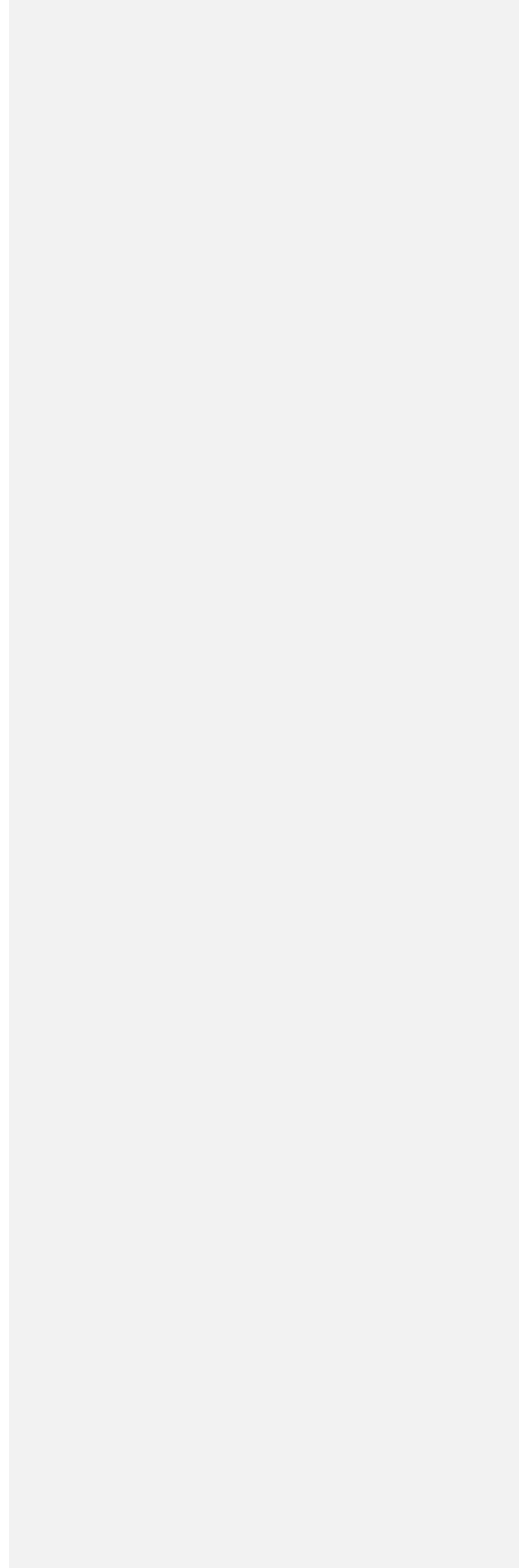


1 **ELEMENT 5**

2

3 **Public Services and Facilities**



5. Public Services and Facilities

5.1 Introduction

Public services include administrative services (Town government administration, permitting, inspection, etc.), road maintenance, police and fire protection, emergency medical service and ambulance, school, libraries, water supply, sewage collection, treatment and disposal, drainage and flood control, and solid waste collection and disposal. Road maintenance issues are addressed in the Circulation Element (Chapter 4), Town funding is addressed in the Economic Development and Finance Element (Chapter 10), safety in relation to wildfires, hazardous materials, and emergency response are addressed in the Public Health and Safety Element (Chapter 7), and park facility and recreation program issues are addressed in the Parks and Recreation Element (Chapter 8).

As noted in Section 5 of the *General Plan Update Setting (Volume III)*, municipal services are provided Loomis residents by a variety of separate agencies, with only administrative services, road maintenance, and the Loomis Library and Community Learning Center being provided by the Town itself. The Town contracts with the Placer County Sheriff's Department for law enforcement services. Fire protection and emergency medical services are provided by the South Placer Fire District, Penryn Fire Protection District, and/or the California Department of Forestry and Fire Protection (CALFIRE), depending on the location of a fire within the Town. The school facilities serving Loomis residents are provided by the Placer Union High School District and Loomis Union School District. The Loomis Library and Community Learning Center is no longer part of the Auburn-Placer County Library system as of July 2016 and since 2017 operates as an entity of the Town. The areas of the Town where a public water system is available are served by the Placer County Water Agency (the areas not served presently rely on private, on-site wells). Sewage collection, treatment and disposal services are provided by the South Placer Municipal Utility District in areas of the Town where the facilities have been installed; residents in other areas rely upon on-site sewage disposal systems. Drainage facilities within the Town are maintained by the Town itself, and the Placer County Flood Control and Water Conservation District is responsible for developing flood control management strategies within the County. Solid waste management services are provided by Recology Auburn Placer (Recology) to households that choose to subscribe to the service; and the Western Placer Waste Management Authority provides the Western Regional Sanitary Landfill (WRSL) disposal site.

5.2 Goals, Objectives, Policies, and Implementation Measures

5.2.1 Goals

PSF-1: To achieve and continue high-levels of public services, utility services, and facilities for Loomis residents, when appropriate through coordination with outside service agencies.

