



LET THE COMMUNITY DECIDE NIPOMO'S FUTURE

Standing for Real Affordable Housing, Critical Infrastructure, and Environmental Preservation

July 2024 Newsletter

**NAC Community Meeting, Sunday, July 14 at 4p.m.
Blacklake Community Room, 498 Colonial Place**

******STOP THE DANA RESERVE******

a socially & environmentally irresponsible mega-development in Nipomo

So now that NAC and the CNPS have FILED A LAWSUIT

CASE NO.24CV-0351 against the County, *what else needs to be done?*

As you may recall, one of the grounds of the lawsuit is that Dana Reserve's (DR) water will come from the Nipomo Community Services District (NCS D) even though the DR is outside NCS D's service area. NCS D is relying on imported supplemental water from Santa Maria, which is intended for in-fill development projects in the service area. Since the DR site is not currently located within the NCS D's jurisdictional boundaries, NCS D cannot lawfully commit to supplying water to the Project.

The NCS D has yet to legally annex the DR property site into its service area. This must happen for the DR to be fully approved. We anticipate a vote on this coming up very soon, and will likely be at the NCS D meeting being held on WEDNESDAY, JULY 24, 2024, 9 a.m. Links to Agenda are posted here 72 hours before meetings.

Letters can be written to the NCS D board, and showing up at the meetings and speaking against the annexation anytime between now and including the 24th is essential. For more information and talking points please contact, Pam Wilson at 805 714-8204 of NAC's NCS D Committee.

The NCS D board of directors are: Ed Eby, President, Dan Allen Gaddis, VP, Gary Hansen, Phil Henry and Mario Iglesias, Directors.

ALSO... Showing up at the COUNTY Board of Supervisors (BoS) meetings and NCS D meetings to weigh in on the tax revenue cost sharing agreement negotiations between the two parties is VERY important. **They have not come to an agreement yet.** The BoS delayed a decision to move forward with the vote on this matter last week as Supervisor Paulding was not present. **THIS IS ON THE AGENDA FOR THE UPCOMING JULY 9 MEETING: Consent Agenda Item #5.** You will find supporting documents to this issue [linked here](#).

Depending on the number of persons that occupy the proposed DR project, the County could face an annual budget deficit of up to \$612,00. Two financial scenarios were put forward by staff.

Scenario 1) estimates full project build-out would generate a net General Fund surplus of approximately \$130,000 per year,

Scenario 2) estimates full project build-out would generate a net General Fund Deficit of approximately \$612,000 per year.

The developer and the NCS D are asking the county for an agreement which would move the County away from their usual assurance of revenue neutral policy with an independent agency. As the County staff and the NCS D could not come to an agreement, the BoS is now asked to weigh in. Unfortunately, this is another chance for at least the 3 Supervisors to say the benefits outweigh the cost and pull the card of "overriding concern" breaking with yet another established policy in order to approve this project.

Contact Supervisors or show up to comment at BoS meeting against the Resolution for a waiver of County Budget Policy #34:

The Board's policy for the Funding for Independent Special Districts (County's Budget Policy #34) is as follows: "*Funding for Independent Special Districts: As independent special districts are autonomous government agencies fully independent of the County in governance, the provision of services, and funding, the County shall Page 4 of 6 not subsidize an independent special district with County General Fund monies nor should any property tax exchange result in a net fiscal loss to the County.*"

Bottom line, we need your engagement with the NCS D, and to let the supervisors know, it's not o.k. to allow an agreement that will subsidize this development and put the County budget at such risk.

AND REMEMBER....



NAC IS HAVING A YARD SALE and BAKE SALE to raise funds

Do you have items to donate? If so, please contact Sue @ 559.707.5547

Bakers, contact Carole @ 805.722.9232

YARD SALE IS JULY 20, 8am - 3pm at 749 Glenhaven Place

Donated items can be dropped off July 17,18, 19 & 20

Please consider donating to NAC for the costs to cover the legal representation through this phase of our work. [Click here](#) to listen to Babek Naficy and Eva Als talk about the lawsuit on the Dave Congleton show July 2. Thanks as always! All donations are tax-deductible

NAC website <https://stopdanareserve.com/> Email: nipomoaction@gmail.com

The Nipomo Action Committee's (NAC) mission is to collaborate with all interested Nipomo and central coast stakeholders to maintain and enhance Nipomo's rural character and ensure appropriate and compatible growth consistent with the unique biodiversity and cultural heritage of this area now and for generations to come.
