

Hacienda Apartments Wastewater Solution

Public Meeting

June 3, 2026 · 6:00 PM

Soledad Community Center

Arwen Wyatt-Mair, PE



Central Coast Water Board

Meeting Agreements



Please hold off on comments until we reach the public comment section.



You may fill out a comment card during the presentation or raise your hand after.



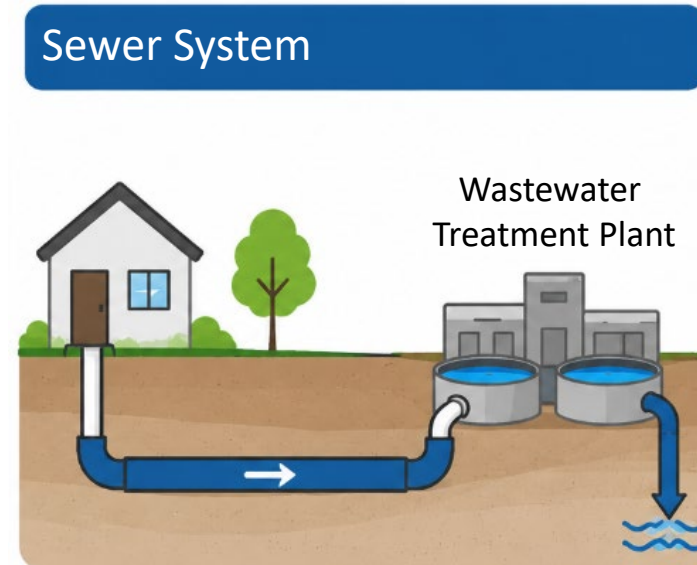
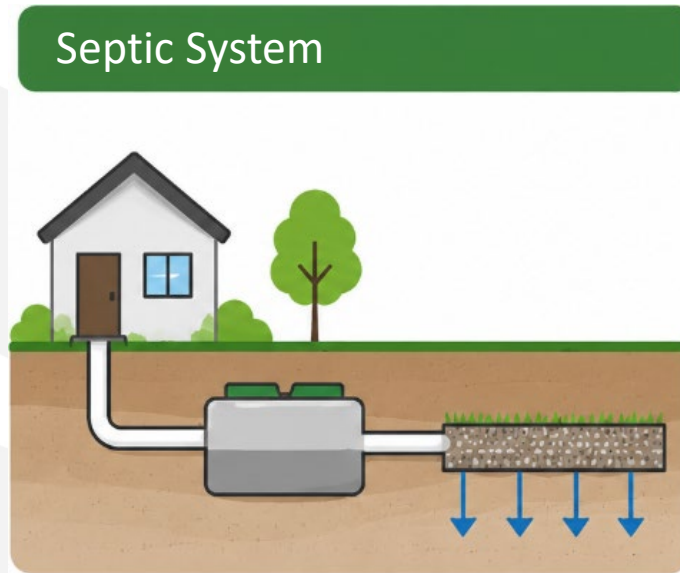
Everyone will have a chance to speak during the public comment period.

