

MINUTES OF THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



**PUBLIC COMMENT:**

**16.12**

During the oral communication section of the agenda for Tuesday, July 23, 2019, Natalie Brewor spoke regarding Altman's Nursery in Perris.

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**ATTACHMENTS FILED WITH  
CLERK OF THE BOARD**

**AGENDA NO.  
16.12**



# Riverside County Board of Supervisors Request to Speak

Submit request to Clerk of Board (right of podium), Speakers are entitled to three (3) minutes, subject to Board Rules listed on the reverse side of this form.

SPEAKER'S NAME: Natalie Brewer

Address: Via Barunee

City: Pepper Zip: 92570

Phone #: (909) 9920878

Date: 7/23/19 Agenda # #16

Public COMMUNICATIONS

### PLEASE STATE YOUR POSITION BELOW:

Position on "Regular" (non-appealed) Agenda Item:

Support     Oppose     Neutral

Note: If you are here for an agenda item that is filed for "Appeal", please state separately your position on the appeal below:

Support     Oppose     Neutral

I give my 3 minutes to: \_\_\_\_\_

# BOARD RULES

## **Requests to Address Board on "Agenda" Items:**

You may request to be heard on a published agenda item. Requests to be heard must be submitted to the Clerk of the Board before the scheduled meeting time.

## **Requests to Address Board on items that are "NOT" on the Agenda/Public Comment:**

Notwithstanding any other provisions of these rules, a member of the public shall have the right to address the Board during the mid-morning "Oral Communications" segment of the published agenda. Said purpose for address must pertain to issues which are under the direct jurisdiction of the Board of Supervisors. YOUR TIME WILL BE LIMITED TO THREE (3) MINUTES. Donated time is not permitted during Public Comment.

## **Power Point Presentations/Printed Material:**

Speakers who intend to conduct a formalized Power Point presentation or provide printed material must notify the Clerk of the Board's Office by 12 noon on the Monday preceding the Tuesday Board meeting, insuring that the Clerk's Office has sufficient copies of all printed materials and at least one (1) copy of the Power Point CD. Copies of printed material given to the Clerk (by Monday noon deadline) will be provided to each Supervisor. If you have the need to use the overhead "Elmo" projector at the Board meeting, please ensure your material is clear and with proper contrast, notifying the Clerk well ahead of the meeting, of your intent to use the Elmo.

## **Individual Speaker Limits:**

**Individual speakers are limited to a maximum of three (3) minutes.** Please step up to the podium when the Chairman calls your name and begin speaking immediately. Pull the microphone to your mouth so that the Board, audience, and audio recording system hear you clearly. Once you start speaking, the "green" podium light will light. The "yellow" light will come on when you have one (1) minute remaining. When you have 30 seconds remaining, the "yellow" light will begin to flash, indicating you must quickly wrap up your comments. Your time is up when the "red" light flashes. The Chairman adheres to a strict three (3) minutes per speaker. ***Note: If you intend to give your time to a "Group/Organized Presentation", please state so clearly at the very bottom of the reverse side of this form.***

## **Group/Organized Presentations:**

Group/organized presentations with more than one (1) speaker will be limited to nine (9) minutes at the Chairman's discretion. The organizer of the presentation will automatically receive the first three (3) minutes, with the remaining six (6) minutes relinquished by other speakers, as requested by them on a completed "Request to Speak" form, and clearly indicated at the bottom of the form.

## **Addressing the Board & Acknowledgement by Chairman:**

The Chairman will determine what order the speakers will address the Board, and will call on all speakers in pairs. The first speaker should immediately step to the podium and begin addressing the Board. The second speaker should take up a position in one of the chamber aisles in order to quickly step up to the podium after the preceding speaker. This is to afford an efficient and timely Board meeting, giving all attendees the opportunity to make their case. Speakers are prohibited from making personal attacks, and/or using coarse, crude, profane or vulgar language while speaking to the Board members, staff, the general public and/or meeting participants. Such behavior, at the discretion of the Board Chairman, may result in removal from the Board Chambers by Sheriff Deputies.



# COUNTY OF RIVERSIDE

## Transportation and Land Management Agency



Transportation Department

Community Development/Planning

Building and Safety Department

Code Enforcement Department

### MEMO

July 17, 2019

**To:** Supervisor Jeffries

**From:** Charissa Leach, P.E.  
Assistant TLMA Director

As you will recall earlier this year numerous residents raised complaints with your office, the Planning Department and Code Enforcement as to the operations of Altman's Nursery. The items below address the issues that Riverside County has the legal authority to address. As you know, Altman's Nursery is allowed to operate under the provisions of the County's Land Use Ordinance No. 348 and enjoys protections of "The Right to Farm" Act as prescribed by the State Of California. We therefore have a limited authority over their operation. To change or amend these protections would require action by the California State Legislature and Governor. We do however, have authority over several items as noted below. Mike Lara, the County's Building Official, has been aggressively seeking compliance and adherence to the agreed upon compliance schedule. We will continue to be available to meet or discuss progress with all parties. This is a very large project with many structures and appurtenances to consider. We hope this meets with your satisfaction and the concurrence of the impacted residents.

### Altman Progress Report

#### Meeting Chronology:

1. March 27, 2019 - Meeting to discuss approach to our site inspection with the owner.
2. April 17, 2019 - Onsite meeting with Building and Safety and Code Enforcement, in order to determine the extent of violations onsite (ten parcels).
3. May 20, 2019 - Meeting with Supervisor Jeffries to discuss findings of onsite inspection.
4. May 22, 2019 - All hands meeting with Altman's, Fire, Building, Code, Health, Transportation and TLMA Administration to discuss violations and what needs to be addressed. Handouts and contacts were provided to Altman's.

Submitted by

*Natalie Brewer*


7/23/19  
(date)

Item *Public Comment*

5. May 29, 2019 – Mike Lara sent meeting minutes to Altmans so they could review and respond with a compliance timeframe, for County review and acceptance.
6. June 3, 2019 – Received Altmans' proposed compliance timeframe.
7. June 19, 2019 – County rejected proposed two year compliance time frame.
8. June 25, 2019 – Received Altmans revised compliance timeframe with proposed compliance on all 10 parcels to be completed June 25, 2020.
9. July 16, 2019 – County Fire and Altman's met onsite to review all existing structures for Fire Code compliance.

### **30 Day Compliance Schedule:**

- Locate and bring under contract suitable architects, structural and electrical engineers to prepare greenhouse drawings. **Owner has contracted with Walter R. Allen Architect and Associates, who has already been in contact with the County of Riverside, Fire and Building Departments.**
- Assign an EOR, Engineer of Record, for the project. **Architect will be responsible in charge.**
- Bring under contract civil and soils engineers for the offsite portion of work. **As-Built grading plans BGR1900095 are under review, corrections have been resubmitted and waiting for our re-review.**
- Prepare overall aerial site plan showing all the buildings. **Aerial topography completed and submitted.**
- Begin the process of locating all underground utilities throughout the site. **This work has commenced.**
- Begin preparing site plans with buildings and utilities plotted. **Based on discussion with Architect, he is working on determining required construction and setback approach for code compliance under the current building code to this project. Site Plan is 40% complete.**
- Begin identifying as many manufacturers of the different green houses on the site as possible. **Architect is working on this point.**
- Begin process of studying lot tying agreements. **This is a part of the building design code compliance portion and is being worked on by the architect.**

**From:** Ketcham, Thomas TKetcham@RIVCO.ORG   
**Subject:** Altman's Update 7/19  
**Date:** July 17, 2019 at 7:43 PM  
**To:** Voe Offices voeenterprises@gmail.com

---

TK

Natalie,

Just wanted to keep you posted on how we are progressing with regards to Altman's nursery being as you have been involved.

After our March 8th 2019 meeting with local residents (at the site) you will see what has progressed since then in the attached pdf file which the Supervisor just received today. If you have any further questions and/or concerns please feel free to contact me at our Riverside office.

Thank you for your time.

Thomas C. Ketcham  
Legislative Analyst  
1st District Supervisor Kevin Jeffries  
Riverside County Board of Supervisors

Riverside Office  
County Administrative Center, 5th Floor  
4080 Lemon Street, Riverside, CA 92502  
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Fax | 951.955.1019

District Office  
Lakeland Village Community Center  
16275 Grand Ave, Lake Elsinore, CA 92530  
Office | 951.471.4500  
Fax | 951.471.4510

[www.supervisorjeffries.org](http://www.supervisorjeffries.org)

[www.countyofriverside.us](http://www.countyofriverside.us)

