

Summary of Response to PRA dated 12/30/2014 – Jim Joffe

**Cost Associated with the proposed Las Pilitas Quarry (DRC2009-00025)**

Please find the summary below of the information requested in your Public Records Act request.

**CUP and Reclamation Plan (DRC2009-00025)**

Total Fees Paid = \$28,413

**Botanical Study (Oster / Las Pilitas Quarry)**

Total Spent = \$3,975

Total Purchase Order = \$6,500

**Environmental Impact Report (Oster / Las Pilitas Quarry)**

Invoices Paid to URS = \$361,636.86 (fixed fee + time and materials + minor modifications)

Administrative Fee Collected = \$90,409.22

Total Spent (to date) = \$452,046.08

Total EIR Cost (including contingencies and Administrative Fee) = \$507,590

PLANNING COMMISSION

AGENDA ITEM: 5

DATE: 2/5/15

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SAP ACCOUNT 3311000275

BOS 6/21/11 OAR 19001035

PROJECT TITLE:

Oster / Las Pibas Quarry EIR DRC2009-00025

ENVIRONMENTAL SPECIALIST:

Mury Wilson (formerly Jeff Oliveira)

CONSULTANT NAME/COMMENTS:

URS

DATE	Description	EIR Report & Mit Mon Rpt	Time & Materials		Add'l Traffic, Air, Land use	Citizens Traffic Index	CONTINGENCY	ADMIN FEE	Interest	TOTAL DEPOSIT	PAYMENT	ADMIN FEE TRANS.	REFUND	BALANCE
			Mtgs/Hrs/ Mgmt/Coord	Findings										
	URS	341,215.00	23,076.00	7,660.00	Minor Mod	Minor Mod	10%	25%		507,590.00				
							34,121.00	101,818.00						420,901.00
3/18/11	Deposit	258,663.00	44,465.00	7,820.00			26,868.00	84,169.00		420,901.00				420,901.00
4/14/11	Q3 10-11 Interest													414,401.00
6/18/11	JE to Oster Botanical Study Acct						(5,200.00)	(1,300.00)		(6,500.00)				607,690.00
6/24/11	Additional Deposit	52,832.00	(21,284.00)	(160.00)			12,463.00	16,838.00		83,188.00				608,045.10
7/14/11	Q4 10-11 Interest							- 489.10		-				608,721.17
10/1/11	Q1 11-12 Interest							- 676.07		-				440,478.17
11/30/11	Draft Proj Desc & Outline	(68,243.00)						(17,060.75)			68,243.00			423,417.42
11/30/11	Admin Fee Transfer											17,060.75		420,638.75
1/24/12	"Findings" Staff Mtgs 11/21/11		(2,678.67)					(719.67)			2,678.67			414,488.99
1/24/12	"Findings" Staff Mtgs 10/17/11		(8,052.76)					(1,513.16)			8,052.76			415,076.62
1/1/12	Q2 11-12 Interest							- 589.83		-				412,842.78
1/31/12	Admin Fee Transfer											2,232.86		413,338.40
4/12/12	Q3 11-12 Interest							- 499.84		-				413,038.40
6/21/12	Staff Mtgs 3/27/12		(300.00)					(75.00)			300.00			411,138.40
6/21/12	Staff Mtgs 2/20/12		(1,900.00)					(478.00)			1,900.00			411,563.80
7/12/12	Q4 11-12 Interest							- 425.40		-				411,013.80
7/23/12	Admin Fee Transfer											550.00		342,770.80
8/14/12	50% of ADEIR 2/23/12	(68,243.00)						(17,060.75)			68,243.00			325,710.08
8/17/12	Admin Fee Transfer											17,060.75		328,056.06
10/1/12	Q1 12-13 Interest							348.00						324,773.12
12/19/12	Staff Mtgs 05/22/12		(1,282.93)					(320.73)			1,282.93			258,630.12
12/18/12	2nd 50% of ADEIR 6/28/12	(68,243.00)						(17,060.76)			68,243.00			256,772.47
1/1/13	Q2 12-13 Interest							242.35						239,390.99
1/18/13	Admin Fee Transfer											17,861.48		239,540.60
4/1/13	Q3 12-13 Interest							149.61						171,297.60
6/28/13	DEIR 10/26/12	(68,243.00)						(17,060.75)			68,243.00			188,147.60
6/28/13	Staff Mtgs 10/18/12		(3,150.00)					(787.50)			3,150.00			188,276.21
6/30/13	Q4 12-13 Interest							126.61						160,427.98
8/12/13	Admin Fee Transfer											17,848.25		150,427.96
10/4/13	Minor Modification					17,437.00		(17,437.00)						160,502.31
10/1/13	Q1 13-14 Interest							74.85						160,589.84
1/1/14	Q2 13-14 Interest							67.33						160,680.93
4/1/14	Q3 13-14 Interest							81.28						160,734.17
6/30/14	Q4 13-14 Interest							83.25						160,734.17
7/14/14	Minor Modification						5,000.00	(6,000.00)						147,049.17
10/15/14	Inv 6009652 10/8/14						(3,685.00)				3,685.00			144,988.42
11/2/14	Inv 6038919 10/21/14						(1,172.50)				1,172.50			144,862.29
10/30/14	Admin Fee Transfer											921.25		144,777.46
12/30/14	Admin Fee Transfer											283.13		144,777.46
10/1/14	Q1 14-15 Interest							115.16						76,534.46
1/9/15	Inv 6025980 10/1/14 FEIR	(68,243.00)						(17,060.75)			68,243.00			60,473.71
Balance		-	7,511.84	7,660.00	17,437.00	142.50	11,684.00	11,108.76	3,628.76	607,590.00	361,636.86	73,348.47	-	48,384.82
Deposit		341,215.00	23,076.00	7,660.00	17,437.00	6,000.00	34,121.00	101,818.00						44,435.14
Redded		(341,215.00)	(15,584.56)			(4,857.50)	(22,437.00)	(90,409.22)	-					

