

# BASS LAKE BULLETIN



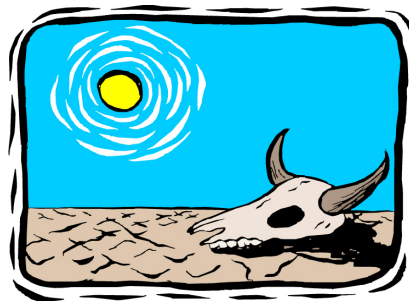
## RITE AID DRUG STORE COMING TO AREA

The El Dorado County supervisors recently approved the recommendation of the planning commission for the building of a Rite Aid drug store on Green Valley Road on the northwest corner of the intersection with Cameron Park Drive. The Rite Aid store will be 17,000 square feet and will be located on a parcel of 1.6 acres. Plans call for the start of construction in September and hopefully a completion date sometime in the fall, according to people familiar with the deal.

Pennsylvania-based Rite Aid Corporation is one of the nation's leading drugstore chains. In 1996, Rite Aid expanded its services to the West Coast through the acquisition of the 1,000-store chain, Thrifty PayLess Holdings, Inc., the largest drugstore chain in the western United States. The company has more than 5,000 stores in 31 states, with a strong presence on both coasts.

The facility will be the second new drug store in the area, as a Longs Drug store is scheduled to open soon at the new shopping center now under construction at the corner of Green Valley Road and Cambridge Drive.

With headquarters in Walnut Creek, California, Longs Drug Stores is one of the most recognized retail drug store chains on the West Coast and in Hawaii, with more than 500 stores in California, Hawaii, Washington, Nevada, Colorado and Oregon. Longs is headquartered in Walnut Creek, California. ~



## EID ASSURES ENOUGH WATER FOR 2007, BUT PLANS FOR DRY 2008

The state Department of Water Resources may have declared 2007 a "critically dry" year, but El Dorado Irrigation District customers can expect adequate water supplies this summer, according to the EID, because EID reservoirs are expected to meet water demand through the end of the year.

EID staff members recently updated district directors on conditions for drinking water and power generation in the coming months. They also presented the draft 2007 Water Resources and Service Reliability Report, which establishes the number of water meters available for new construction, and which indicates that water supplies will meet demands and support new construction in 2007.

Sharon Fraser, assistant engineer with the Drinking Water Division, reported that though the Sierra snow pack is about 20 percent of normal, water stored from last year will help the district meet demands through 2007. "If another dry year followed this year, it could constitute a drought," she said.

In the western El Dorado Hills area, which is served by water pumped from Folsom Lake, water availability is limited by the capacity of treatment and delivery facilities, primarily the El Dorado Hills Water Treatment Plant, but deliverable water is expected to exceed demand. In a few years, the Bass Lake area, currently served by gravity flow water, will join the area of El Dorado Hills served by water pumped from

Folsom Lake as part of an EID project currently under way to improve water delivery to the El Dorado Hills area.

Though assured of adequate water this year, EID will host a drought preparedness workshop on September 18 in Placerville. The workshop, sponsored by the California Department of Water Resources, the California Urban Water Conservation Council, and the U.S. Bureau of Reclamation, is one of eleven that will be held throughout California. The purpose is to provide a forum for urban water suppliers to review and update their water shortage contingency plans and prepare to implement them, if necessary.

The drought workshop will provide guidance and information on the establishment of drought response teams, forecasting of future supply and demand, assessments of mitigation options, identification of trigger levels, development of demand reduction programs, and adoption and administration of drought plans.

There is no charge to attend the workshop, though reservations are required. Interested people are asked to call the California Urban Water Conservation Council at 916-552-5885 or e-mail heather@cuwcc.org for details on registration. The registration deadline is August 31, 2007. ~



## SUPERVISORS COBBLE TOGETHER A BUDGET

Supervisors dipped into reserves to balance the 2007-08 county budget, closing a deficit that appears to have been caused by bad forecasting.

Several county departments, including Development services and the Assessor's Office, appear to have erred in projecting

*(continued on next page)*

**COUNTY BUDGET** *(continued)*

their income for the fiscal year.

The projected budget shortfall of more than half a million dollars was covered by cutting back on extra help and reducing fixed assets, plus savings that will purportedly be gained by offering some employees sweetened early retirement deals.

Several supervisors complained about poor communication of budget issues, and Auditor-Controller Joe Harn recommended that the board get better control of the budget process by more closely following the board's official budget policies.