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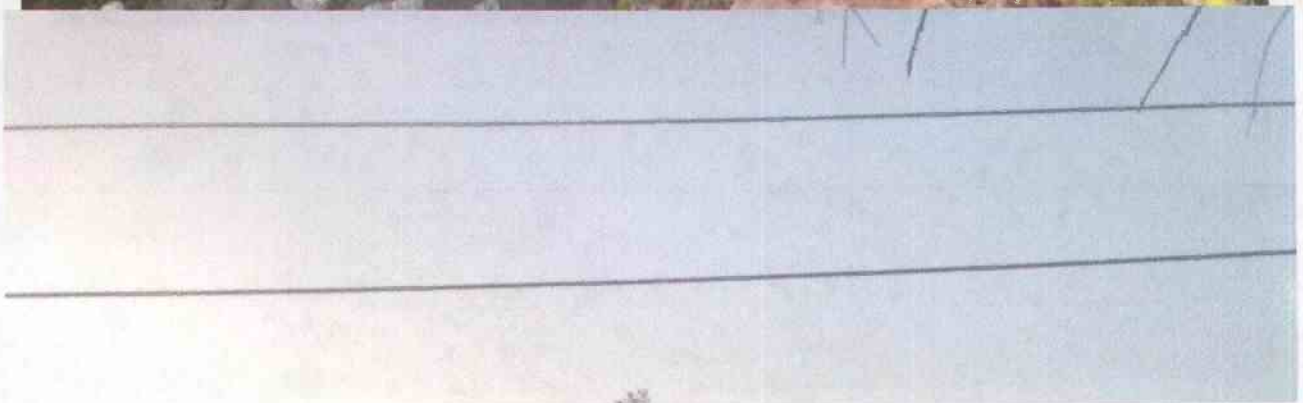
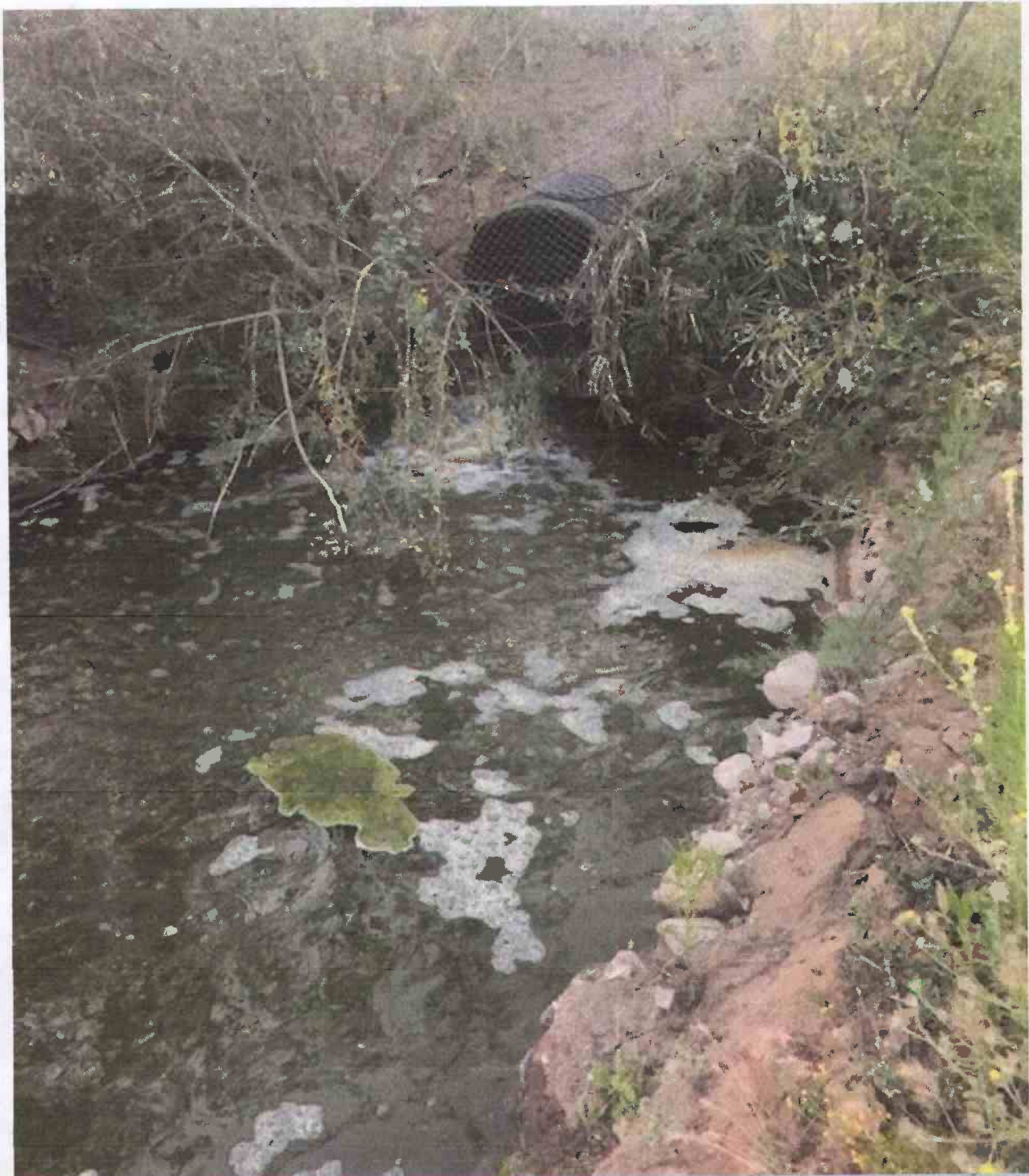
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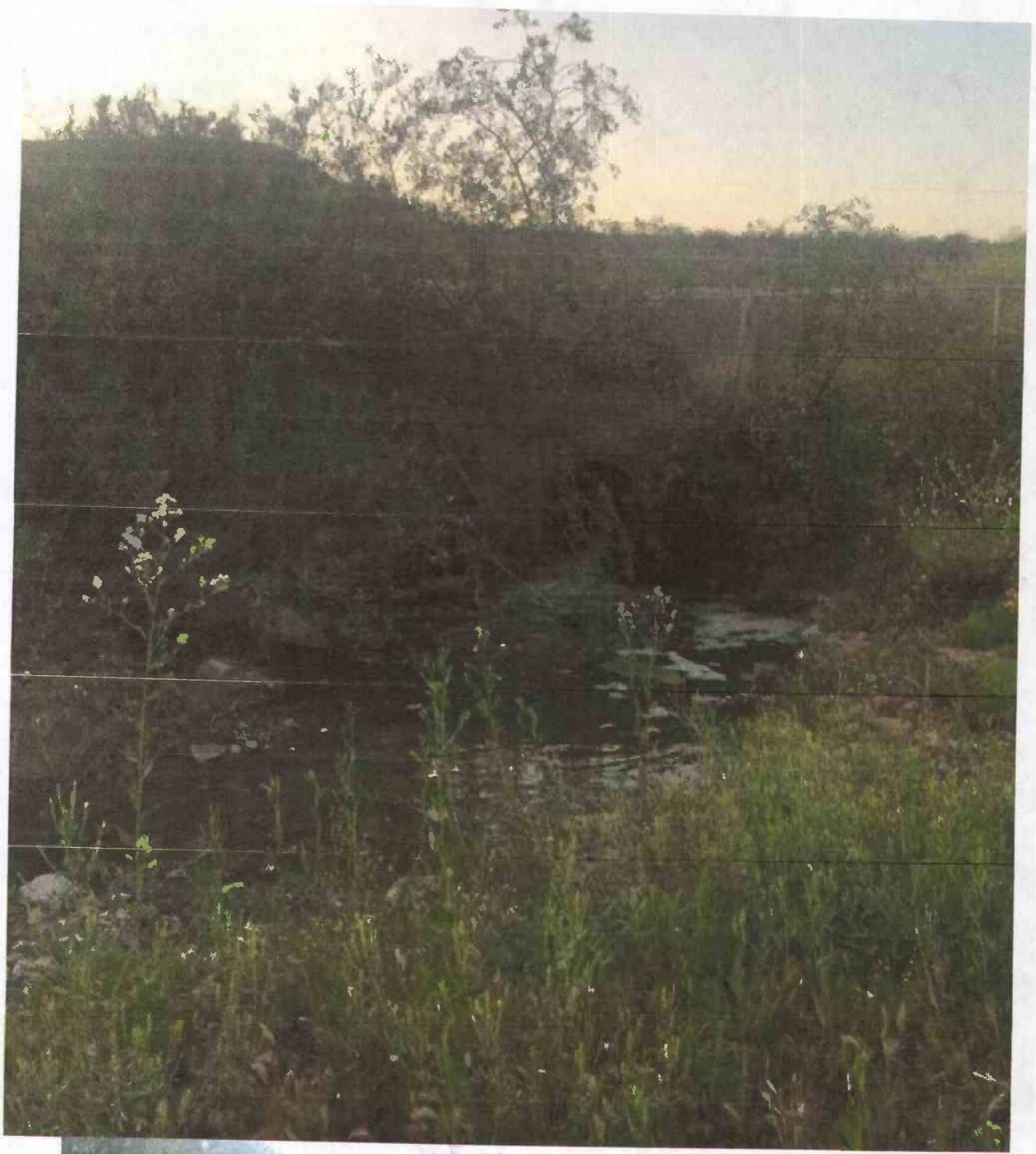
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County of Riverside California <<http://www.countyofriverside.us/>>



