

David & Marjorie Dilworth
3811 SE 76th Ave
Portland, OR 97206

August 11, 2013

Mr. Brian Pedrotti, Project Manager
County Planning and Building Department
976 Osos Street, Room 300
San Luis Obispo, CA 93408-2040

RE: The Laetitia RRDEIR

Dear Mr. Pedrotti,

As owners of property that uses a well and includes Los Berros Creek, we have been following the "Laetitia" project for the last several years. **We are highly alarmed over the possibility that this project will continue to be approved!** Over the 39 years we've owned the property at 1704 Los Berros Road, we only "went dry" at the very beginning when our well pump wasn't deep enough. Only by going down to 80 feet where the underground "river" ran were we assured a continuous supply of water. I can only imagine what will happen if Laetitia, or any other large project, is allowed to pump such large quantities of water! **We will be DRY!**

In addition, there are historical records that document that the creek did flow all year long and provided a habitat for trout and many other species. Our "across the creek" neighbors, who had lived there for decades, told how they had fished for salmon along our property. Abalone shells can still be found along the banks, five miles from the ocean.

In the 39 years we have owned this property, only when an abundance of rain occurred did an overflow of water exist to create a creek that lasted from a few days to several weeks. The demand for water in the last 39 years has increased! The fact that the valley's water level is scarcely enough to sustain the existing residences only further promulgate environmental extinction and water accessibility to all existing families that depend on the resources of the valley.

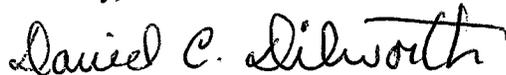
There are many other reasons against approving the Laetitia project:

- **Increased Traffic** – estimated to be about 1,000 per day to the housing project
- **Wells Going Dry** – there are already documented cases
- **Unreliability of Fractured Shale** – an unpredictable & unreliable source
- **Biological Damage** – numerous species have already disappeared from the creek

- **Who is going to enforce the “Solutions”** to mitigate the water problems? – Laetitia will be absolved of any and all responsibility once the lots are sold. The vested interests of the Homeowners’ Association, CC&R’s and/or Mutual Water Company will not be concerned with protecting the rights of others in the area, only themselves
- **The Addition of a Dude Ranch** to the Laetitia Project – an addition that hasn’t gone through the required CEQA environmental approval process
- **Lack of Retention** – retention basins are not included to catch water runoff
- **Testing was done in a “Wet Year”** – most of the well testing was done during the wet winter of 2011, not during a “normal” year
- **Lack of Responsibility** – Laetitia will cause damage and then divest itself of liability once the lots are sold
- **Failure of Small Water Districts** – past history has shown that small water companies do not have the knowledge and expertise that it takes to run a successful water operation
- **Class One Impact** – the original EIR listed water consumption as a Class 1, but the Recirculated DEIR of 2013 does not. The water issue is important; it is NOT Class II.
- **Many Already Approved Lots** – there will not be enough water to go around as these additional houses are built
- **Wells Number 12 and 13** – Laetitia says they will not be using these wells for the housing project, but they will still be used for vineyard irrigation
- **Affordable Housing** – million dollar estates are not “affordable” for the average SLO family
- **Waste of Time and Taxpayer Money** – the original 2008 DEIR was not acceptable and neither is this current one
- **Caution from the Experts** – 3 peer reviews have been performed, all of which significantly differ with the conclusions of Cleath Harris Consultants
- **Water Storage in Shale** – fractured shale typically does not “store water”
- **Laetitia’s Numbers CANNOT be Trusted** – Laetitia continually reduces the estimated amount of water the housing project will use: originally set at 143 acre feet/yr, now set at 46.3 acre feet/yr
- **Dry Wells Downstream** – Los Berros Creek charges the aquifer which supplies Oceano (within the Northern Cities Management Area). Already the wells close to Los Berros Creek that Falcon Ridge in the El Campo area once used are not adequate and other sources had to be implemented. The county of San Luis Obispo is responsible for ensuring the reliability of this water source.

For these reasons and more, this overreaching and unjustified project proposed by Laetitia MUST be rejected!

Sincerely,



David C Dilworth

Sincerely,



Marjorie M Dilworth