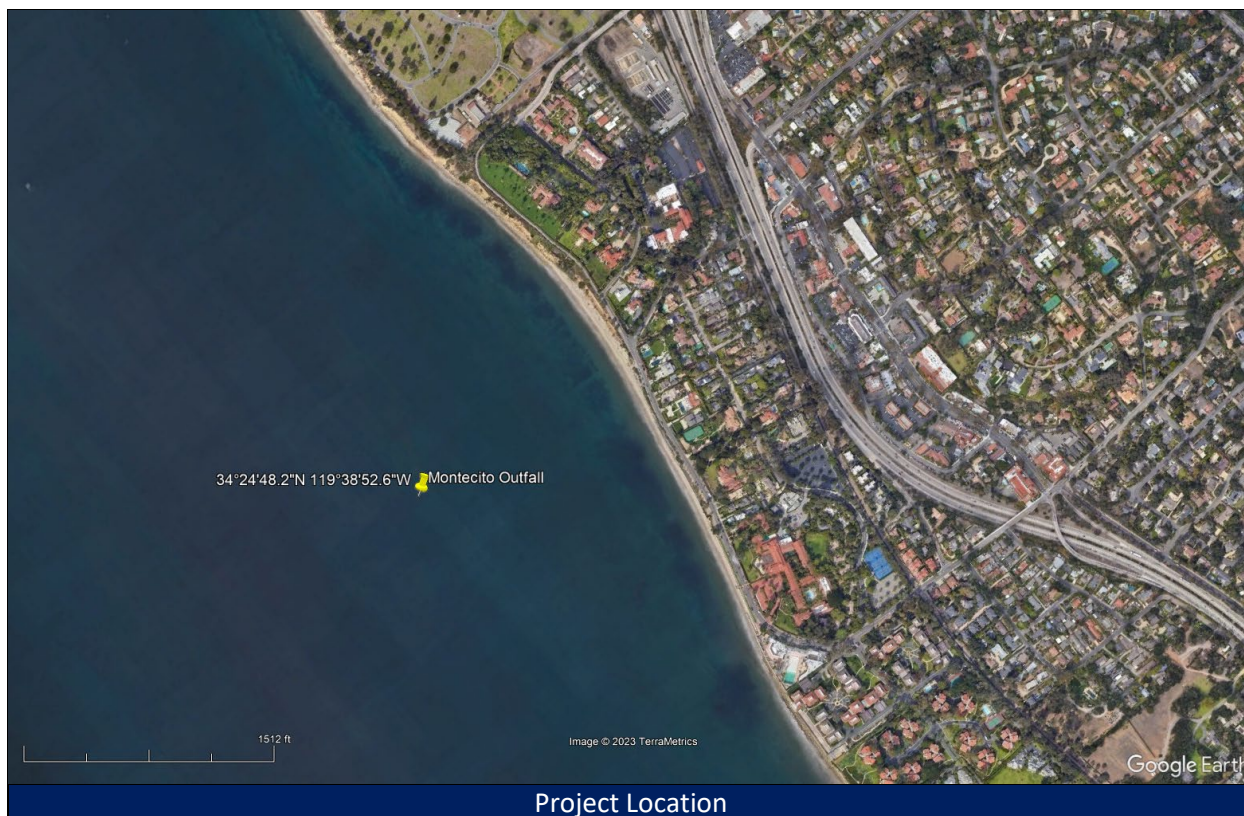
Summary of Recommendations:

- Continue with regular inspections of the outfall to provide the necessary to mitigate any potential damage to the pipe.

2. INTRODUCTION/BACKGROUND

Structure Data:

Owner:	Montecito Sanitary District
Structure:	Ocean Outfall
Location:	Montecito, CA



3. METHOD OF INVESTIGATION

Brennan mobilized personnel and support dive equipment to the Santa Barbara Harbor vessel launch facility. The dive crew launched the dive vessel and traveled to the work site where the vessel was anchored over the end cap of the outfall pipe where the Level I tactile and visual inspections began. Divers inspected the pipeline and described observations at each station. The diver called out observations every twenty feet or whenever something of interest was noted. The dive vessel was re-positioned several times to allow for full coverage of the exposed pipeline. Observations were recorded utilizing High Definition video. Underwater visibility was fair but not ideal for photo documentation.

All dives were conducted in accordance with Brennan's Safe Diving Practices Manual as well as all pertinent ADCI, OSHA, and USCG regulations. Additionally, all dives adhered to the dive schedules and decompression tables outlined in the U.S. Navy Dive Manual, Rev. 7a.

All measurements referenced hereinafter were approximate and reflect the conditions on-site at the time of the inspection.

The three (3) levels of underwater inspections are described as:

Level I - A simple visual or tactile (by feel) inspection, without the extensive use of tools or measuring devices. It is usually employed to gain an overview of the structure and will precede or verify the need for a more detailed Level II or Level III inspection.



Level II - A detailed inspection which involves physically cleaning or removing growth from portions of the structure. In this way, hidden damage may be detected and assessed for severity. This level is usually performed on at least a portion of a structure, supplementing a Level I.

Level III - A highly detailed inspection of a structure which is warranted if extensive repair or replacement is being considered. This level requires extensive cleaning, detailed measurements, and testing techniques that may be either destructive or non-destructive in nature.

4. INSPECTING FINDINGS

*To view/download the footage from the inspection please follow the instructions below. The SharePoint site will remain active for 30 days, during this period please download the files if you want to keep them for your record. After the 30-day period, the site will be removed, and you will no longer be able to access the videos through the SharePoint link. Brennan recommends utilizing VLC Media Player to view the videos.

- [2023 Montecito](#) (Click and follow link directly. Your email address must have been given access for you to open the folder. If you do not have access and need it, please reach out so we can get your email address added.)

The pipeline extends approximately 1500 feet out into the ocean bottom where it terminates in a 100' section with ten (10) alternating directional diffusers where the effluent is discharged. The pipeline is presently buried under a sandy bottom for the first ~460 feet from shore; as it continues towards the diffuser section it becomes exposed for approximately 480 to 500 feet and then continues with a mix of sand and rock (mostly sand) cover that provide support to the location where an armor rock cover starts. An armor rock layer of 4 to 6 inch rock mixed with sand covers the line for the next 520 to 540 feet; the last 100 feet (the diffuser section) is exposed again to allow for effluent discharge.

