

NESR REORGANIZATION
PUBLIC SERVICES PLAN

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REi Project No. 16083

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City of Santa Rosa

FEB 07 2017

**Planning & Economic
Development Department**

INTRODUCTION

This proposed Public Services Plan is for an annexation into the City of Santa Rosa of a 7.9 +/- acres of land lying within the Northeast Santa Rosa area. This land is bounded on the south by Highway 12, the east by Middle Rincon Road and to the west and north by existing residential development. Reorganization of this 7.9 +/- acres of land involves annexation into the City of Santa Rosa. There is no plan for development of this proposed annexation area at this time.

Figure 1 is the Vicinity Map Exhibit for the 7.9 +/- acres of land.

ACCESS AND CIRCULATION

Existing access is provided from Highway 12 and Middle Rincon Road. Future access will continue to be from Highway 12 and Middle Rincon Road. In addition, access could be provided from Venti Lane and Vale Street for residential uses in that area.

Figure 2 shows the Circulation Exhibit for the 7.9 +/- acres of land.

WATER SERVICE

Fire protection and domestic water service will be provided from an existing 12 inch water main located in Middle Rincon Road. The existing 8 inch water mains may be extended into the area from Vale Street and Venti Lane. Water mains will be extended, as necessary, to serve the 7.9 +/- acres of land. There is adequate water quantity and pressure to serve the area.

Figure 3, shows the existing Water Service layout.

SANITARY SEWER SERVICE

The area will be served from the existing 8 inch sewer main located in Middle Rincon Road. The existing 8 inch sewer mains can be extended into the area from Vale Street and Venti Lane. There is adequate sewer capacity available to serve this area.

Figure 4, shows the existing Sanitary Sewer Service layout.

STORM DRAIN SYSTEM

The area, in general, slopes to the northwest. There are no existing drainage features within the area. Drainage features have been constructed on the existing residential lots located along the northwesterly area boundaries. The existing residential lots convey the collected drainage through the existing storm drain facilities to the northwesterly to an outfall pipe into Austin Creek. There is adequate capacity in the existing storm drain facilities that can be extended into the 7.9 +/- acres of land, although future development of the area may require on-site storm water detention.

Figure 5, shows the existing Storm Drain Service layout.

PUBLIC SCHOOLS

The proposed annexation is located in the City of Santa Rosa School District. Douglas Whited and Rincon Valley are the elementary schools in the District. The middle school in the District is Rincon Valley Middle School and the high school is Maria Carrillo High School.