Why We Are Here

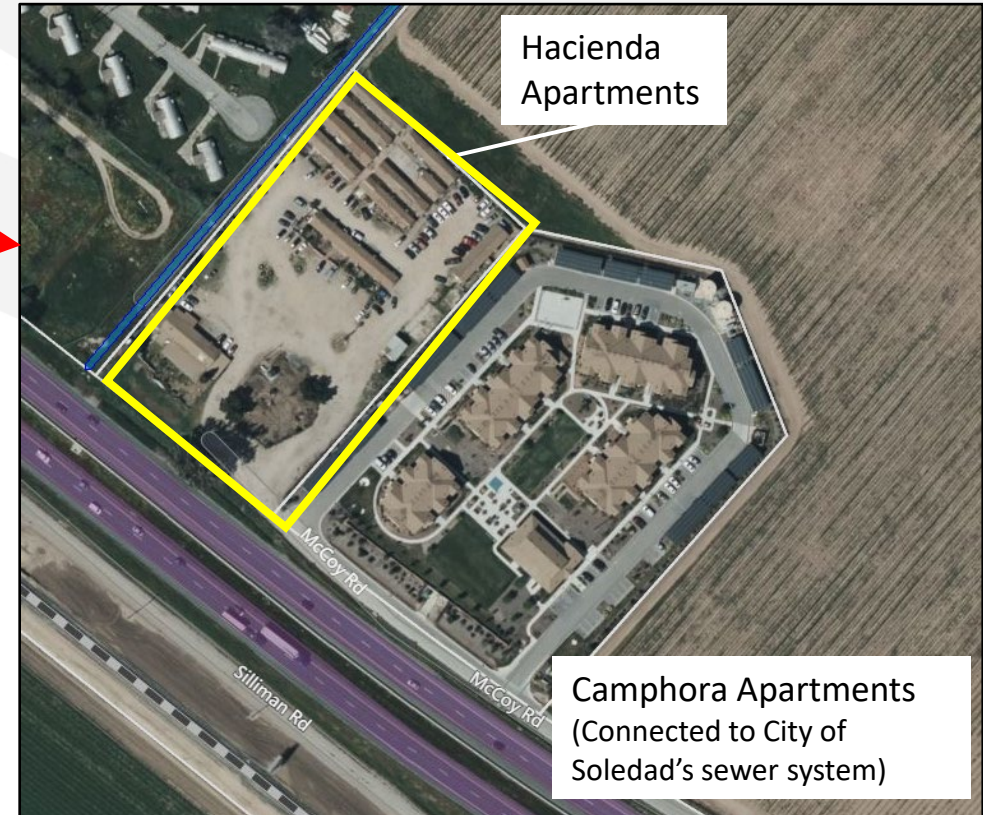
- Hacienda Apartments
 - The septic system is failing
 - This creates risks to water quality and public health
 - Resident complaints about odors and plumbing problems
 - **A long-term solution is needed**
- What will happen today
 - Share information about the problem
 - Explain the solution
 - Describe next steps
 - Listen to public comments

Terminology

- Wastewater
 - Septic system
 - Sewer system
 - Wastewater treatment plant
- Consolidation
 - Switch from septic to sewer



Hacienda Apartments Location



Related Issues Not Part of Today's Meeting



Housing conditions

- Monterey County enforces housing code



Unsafe drinking water

- State Water Board's SAFER is working on the long-term solution
- Replacement water is being provided



Other local projects



These are important issues but are not reasons to avoid or delay fixing the wastewater issues

Our role is to ensure wastewater systems are safe and reliable

Work Completed So Far

2019-2020

- Monterey County Integrated Regional Water Management program prioritized project
- Provided grant funding for initial feasibility studies to evaluate solutions

2021-2022

- Central Coast Water Board prioritized project
- Began coordinating on consolidation

2023

- Technical assistance grant with Rural Community Assistance Corporation (RCAC)
- Feasibility study to further evaluate solutions
 - Black Water Engineering
- Continued coordinating on consolidation

2024

- Feasibility study: **Connecting to City of Soledad's sewer system is the solution**

RCAC Team



Septic-to-Sewer Project

- Victor Coronado
- Jeanette Neethling



Drinking Water Project

- Abilene Runyan
- Itzel Vasquez-Rodriguez



Focus of this meeting!



RCAC's role in stakeholder management and community engagement

RCAC serves as a **bridge** between different stakeholders

We do this through:

- Regular meetings with project partners
- Site visits to see challenges firsthand
- Outreach workshops to educate and gather community feedback
- Creation of outreach materials for information and education
- Contact with project partners as needed

Community first: We make sure everyone is included by conducting outreach events and visits in both **English and Spanish.**



RCAC community engagement to date

2023

- **February:** RCAC was assigned as Wastewater Technical Assistance provider
- **April-October:** Monthly coordination meetings with project partners

2024

- **January:** Engineering site visit to Hacienda Apartments
- **February, May, June:** RCAC meetings with various County representatives
- **December:** Listening session at Hacienda Apartments