Sand migration activity continues to favor the West side of the pipeline. There are very few locations where unsupported spans are present. These spans are very short and do not undermine the stability of the pipeline in any way. All ten (10) diffusers are clear and unobstructed. These diffusers are secure, open, undamaged and are flowing adequately. The pipeline continues to show an abundant amount of marine growth (mainly kelp) on it and all around it. The pipeline is stable, well supported and does not exhibit any deflection.

Still photographs are included in [Appendix A](#) and pipeline profiles are included in [Appendix B](#).

Refer to [Routine Underwater Condition Assessment Rating Descriptions](#) below for explanations of above noted condition rating(s).

5. RECOMMENDATIONS

The Montecito Ocean Outfall is sound, secured in place, well protected and well supported. The pipeline continues to exhibit the results of sand migration activity. The pipeline does not appear to be in any danger



of shifting or breakage. The diffuser section is clear of obstructions and is operating adequately. All ten (10) duckbill diffusers are flowing and operating properly. Yearly inspections will continue to provide the necessary data to mitigate any damage to the line.

An immediate post-event inspection should be conducted on the structures after any significant or unusual event, including but not limited to: flood or earthquake or other event that has potential to cause damage to the structure.





6. ROUTINE UNDERWATER CONDITION ASSESSMENT RATING DESCRIPTIONS

Good: No visible or only minor damage was noted. Structural elements may show very minor deterioration, but no overstressing was observed. No repairs are required.

Satisfactory: Limited minor to moderate defects or deterioration are observed, but no overstressing was observed. No repairs are required.

Fair: All primary structural elements are sound, but minor to moderate defects or deterioration was observed. Localized areas of moderate to advanced deterioration may be present but do not significantly reduce the load-bearing capacity of the structure. Repairs recommended, but the priority of the recommended repairs was low.

Poor: Advanced deterioration or overstressing was observed on widespread portions of the structure but does not significantly reduce the load-bearing capacity of the structure. Repairs may need to be carried out with moderate urgency.

Serious: Advanced deterioration, overstressing, or breakage may have significantly affected the load-bearing capacity of primary structural components. Local failures are possible and loading restriction may be necessary. Repairs may be carried out on a high-priority basis with urgency.

Critical: Very advanced deterioration, overstressing or breakage has resulted in localized failure(s) of primary structure components. More widespread failures are possible or likely to occur, and load restriction should be implemented as necessary. Repairs may need to be carried out on a very high priority basis with strong urgency.





7. APPENDIX A – PROJECT PHOTOGRAPHS



**J.F. Brennan Company, Inc.**

Ocean Diving and Inspection

Location:

Montecito, CA

Photo #1

Client:

Montecito Sanitary District

Description:

Diffuser Flowing (typ.)

**J.F. Brennan Company, Inc.**

Ocean Diving and Inspection

Location:

Montecito, CA

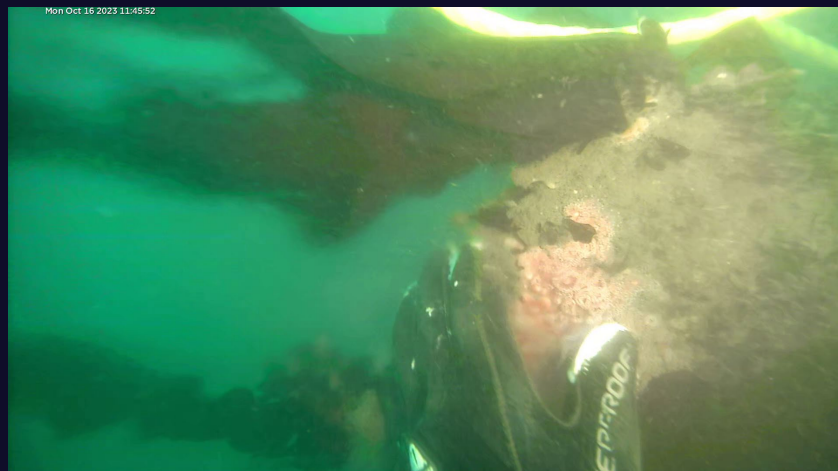
Photo #2

Client:

Montecito Sanitary District

Description:

Diffuser Flowing (typ.)





J.F. Brennan Company, Inc.	
Ocean Diving and Inspection	Location: Montecito, CA
Photo #3	
Client: Montecito Sanitary District	
Description: STA 1500	

J.F. Brennan Company, Inc.	
Ocean Diving and Inspection	Location: Montecito, CA
Photo #2	
Client: Montecito Sanitary District	
Description: Crab Pot adjacent to pipeline	



J.F. Brennan Company, Inc.	
Ocean Diving and Inspection	Location: Montecito, CA
Photo #2	
Client: Montecito Sanitary District	
Description: Heavy Marine Growth Armor Rock and Kelp (typ.)	

J.F. Brennan Company, Inc.	
Ocean Diving and Inspection	Location: Montecito, CA
Photo #2	
Client: Montecito Sanitary District	
Description: Unsupported Pipe (typ.)	