PARKS AND RECREATION

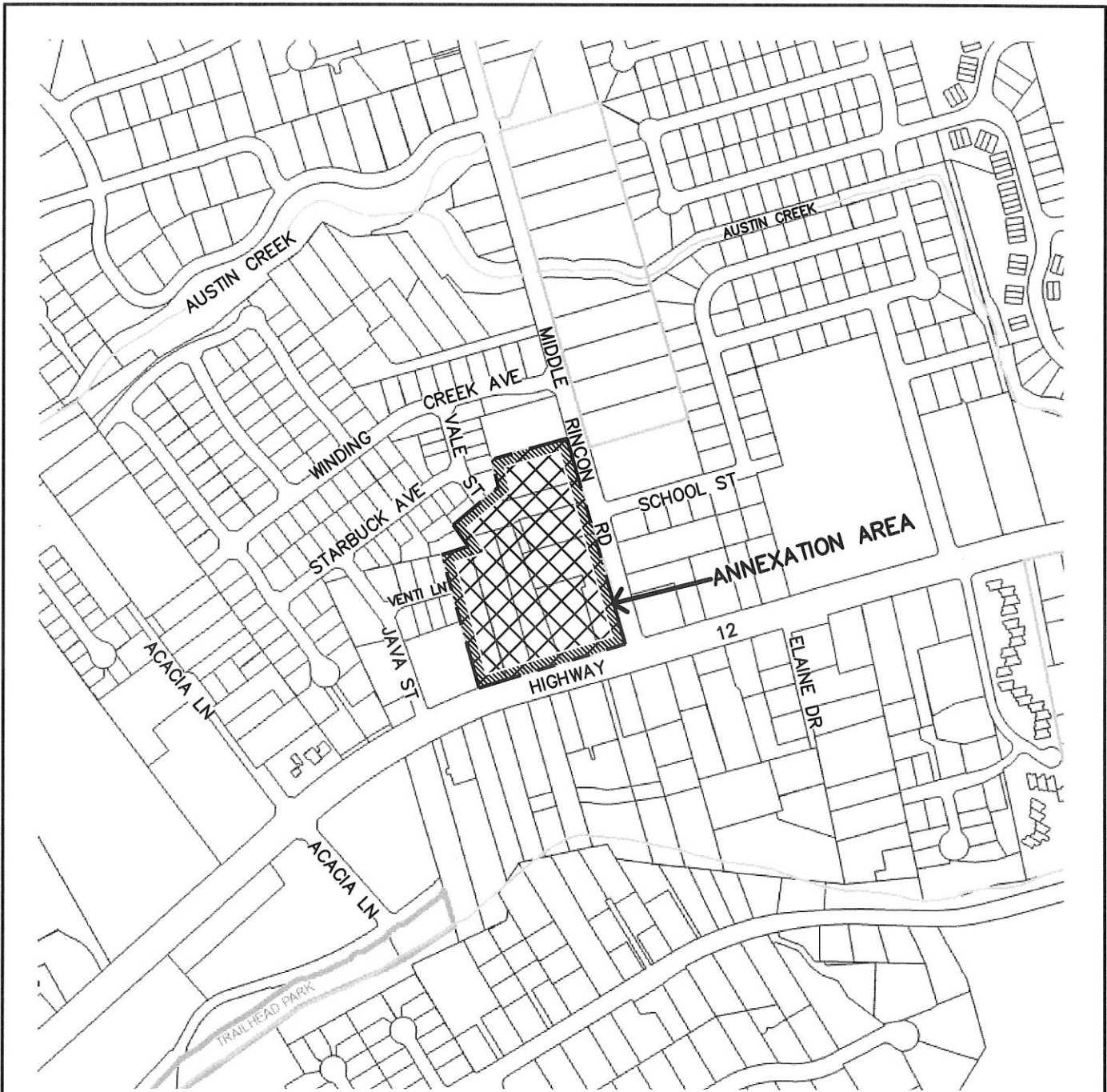
There are 5 existing parks located within approximately 0.5 miles of the area. Howarth Memorial Park and Spring Lake County Park are located southerly, Trailhead Park is located southwesterly, Rinconada Park is located northwesterly and Tanglewood Park is located northeasterly of the area.

POLICE AND FIRE

The City of Santa Rosa Police and Fire Departments currently serve the City areas that surround this 7.9 +/- acres of land. Development of the annexation area will require that public safety services resulting from a proposed project will bring improvements so that there is no adverse impact or increase in the need for public safety services, and that any proposed project will implement measures as part of development to cause a less than significant level of impact.

FINANCING

All services are existing and available to serve the proposed annexation area. The only costs associated with this annexation would be future on-site development costs. These costs will be determined at the time of development.