Altman Progress  
Report...aft.pdf



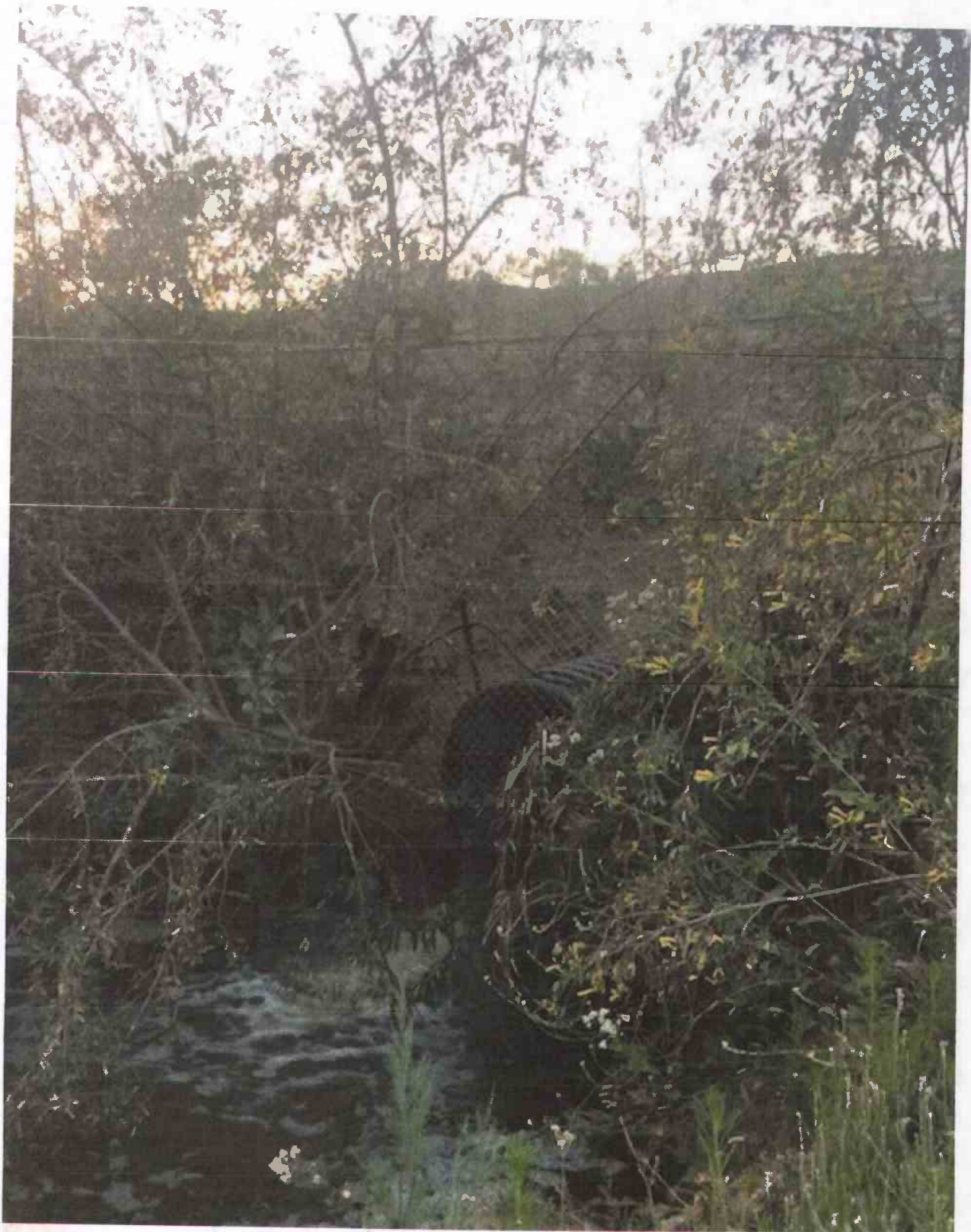






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**From:** Chris Herron [chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)  
**Subject:** RE: Altman  
**Date:** June 18, 2019 at 12:14 PM  
**To:** Ketcham, Thomas [TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG), Gibbon, Jarrod [JGIBBON@RIVCO.ORG](mailto:JGIBBON@RIVCO.ORG), [MLARA@rivco.org](mailto:MLARA@rivco.org)  
**Cc:** [Voeenterprises@gmail.com](mailto:Voeenterprises@gmail.com)

These are photos from 6-14-19 as you can see the pipe that is running under lake Mathews drive has been running from the top of the hill down to the Santa Ana river. As previously stated it does not appear its changing can you please assure the adjacent property owner that this runoff is safe and not contaminated? I think it's in the best interest of the county to have it tested when can this happen. And as you know it has not rained. I look forward to a response

-----Original Message-----

From: Ketcham, Thomas [<mailto:TKetcham@RIVCO.ORG>]  
Sent: Thursday, May 30, 2019 5:13 PM  
To: Chris Herron; Gibbon, Jarrod; Lara, Mike  
Cc: Voe Offices  
Subject: RE: Altman

Chris,  
Your welcome to contact me at the Riverside office.

Thomas C. Ketcham  
Legislative Analyst  
1st District Supervisor Kevin Jeffries  
Riverside County Board of Supervisors

Riverside Office  
County Administrative Center, 5th Floor  
4080 Lemon Street, Riverside, CA 92502  
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Lakeland Village Community Center  
16275 Grand Ave, Lake Elsinore, CA 92530  
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Fax | 951.471.4510

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[www.countyofriverside.us](http://www.countyofriverside.us)

-----Original Message-----

From: Chris Herron <[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)>  
Sent: Thursday, May 30, 2019 1:36 PM  
To: Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>; Gibbon, Jarrod <[JGIBBON@RIVCO.ORG](mailto:JGIBBON@RIVCO.ORG)>; Lara, Mike <[MLARA@RIVCO.ORG](mailto:MLARA@RIVCO.ORG)>  
Cc: Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)>  
Subject: RE: Altman

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Ok so any updates on the questions?

-----Original Message-----

From: Ketcham, Thomas [<mailto:TKetcham@RIVCO.ORG>]  
Sent: Wednesday, May 29, 2019 4:53 PM  
To: Chris Herron; Gibbon, Jarrod; Lara, Mike  
Cc: Voe Offices  
Subject: RE: Altman

Thank you for your email Chris.

Thomas C. Ketcham  
Legislative Analyst  
1st District Supervisor Kevin Jeffries  
Riverside County Board of Supervisors

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4080 Lemon Street, Riverside, CA 92502  
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-----Original Message-----

From: Chris Herron <chris@herronconstructioninc.com>  
Sent: Wednesday, May 29, 2019 7:04 AM  
To: Gibbon, Jarrod <JGIBBON@RIVCO.ORG>; Ketcham, Thomas <TKetcham@RIVCO.ORG>; Lara, Mike <MLARA@RIVCO.ORG>  
Cc: Voe Offices <voeenterprises@gmail.com>  
Subject: FW: Altman

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This is the result of the May 22nd maybe 1/4 inch of rain. I was wondering the status of correcting the roads to the original state before the illegal grading? Since they do not have any slope and running equipment on it all day makes matters worse. We now have to wait up to 5-15 minutes as the trains of plants cross the road. And hearing heaters run all night long with trucks and forklifts working. Is there a code that can be enforced so adjacent owners can sleep? I feel I have been patient waiting for some sort of results and it appears as its not getting any better only expanding their operation.

Please advise

Thank you  
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County of Riverside California  
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meet at Mr. Herron's~ Bar Ranch. We are willing to work around both of your schedules at the earliest convenience.

>>

>> We thank you for your attention in this matter.

>> We look forward meeting with all parties.

>>

>>

>> ~Have a wonderful day!

>>

> Confidentiality Disclaimer

>

> This email is confidential and intended solely for the use of the individual(s) to whom it is addressed. The information contained in this message may be privileged and confidential and protected from disclosure.

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> County of Riverside California

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<http://www.countyofriverside.us>&data=02%7C01%7CTKetcham%40rivco.org%7C6dd3d69c51ef43f160be08d6a65ae5cd%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636879306682072728&data=v%2FvkkwERmJaKffl4mRO0P8cPFX2PQjdpDk1VYk6gI30%3D&reserved=0

[ronwstroy@aol.com](mailto:ronwstroy@aol.com); [tlsrhs63@gmail.com](mailto:tlsrhs63@gmail.com); [procraw@pacbell.net](mailto:procraw@pacbell.net);  
[quailrun89@aol.com](mailto:quailrun89@aol.com); [crawlblazer@aol.com](mailto:crawlblazer@aol.com);  
[susan@naturalsage.com](mailto:susan@naturalsage.com); [jodimontano@live.com](mailto:jodimontano@live.com)

**Subject:** [EXTERNAL MAIL] Please forward to necessary department to remove that illegal concrete pad on public access road

Good morning!

Thought I'd share this as I now have a few minutes! Why should anyone have to conduct business like this and shall we have to deal with this behavior! This is intended don't you think?

We called and they said it's broken down! Really? This making a disabled residence late for a doctors appointment this am

Now explain why Winford street is blocked???

That concrete needs to be removed from the street! I am requesting that the code enforcement act on this and your office. We would like to have this serve as an official complaint.

<image002.jpg>

Sent from my iPhone

> On Feb 26, 2019, at 7:14 PM, Ketcham, Thomas  
> <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)> wrote:

>

> Thank you for the email Joy.

> Charissa and I are attempting to locate a day/time for both of us which will work. Schedules are busy, but we will be in touch.

>

> Thank you.

>

> Thomas C. Ketcham

> Legislative Analyst

> 1st District Supervisor Kevin Jeffries

> Riverside County Board of Supervisors

>

>

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> -----Original Message-----

> From: JOY Nelson <[arawcommunity@gmail.com](mailto:arawcommunity@gmail.com)>  
> Sent: Tuesday, February 26, 2019 11:56 AM  
> To: Leach, Charissa <[cleach@RIVCO.ORG](mailto:cleach@RIVCO.ORG)>; [tketcham@rivoco.org](mailto:tketcham@rivoco.org);  
Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>  
> Cc: [minnellalaw@sbcglobal.net](mailto:minnellalaw@sbcglobal.net); [tisrhs63@gmail.com](mailto:tisrhs63@gmail.com);  
[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com); [jakes222@verizon.net](mailto:jakes222@verizon.net);  
[sssoete99@gmail.com](mailto:sssoete99@gmail.com); [ronwstroy@aol.com](mailto:ronwstroy@aol.com); [tisrhs63@gmail.com](mailto:tisrhs63@gmail.com);  
[procrow@pacbell.net](mailto:procrow@pacbell.net); [quailrun89@aol.com](mailto:quailrun89@aol.com); [crawlublazer@aol.com](mailto:crawlublazer@aol.com);  
[susan@naturalsage.com](mailto:susan@naturalsage.com); Voe Offices <[voenterprises@gmail.com](mailto:voenterprises@gmail.com)>;  
[jodimontano@live.com](mailto:jodimontano@live.com)

> Subject: [EXTERNAL MAIL] Re: Community Walkthrough- altman property for the good neighbor agreement

> Sent from my iPhone

>> On Feb 26, 2019, at 11:42 AM, JOY Nelson  
<[arawcommunity@gmail.com](mailto:arawcommunity@gmail.com)> wrote:

>> Hello Mrs. Leach & Mr. Ketcham,

>> We would like thank you for your attention with our community concerns regarding Mr. Altman's distribution center.