8. APPENDIX B – PIPELINE PROFILES



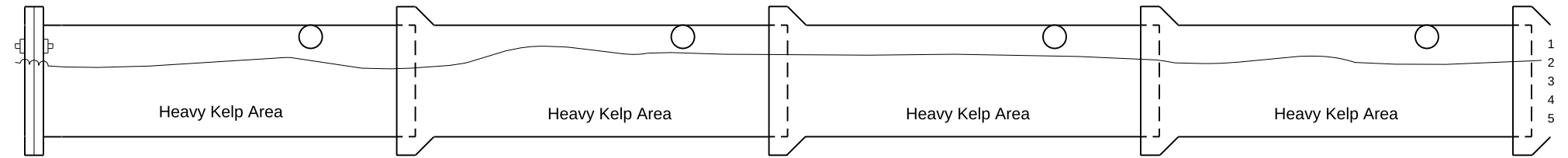
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STA 1460

STA 1440

STA 1420



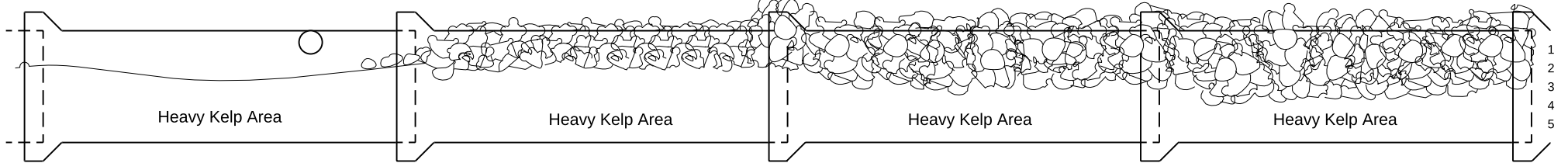
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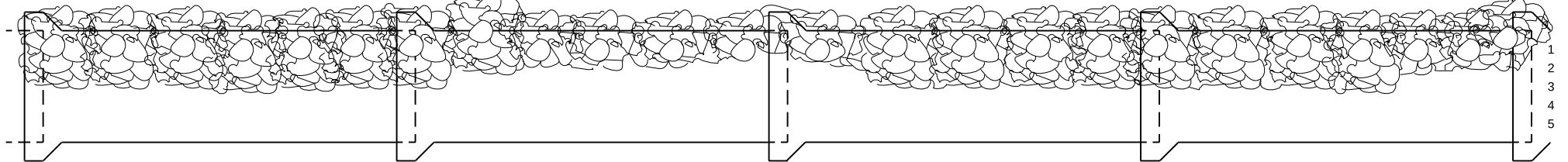
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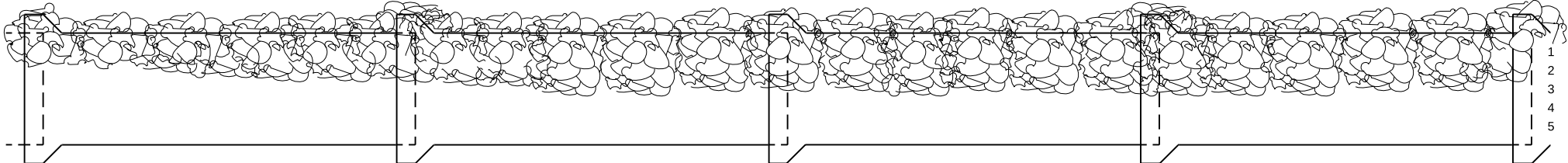
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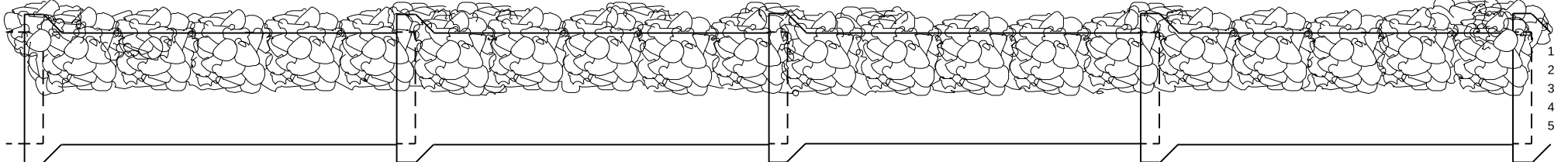
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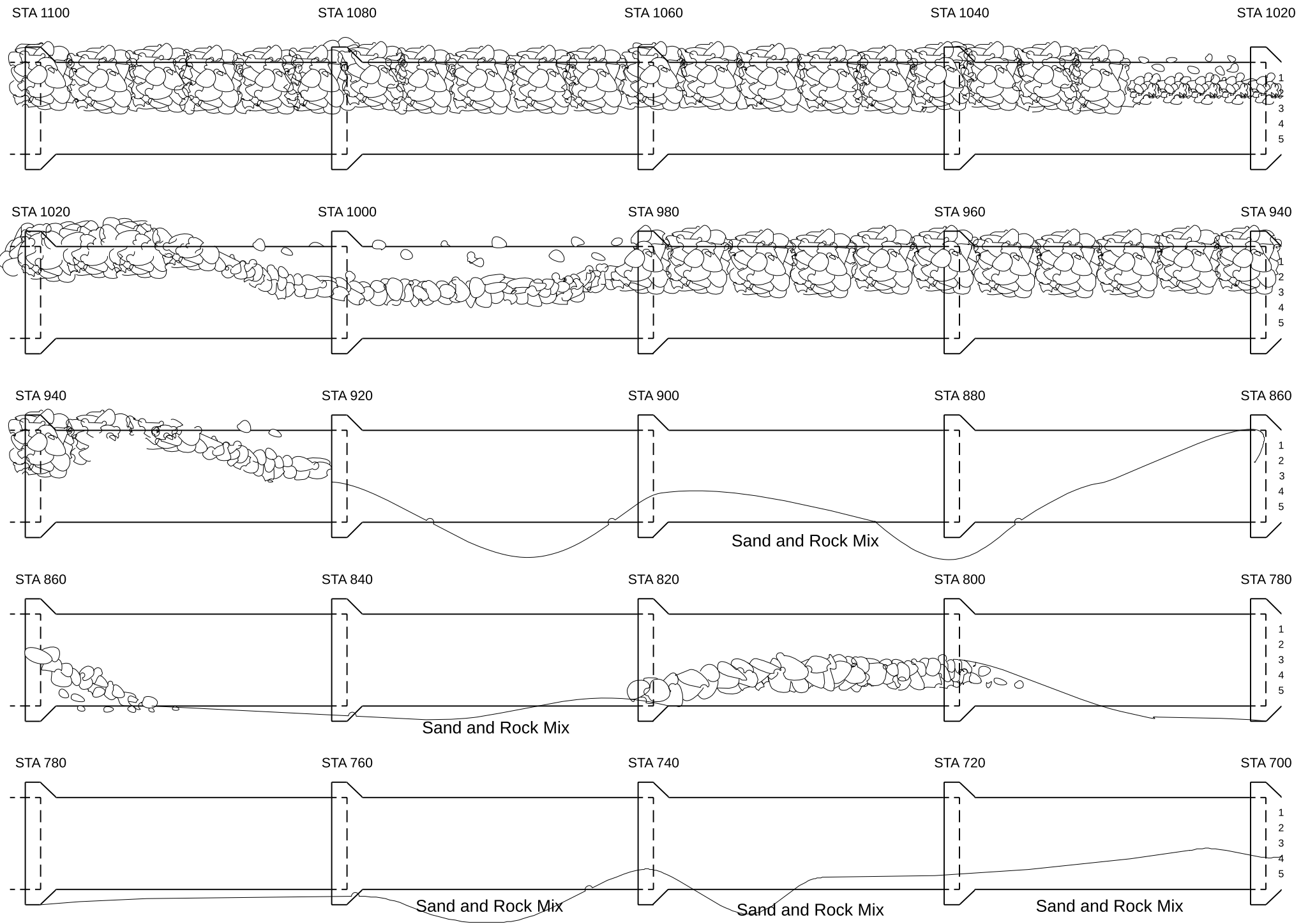
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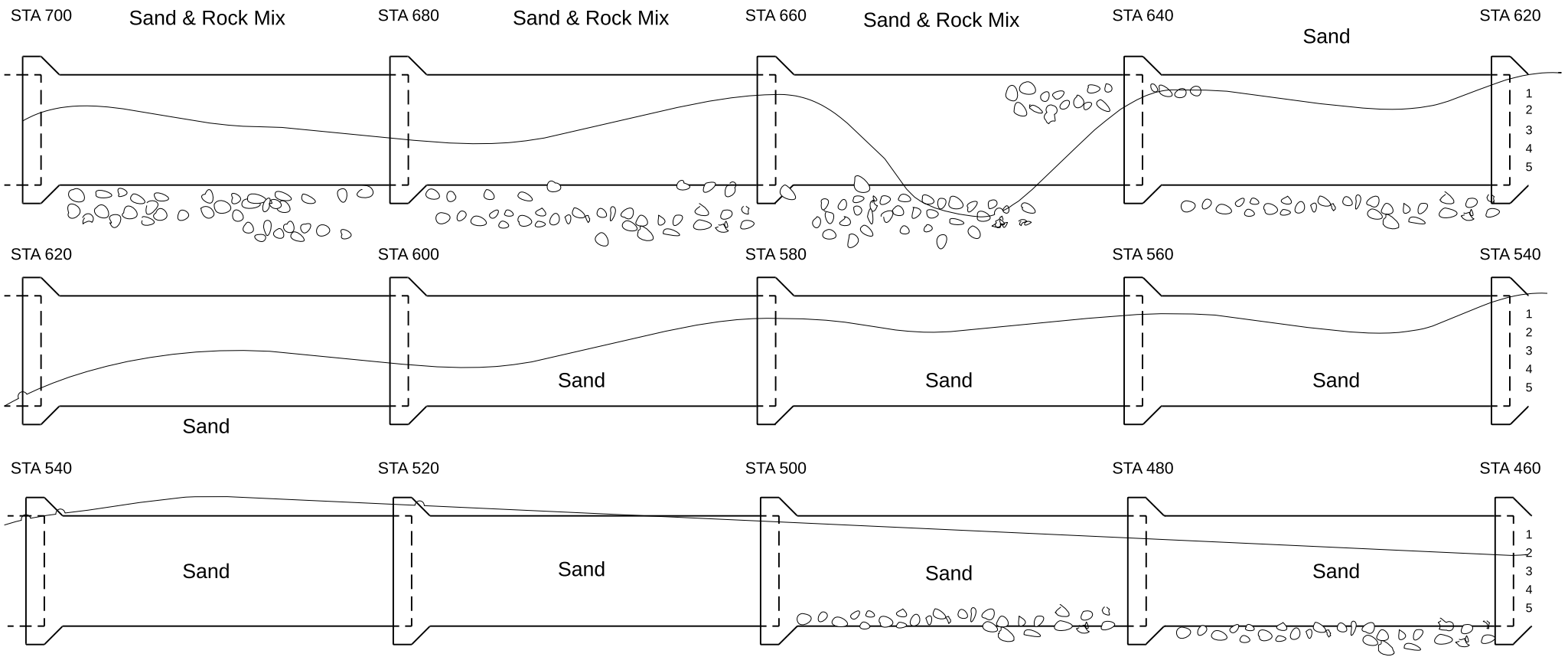
STA 1140

