



Santa Ana Regional Water Quality Control Board

ACCEPTANCE OF CONDITIONAL RESOLUTION AND WAIVER OF RIGHT TO A BOARD HEARING: ~~(Proposed)~~ ORDER

Valley Blvd. Property, Inc.
Settlement Offer No. R8-2026-0028

By signing below and returning this Acceptance of Conditional Resolution and Waiver of Right to a Board Hearing (Acceptance and Waiver) to the Santa Ana Regional Water Quality Control Board (Santa Ana Water Board) Prosecution Team, Valley Blvd Property (Discharger) hereby accepts the "Offer to Participate in Expedited Payment Program" and waives the right to a hearing before the Santa Ana Water Board to dispute the alleged violations pursuant to California Water Code (Water Code) sections 13385 and 13399.33.

The Discharger agrees that the Conditional Settlement Offer shall serve as a complaint pursuant to Article 2.5 of the Water Code and that no separate complaint is required for the Santa Ana Water Board to assert jurisdiction over the alleged violations through its Chief Prosecutor. The Discharger agrees to pay the administrative civil liability authorized by Water Code sections 13385 and 13399.33, in the sum of \$5,719 (Expedited Payment Amount) which shall be deemed payment in full of any civil liability pursuant to Water Code sections 13385 and 13399.33 that otherwise might be assessed for the violations described.

The Discharger understands that this Acceptance and Waiver waives its right to contest the violations and the amount of civil liability for such violations. The Discharger understands that this Acceptance and Waiver does not address or resolve liability for any violation that is not specifically identified in the Conditional Settlement Offer.

Upon Execution by the Discharger, submit the completed Acceptance and Waiver to:

Ying Zhou, General Stormwater Unit
Conditional Settlement Offer
Santa Ana Regional Water Quality Control Board
3737 Main Street, Suite 500
Riverside, CA 92501

The Discharger understands that federal regulations set forth at title 40, Code of Federal Regulations, section 123.27(d)(2)(iii) require the Prosecution Team to publish notice of, and provide at least thirty (30) days for public comment, on any proposed resolution of an enforcement action addressing NPDES permit violations, such as in this case. Accordingly, this Acceptance and Waiver, prior to execution by the Santa Ana Water Board Executive Officer, will be published as required by law for public comment.

JOHN SCANDURA, CHAIR | ERIC LINDBERG, EXECUTIVE OFFICER

3737 Main Street, Suite 500, Riverside 92501-3339 | www.waterboards.ca.gov/santaana

May 12, 2026

If no comments are received within the notice period, the Prosecution Team will present this Order to the Santa Ana Water Board Executive Officer to execute the Acceptance and Waiver.

The Discharger understands that if significant comments are received in opposition to the Conditional Settlement Offer, the offer on behalf of the Santa Ana Water Board to resolve the violations may be withdrawn. In that circumstance, the Discharger will be advised of that withdrawal, and an administrative civil liability complaint may be issued, and the matter may be set for a hearing before the Santa Ana Water Board. In the event that this matter proceeds to hearing, the Discharger understands that this Acceptance and Waiver executed by the Discharger will be treated as a settlement communication and will not be used as evidence in that hearing.

The Discharger further understands that once this Acceptance and Waiver is executed by the Santa Ana Water Board Executive Officer, the full payment required by the deadline set forth below is a condition of this Acceptance and Waiver. In accordance with Water Code section 13385, subdivision (n), funds collected for violations pursuant to section 13385 shall be deposited in the Waste Discharge Permit Fund. The \$5,719 liability shall be paid by a cashiers or certified check made out to the "State Water Resources Control Board" referencing the above Order number for deposit into the Waste Discharge Permit Fund. The payment must be submitted to the State Water Resources Control Board no later than thirty (30) calendar days after the date the Acceptance and Waiver is executed by the Santa Ana Water Board Executive Officer.

Please mail the check to:

State Water Resources Control Board
Re: Order No. R8-2026-0028
Division of Administrative Services, Accounting Branch
P.O. Box 1888
Sacramento, CA 95812-1888

I hereby affirm that I am duly authorized to act on behalf of and to bind the Discharger in the making and giving of this Acceptance and Waiver.

Valley Blvd. Property, Inc.

By:

(Signed Name)

(Date)

SABED KOHANOFF

(Printed or Typed Name)

PRESIDENT

(Title)

IT IS SO ORDERED PURSUANT TO CALIFORNIA WATER CODE SECTION 13323
AND GOVERNMENT CODE SECTION 11415.60.

By:

Eric T. Lindberg, PG CHG
Executive Officer

RECEIVED

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Santa Ana Region 8