

STATE OF CALIFORNIA  
CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD  
LOS ANGELES REGION  
320 WEST 4<sup>TH</sup> STREET, SUITE 200, LOS ANGELES, CALIFORNIA 90013

FACT SHEET  
FOR  
MARY E. FREDRICK – QUAIL RANCH  
ENROLLMENT UNDER REGIONAL BOARD ORDER NO. 91-94  
SERIES NO. 34  
(TRACT 50173-01)  
(FILE NO. 92-15)

**FACILITY ADDRESS**

Adjacent to Sultus Street  
Between Rolling Hills and  
Brooken Avenues  
Canyon Country, CA 91387

**FACILITY MAILING ADDRESS**

606 Alamo Pintado Road  
Solvang, CA 93463

**PROJECT DESCRIPTION:**

Tract 50173-01 has a total area of 16 acres on which the developer has subdivided 8 lots. Tract 50173-01 is a subset of Tract 50173, which consisted of 14 lots and 30.1 acres. The developer initially submitted a Report of Waste Discharge (RoWD) for Tract 50173 in 1992. Tract 50173 received approval from the Los Angeles County Department of Regional Planning on December 14, 1994 with the issuance of a Negative Declaration and Conditional Use Permit 90-486. Before Waste Discharge Requirements (WDRs) could be issued, legal challenges were raised which have only recently been resolved. Los Angeles County ordered exclusion of 6 of the original 14 lots and the formation of Tract 50173-01 for the remaining 8 lots and 16 acres. On March 15, 2004, the developer submitted a revised RoWD for Tract 50173-01.

Quail Ranch, Tract 50173-01, is located in Canyon Country, an unincorporated area of Los Angeles County, about ½ mile west of Sand Canyon Road and 1 ½ miles south of the overpass across the 14 Freeway in Canyon Country. The City of Santa Clarita (City) boundary extends to Rolling Hills Avenue. The City has annexed most of the homes located in Sand Canyon. In the future the City has plans to extend the municipal sewer along Sand Canyon Road from Live Oak Springs Canyon to Mandalay Road in order to provide sewer service to proposed expansions of the Robinson Ranch development. The

June 2, 2004

City has no plans to install trunk lines from Sand Canyon Road in order to connect hundreds of existing homes to the municipal sewer.

Quail Ranch lies in the recharge area for the Santa Clara-Mint Canyon sub-area of the Eastern Santa Clara Groundwater Basin. Tract 50173-01 is located 2300 feet west of Sand Canyon Creek.

Each home in the Quail Ranch development will have a septic tank ranging in size from 1200 to 2000 gallons which will discharge to an appropriately sized leachfield. The soils investigation found the subsurface composed of Quaternary alluvium consisting of fine to coarse grained, silty sands and gravels, underlain by friable, Pliocene age, non-marine sandstones. The upper Santa Clara River watershed has been impaired by chlorides thought to be derived in part from the subsurface discharge of domestic wastewater from septic tanks. Leachfield disposal of the domestic wastewater is specified to maximize soil bacteria treatment of the septic discharge. The friable sandstone bedrock was encountered in one or two of the boreholes but this friable, porous, bedrock formation poses no problem for construction of septic disposal systems in the Santa Clarita area.

#### **VOLUME AND DESCRIPTION OF DISCHARGE:**

After Tract 50173-01 is fully developed, the collective discharge volume from 8 new homes will be between 2400 gallons per day (gpd) and 4000 gallons per day of domestic wastes will be discharged to the on-site sewage disposal systems. Tract 50173-01 is located in the Mint Canyon Quadrangle with Latitude 34° 24' 04" N, and Longitude 118° 25' 15" W.