STA 1120

STA 1100









Pacific Maritime Group, Inc.

Client: **Montecito Sanitary District**
1042 Monte Cristo Lane
Santa Barbara, CA 93108

Date: August 6th, 2026

Attn: Bryce Swetek, PE
Engineering Manager

Subject: Marine Inspection Services for Wastewater Ocean Outfall - Letter Proposal

Hi Bryce,

Pacific Maritime Group, Inc. (**PMG**) is pleased to submit this letter proposal for the Montecito Sanitary District (District) Wastewater Ocean Outfall Inspection, in response to the District's Request for Proposal dated July 9, 2026 and the Q&A responses issued through PlanetBids, which revised the submittal date to August 6, 2026. **PMG** will serve as prime contractor and will furnish the dive vessel, the ADCI surface-supplied dive team, the internal pipe inspection ROV spread (through specialty subcontractor Pro-ROV Services) and the engineering, with WHB Engineers providing engineer-diver led inspection engineering and preparing the final report.

The outfall is the permit asset – NPDES No. CA0047899 runs through that pipe – and what the District needs out of this contract is not a set of dives, it is a defensible, engineer-certified condition record: something you can put in front of the Regional Board, benchmark the next inspection against and build a maintenance and capital plan on. That is an engineering assignment that happens to be executed underwater, and we have staffed it that way. Amanda Del Bello, PE of WHB and I are both registered Civil Engineers who are also ADCI commercial divers. The engineering judgment on this project goes in the water with us.

