



**SUTTER COMMUNITY
SERVICES DISTRICT**

1880 ACACIA AVENUE
P.O. BOX 710
SUTTER, CALIFORNIA 95962-0710

(916) 337-1100
FAX (916) 337-1101

March 31, 2020

Dear Mr. Geiger:

The Sutter Community Services District Board has received your request for issuance of a will serve letter for the subject 84 lot subdivision, known as Sutter Ranch Estates. It is the District's understanding the County is currently processing the CEQA documents and anticipates circulation of the CEQA documents for this project to be forthcoming. This property is located outside of SCSD's current jurisdictional boundary. Until we receive the full CEQA documents and can conduct a full engineering study and the property is annexed into the district we can only issue a "conditional will serve letter." Any SCSD water service to the proposed project would be based upon *at least* the following conditions. Due to the District's current lack of understanding about the Project, these conditions are subject to change, and additional conditions may be added:

- 1.) Sutter County LAFCO and the District's Board of Directors act to approve and annex the property upon which the tentative map lies into the District's boundaries.
- 2.) The developer enters into an agreement with the District for which all costs related to the annexation, investigations, and legal actions and any other costs associated with this project are paid for by the developer. The agreement may also contemplate the Developer's payment for the design, construction, and installation of all infrastructure necessary to serve the development.
- 3.) The developer indemnifies and holds the district board and staff harmless for any and all potential liability related to the annexation, development, and service.
- 4.) The district determines it has adequate water supply and storage to supply the development, potentially including necessary improvements to its system.



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- 5.) Any and all upgrades to the system as determined by the districts engineer and general manager shall be installed and paid for by the developer.
- 6.) The project's cost to existing customers to be a zero impact on existing rate payers.

This conditional will serve letter is valid for a period of time to be concurrent with the tentative subdivision map, and not longer than 10 years.

Sincerely

A handwritten signature in cursive script that reads "Leland Correll".

Leland Correll
General Manager, Sutter Community Services District