>> Please let us know your availability so we can coordinate a time to



meet with you and Mrs. Charissa Leach. We know you are both very busy, and we're grateful that you made time to talk with us about the issues with Altman's, including the environmental impact & destruction of the wetlands.

You will recall that we provided a detailed list of the community concerns. *The multi page document did address more than just the nuisance matters. We would like to be informed of the corrections. (Please note: the most recent published list of case citations by County Code enforcement published as of 03/2019) Altman's is not on this list.*

*It is our effort to protect our environment for the neighbors, animals, and the wildlife in our rural residential community on plateau.*

*We hope that the county and Mr. Jeffries considers our "concerns" with the sudden growth and destruction by this distribution operation. Our plateau can not sustain this continued growth. We seek a peaceful place in the country, away from the noise and crime of the city. This intrusion of urban life into rural life will result in an ongoing conflict.*

Right-to-farm laws do not give a distribution of designer plants complete freedom to do as they please. Farmers must operate in a legal and reasonable manner to be eligible for the law's protection. Clearly, this has been blatantly disregarded at more than a local level.

Will you forward to us the Counties right-to-farm policy? Not sure if the County Of Riverside has adopted their own right-to-farm laws. We also didn't ask if there is a mediation or arbitration procedure to handle neighbor complaints?

Lastly, we look forward to continuing this business relationship and to future meetings with both you and your dedicated agencies. In the meantime, if I can be of any assistance, please do not hesitate to contact me.

Natalie & the Plateaus

Sent from my iPhone

On Mar 11, 2019, at 2:46 PM, Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)> wrote:

Thank you Natalie for the information/picture.

This will be an issue we review as we move forward with Altman's and bringing them into compliance. Thank you for the tour on Friday too, had fun out there in the mud on the gator!

### **Thomas C. Ketcham**

Legislative Analyst

1<sup>st</sup> District Supervisor Kevin Jeffries

Riverside County Board of Supervisors

### **Riverside Office**

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[www.supervisorjeffries.org](http://www.supervisorjeffries.org)

[www.countyofriverside.us](http://www.countyofriverside.us)

<image001.jpg>

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**From:** Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)>

**Sent:** Monday, March 11, 2019 12:51 PM


**To:** Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>

**Cc:** JOY Nelson <[arawcommunity@gmail.com](mailto:arawcommunity@gmail.com)>; Leach, Charissa <[cleach@rivcounty.onmicrosoft.com](mailto:cleach@rivcounty.onmicrosoft.com)>;

[tketcham@rivoco.org](mailto:tketcham@rivoco.org); [minnellalaw@sbcglobal.net](mailto:minnellalaw@sbcglobal.net);

[tisrhs63@gmail.com](mailto:tisrhs63@gmail.com); [chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com);

[iakes222@verizon.net](mailto:iakes222@verizon.net); [sssoete99@amail.com](mailto:sssoete99@amail.com);

**From:** Ketcham, Thomas TKetcham@RIVCO.ORG   
**Subject:** RE: [EXTERNAL MAIL] Follow up Altman Matter  
**Date:** March 25, 2019 at 5:44 PM  
**To:** Voe Offices voeenterprises@gmail.com  
**Cc:** Leach, Charissa cleach@rivcounty.onmicrosoft.com, tketcham@rivoco.org, minnellalaw@sbcglobal.net, tishrs63@gmail.com, chris@herronconstructioninc.com, jakes222@verizon.net, ssoete99@gmail.com, tishrs63@gmail.com, procraw@pacbell.net, quailrun89@aol.com, crawlblazer@aol.com, susan@naturalsage.com, jodimontano@live.com, ronwstory@aol.com, Tracy Lynn Neighbor Scccon@msn.com

TK

Natalie,

Someone from the Agricultural Commissioner's office should have reached out to you regarding the "Right to Farm" item. They are the experts in that and would be the best for questions / comments about those items. I'll follow up on an email to them to ensure that takes place.

As for some of the other items....

Code

Altmans' is working on several of their code issues (trash/vehicles/etc.) and code will have a follow up inspection soon.

Trans

Regarding road access, our county surveyor was out last week so hopefully I will touch base with him this week on where we are with the roads discussed.

Planning

I will let Charissa update you on these items

General Items

I've asked Altmans to prune back the bushes/shrubs on Lake Mathews to provide better line of sight for those exiting there, they said they were in process for that as of last week.

In closing, please know that we are moving items forward, it will be a slow process though, and I will be out there later this week to follow up on the items mentioned with Altmans. Hopefully we can meet again soon to go over progress.

Thank you Natalie for your follow up.

**Thomas C. Ketcham**

Legislative Analyst

1<sup>st</sup> District Supervisor Kevin Jeffries

Riverside County Board of Supervisors

**Riverside Office**

County Administrative Center, 5<sup>th</sup> Floor  
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Office | 951.955.1019  
Fax | 951.955.1019

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**From:** Voe Offices <voeenterprises@gmail.com>  
**Sent:** Friday, March 22, 2019 3:38 PM  
**To:** Ketcham, Thomas <TKetcham@RIVCO.ORG>  
**Cc:** Leach, Charissa <cleach@rivcounty.onmicrosoft.com>; tketcham@rivoco.org; minnellalaw@sbcglobal.net; tishrs63@gmail.com; chris@herronconstructioninc.com; jakes222@verizon.net; ssoete99@gmail.com; tishrs63@gmail.com; procrow@pacbell.net; quailrun89@aol.com; crawlblazer@aol.com; susan@naturalsage.com; jodimontano@live.com; ronwstory@aol.com; Tracy Lynn Neighbor <Scccon@msn.com>  
**Subject:** [EXTERNAL MAIL] Re: Follow up Altman Matter

Hello good afternoon,

We would like to follow up with any status from the County and or officials provided the list of questions we have submitted to you.

We have yet to hear anything up to date? Please inform

We thank you for your attention in the matters.

On Mar 11, 2019, at 10:29 PM, Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)> wrote:

You're more than welcome :)

We would like to express our appreciation for allowing us the opportunity to meet with you and Mrs. Charissa Leach. We know you are both very busy and

>>

>>

>> ~Have a wonderful day!

>>

> Confidentiality Disclaimer

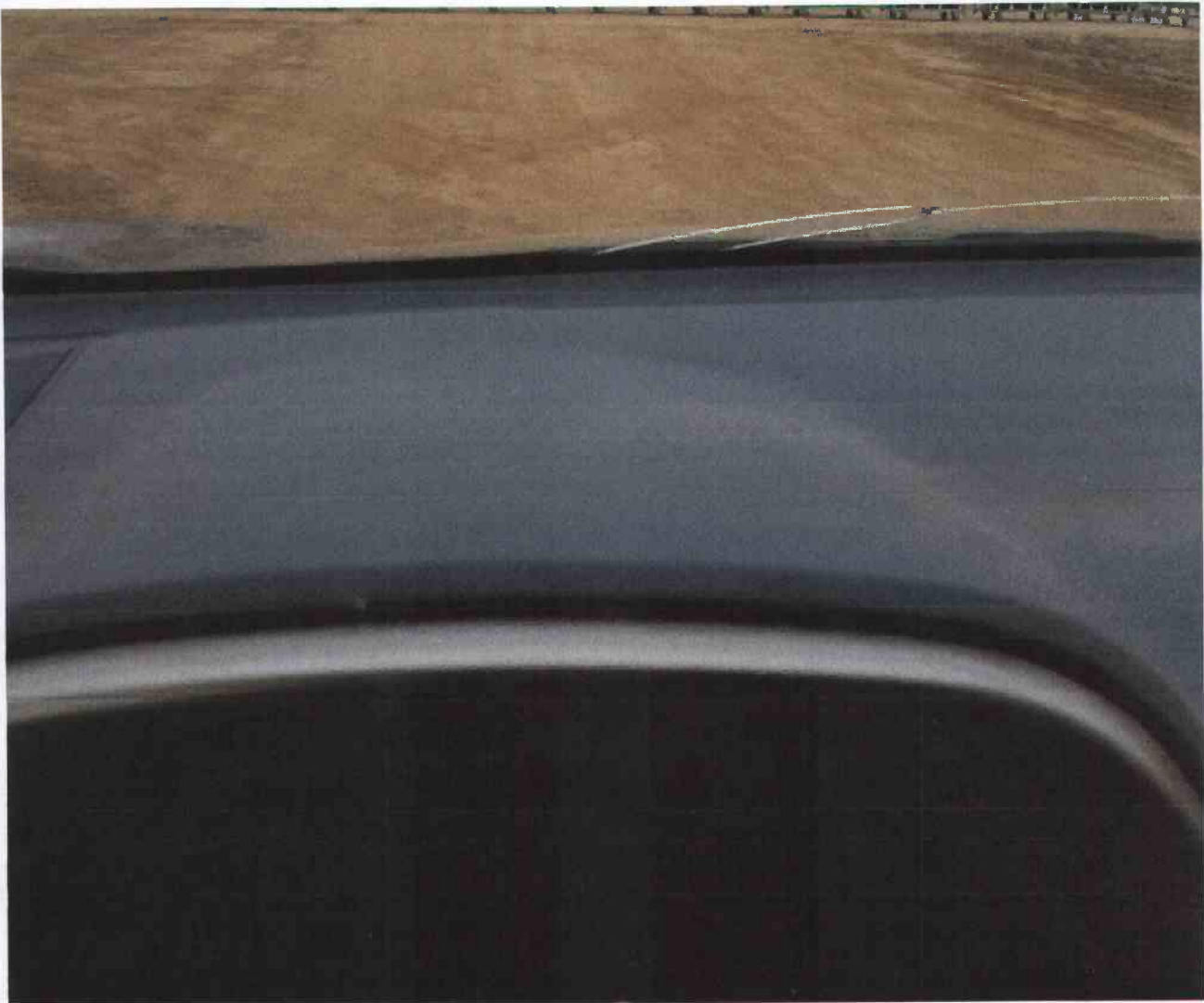
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Sent from my iPhone