It is also work this team has done before, and recently. In 2025 a **PMG**-led crew performed the offshore conduit inspection campaign at the San Onofre Nuclear Generating Station for Southern California Edison – diver inspection of all 62 diffuser ports on the Unit 2 discharge conduit, penetration 500 feet inside the ocean outfall conduit itself to recover interior wall samples, sediment sampling and buoy work – from a company vessel and dive spread. Over the prior decade I took responsible charge of NPDES-driven ocean outfall inspection programs for the Orange County Sanitation District (the 78-inch and 120-inch outfalls) and the South Orange County Wastewater Authority (the San Juan Creek and Aliso Creek outfalls) while with prior firms. Diffuser ports, interior conduit access, permit-grade documentation – this crew did all of it last year, on a bigger pipe, for a larger and more heavily regulated client.

We have reviewed the record drawings and the RFP attachments closely. The outfall is an 18-inch cast iron line laid in 1961 with Uniflex ball joints throughout, carried on steel piles and cradles through the surf zone and ballasted offshore, running 1,550 feet from the Manhole Access Point at Channel Drive and Butterfly Lane to an ocean terminus in 35 feet of water. Ten 4-inch Tideflex duckbill diffusers occupy the last 100 feet, the end gate was retrofitted with an ABS flange in 2003 and vertical 45-degree elbows at Stations 15 and 27 step the line down through the shore crossing. Each of those details shapes the approach in Section 2.

Why PMG

The case for **PMG** is four facts, each one checkable against the references in Section 1:

- **We have done exactly this work.** The 2025 SONGS offshore conduit inspection campaign – diffuser ports dived and documented, inspection equipment run 500 feet inside an ocean outfall conduit, all of it delivered to a nuclear utility's documentation standards – was led by **PMG**, and it sits on top of a career record of NPDES outfall inspections for OCSD and SOCWA.
- **Two engineer-divers on the dive team.** Scott Nordholm, PE (**PMG**) and Amanda Del Bello, PE (WHB) are registered Civil Engineers who dive the work they report on. Findings are evaluated at the work face, re-inspected on the spot and closed out before demobilization – not discovered later in a video review.
- **Internal coverage that does not hinge on one perfect tether run.** Because **PMG's** own dive spread is on site for Task 1, the ocean terminus is available as a second access point, with the District's concurrence, if anything stops the vehicle short of full length – a contingency an inspection-only firm cannot offer.



Montecito Sanitary District
Regular Board Meeting - August 12, 2026
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- **One team, one mobilization.** Vessel, dive crew, ROV spread and engineering arrive together, work the same weather window and share one set of station references, so the external and internal pictures line up defect by defect. This team is a standing one – the same **PMG** and WHB leadership is teamed today on the SONGS offshore conduit disposition program, and Amanda and I have worked together on Southern California waterfront inspection work before this pursuit.

1. Qualifications, Experience and References

1.1 Pacific Maritime Group, Inc. – Prime Contractor

PMG was founded in 1980 and has operated under its current name since; there have been no name changes during the past five years. From offices in San Diego and Long Beach – the Long Beach yard at 1512 West Pier C Street is the closest office to the project – **PMG** performs marine construction, ADCI commercial diving, vessel operations and underwater inspection along the U.S. West Coast, and shares ownership and resources with its affiliate Pacific Dredge and Construction (PDC), whose recent work includes marine campaigns at the San Onofre and Diablo Canyon nuclear plants. For this project **PMG**'s dive spread is paired with a two-vehicle inspection ROV spread furnished and piloted by Pro-ROV Services, LLC (PRS) of San Diego, a hydrographic imaging and inspection specialist working under **PMG**'s direction, insurance and engineering oversight – the specific vehicles are described in Section 2.

1.2 WHB Engineers – Engineering Subconsultant

WHB Engineers (formerly Brady; renamed effective 2026) is a San Diego civil and structural engineering firm whose practice is inspection, condition assessment and repair design of marine and water infrastructure – piers, wharves, seawalls, reservoirs and subaqueous pipelines – for ports, municipalities and the Navy. WHB is registered with the California Department of Industrial Relations (DIR No. 1000018384). What distinguishes WHB for this scope: the registered engineer responsible for the findings is in the water making them.

1.3 Relevant Project Experience

Experience below is presented in two categories: work performed by the **PMG/PDC** organization as a company, and work performed by WHB and by our key personnel while with prior firms. The people named are the people assigned to this project.

- **SONGS Units 2 & 3 Offshore Conduit Inspection, Sampling & Navigational Buoy Replacement – Southern California Edison (PMG-led, completed 2025).** Diver inspection of all 62 diffuser ports on the Unit 2 offshore discharge conduit, penetration 500 feet into the ocean outfall conduit to recover 14 interior wall-scrape core samples, collection of 12 ocean-bottom sediment samples and retrieval, refurbishment and reinstallation of the station's navigational buoys – performed from a company-provided offshore vessel and dive spread. Scott Nordholm, PE – now **PMG**'s Director of Marine Infrastructure – managed the marine campaign.
- **Lake Miramar Pure Water Subaqueous Pipeline – City of San Diego (WHB, completed 2024).** Construction quality-assurance diving and engineering oversight for more than a mile of fused HDPE subaqueous pipeline and its concrete anchors. Amanda Del Bello, PE served as Quality Assurance Dive Engineer.
- **Cal Poly Pier Above and Below Water Assessment – California Polytechnic State University (WHB prime; underwater inspection 2022, above-water 2024, long-term maintenance plan January 2026; Phase 1 repair design in progress).** ASCE MOP 130 condition assessment of the 3,175-foot steel pier, including ultrasonic thickness measurement and remaining-life analysis. Amanda Del Bello, PE was Project Manager and engineer-diver.
- **Cayucos Pier Post-Event Inspection and Emergency Repairs – County of San Luis Obispo (WHB prime, completed 2025).** Above and below water assessment of the 950-foot timber pier after winter storm damage, condition assessment report and emergency repair design. Amanda Del Bello, PE was Project Manager and engineer-diver.
- **OCSD 78-inch and 120-inch Ocean Outfall Inspections; SOCWA San Juan Creek and Aliso Creek Ocean Outfall Inspections (personnel experience – completed, multiple campaigns).** NPDES-driven inspections of large-diameter ocean outfalls for their municipal owners, managed by Scott Nordholm, PE while with prior firms. Career experience of the individual assigned here – the knowledge of how these inspections are run, documented and accepted by regulators now resides on this team.