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1"=500'±

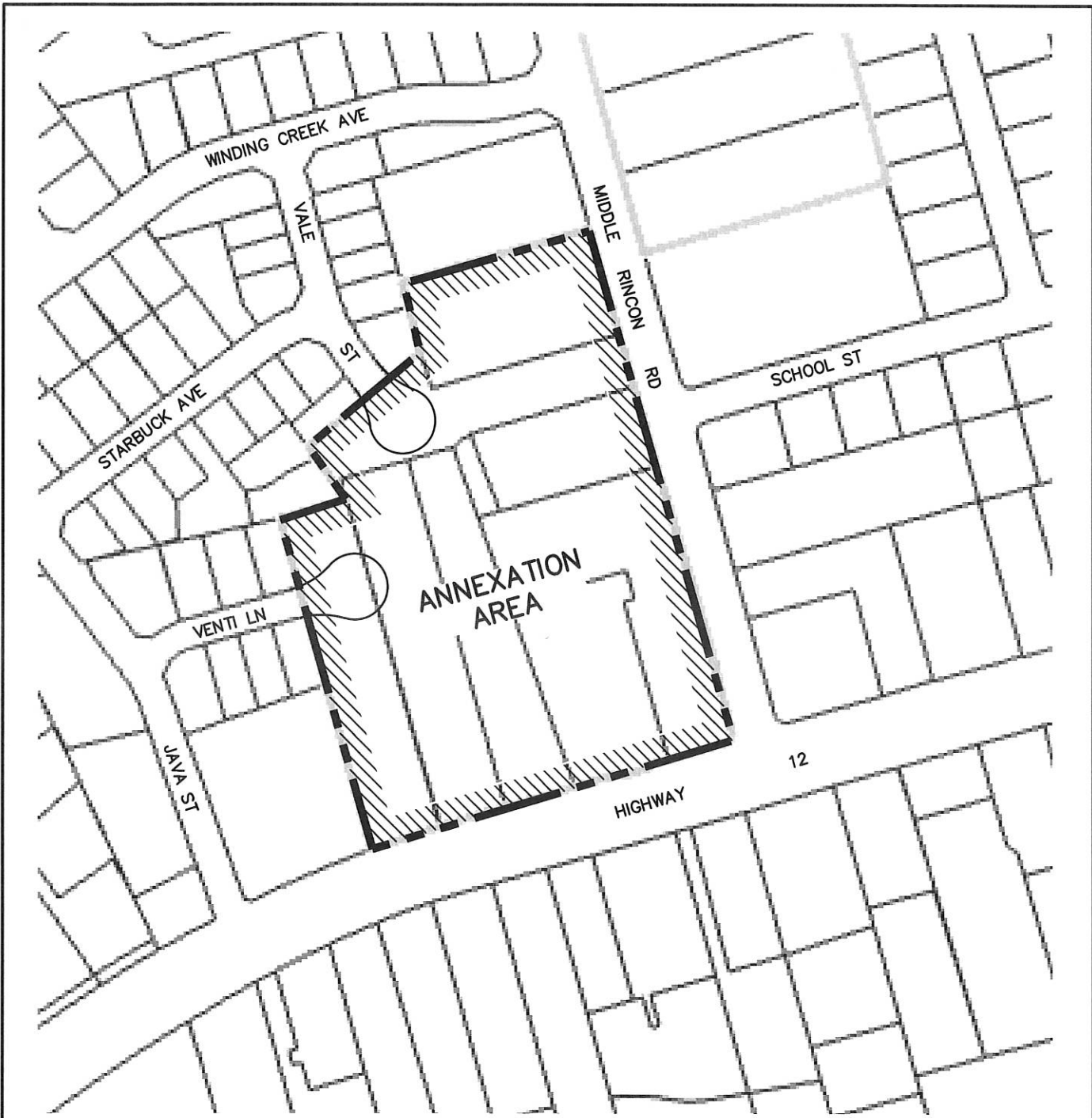
VICINITY MAP EXHIBIT

DECEMBER 2016

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FIGURE 1



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1"=200'±