Still unknown is the impact of the Angora fire on the county budget, as no dollar amounts have been assigned to the disaster by county staff. The board of supervisors hopes to get reliable numbers related to the fire in September. ~

**IHOP BUYS APPLEBEE'S**

Ailing restaurant chain Applebee's has been acquired by International House of Pancakes for about \$2.1 billion. The acquisition of Applebee's 1,900 restaurants will make IHOP the nation's largest sit-down restaurant chain by locations and sales, with a combined total of about 3,250 locations and annual sales of nearly \$7 billion.

IHOP Corp. Chief Executive Julia Stewart said she plans to revive Applebee's by better distinguishing the chain from competitors, remodeling its restaurants and selling hundreds of company-owned locations to franchisees. Stewart plans to sell most of Applebee's 508 company-owned restaurants and their underlying real estate during the next several years to pay down some acquisition debt. Stewart reinvigorated the IHOP brand, improved the chain's finances, and drove up its stock price by applying a similar strategy. The deal comes as mid-priced sit-down restaurants are trying to pull out of one of the industry's worst slumps in several years and are trying to set themselves apart amid a glut of competition.

Does this mean we will soon be getting pancake breakfasts at our local Cameron

Park Applebee's? Probably not. The Cameron Park Applebee's is one of two Applebee's already owned by a local franchisee, according to persons contacted by the Bulletin. People familiar with the situation think that the acquisition won't hurt, and will probably help, the Applebee's restaurant chain. ~

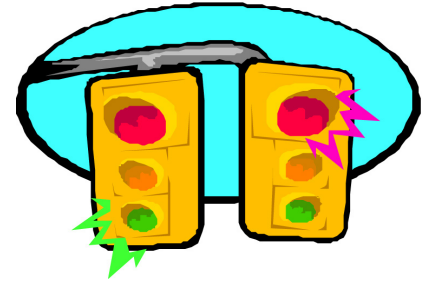
**PROPOSED C.P. HOME DEPOT FIGHT HEATS UP**

The Cameron Park neighbors that would be impacted by the building of a Home Depot store between Country Club Drive and Highway 50 east of Cambridge Road have taken steps to express their displeasure with the store's proposed location. Nearby residents are opposed to the siting of the Home Depot store, citing traffic, noise, and pollution concerns.

Opponents of the store have collected 1,200 signatures on a petition recently filed with the county planning commission. The petitioners note that the site is surrounded by residences, and is home to a creek-fed pond that hosts local wildlife.

Though the area is designated for commercial use in the county's general plan, opposition by the neighbors may prompt the county to place conditions on the design and operation of any commercial facility built there. County representatives have said that the plans for locating the store on are in the preliminary stage.

Several months ago the parcel was the scene of brush clearing and mowing by crews and machinery, the presence of which was reported by nearby residents. At that time county officials said that the work exceeded what could be done without a development permit, and ordered the work stopped. There is some dispute as to whether the parcel, once used as a sewage treatment site and now containing several ponds, is currently classified as a wetland or not. ~

**CAMERON PARK DRIVE- OXFORD ROAD SIGNALS MOVE FORWARD**

The installation of the first of two signalization projects on Cameron Park Drive has begun at the intersection of Cameron Park Drive and Oxford Road, as the contract for that location was recently awarded to AC General Engineering, Inc. Construction started on Monday, August 6, 2007, and the project is expected to take approximately three and one-half months to complete.

Traffic on Cameron Park Drive and Oxford Road can expect lane shifts and some delays during construction. The Department of Transportation has said that they will work with the contractor to minimize delays, and DOT has asked that motorists remain patient with any delays, and suggests that motorists take alternate routes when possible to reduce traffic through the work zone. Alternate routes around the work area include Country Club Drive, Cambridge Road and Green Valley Road.

In addition to the installation of traffic signals, the Project also includes roadway and pavement widening to extend and add turn lanes approaching the intersection. Rubberized asphalt concrete will be utilized on the project to increase pavement durability and reduce traffic noise.

Funding for the project comes from the 2004 General Plan Traffic Impact Mitigation Fee Program, with an additional \$28,418 obtained from the Rubberized Asphalt Concrete Grant Program through the California Integrated Waste Management Board. The total cost of the project is expected to be about \$1.28 million. ~



## THE PRESIDENT'S LETTER



Hello Everyone,

We were pleased to host Russ Nygaard, DOT Deputy Director of the Foothills Division, as guest speaker at our August BLAC meeting. Russ had good news about the improvements to Highway 50 and other road projects, but the situation with respect to Bass Lake Road is not looking good. See the related article on this page.

It seems like we need to ask the county to fix the worst parts of the road in anticipation of the winter rains. If you are concerned about a piece of the road, you can call the county Department of Transportation at 642-4909 and report the problem.

