

## CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD SAN DIEGO REGION

### NOTICE OF WRITTEN COMMENT PERIOD

The California Regional Water Quality Control Board, San Diego Region (San Diego Water Board) is releasing Tentative Order No. R9-2026-0025, *Waste Discharge Requirements for Tri Pointe Homes, Nakano Project, San Diego County* (Tentative Order) for public review and comment. The San Diego Water Board will consider adoption of the Tentative Order at its regularly scheduled meeting on **March 11, 2026**.

The San Diego Water Board is considering adoption of the Tentative Order in response to a Report of Waste Discharge (ROWD) application submitted by Tri Pointe Homes (Discharger) for the discharge of permanent fill material to 0.40 acre (649 linear feet) of wetland waters of the State from the Nakano Project (Project). The Project is located within the City of Chula Vista, San Diego County, California northwest of Dennery Road, San Diego, California 92154.

The Tentative Order authorizes unavoidable direct impacts by the Project to wetland waters and requires the Discharger to implement compensatory mitigation sufficient to offset the permanent impacts. The Discharger proposes to develop residential housing consisting of detached condominiums, duplexes, and townhome dwelling units. The Project includes construction of a primary access road, internal private streets and driveways, a secondary emergency access road, pocket parks, trail connections to Otay Valley Regional Park, two pipe culverts, a concrete box culvert, two biofiltration basins and a modular wetland with a detention vault. Additionally, water and wastewater services would be provided by extending and reconstructing existing water and sewer lines. Under the terms of the Tentative Order, the Discharger was required to demonstrate that replacement of the full range of lost aquatic resource(s) and/or functions through compensatory mitigation will be provided in perpetuity. Thus, the Tentative Order will authorize the Discharger to proceed with the Project subject to the conditions of the Tentative Order.

#### Document Availability

The Tentative Order and related documents are available online at:

[https://www.waterboards.ca.gov/sandiego/board\\_decisions/tentative\\_orders/](https://www.waterboards.ca.gov/sandiego/board_decisions/tentative_orders/)

Interested people may also receive copies of the Tentative Order by contacting Ariel Cutter by phone at (619) 521-8052, or by email at [Ariel.Cutter@waterboards.ca.gov](mailto:Ariel.Cutter@waterboards.ca.gov), or by visiting the San Diego Water Board's office at 2375 Northside Drive, Suite 100, San Diego, California 92108-2700, weekdays between 8:00 a.m. and 5:00 p.m.

#### Submission of Written Comments

Notice is hereby given that the San Diego Water Board will accept written comments regarding the Tentative Order in accordance with this notice pursuant to Water Code section 13167.5.

GARY STRAWN, CHAIR | DAVID GIBSON, EXECUTIVE OFFICER

The written comment period provides an opportunity for interested people to comment on the Tentative Order. All written comments regarding the Tentative Order must be received **no later than 5:00 p.m. on Friday, February 27, 2026**, to be considered by the San Diego Water Board. Written comments sent by mail must be addressed to California Regional Water Quality Control Board – San Diego Region, 2375 Northside Drive, Suite 100, San Diego, California 92108-2700, and ATTN: Ariel Cutter (894814:acutter). Comments can also be submitted by email to [sandiego@waterboards.ca.gov](mailto:sandiego@waterboards.ca.gov). The subject line of all written comments must include "Comment – Tentative Order No. R9-2026-0025 (894814:acutter)."

The early submission of written comments on the Tentative Order is encouraged. Written comments received by **5:00 p.m. on Friday, February 27, 2026**, will be provided to the San Diego Water Board members for their review in advance of the public hearing to consider the adoption of the Tentative Order. The San Diego Water Board will prepare written responses to significant comments that are timely received. Consistent with State Water Resources Control Board regulations that apply to this proceeding, written comments received after **5:00 p.m. on Friday, February 27, 2026**, will not be accepted and will not be incorporated into the administrative record if doing so would prejudice any party.

### **Public Hearing for Consideration of Tentative Order Adoption**

The San Diego Water Board will publish a *Meeting Notice and Agenda* in advance of the public hearing for the Tentative Order. The *Meeting Notice and Agenda* will indicate the meeting date, time, location, and may provide other specific information concerning this hearing. The *Meeting Notice and Agenda* will be posted at least two weeks prior to the meeting date at the following webpage:

[https://www.waterboards.ca.gov/sandiego/board\\_info/agendas/](https://www.waterboards.ca.gov/sandiego/board_info/agendas/)

The procedures governing San Diego Water Board meetings may be found in the California Code of Regulations (CCRs), title 23, section 647, et seq. and are available upon request.

The hearing facilities will be accessible to people with disabilities. The *Meeting Notice and Agenda* for this meeting will provide contact information for people requesting special accommodation.

### **Contact for Further Information**

Please contact Ariel Cutter by phone at (619) 521-8052, or by email [Ariel.Cutter@waterboards.ca.gov](mailto:Ariel.Cutter@waterboards.ca.gov) for information regarding the above-proposed action. Please share this information with any person who is interested in this matter.

Date of Notice: January 28, 2026