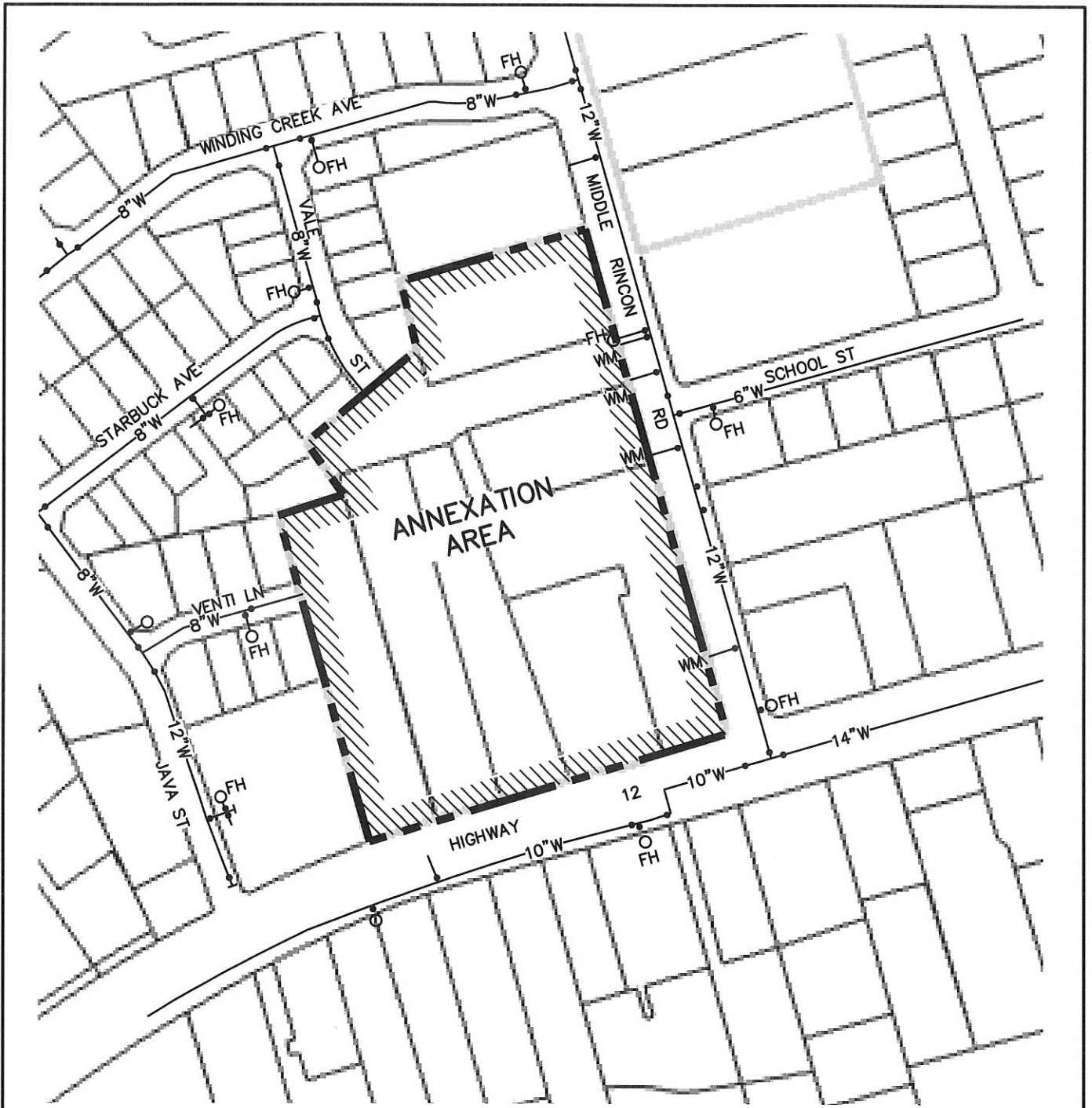
CIRCULATION EXHIBIT

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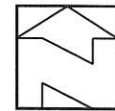
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FIGURE 2