On a brighter note, the landscaping project on the southwest side of the intersection of Serrano Parkway and Bass Lake Road seems to be progressing nicely. It's a rather difficult job, given the rocky soil, but the plantings will no doubt be a nice addition to the roadside.

At the September 10th BLAC meeting we will host EDH fire chief Brian Veerkamp and EDH fire board chairman John Hidahl, who will talk about fire protection in El Dorado Hills. Contact Kathy Prevost for details.

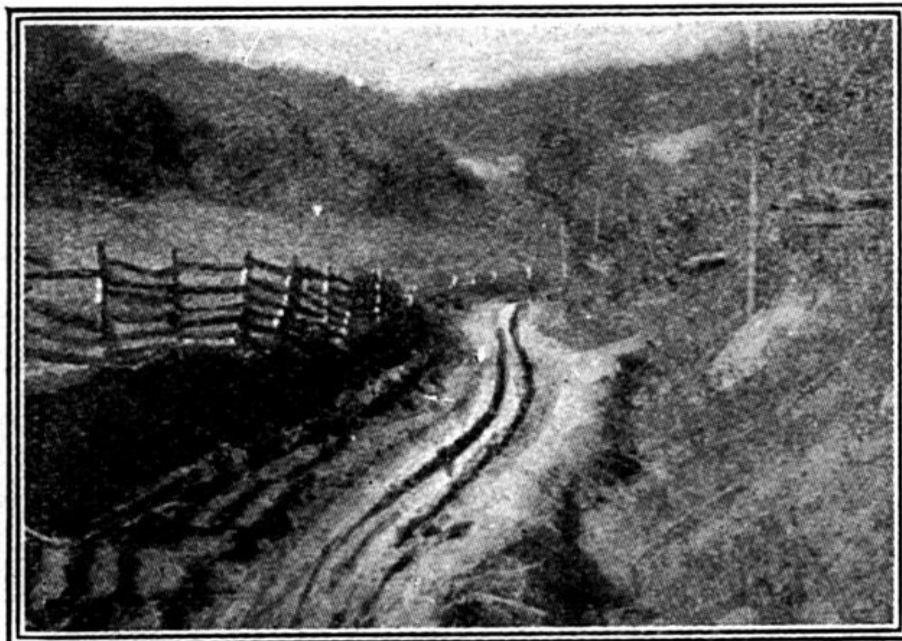
Well, at home our wine grapes are ripening. They hit 18 Brix the other day, and so the harvest can't be more than a couple of weeks away. The bird netting seems to be keeping all the little critters at bay, and so far we only lost a few grapes that were next to the mesh.

I got a call from my winery equipment supplier the other day, and my new grape crusher-destemmer from Italy is supposed arrive the week of August 13th. That will be none too soon, since the harvest seems that it will be earlier than usual this year, due to the warm spring.

Well, enjoy the summer and be sure to drive carefully.

*John E. Thomson*

President



Is this what Bass Lake Road will look like this winter when it rains?

## BASS LAKE ROAD UPDATE RATHER GLOOMY

As previously reported in the Bulletin, the scheduled improvements to Bass Lake Road that were to be completed by developer D.R. Horton this summer along the southern section of the road from the fire house to Highway 50 have been delayed. Part of the problem is that the conditions placed on the developer were part of a package that included improving Bass Lake Road, Silver Dove Way, Country Club Drive, and Morrison Road in conjunction with developing the Bell Woods, Bell Ranch, and Hawk View parcels.

The slump in housing has created a problem in that development of any one of the parcels triggers all of the road improvements. While contemporaneous development of the three parcels would have supported the road improvements, it appears that the parcels will be developed serially. This means that one project would have to support all of the road work, which is impractical. The county and Horton are trying to work out an arrangement whereby the road improvement conditions will be phased in conjunction with the parcel developments.

People familiar with the situation say that if the housing slump continues and no development occurs in 2008, it is likely that the road improvements on the southern end of Bass Lake Road contemplated by the development agreements may be put off four or five years. In short, if no development occurs, the road will have to be fixed using county funds. Since Bass Lake Road

is a county arterial, upgrades to the road are eligible for Traffic Impact Mitigation fees. However, TIM fee funds are competitive, and are allocated according to the perceived need.

The delay in road building has contributed to the worsening of the pavement on the southern portion of Bass Lake Road. Sections of the road on the are rapidly breaking up, and will no doubt require some repair if the road is to remain passable this coming winter. It is obvious that Bass Lake Road must be fixed sooner rather than later.

The situation on the north end of the road is no better, where the developers of Silver Springs have delayed building Silver Springs Parkway because of right-of-way issues. However, since those ROW issues should be resolved shortly, we are then at the point where, until the housing market improves, there is a great possibility that the Silver Springs development, and the accompanying road project, will be delayed several years or so.