Admin Fee Pending Transfer (17,060.75)

ACCT BAL (less pending admin fee)  
AVAILABLE BALANCE (less admin)  
AVAILABLE BALANCE (less interest)

Fixed Fee Milestone Amts	
Desc (20%)	\$ 68,243.00
ADEIR (40%)	136,486.00
DEIR (20%)	68,243.00
Final EIR (20%)	68,243.00
	\$ 341,215.00

SAP ACCOUNT 3311000280

PO 25306728 Purch Req 15006181

PROJECT TITLE: Olor Les Pilas Mine - Botanical Study

ENVIRONMENTAL SPECIALIST: Murry Wilson (originally John Neal)

CONSULTANT NAME/COMMENTS: Terra Verde

DATE	DESC	STUDY	ADREN FEE	TOTAL DEPOSIT	PAYMENT	ADREN FEE TRANS.	REFUND	BALANCE
			25%					
5/18/2011	Deposit (JE from EFR acct 3311000275)	6,200.00	1,200.00	6,500.00				6,500.00
9/9/2011	Services 5/11/11-7/12/11 Inv 123 8/5/11	(3,180.00)	(795.00)		3,180.00			3,320.00
9/29/2011	Admin Fee Transfer		-	-		795.00		2,525.00
			-	-				2,525.00
			-	-				2,525.00
			-	-				2,525.00
			-	-				2,525.00
TOTAL		2,020.00	605.00	6,500.00	3,180.00	795.00		

Admin Fee Pending Transfer

Real Balance (pending admin fee) 2,525.00  
 AVAILABLE BALANCE (less admin) 2,020.00



**Oster (Las Pilitas Quarry EIR) - Accounting Spreadsheet**  
Tracy Wanek to: Murry Wilson

01/12/2015 10:13 AM

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History: This message has been forwarded.

Hi Murry,

Here's Accounting's tracking spreadsheet for the Oster (Las Pilitas Quarry EIR) trust account:



Oster EIR\_Spreadsheet\_1-12-15.pdf

We've paid \$ 361,636.86 to date to URS for the report, time and materials and minor mods. After transferring the admin fee of \$ 17,060.75 just earned on the FEIR, our total Admin fee revenue earned will be \$ 90,409.22.

Tracy Wanek  
San Luis Obispo County  
Planning and Building Department  
Accounting Division  
805-781-4158



PETERS ENGINEERING GROUP  
A CALIFORNIA CORPORATION

Ms. Sophie Treder  
Treder Land Law  
22985 El Camino Real  
Santa Margarita, CA 93453

February 4, 2015

Subject: Quantity of Material in Aggregate Haul Trucks

Dear Ms. Treder:

This letter presents our experience with respect to the quantity of aggregate material that is typically assumed in the analysis of traffic impacts for aggregate mines and similar facilities.

Peters Engineering Group has performed traffic impact studies for numerous aggregate mines and quarries, most of which were utilized in the preparation of environmental impact reports (EIRs). We have also performed several peer reviews of traffic impact studies by others, also typically utilized in EIRs. In our experience, the industry-standard assumption is that an aggregate truck hauls 25 tons of material.

Please feel free to contact our office if you have any questions.