2025

- **July:** 6-month letter delivery to Hacienda Apartments residents
- **August:** Community meeting at Hacienda Apartments
- **August:** Coordination meeting with project partners

2026

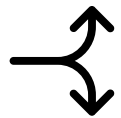
- **January:** Monthly coordination meetings resumed
- **April:** Site visit to Hacienda Apartments and tour of Soledad Water Reclamation Facility



Consolidation Project Pathways



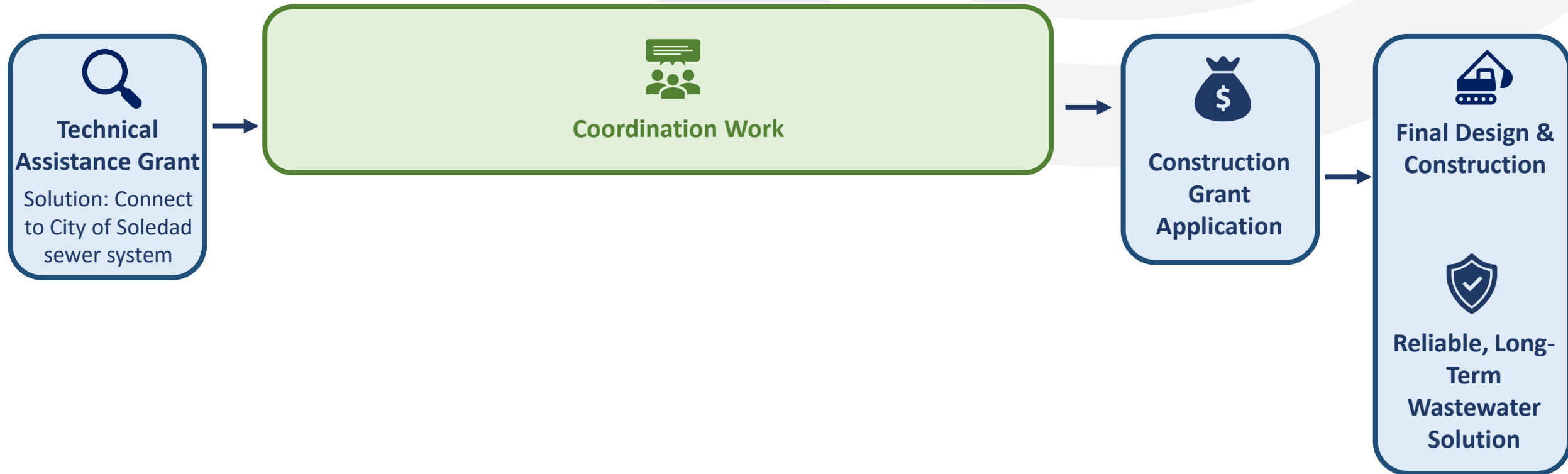
- Senate Bill 1215 (became law in 2018)
 - Prioritized septic-to-sewer consolidation for disadvantaged communities
 - Created a funding source
 - Created authority and process for requiring consolidation, if needed