> On Feb 26, 2019, at 7:14 PM, Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)> wrote:

>

> Thank you for the email Joy.

> Charissa and I are attempting to locate a day/time for both of us which will work. Schedules are busy, but we will be in touch.

>

> Thank you.

>

> Thomas C. Ketcham

> Legislative Analyst

> 1st District Supervisor Kevin Jeffries

> Riverside County Board of Supervisors

>

>

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> -----Original Message-----

> From: JOY Nelson <[arawcommunity@gmail.com](mailto:arawcommunity@gmail.com)>  
> Sent: Tuesday, February 26, 2019 11:56 AM  
> To: Leach, Charissa <[cleach@RIVCO.ORG](mailto:cleach@RIVCO.ORG)>; [tketcham@rivoco.org](mailto:tketcham@rivoco.org); Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>  
> Cc: [minnellalaw@sbcglobal.net](mailto:minnellalaw@sbcglobal.net); [tisrhs63@gmail.com](mailto:tisrhs63@gmail.com); [chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com); [jakes222@verizon.net](mailto:jakes222@verizon.net); [ssoete99@gmail.com](mailto:ssoete99@gmail.com); [ronwstroy@aol.com](mailto:ronwstroy@aol.com); [tlsrhs63@gmail.com](mailto:tlsrhs63@gmail.com); [procraw@pacbell.net](mailto:procraw@pacbell.net); [quailrun89@aol.com](mailto:quailrun89@aol.com); [crawlnbrazier@aol.com](mailto:crawlnbrazier@aol.com); [susan@naturalsage.com](mailto:susan@naturalsage.com); Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)>; [jodimontano@live.com](mailto:jodimontano@live.com)  
> Subject: [EXTERNAL MAIL] Re: Community Walkthrough- altman property for the good neighbor agreement

> Sent from my iPhone

>> On Feb 26, 2019, at 11:42 AM, JOY Nelson <[arawcommunity@gmail.com](mailto:arawcommunity@gmail.com)> wrote:

>> Hello Mrs. Leach & Mr. Ketcham,

>> We would like thank you for your attention with our community concerns regarding Mr. Altman's distribution center.

>> Please let us know your availability so we can coordinate a time to meet at Mr. Herron's~ Bar Ranch. We are willing to work around both of your schedules at the earliest convenience.

>> We thank you for your attention in this matter.

>> We look forward meeting with all parties.

**From:** Ketcham, Thomas TKetcham@RIVCO.ORG  
**Subject:** RE: [EXTERNAL MAIL] Please forward to necessary department to remove that illegal concrete pad on public access road  
**Date:** March 11, 2019 at 2:46 PM  
**To:** Voe Offices voeenterprises@gmail.com  
**Cc:** JOY Nelson arawcommunity@gmail.com, Leach, Charissa cleach@rivcounty.onmicrosoft.com, tketcham@rivoco.org, minnellalaw@sbcglobal.net, tshrsh63@gmail.com, chris@herronconstructioninc.com, jakes222@verizon.net, ssssoete99@gmail.com, ronwstroy@aol.com, tshrsh63@gmail.com, procraw@pacbell.net, quailrun89@aol.com, crawinblazer@aol.com, susan@naturalsage.com, jodimontano@live.com

TK

Thank you Natalie for the information/picture.

This will be an issue we review as we move forward with Altman's and bringing them into compliance. Thank you for the tour on Friday too, had fun out there in the mud on the gator!

## Thomas C. Ketcham

Legislative Analyst

1<sup>st</sup> District Supervisor Kevin Jeffries  
Riverside County Board of Supervisors

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[www.countyofriverside.us](http://www.countyofriverside.us)



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**From:** Voe Offices <voeenterprises@gmail.com>  
**Sent:** Monday, March 11, 2019 12:51 PM  
**To:** Ketcham, Thomas <TKetcham@RIVCO.ORG>  
**Cc:** JOY Nelson <arawcommunity@gmail.com>; Leach, Charissa <cleach@rivcounty.onmicrosoft.com>; tketcham@rivoco.org;



minnellalaw@sbcglobal.net; tsrhs63@gmail.com; chris@herronconstructioninc.com;  
jakes222@verizon.net; sssoete99@gmail.com; ronwstroy@aol.com;  
tsrhs63@gmail.com; procraw@pacbell.net; quailrun89@aol.com;  
crawlblazer@aol.com; susan@naturalsage.com; jodimontano@live.com  
**Subject:** [EXTERNAL MAIL] Please forward to necessary department to remove that  
illegal concrete pad on public access road

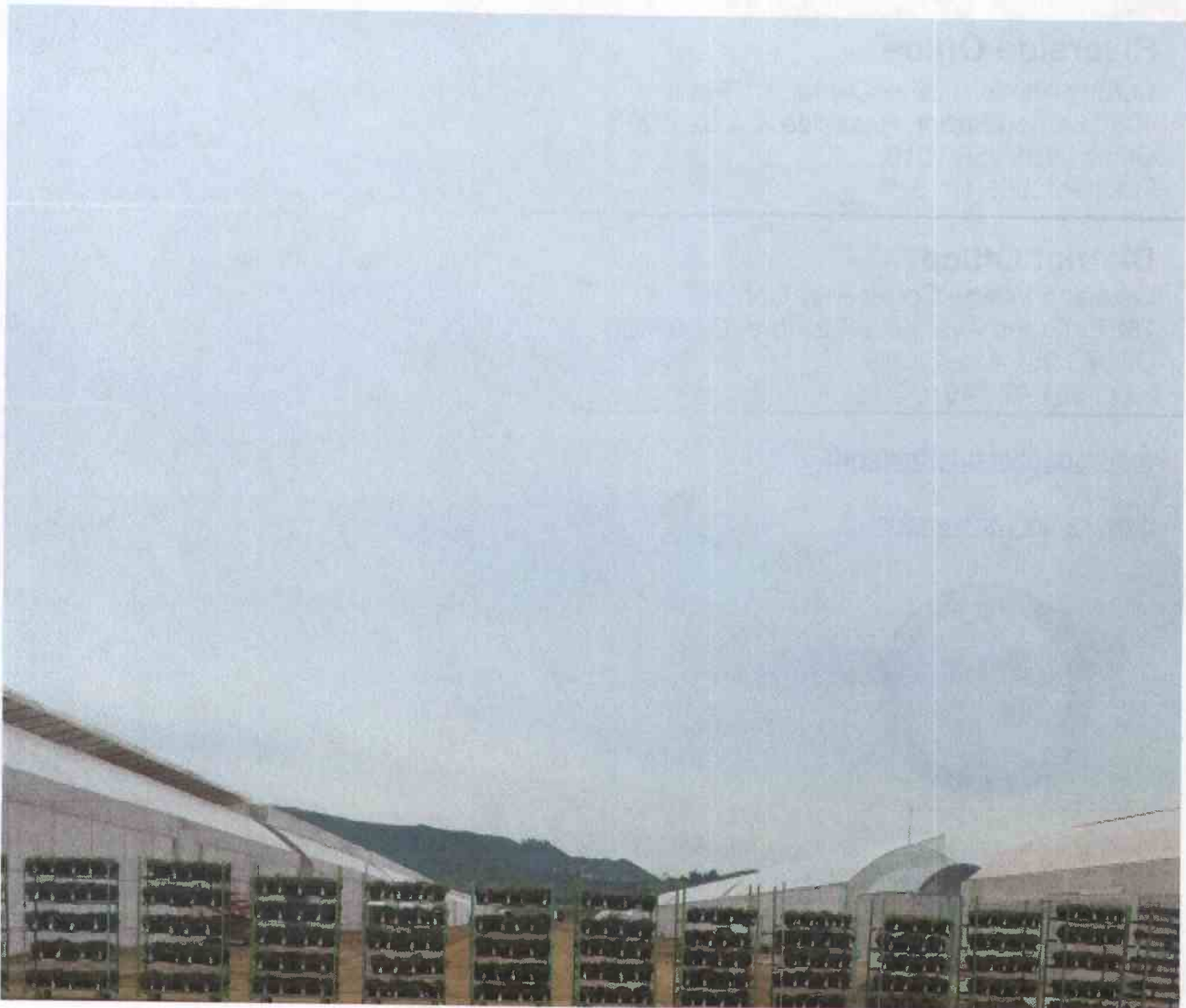
Good morning!