BLAC members and members of the public that are concerned about the condition of Bass Lake Road should contact DOT Maintenance Division with complaints and requests for road maintenance. Direct your requests for road maintenance to county DOT at (530) 642-4909. Be sure to be specific. Be able to identify the rough pavement, pothole, or subsiding roadbed in relation to cross streets or physical landmarks. ~

**OPINION**

**CHARGES OF 'FISCAL TERRORISM' ARE SILLY AND WON'T BALANCE THE BUDGET**

*Guest Editorial by Jon Coupal, President of the Howard Jarvis Taxpayers Association*

Last month Senate President Pro Tempore Perata accused Senate Republicans of being "fiscal terrorists" by holding up the budget.

This terrorist act is, in Perata's view, the utterly despicable desire to have the State of California spend no more money than it brings in. Oh, the horror! Until then, we never figured the state budget would be a new front of the war on terror.

"Terrorism" is defined in Merriam-Webster as a systematic state of terror or intense fear. It is always associated with acts or threats of extreme violence—often on a grand scale. For holding the line on spending and demanding fiscal discipline, fiscal conservatives in the Senate are being equated to suicide bombers.

Of course Perata's choice of words is silly. It has been weeks since we've seen either minority leaders Dick Ackerman or Mike Villines wearing a vest made of explosives.

While taxpayers might be "terrified" of tax-and-spend politicians like Perata, we doubt he or his kind would engage in acts of violence. Surely he knows better than to level that charge at taxpayer friendly legislators. The reality is actually fairly simple. The budget proposed by Senate Republicans cuts \$824 million dollars, enough to ensure that California starts the fiscal year spending what it took in. Most families who want to maintain a good credit score and some

semblance of the American Dream believe in this measure of fiscal discipline.

The real charge against the Republicans is that they are acting on the realization that putting off the day of fiscal reckoning will inflict far more damage than if we put it off even longer. For this, they are irresponsible? Hardly.

Moreover, when asked to identify what programs they would cut, the minority party quickly identified tens of millions of dollars of wasteful spending. The examples of potential cost savings aren't even contro-

versial; they are better classified as no-brainer stuff. And yet Perata and company continue to balk.

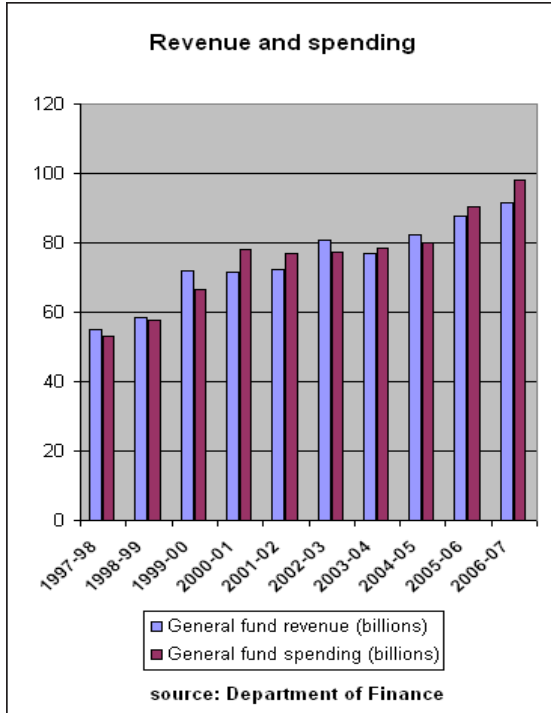
While not rising to the level of true terrorism, an unreformed budget will, sooner or later, put the average Californian in a perpetual state of fear. If Senate Republicans are not successful, the current \$700 million fiscal year deficit combined with decreased revenue across

the economy could add billions of dollars to the structural budget deficit next year. Taxpayers fear the debt we are carrying forward to the next generation. We fear \$50 billion of

unfunded pension liabilities that we have not begun to pay off. We fear billions of dollars of bond debt and interest payments, most of it going to fund existing maintenance and not new construction of the roads or dams so important to this growing state. We fear our state's credit cards sagging under the debt of this Legislature's misplaced priorities.

Perata, the bureaucrats and all those who feed off taxpayer dollars must be made to understand that they in fact are the ones holding the state hostage by not showing any sort of fiscal restraint. Taxpayers shouldn't fear a late budget; they should fear what will be left to their children because of out-of-control spending. A mandatory government exaction of perhaps \$100 billion dollars of bond and pension debt looms on the horizon, yet this Legislature still is not able to live within its means for just one fiscal year.

*This is what leads to an intense state of fear among taxpayers. ~*



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