- Two pathways available for protecting water quality and public health

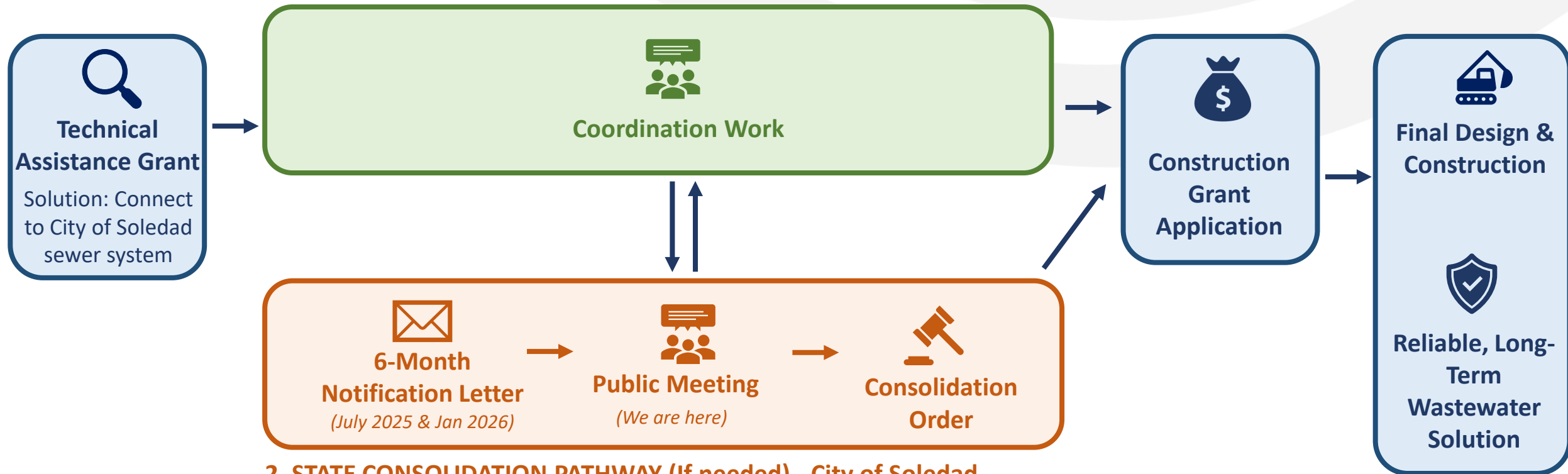
Consolidation Project Pathways

1. VOLUNTARY PATHWAY (Preferred)



Consolidation Project Pathways

1. VOLUNTARY PATHWAY (Preferred)



2. STATE CONSOLIDATION PATHWAY (If needed) - City of Soledad

Funding

- This project is currently **grant funded**
- **Technical assistance grant** already in place
 - Planning, engineering, environmental documents, community outreach, construction grant funding application
- **Construction grant application** is next step
 - Final design, bidding, construction
 - Technical assistance will continue

Incentives

- **Voluntary consolidation** of wastewater service eligible for:
 - Up to \$10 million in zero percent (0%) interest rate loan
 - May be applied to one or more eligible capital improvement projects
 - May be combined with other financing options to fully fund an Incentive Project
- Available incentives may be updated annually with revisions to the intended use plan (IUP)

What might consolidation mean for you?

Hacienda Apartments Residents

Better wastewater management and
safer environment

Payment of new sewer rates to cover
connection fee and ongoing operation



City of Soledad

Compliance with the Central Coast
Water Board's request for consolidation

Opportunity to apply for construction
grant funding and zero interest loan



City of Soledad Residents

This consolidation will not impact your
water or sewer fees



Everyone

Reduced pollution risks

Improved public and environmental
health and safety



Summary

- The septic system at Hacienda Apartments is failing
- Our priority is to protect water quality and public health
- The solution is to connect to the City of Soledad's sewer system
- Preference is for a voluntary process, but we can require consolidation if needed
- Grant funding is available for this project

Now on to public comment

Public Comment



Central Coast Water Board

Ways To Participate

- Raise your hand and we'll come by with a microphone
 - Please limit comments to 3 minutes so everyone has a chance to speak
- Fill out a comment sheet
 - Raise your hand and one of us will read the comment for you
 - Or leave your comment sheet behind for us to collect
- Send us a public comment after this meeting
(*Due date is June 15, 2026*)



How to send a Public Comment

Due Date is June 15, 2026

- **By online form:** <https://bit.ly/4cSahZv>
- **By email:** RB3-WWC@waterboards.ca.gov with the subject “Hacienda Apartments”
- **By mail:**
Attn: Arwen Wyatt-Mair
895 Aerovista Place, Suite 101
San Luis Obispo, CA 93401

Thank you!

- Public comments are due by **June 15, 2026**
- Subscribe to our email subscription list for project updates: <https://bit.ly/4cSahZv>
- Questions?
 - Email our team RB3-WWC@waterboards.ca.gov