Thought I'd share this as I now have a few minutes! Why should anyone have to conduct  
business like this and shall we have to deal with this behavior! This is intended don't you think?

We called and they said it's broken down! Really? This making a disabled residence late for a  
doctors appointment this am

Now explain why Winford street is blocked???

That concrete needs to be removed from the street! I am requesting that the code enforcement act  
on this and your office. We would like to have this serve as an official complaint.





**From:** Ketcham, Thomas TKetcham@RIVCO.ORG  
**Subject:** RE: Re: [EXTERNAL MAIL] Community Walkthrough- altman property for the good neighbor agreement  
**Date:** February 26, 2019 at 7:14 PM  
**To:** JOY Nelson arawcommunity@gmail.com, Leach, Charissa cleach@RIVCO.ORG, tketcham@rivoco.org  
**Cc:** minnellalaw@sbcglobal.net, tshrsh63@gmail.com, chris@herronconstructioninc.com, jakes222@verizon.net, sssoete99@gmail.com, ronwstroy@aol.com, tshrsh63@gmail.com, procrow@pacbell.net, quailrun89@aol.com, crawinblazer@aol.com, susan@naturalsage.com, Voe Offices voeenterprises@gmail.com, jodimontano@live.com

Thank you for the email Joy.  
 Charissa and I are attempting to locate a daytime for both of us which will work. Schedules are busy, but we will be in touch.

Thank you.

Thomas C. Ketcham  
 Legislative Analyst  
 1st District Supervisor Kevin Jeffries  
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[www.countyofriverside.us](http://www.countyofriverside.us)

-----Original Message-----

**From:** JOY Nelson <arawcommunity@gmail.com>  
**Sent:** Tuesday, February 26, 2019 11:56 AM  
**To:** Leach, Charissa <cleach@RIVCO.ORG>; tketcham@rivoco.org; Ketcham, Thomas <TKetcham@RIVCO.ORG>  
**Cc:** minnellalaw@sbcglobal.net; tshrsh63@gmail.com; chris@herronconstructioninc.com; jakes222@verizon.net; sssoete99@gmail.com; ronwstroy@aol.com; tshrsh63@gmail.com; procrow@pacbell.net; quailrun89@aol.com; crawinblazer@aol.com; susan@naturalsage.com; Voe Offices <voeenterprises@gmail.com>; jodimontano@live.com  
**Subject:** [EXTERNAL MAIL] Re: Community Walkthrough- altman property for the good neighbor agreement

Sent from my iPhone

On Feb 26, 2019, at 11:42 AM, JOY Nelson <arawcommunity@gmail.com> wrote:

Hello Mrs. Leach & Mr. Ketcham,

We would like thank you for your attention with our community concerns regarding Mr. Altman's distribution center.

Please let us know your availability so we can coordinate a time to meet at Mr. Herron's~ Bar Ranch. We are willing to work around both of your schedules at the earliest convenience.

We thank you for your attention in this matter.  
 We look forward meeting with all parties.

~Have a wonderful day!

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>> -----Original Message-----

>> From: Chris Herron <[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)>  
>> Sent: Wednesday, May 29, 2019 7:04 AM  
>> To: Gibbon, Jarrod <[JGIBBON@RIVCO.ORG](mailto:JGIBBON@RIVCO.ORG)>; Ketcham, Thomas  
>> <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>; Lara, Mike <[MLARA@RIVCO.ORG](mailto:MLARA@RIVCO.ORG)>  
>> Cc: Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)>  
>> Subject: FW: Altman

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>> system. DO NOT click links or open attachments unless you recognize  
>> the sender and know the content is safe.

>>  
>> This is the result of the May 22nd maybe 1/4 inch of rain. I was  
>> wondering the status of correcting the roads to the original state  
>> before the illegal grading? Since they do not have any slope and  
>> running equipment on it all day makes matters worse. We now have to  
>> wait up to 5-15 minutes as the trains of plants cross the road. And  
>> hearing heaters run all night long with trucks and forklifts working. Is there a code that can be  
>> enforced so  
>> adjacent owners can sleep? I feel I have been patient waiting for some  
>> sort of results and it appears as its not getting any better only  
>> expanding their operation.

>> Please advise

>> Thank you

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>> To: Chris Herron; Gibbon, Jarrod; Lara, Mike

>> Cc: Voe Offices

>> Subject: RE: Altman

>>

>> Chris,

>> Your welcome to contact me at the Riverside office.

>>

>>

>> Thomas C. Ketcham

>> Legislative Analyst

>> 1st District Supervisor Kevin Jeffries Riverside County Board of

>> Supervisors

>>

>>

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>> County Administrative Center, 5th Floor

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>> ;reserved=0

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>>

>>

>>

>> -----Original Message-----

>> From: Chris Herron <[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)>

>> Sent: Thursday, May 30, 2019 1:36 PM

>> To: Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>; Gibbon, Jarrod

>> <[JGIBBON@RIVCO.ORG](mailto:JGIBBON@RIVCO.ORG)>; Lara, Mike <[MLARA@RIVCO.ORG](mailto:MLARA@RIVCO.ORG)>

>> Cc: Voe Offices <[voeenterprises@gmail.com](mailto:voeenterprises@gmail.com)>

>> Subject: RE: Altman

>>

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>> system. DO NOT click links or open attachments unless you recognize  
>> the sender and know the content is safe.

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>> Ok so any updates on the questions?

>>

>> -----Original Message-----

>> From: Ketcham, Thomas [<mailto:TKetcham@RIVCO.ORG>]

>> Sent: Wednesday, May 29, 2019 4:53 PM

>> To: Chris Herron; Gibbon, Jarrod; Lara, Mike

>> Cc: Voe Offices

>> Subject: RE: Altman

>>

>> Thank you for your email Chris.

>>

>>

>> Thomas C. Ketcham

>> Legislative Analyst

>> 1st District Supervisor Kevin Jeffries Riverside County Board of

>> Supervisors

>>

>>

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[url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=wnWDCBreZwEVeT%2BdwPUyauIoN4ecqVqVJyrh4E52u0c%3D&am](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=wnWDCBreZwEVeT%2BdwPUyauIoN4ecqVqVJyrh4E52u0c%3D&am)

[p;reserved=0](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b)

[rg&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b)

[a%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C1%7C636948453778501940&am](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b)

[sdata=](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b)

[8rJwKcavAep1M22QmMZ3CDgaDZMM7t%2Br49rrpPqt9kg%3D&am](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76b)

[D&am;reserved=0](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.o&data=02%7C01%7CTKetcham%40RIVCO.ORG%7Ca4c16b5d0cd1482192bb08d6e53e76ba%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C1%7C636948453778501940&am)

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Sent from my iPhone

> On Jun 18, 2019, at 5:56 PM, Ketcham, Thomas <[TKetcham@rivco.org](mailto:TKetcham@rivco.org)> wrote:

>

> Natalie,

> As I have stated previously to Chris, I would be glad to speak with you on the phone if you would like to call me at the Riverside office, or you can let me know what number I can call you at.

>

>

> Thomas C. Ketcham

> Legislative Analyst

> 1st District Supervisor Kevin Jeffries

> Riverside County Board of Supervisors

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> Riverside Office

> County Administrative Center, 5th Floor

> 4080 Lemon Street, Riverside, CA 92502

> Office | 951.955.1010

> Fax | 951.955.1019

>

> District Office

> Lakeland Village Community Center

> 16275 Grand Ave, Lake Elsinore, CA 92530

> Office | 951.471.4500

> Fax | 951.471.4510

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> [https://nam01.safelinks.protection.outlook.com/?](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.org&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=ec9apB5vHdC896NyQGatIDPNkCrkqfJL%2FZZaSssvLkE%3D&reserved=0)

[url=www.supervisorjeffries.org&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=ec9apB5vHdC896NyQGatIDPNkCrkqfJL%2FZZaSssvLkE%3D&reserved=0](https://nam01.safelinks.protection.outlook.com/?url=www.supervisorjeffries.org&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=ec9apB5vHdC896NyQGatIDPNkCrkqfJL%2FZZaSssvLkE%3D&reserved=0)

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> [https://nam01.safelinks.protection.outlook.com/?](https://nam01.safelinks.protection.outlook.com/?url=www.countyofriverside.us&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=H4%2BFSEQPbE6GWYZBJ573Skzg3cOTiREINm%2FUrBmqmSg%3D&reserved=0)

[url=www.countyofriverside.us&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=H4%2BFSEQPbE6GWYZBJ573Skzg3cOTiREINm%2FUrBmqmSg%3D&reserved=0](https://nam01.safelinks.protection.outlook.com/?url=www.countyofriverside.us&data=02%7C01%7CTKetcham%40rivco.org%7C415ef847862043348fe108d6f4c22bac%7Cd7f03410e0a84159b30054980ef605d0%7C1%7C0%7C636965512138936446&sdata=H4%2BFSEQPbE6GWYZBJ573Skzg3cOTiREINm%2FUrBmqmSg%3D&reserved=0)

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> -----Original Message-----

> From: Voe Offices <[voenterprises@gmail.com](mailto:voenterprises@gmail.com)>

> Sent: Tuesday, June 18, 2019 5:05 PM

> To: Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>

> Cc: Ketcham, Thomas <[TKetcham@RIVCO.ORG](mailto:TKetcham@RIVCO.ORG)>; Gibbon, Jarrod <[JGIBBON@RIVCO.ORG](mailto:JGIBBON@RIVCO.ORG)>; Lara, Mike <[MLARA@RIVCO.ORG](mailto:MLARA@RIVCO.ORG)>; [procrow@pacbell.net](mailto:procrow@pacbell.net);

Tracy Lynn Neighbor <[Scccon@msn.com](mailto:Scccon@msn.com)>; [tiffany.flemming@yahoo.com](mailto:tiffany.flemming@yahoo.com)

> Subject: Re: Altman

>



> CAUTION: This email originated externally from the Riverside County email system. DO NOT click links or open attachments unless you recognize the sender and know the content is safe.