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WATER SERVICE EXHIBIT

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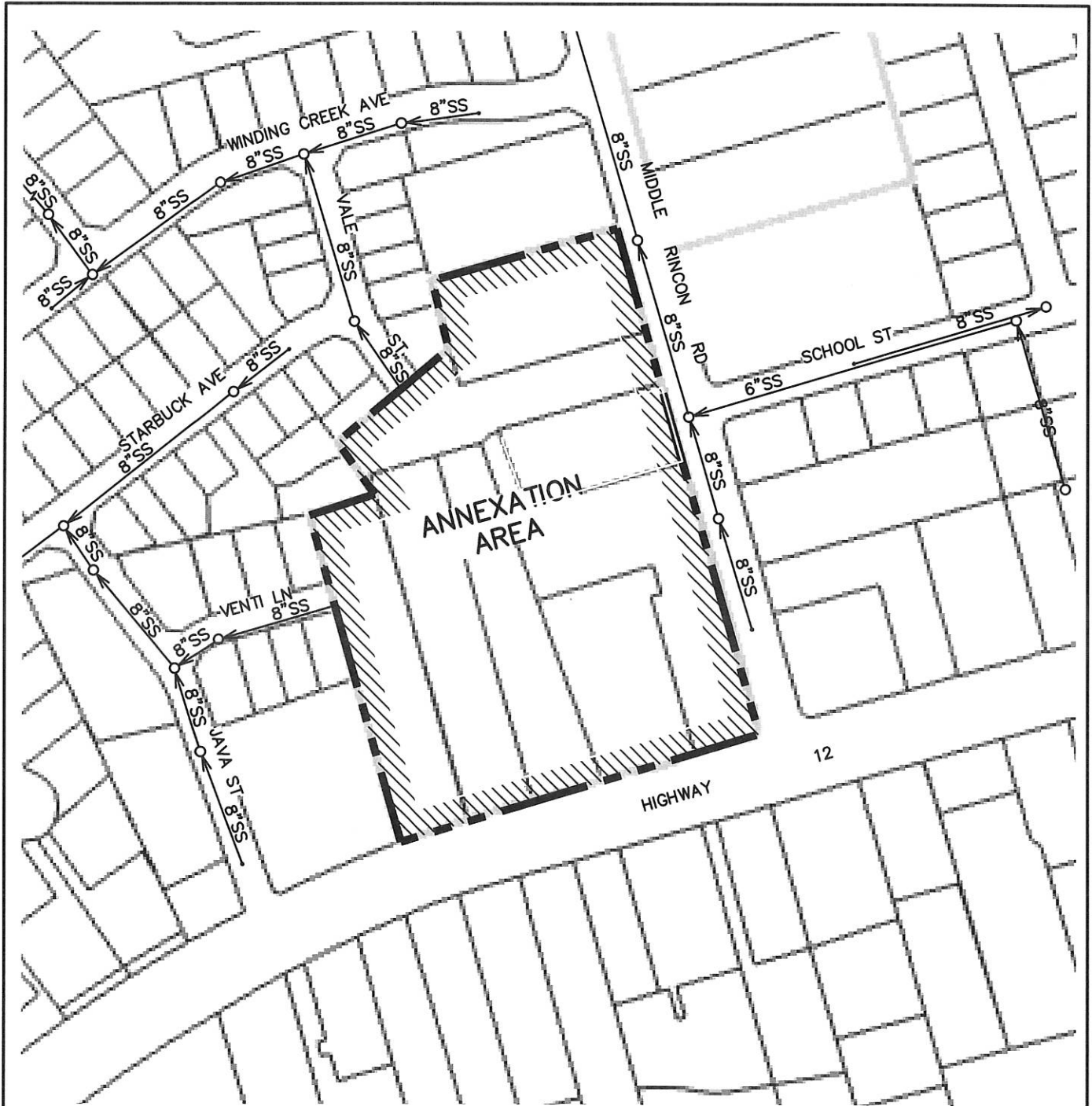
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FIGURE 3



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SANITARY SEWER SERVICE EXHIBIT