1.4 Assigned Personnel

- **Scott Nordholm, PE – Project Manager / Project Engineer (PMG, Director of Marine Infrastructure).** California Registered Civil Engineer and ADCI-certified Surface-Supplied Air Diver, in responsible charge of the engineering aspects of the inspection and diving on it. Scott has performed condition assessment of waterfront structures to ASCE MOP 130 throughout his career, holds FHWA-NHI 130091 and 130055 bridge inspection certifications (including underwater bridge inspection), managed an in-house group of engineers and commercial divers serving municipal, state, federal and DOD clients for seven years at AECOM, and served as marine construction manager across the recent SONGS offshore conduit campaigns – including the 2025 conduit inspection above.

- **Amanda Del Bello, PE – Inspection Team Leader (WHB, Vice President / Senior Project Manager).** Registered Civil Engineer and ADCI Surface-Supplied Air Diving Supervisor with 19 years of marine structural inspection practice. Amanda leads the field effort, supervises and dives with the dive team and prepares the final inspection report.
- **Dan Holmes – Project Executive (PMG, Vice President, Business Development).** 37+ years in marine construction and a former commercial diver; responsible for marine operations, the PRS ROV spread and equipment readiness.
- **Mark Stepanek – ROV Pilot (Pro-ROV Services).** Pilots the pipe and open-water inspection vehicles and the scanning sonar proposed here, and operates the digital line counter that stations every observation.
- **Robert J. (Jud) Warren, PE, BCEE – QA/QC Review (WHB, Vice President).** Independent senior review of the inspection plan and the final report before issue.
- **PMG ADCI-certified dive crew.** Four-man surface-supplied team with hardwire voice communications and topside video, working from **PMG's** SeaArk aluminum dive vessel.

1.5 References

Client	Project	Contact
Southern California Edison	SONGS offshore conduit inspection, sampling & buoy replacement (2025)	Robert Yale, PE, Civil Engineer, SCE – SONGS, (949) 584-1027, Robert.Yale@sce.com
California Polytechnic State University	Cal Poly Pier above and below water assessments (2022–2026)	Tom Moylan, Marine Operations Manager, (805) 756-0225, tmoylan@calpoly.edu
County of San Luis Obispo	Cayucos Pier inspection and emergency repairs (2025)	Shaun Cooper, Assistant Director, Parks and Recreation, (805) 781-4388, secooper@co.slo.ca.us
City of Oceanside	Oceanside Harbor condition assessment and pier emergency repairs (2021)	Joe Ravitch, Harbor Division Manager, (760) 435-4029, jravitch@oceanside.org

2. Project Understanding and Approach

The District needs a straight answer, inside and out: what condition is this outfall actually in, and what should be done about it. The external and internal inspections answer different halves of that question. Outside, the issues on a 1961 ball-jointed cast iron line are mechanical – cradle bearing in the surf zone, bridged or unsupported spans, missing ballast, scour, damage at the diffusers and end gate. Inside, they are the ones no external survey can see: tuberculation, sediment, joint rotation and offset at the Uniflex ball joints, cracks, deposits and the general interior condition of the barrel. Both inspections are non-destructive and require no dewatering.

2.1 Task 1 – External Inspection

PMG will visually inspect the entire outfall and diffuser structure, including the ballasted portions, from landfall to the ocean terminus. A four-man ADCI-certified dive team, including both engineer-divers, works surface-supplied from **PMG's** SeaArk dive vessel – each diver on an umbilical with air, hardwire two-way communications and live video to the surface – with Amanda Del Bello, PE supervising the dive team and Scott Nordholm, PE diving the critical stations. An open-water inspection ROV with a 4K camera swims the alignment with the dive team, operating under the dive supervisor's control per ADCI simultaneous-operations practice and kept clear of the dive station. The inspection will document:

- Structural integrity along the full alignment – cracks, breaks, leaks, plugged ports, partially or fully unsupported (bridged) sections, missing ballast, movement, exposures, scour and debris – including the surrounding ocean bottom in the vicinity of the outfall and diffuser section. The pile-and-cradle reach through the surf zone is worked at a low-swell, high-water window, with divers entering the shallow section from the beach side where surf precludes vessel support.
- Photographs, in 4K resolution, of each of the ten diffusers, the end gate, every bridged or ballast-deficient location and any crack, break or leak encountered.
- Operation of each of the ten Tideflex duckbill ports, observed and documented discharging under normal daytime flow – Task 1 is intentionally scheduled outside the diversion window so the ports are discharging – with any non-discharging port investigated and documented for the report.
- Continuous 4K video at 60 frames per second, with every observation referenced by vessel GPS position and by station from the calibrated line counter.
- Ultrasonic thickness spot readings at representative accessible locations on the exposed barrel, at no added cost.

Field work proceeds only in suitable underwater visibility and sea conditions, scheduled around a weather window coordinated with the District.

2.2 Task 2 – Internal Inspection

The internal inspection runs from the Manhole Access Point to the ocean terminus using a purpose-built pipe inspection ROV: an 8-inch diameter, two-body articulated vehicle rated by its builder to negotiate 90-degree bends, and tees up to 16 inches. The District's line presents an 18-inch bore with 45-degree elbows – an easier geometry than the vehicle is built for. The vehicle is battery powered, thruster driven and smooth bodied, applies no mechanical force to the pipe wall, and is deployed on a 1,565-foot fiber-optic tether with a Kevlar strength member – nominally sufficient for the 1,550-foot alignment, with the seaward contingency below removing the consequence if tether drag or interior conditions stop the run short. The spread provides:

- Live, low-latency HD video with 3,000 lumens of dimmable lighting, monitored in real time at the surface and recorded – identifying tuberculation, sediment buildup, joint offsets, cracks, interior condition, deposits and anomalies per the RFP.
- Tritech Micron DST scanning sonar operated in pipe-profiling attitude – 360-degree cross-section profiles on nominal 20-foot stations, tightened wherever video shows a joint, offset or anomaly, so rotation and offset at the ball joints are captured independent of water clarity.
- A digital line counter stationing every observation to the same references used in Task 1.