> Good afternoon Tom,

> I noticed on the last couple emails there's has been no-reply to any of the details regarding the complaint from our first meeting. Do we have an update on anything?

> Our group would like to meet and speak at the next Supervisors meeting. There will be our arranger who will be scheduling the time allotted.

> It seems this matter/responses have been disregarded by our own County officials including Departments.

> Our complaints from the State level have been filed and some are answered. Based on the findings -what has the County done to correct the these violations and has a notice to perform or has notice correct been established?

> To date what has code established? It was obvious the "right to farm" did not stand within reason by Department of Ag. Nothing that was submitted is in relations to their department. So I must mention the excuse to right to farm was inaccurate.

> In communication with Sacramento officials- we have performed our duty to notify the chain of command at a County level at our very last attempt. They advised they will step in if we are unable to receive a response from our County Supervisors office.

> I would greatly appreciate a response since Mr. Herron is unable to receive one.

> Please advise, based on our submission of the detail complaint. We've given the adequate time frame provided- to date not One response/s other than your working on what???

> Thank your for your kind consideration

> We Look forward to all parties you wish to attach in this communication to better understand an update.

>> On Jun 18, 2019, at 12:14 PM, Chris Herron <[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)> wrote:

>> These are photos from 6-14-19 as you can see the pipe that is running  
>> under lake Mathews drive has been running from the top of the hill  
>> down to the Santa Ana river. As previously stated it does not appear  
>> its changing can you please assure the adjacent property owner that  
>> this runoff is safe and not contaminated? I think it's in the best  
>> interest of the county to have it tested when can this happen. And as  
>> you know it has not rained. I look forward to a response

>> -----Original Message-----

>> From: Ketcham, Thomas [<mailto:TKetcham@RIVCO.ORG>]

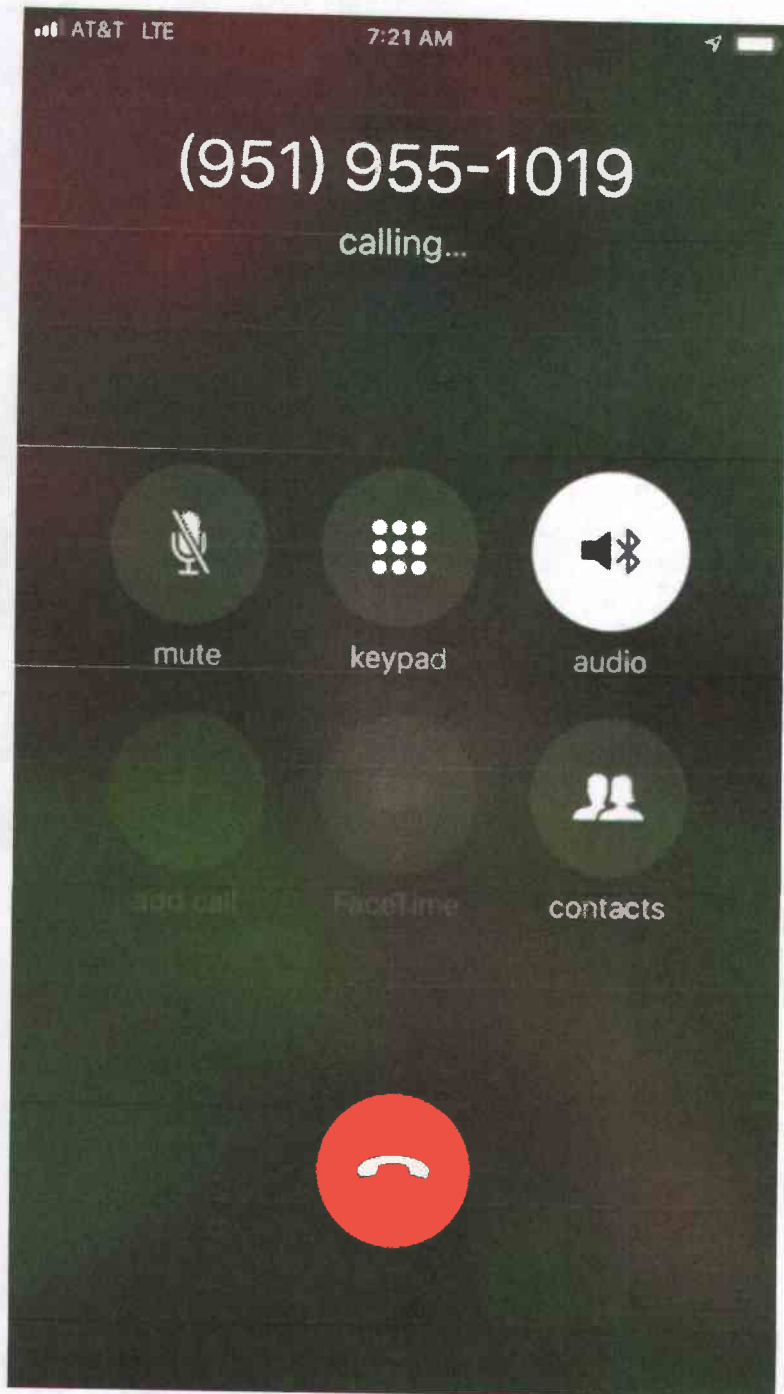
>> Sent: Thursday, May 30, 2019 5:13 PM

Subject: [REDACTED]

**CAUTION:** This email originated externally from the Riverside County email system. DO NOT click links or open attachments unless you recognize the sender and know the content is safe.

Unfortunately I've attempted to call numerous times to your office and the phone just rings with no answering service. Attached is a screenshot of me dialing in this morning. Many Of us are not readily available we all work like you.

This is why I would like to have it in documentation so that everybody's on the same page and informed. So if you can please let me know aithwr method of communication this would be great!



**From:** Ketcham, Thomas TKetcham@RIVCO.ORG  
**Subject:** RE: Altman  
**Date:** June 19, 2019 at 11:49 AM  
**To:** Voe Offices voeenterprises@gmail.com



Natalie,

Thank you for taking my call today and listening to where we are at within the process with Altmans. Also, thank you for updating Chris and the group as well. It is much appreciated.

As I stated to you, we are working on this, but it is time consuming and tedious, rest assured we are moving forward.

Thank you for your time again.

### **Thomas C. Ketcham**

Legislative Analyst  
1<sup>st</sup> District Supervisor Kevin Jeffries  
Riverside County Board of Supervisors

### **Riverside Office**

County Administrative Center, 5<sup>th</sup> Floor  
4080 Lemon Street, Riverside, CA 92502  
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[www.supervisorjeffries.org](http://www.supervisorjeffries.org)

[www.countyofriverside.us](http://www.countyofriverside.us)



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**From:** Voe Offices <voeenterprises@gmail.com>  
**Sent:** Wednesday, June 19, 2019 7:27 AM  
**To:** Ketcham, Thomas <TKetcham@RIVCO.ORG>  
**Subject:** Re: Altman

**Attention to County Departments  
County of Riverside TLMA Community Development  
Assistant TMLA Director- Charissa Leach**

**Attention: Riverside County Supervisor First District  
Kevin Jeffries representative  
Thomas Ketcham  
Legislative Analyst**

March 8, 2019

Re: Altman's Specialty Plants Gardenlife LM - Mr. Ken Altman on the plateau including any and all various parcels

These are concerns brought by the community on the plateau serving as a complaint to the County officials and request to be answered by officials of Riverside County. We thank you for your consideration and taking this time to meet with our community at Mr. Herron's Ranch on this day.

**Planning & Landuse**

1. How many parcels are there that Altman/ Gardenlife LM owns on the Plateau
2. How many FUTURE parcels may come under development
3. What are each of the parcels zoned for
4. What is the use for each parcel
5. Any BMPS year round
6. What is the square footage of impervious conditions per parcel
7. Have guidelines been followed based on AGRICULTURE use
8. Any grading permits for each parcel
9. The offices- have they been permitted
10. Is there a history on each parcel for permits & inspections including completion status
11. Has the property been zoned for trucking and a distribution center
12. Plans drawn to Scale (plot plans, building elevations, floor plans as required by county)
13. Monitoring erosion and sediment control
14. H2A housing -are there proposed projects in County- are they allowed to build on any parcel
15. Is there a H2A government program that is under the Riverside county ordinances
16. Are the setbacks in compliance per county ordinances 348
17. Are ordinances being changed /adjusted on Agriculture
18. Does County subcontract their services & who regulates them

**Easements & Road conditions**

1. Where are the county easements
2. The trees & in ground boulders obstruct flow of water and create an obstruction of oncoming traffic & horse riders
3. Have the roads been surveyed
4. Which roads are maintained by the county
5. Are there any permits for encroachments issues by county
6. How many drains/culverts are installed on the easements along Lake Mathews & are they maintained and cleaned annually
7. Can they raise the elevation of Idaleona road & public access roads- Change in scenic views or vistas from existing residential areas or public lands or roads without permits
8. Utilities on road- are they permitted by public utilities and who installs these