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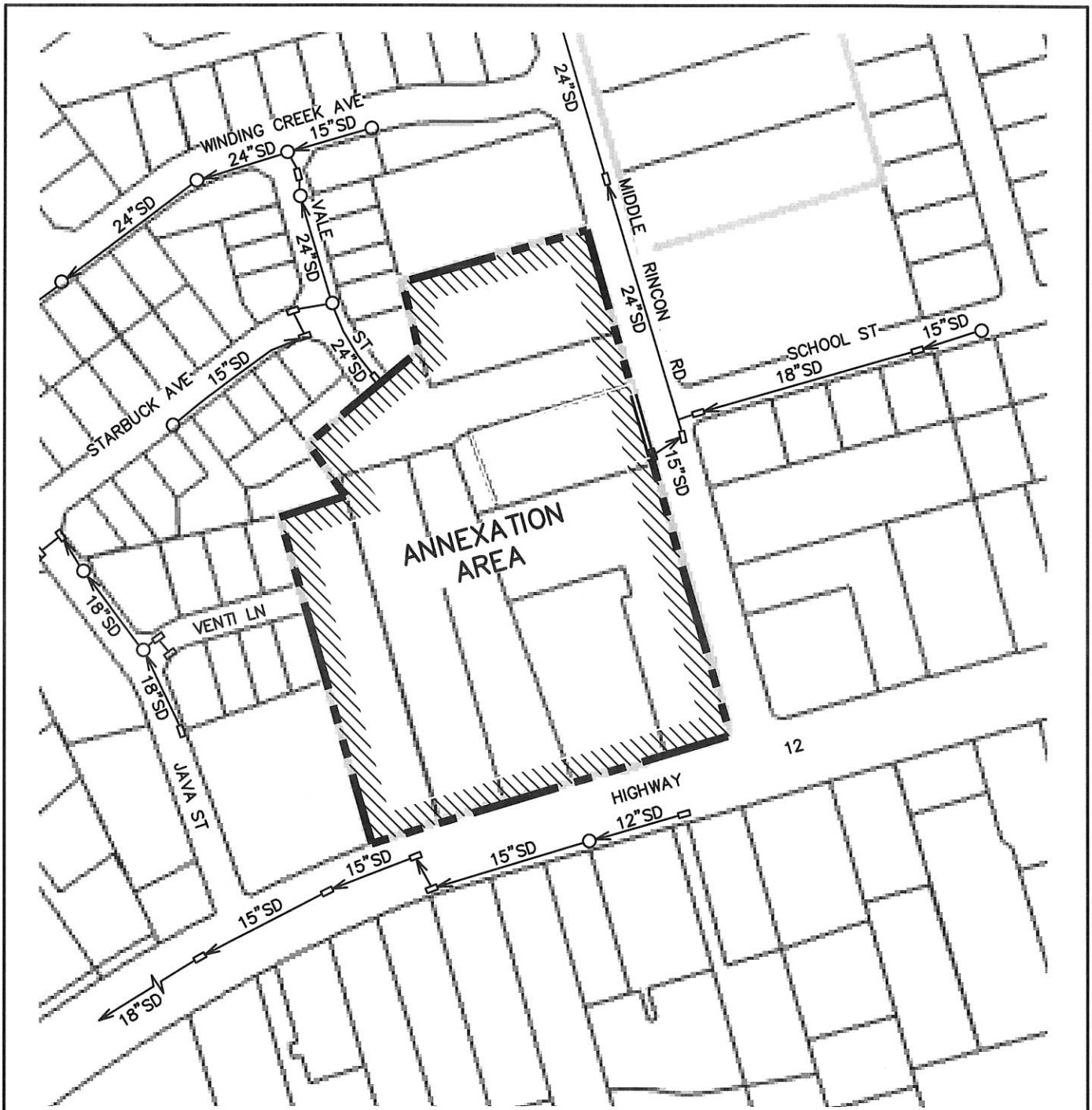
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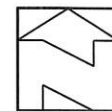
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FIGURE 4



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STORM DRAIN SERVICE EXHIBIT

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FIGURE 5