Execution. The vehicle enters at the Manhole Access Point during the District's 10–12 hour daytime flow diversion and surveys seaward toward the end gate, profiling as it goes. Because **PMG's** dive spread is already on site for Task 1, the ocean terminus is available as a second access point: with the District's concurrence, the dive team removes the 2003 ABS end-gate flange under a written removal-and-reinstatement procedure – fastener assessment, controlled removal, gasket replacement, torque verification and leak check before flow is restored – and feeds the inspection vehicle into the seaward reach during the same mobilization. Staging at the manhole is hand-portable; **PMG** opens and closes the manhole, and the District provides traffic control and the County encroachment permit as stated in the RFP.

Camera resolution and wall thickness. The interior camera records in 1080p HD; the RFP's 4K/60fps requirement is written into Task 1 and is met there. Where turbidity limits any camera, the profiling sonar carries the geometric record, and portions of the interior buried in sediment or otherwise obscured will be documented as such. On wall thickness we owe the District a direct statement: quantitative metal-loss survey of 65-year-old cast iron is a limitation of every camera- and sonar-based system, including this one. External UT spot readings under Task 1 provide screening-level thickness data where the barrel can be cleaned to bare metal, and the optional 3D laser upgrade quantifies interior geometry – but neither replaces an electromagnetic survey, and we have not priced one into the base scope. These two items – interior video resolution and the electromagnetic assessment – are called out as clarifications to the RFP's illustrative technology list for the District's consideration; if the condition findings warrant a metal-loss survey, **PMG** will scope it with the District as additional work. The system is non-destructive throughout and cannot become stuck the way a tracked crawler can; in the unlikely event of a vehicle fault, it is recovered by its tether. If the District prefers night work to lengthen the diversion window, we will accommodate it at no change to the lump sum.

2.3 Task 3 – Inspection Report

Amanda Del Bello, PE prepares, and a California Registered Civil Engineer seals and signs, a written report that clearly delineates the external and internal inspections and includes: an executive summary; detailed findings with all observations, areas of concern, anomalies and confirmation of the operation of all ten diffusers; the methods and technologies used with their capabilities and limitations; a condition assessment rating; and recommendations. Findings are supported by color photographs, sonar profiles, diagrams and a station-referenced deficiency log. The report is delivered digitally in PDF, with all photos, video and sonar data provided by shareable download link. It is written the way our 2025 SONGS inspection report was written, and the way the OCSD and SOCWA outfall reports Scott managed at prior firms were written – to be benchmarked against on the next inspection and to stand up in front of a regulator.

2.4 Optional Additional Task – 3D Laser Scanning Upgrade

As an additional task for the District's consideration under Item 4 of the Quote Summary Sheet, **PMG** offers a 3D laser scanning upgrade to the internal inspection: laser profiling of the interior above the waterline fused with sonar below it, producing a registered point cloud from which ovality, joint offsets, pit geometry and sediment volumes can be measured and trended against future inspections. It uses the same mobilization and the same diversion windows. The base scope is complete and RFP-compliant without it; we offer it because it gives the District a measured baseline to trend future inspections against.

3. Estimated Schedule

The dry-season flow diversion window drives the field schedule, and the field program is deliberately short: one mobilization day, one 12-hour external inspection day, one internal inspection day inside the diversion window and one demobilization day. Crews and vessel stage out of Long Beach; the ROV spread mobilizes from San Diego and meets the crew on site.

Milestone	Date
PSA execution / Notice to Proceed	Week of August 17, 2026
Inspection plans, safety submittals, flow-diversion and encroachment coordination	Within 2 weeks of NTP
Mobilization and field inspections (Tasks 1–2)	Week of September 14, 2026
Draft inspection report to the District	October 9, 2026
Final sealed report (Task 3)	October 30, 2026

Tasks 1 and 2 complete within the District's October 31 preference even with a weather re-set if the ocean does not cooperate on the first window; the final sealed report follows within three weeks of demobilization – ahead of the December 18 deadline on any path, and by October 31 on the dates above.

4. Estimated Level of Effort – Cost Proposal

The lump sums below correspond to the line items on the District's Quote Summary Sheet (Attachment D); the completed Quote Summary Sheet, including the totals in words, is submitted with this proposal on PlanetBids with line items entered identically. Each lump sum includes all labor, materials and equipment necessary to conduct and complete the task as described in the RFP. Rates are California prevailing wage compliant.

Item	Description	Lump Sum
1	Task 1 – External Inspection: mobilization and demobilization, dive vessel and four-man ADCI surface-supplied dive team including both engineer-divers, 4K/60fps video, 4K photography and UT spot readings	\$34,100
2	Task 2 – Internal Inspection: pipe inspection ROV spread with pilot, profiling sonar, line-counter stationing and seaward-entry contingency, within District flow-diversion windows	\$24,500
3	Task 3 – Inspection Report: engineered condition assessment, station-referenced deficiency log, sealed final report and digital delivery of all media	\$10,300
Total of Items 1–3 (Basis Scope of Work)		\$68,900

Total of Items 1–3 in words: Sixty-Eight Thousand Nine Hundred Dollars.

The following optional item is offered at the District's election and is not included in the total above.

Item	Description	Lump Sum
4	Additional Task – 3D Laser Scanning Upgrade to the internal inspection, performed during the same mobilization; deliverables include the registered interior point cloud and dimensional analysis in the final report	\$29,400
Total of Items 1–4 (Basis and Additional Scope of Work)		\$98,300

Total of Items 1–4 in words: Ninety-Eight Thousand Three Hundred Dollars.

For unforeseen and agreed-upon changes in scope, additional work will be performed on a time-and-materials basis at the hourly and daily labor and equipment rates below, which together with the WHB schedule constitute the rate sheet required by the RFP and will be incorporated into the Approved Fee Schedule (PSA Exhibit B).