**PETERS ENGINEERING GROUP**

  
John Rowland, PE, TE



PLANNING COMMISSION

AGENDA ITEM: 5  
DATE: 2/5/15

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PLANNING COMMISSION

AGENDA ITEM: \_\_\_\_\_

5

DATE: \_\_\_\_\_

2/5/15

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# Las Pilitas Resources, LLC

## Planning Commission Hearing

Thursday, February 5, 2015

[www.laspilitasresources.com](http://www.laspilitasresources.com)



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# Less than significant impacts: Air Quality

- Limiting Operational & Vehicle Emissions
  - Applicant will work with and receive approval from SLO County Air Pollution Control District (APCD) prior to mining operations to ensure activities don't significantly affect air quality around site
- Will utilize equipment fully compliant with AB332 (California Global Warming Solutions Act)



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# Less than significant impacts: Air Quality

- Dust Control Measures
  - Soils and stockpiles will be wet down or treated to prevent airborne dust
  - Access road will be paved to limit dust generation attributed to trucks entering or leaving site
    - All vehicles on-site will not exceed 15MPH to limit dust generation
  - Street sweeps will occur on haul route to ensure dust does not enter roadway



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# Less than significant impacts: Biological Resources

- To protect native habitats, applicant will permanently preserve 69 acres of habitat on-site
  - More than 200 mature oaks will be protected in the conservation area, a nearly 5-1 preservation-to-removal ratio
- Before operations begin, biologist will ensure planned operations don't affect wildlife residing in disturbed areas and if necessary, take steps to ensure wildlife is re-located to undisturbed areas
- Topsoil placement and re-vegetation will occur immediately after conclusion of each mine phase



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## Less than significant impacts: Cultural Resources

- Independent study concluded there is no evidence that cultural materials exist in proposed operations areas
  - No historical structures are present
  - No paleontological resources are present



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# Less than significant impacts:

## Valley Fever

- Risk of Valley Fever minimal because of lack of topsoil on-site (topography is rocky)
- Dust control measures will further reduce the already minimal risk of Valley Fever
- Applicant has developed Valley Fever Mitigation Plan
  - Will further mitigate risks by incorporating recommendations from the Public Health Department



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Less than significant impacts:  
Traffic & Pedestrian Crossing at  
El Camino Real/SR 58 and Estrada

- Will contribute fair share towards cost of future signalization at Estrada intersection to improve safety



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# Less than significant impacts: Traffic & Pedestrian Safety on Other Roadways

- An additional benefit, if the community desires, applicant will install speed bumps or other traffic-calming measures on H Street and I Street
- As additional community benefit, applicant will pay for motion-activated in-roadway crosswalk lights at either Encina or H Street
- Applicant will install pedestrian island at the existing crosswalk at Encina and El Camino Real



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# Less than significant impacts: Bicyclists

- EIR: “Commuter bicyclists are not expected in large numbers along the haul route during operational hours of the proposed quarry (Mon-Fri: 6:00 am to 5:00 pm) and are not typical in rural locations such as the project site” (4.10-5)
- EIR: “Recreational bicyclists are more likely to use SR 58 on the weekends when the quarry is not operating” (4.10-5)



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# Less than significant impacts:

## Safety of Schoolchildren

- Trucks will obey posted speed limits (or travel slower than posted speed limits) along haul route, which includes El Camino Real near Santa Margarita Elementary School
- As additional community benefit, applicant will provide donation to school district to fund an additional crossing guard at Santa Margarita Elementary School for the life of the project
- As additional community benefit, applicant will provide 2-way radio between crossing guard and scale house



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Less than significant impacts:

## Water Resources

- Project will not threaten groundwater for surrounding residents or groundwater basin
- Property has riparian rights to draw water from Salinas River undercurrent
- Does not impact well water levels or aquifer



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## Land Use Compatibility

- EIR does not identify any standalone Land Use impacts, and defers everything to the decision-makers
- Area has been zoned for mineral resource extraction since 1991 (EX-1 overlay zoning)
- “The proposed surface mine is consistent with the applicable General Plan and Land Use Ordinance designations, and the required CUP and Reclamation Plan provide the appropriate review mechanism for consideration of the project” (EIR 3-2)



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## Class I Impacts: Scenic Vista & Cumulative Impact on Aesthetic & Visual Resources

- Existing mine right next door to Las Pilitas Resources proposal already impacts view
- “The County has not prepared a corridor study or designated any land on SR 58 as a scenic resource area” (FEIR 3-2)



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## Class I Impacts: Noise (Truck Traffic & Cumulative Traffic)

- “Existing truck trips will initially be redistributed from other quarries to the Project, whereas future growth would result in new trips and emissions within the region even without Las Pilitas Quarry” (FEIR, Appendix D)
- “The new pattern of transportation requires less truck transport than existed before the opening of the Las Pilitas Quarry” (FEIR, Appendix D)



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## Class I Impact: Noise (Blasting/Quarry Operations)

- "... a quarry blast is not a single explosive event – it is a series of small blasts extending over a time period of about two seconds" (EIR 4.8-23)
- "The sound is more like a wave crashing on a beach rather than like a bomb explosion" (EIR 4.8-23)
- **REMEMBER:** Neighbors have long been accustomed to blasting operations from existing quarry next door