9. Can center block, pallets, and plastic with debris be dumped into trenches/channels "potential contamination of ground water"
10. Where are the emergency access roads - is there adequate turnaround required for emergency vehicles
11. Where are the fire hydrants for our area
12. Does a roadway need to be permitted to excavate, & reconstruct without County approval - Valley Rd & Estelle Mountain Rd
13. Are the county roads equipped for trucking for 24 hours day vs operating hours (speed limit signs & weight limits) for volume of traffic
14. Trees and shrubs can they block views of residents
15. Blocking access by large boulders blocking horse trails and public access roads are they trying to take eminent domain
16. Who maintains all weather roads that are public accessed
17. Inserted a concrete roadway in middle of a public dirt road for their carts and robots
18. Are storm drain ditches designated with signs
19. Does the county use subcontractors for roads
20. Who oversees subcontractor work on roads

### **Greenhouses & Building**


1. How many greenhouses are allowed per parcel
2. Is there a permit required for electrical
3. Is there a permit required for foundations
4. Is there a permit required for plumbing
5. Are the heaters permitted for each greenhouse
6. Do the modular office buildings have septic permits
7. Are the modular offices permitted & registered
8. What is the source of office power
9. Are the greenhouses permanently attached to ground & permitted
10. Do the greenhouses have labels for the chemical usage
11. Are the building being inspected for spot checks
12. How often does the county do inspections-
13. How does one access public records for inspections & where do we obtain these records
14. Is there a records of inspections kept at county
15. Have loading docks been approved & inspected
16. Are there issued certificate for the plant material being shipped offsite
17. Are they required to be compliant with EPA regulations and who reports this
18. Can land be leased for distribution of retailers
19. The noise of fans and operations
20. Is portable sanitation located away from waterways, drainage ditches, and storm drains

### **Chemicals, Propane, Manure, Pesticide, flammable substance**

1. How many propane tanks are on property in use or not in use
2. How much combustable product /material - ie- propane, gasoline are allowed per parcel
3. Is it required to have a single fire extinguisher mounted nearby propane tanks
4. Is the propane farm inspected on an annual basis and what agency is responsible
5. Is there a list of pesticides, chemicals, and nitrates used on property
6. Is there a proper protocol to store compost and manure
7. Is it acceptable to have a compost pile with a runoff to any and all natural streams and oceans
8. What kind of plastic is being placed underground & lined in canals to facilitate runoff
9. What chemicals are being used in the operation on entire premises for plant propagation or maintenance
10. How often do they spray and is there a buffer zone map in place

11. Is there Conditional Waiver for Agricultural Discharges
12. What is the procedure of disaster plan for a distribution center
13. HAZARDOUS SITE REVIEW CERTIFICATION
14. They generate a significant amounts of solid waste or litter how are they disposing for accidental releases
15. Risk management plan
16. Why are there tanks under water with debris (ground water contamination)
17. What is the disposal process of any contaminated sediments
18. Are fuel tanks/nozzles checked and maintained to prevent leaks
19. Are fuel tanks located away from waterways, drainage ditches, and storm drains
20. Are pesticides, fertilizers, and other chemical products stored in closed, labeled containers, under cover and off the ground
21. Are pesticides, fertilizers, and other chemical products and containers disposed according to label directions and all applicable regulations
22. When Is nitrogen applied/ is it year round
23. MSDS book on site for all fuels and chemicals stored
24. deluge system and or emergency shut off valves

#### **Water & environmental**

1. Where is the recycled water being stored and at what capacity
2. Has the water been tested for nitrates, all pesticides & fertilizer that may be escaping his property
3. What agency/certified laboratory is testing the water and soil "prevention of leaching chemical/ toxins off-site
4. The material that lines the reservoirs how does it allow ground water to recede into the natural aquifers "this was an experimental water treatment not proven on top of a mountain above three lakes)
5. How often are they required to test the surrounding areas by county
6. How many blue lines are surrounding all parcels & who's jurisdiction is this (is it legal to adjust or manipulate any blue line stream or tributary to blue line stream)
7. What water bodies to the blue lines empty into
8. What is the distance for construction or soil manipulation for the blue line streams (? Documents from surface waters of United States / Federal? Blue stream regulation)
9. The plateau having been dewatered in 2004/05 resulting in damage to private wells (there only source of water for many) the mountain is just beginning to recover the water table. Lots of artesian & springs are coming back to life. However we have had precious little rain. The last significant EL NINO was 1997/1998
10. Has there been a diversion of water onsite
11. What are the design specification and the engineering of the holding ponds/ reservoirs. Do they require sign offs
12. Is there credentialed engineer who signs off on all inspections/testing
13. Where does the flow of water travel offsite
14. Any permits with water resource board SWPPP
15. Any storm samples required for discharge locations
16. Any inadvertent archaeological findings nearby
17. Any caves located nearby
18. Any endangered species -stephens kangaroos ,  burrowing owls, kill deer birds, quino checkered spot butterfly, bees, & frogs being displaced
19. With this large of facility 670 acres with 220 acres or possibly more should there have been a EIR conducted

20. Do they have a NPDES license & are they following the 1992 documents on BMPS for the Lake Mathews watershed
21. With grants and funding assistance by Metropolitan and Western districts which official organization are overseeing this project
22. Is there a certified testing lab that residences can have their wells tested (with full documentation of samples chain of custody)
23. Does the county notify parcel owners of possible contaminate waters of free standing ponds/reservoir if found
24. Is Metropolitan aware of a problem of a potential lake contamination via surface run off & possible underground contamination
25. Are there adequate numbers of waste containers with lids available and regularly collected to avoid overflow
26. Are waste containers located away from waterways, drainage ditches, and storm drains
27. Are outdoor storage and stockpile areas covered to prevent wet weather washing into the storm drain system
28. Is appropriate pressure regulation in place for all irrigation equipment
29. Is a uniformity evaluation regularly performed on the irrigation system
30. Is pulse irrigation used
31. Are diagnostic lab services or other professional assistance used to determine unknown pathogens, insects, or other growth problems

#### **ROAD MANAGEMENT & EROSION CONTROL**

1. In road design, is soil type for erodibility and suitability evaluated
2. In road design, are excessive slopes avoided
3. In road construction, is final grading performed during dry months
4. In road construction, are exposed soils seeded and mulched to establish vegetation before winter rains
5. Any submission of an engineering plan for the roads along with specifications and an environmental assessment
6. Are waterbreaks (or waterbars) utilized on roads with gradients exceeding 8%
7. Are earthen waterbreaks properly sized (6 in. above and 6 in. below the road surface)
8. Are waterbreaks placed only where water flow has an outlet
9. Are filter strips used at the outlet of waterbreaks and culverts to trap sediments
10. Is road use restricted during wet weather during scheduled operational hours

#### **CODE COMPLIANCE**

1. Are they in compliance with ordinances
2. Are other parcels being investigated other than the two parcels that were cited APN 289-200-007 & 289-200-008
3. Do we need to address complaints for each parcels in order for them to be addressed
4. Why aren't records of complaints recorded online after one month of filing
5. Procedures for enforcing open cases & closing cases
6. LENGTH OF TIME TO RESOLVE CODE ENFORCEMENT CASES
7. Is there a log for each department, for complaints or inquiries when they are received
8. Is the complaining party able to obtain to receive a final statue of initial complaint
9. Can we obtain record of code violations

### **Tractors, Vehicles, & Maintenance**

1. Are the tractors certified CARB compliant
2. What fuels are used for the farm/any equipment
3. Are there above or underground tanks for gasoline on parcels
4. Can they do any auto repair on the premises
5. Is there a mechanic shop on premises
6. Improper disposal of tires- in canals and on property
7. Substantial change in existing noise or vibration levels in vicinity. 24/7 day operation
8. Substantially increase fossil fuel consumption (electricity, oil, natural gas, etc.)
9. Is there a parking lot for all vehicles including stored or broken down vehicles
10. The destruction of public roads including placing utilities in center of roads on Winford St
11. Are retired vehicles, equipment, and storage tanks/drums either removed from the property or drained of fluids

### **Safety of Employees**

1. CAL OSHA compliant
2. OSHA inspections
3. Mixing, loading, & application of pesticides and any other farm labs that involves exposure to pesticides
4. Protective clothing & engineering controls e.g., tractor with enclosed cabins and air recirculation
5. Facilities available for temporary/employees within distance via State guidelines
6. Emergency first aid available for toxic chemicals (OSHA)
7. Have all employees been trained in proper procedures for managing a spill
8. Are irrigation duties performed only by employees who understand and practice appropriate irrigation scheduling

### **Tax Revenue**

1. What is the annual tax revenue of each existing acreage in use & additional land purchased

We thank you for cooperation in this matter and look forward to a swift answer and resolution to these questions and concerns. We are hoping to hear from you within 2 weeks. If for some reason you need more time or further explanation please inform by email.



Please respond with a CC: to our community group via email to the following contacts:

[chris@herronconstructioninc.com](mailto:chris@herronconstructioninc.com)

[Voenterprises@gmail.com](mailto:Voenterprises@gmail.com)

[JodisExoticBirds@outlook.com](mailto:JodisExoticBirds@outlook.com)

[procraw@pacbell.net](mailto:procraw@pacbell.net)

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[arising1@gmail.com](mailto:arising1@gmail.com)

[quailrun89@aol.com](mailto:quailrun89@aol.com)



***This long protected environmental treasure (Lake Mathews Plateau and the Cajalco Valley) now faces great risk. Please act soon before it is lost!***