Labor / Equipment	Rate	Unit
PMG dive vessel with four-man ADCI dive team, dive spread and video systems	\$15,600	Day
PMG support vessel (12-hour day)	\$4,100	Day
Inspection ROV spread with pilot (pipe or open-water vehicle)	\$5,000	Day
PMG inspection data technician / tether tender	\$2,000	Day
PMG Professional Engineer (PE)	\$281	Hour
WHB Managing Engineer (P7)	\$305	Hour
WHB Senior Engineer / Project Engineer IV (P6)	\$284	Hour
WHB Senior Construction Inspector (prevailing wage)	\$268	Hour

5. Conflicts

PMG, WHB and PRS have no known conflicts, commitments or relationships that could affect timely performance over the duration of the Agreement, and no relationships with third parties, board members or employees of the District of the kind described in Section 2.3 of the District's Professional Services Agreement. The proposed field window is protected on our schedule.

6. Quality Assurance / Quality Control

The QA/QC practices below are the ones this team already runs on utility work; none are being invented for this project.

- Site-specific dive plan and job hazard analysis before mobilization; diving to ADCI International Consensus Standards and applicable Cal/OSHA requirements.
- A written inspection plan, prepared by the Project Engineer, fixing the documentation requirements for every inspection location before anyone gets wet.
- Real-time engineering direction of both inspections, so findings are evaluated – and re-inspected where warranted – while the team is still on station.
- Two inspection vehicles on site with a shared spares kit – quick-swap batteries, lighting and sonar – so a battery or topside fault costs hours, not the weather window.
- Daily field debrief and same-day backup of all video, photographs and sonar data to redundant storage.
- Independent senior review of the inspection plan and final report by Jud Warren, PE, BCEE prior to issue.

7. Assumptions and Additional Comments

This proposal is based on the scope described herein and the District's RFP dated July 9, 2026, on the following basis:

- The District will divert daytime flows for approximately 10–12 hours on the internal inspection day and will provide traffic control and the County of Santa Barbara encroachment permit, as stated in the RFP. The District will provide site access to the Manhole Access Point; **PMG** performs the manhole opening and closing.
- The lump sum includes one mobilization, one external inspection day, one internal inspection day and one demobilization, plus up to one additional standby or field day for weather, sea state, visibility or a second diversion window. Field days beyond that are additional work on written authorization.
- Field operations are contingent on safe weather, sea state, swell, current and visibility. **PMG** will suspend operations whenever conditions are unsafe and re-schedule within the District's preferred window.
- The inspection is non-destructive and visual/acoustic. Portions of the outfall that are buried, inaccessible or obscured by sediment, marine growth or visibility will be documented but cannot be evaluated without additional work. Marine growth removal is limited to the localized cleaning the inspections require. Repairs are excluded and would be performed under separate agreement, consistent with the RFP.
- Internal access is via the Manhole Access Point, with the end-gate flange at the ocean terminus held as the seaward contingency entry, subject to the District's concurrence and the written removal-and-reinstatement procedure described in Section 2.2. If end-gate access is not authorized or proves infeasible in the field, **PMG** will document the condition found and confer with the District on the preferred approach for any remaining footage before demobilizing.

8. Agreement Requirements

PMG has reviewed the District's Professional Services Agreement (Attachment E) and affirmatively accepts its terms. **PMG** will comply with applicable local, State and Federal law, including payment of prevailing wages per California Labor Code Section 1775, will obtain a City of Santa Barbara business license and will furnish insurance meeting Section 12 of the Agreement – including professional liability – prior to execution.

- **PMG** acknowledges receipt of Addendum No. 1 dated July 28th, 2026 and Addendum No. 2 dated July 31st, 2026 (which extends the proposal due date to 4:00 p.m. on Thursday, August 6, 2026).
- **Contractor's License No.** 840942 A – General Engineering (Exp. 06/30/2028).
- **DIR Registration No.** 1000042568 (Exp. 06/30/2028); WHB DIR Registration No. 1000018384.
- Proposal is California prevailing wage and USL&H insurance compliant.
- Pricing is valid for **60 days**.

Thank you for the opportunity – this is work we know well, and we would welcome the chance to do it for the District. If you have any questions or would like to discuss the approach, please contact me directly.



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**MONTECITO SANITARY DISTRICT
WASTEWATER OCEAN OUTFALL INSPECTION
QUOTE SUMMARY SHEET – ATTACHMENT D**

Line Item	Description	Price
1	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 1 – External Inspection as described in the RFP (mobilization and demobilization, dive vessel and four-man ADCI surface-supplied dive team including both engineer-divers, 4K/60fps video, 4K photography and UT spot readings).	\$34,100.00
2	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 2 – Internal Inspection as described in the RFP (pipe inspection ROV spread with pilot, profiling sonar, line-counter stationing and seaward-entry contingency, within District flow-diversion windows).	\$24,500.00
3	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Task 3 – Inspection Report as described in the RFP (engineered condition assessment, station-referenced deficiency log, sealed final report and digital delivery of all media).	\$10,300.00
Total of Items 1–3 (Basis Scope of Work)		\$68,900.00

Total of Items 1–3 Price in Words: **Sixty-Eight Thousand Nine Hundred Dollars and Zero Cents**

Line Item	Description	Price
4	Lump sum price for all labor, materials and equipment, necessary to conduct and complete Additional Task – 3D Laser Scanning Upgrade as recommended and described in the Contractor's proposal. This line item is optional for the District's consideration.	\$29,400.00
Total of Items 1–4 (Basis and Additional Scope of Work)		\$98,300.00

Total of Items 1–4 Price in Words: **Ninety-Eight Thousand Three Hundred Dollars and Zero Cents**

Submitted by:

Pacific Maritime Group, Inc.

1512 West Pier C Street, Long Beach, CA 90813

Scott Nordholm, PE – Director of Marine Infrastructure

Date: August 6, 2026

Note: Line item prices entered on PlanetBids are identical to the values shown above. This Quote Summary Sheet is submitted in accordance with the requirements of the RFP.



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