PSF-2: To assist local school districts and the Loomis Library and Community Learning Center as feasible in providing adequate educational facilities for Loomis students of all ages and cooperate in developing joint community and recreational uses.

5.2.2 Objectives, Policies, and Implementation Measures

General

Objective PSF-1.1: The logical extension of utilities to provide a safe and reliable level of utility service.

1 **Policy PSF-1.1.1:** Non-residential and higher density residential development shall not be expanded into
2 areas lacking public services infrastructure until existing vacant land with these services within the Town
3 limits is utilized, or proposed development ensures the extension of necessary infrastructure through actual
4 construction or payment of fees.

5
6 **Policy PSF-1.1.2:** New subdivisions shall be served by electric power, and wired communications, and
7 development projects shall provide for said services and their associated infrastructure prior to occupancy.

8 **Policy PSF-1.1.3:** The Town shall coordinate with public and private utility providers to ensure
9 infrastructure and services use the best available technology to meet the needs of the Town and encourage
10 expansion and improvement of wireless communications systems and facilities.

11 **Policy PSF-1.1.4:** Utilities in new neighborhoods shall be located underground where operationally feasible,
12 preferably with communications and other dry utilities located within joint trenches; above-ground utilities
13 in existing neighborhoods shall be relocated underground where feasible through advance scheduling to
14 minimize disturbance.

15 **Implementation Measure PSF-1.1.4.1:** The Town shall review new projects to ensure utilities and
16 telecommunications infrastructure are to be placed underground in rights-of-way that have been designated
17 to accommodate utility and telecommunications networks. New development projects shall be required to
18 dedicate or set aside adequate right-of-way to accommodate cable routes and equipment housings for present
19 and future public utility networks. Target date: Ongoing.

20 **Implementation Measure PSF-1.1.4.2:** The Town shall be compensated for right-of-way use and right-of-
21 way pavement shall be resurfaced to Town paving standards when trenching occurs. Surface damage that
22 occurs within two years of any work done in the right-of-way pavement will be repaired or secured with a
23 bond and all work shall be joint scheduled with all utility provider needs, where feasible. Target date:
24 Ongoing.

25 **Implementation Measure PSF-1.1.4.3:** The Town shall update the Town’s Land Development Manual and
26 the Town’s Construction Standards to address right-of-way use, pavement repair standards following utility
27 installation, bonding, scheduling, and other associated content. Target date: Short-term.

28 **Policy PSF-1.1.5:** New construction and reconstruction/restoration shall consider energy conservation in the
29 selection of building materials, building orientation, and landscaping, and shall encourage the use of solar
30 infrastructure on new and existing structures, including public facilities, to actively participate in local, state,
31 and federal energy conservation programs and strategies.

32 ***Fire Protection and Emergency Response Services***

33 **Objective PSF-1.2:** The maintenance of a good working relationship with the South Placer Fire District and
34 Penryn Fire Protection District in the interest of public safety and the provision of adequate fire protection
35 services.

36 **Policy PSF-1.2.1:** New development projects shall comply with the current Fire Code and local fire safety
37 ordinances, pay their fair share to mitigate the increased demands on fire service, and shall coordinate with
38 the appropriate fire district to ensure per fire department review that adequate fire access and design safety
39 is provided. New development shall not lower the Insurance Service Office (ISO) rating generated by review
40 for insurance services and current ratings shall be maintained.

41 **Implementation Measure PSF-1.2.1.1:** The Town shall actively seek certification as a Fire Wise
42 Community and new subdivisions of five or more lots shall prepare and maintain a Fire Safe Plan. Target
43 date: Short-term and ongoing.

Commented [CC1]: Committee Discussion: We removed natural gas at the last meeting, but a written comment was receive indicating we should not delete it as we cannot devalue the capacity and infrastructure already in place, but may require best practice conservation of it such as better efficiencies of the equipment to be installed.
Commented [CC2]: Discuss facilities that save energy in COR Element

Commented [CC3]: Text added per a written comment. Committee to discuss. It may be better to reference Town paving standards and then ensure the standards include these details. Perhaps we add a measure to update the Town’s Land Development Manual and Construction Standards to address ROW use, pavement repair standards, bonding, and scheduling. See subsequent measure 1.1.4.3.

Commented [CC4]: Comment to add the word “upgrade” but that is redundant with “maintain” at this point as the community is not a Fire Wise Community at this time.
Commented [CC5]: Does the Town wish to pursue this? Yes (per 5/19/21 meeting)

1 **Implementation Measure PSF-1.2.1.2:** Development project applications shall be referred to the Fire
2 Districts for review and comment. Target date: Ongoing.

Commented [CC6]: Comment received to add district "approval prior to Town comment", but that is not the appropriate sequence of actions for project approvals.

3 **Implementation Measure PSF-1.2.1.3:** All new development shall pay their fair share of impact fees based
4 on the Fire District's fee schedule and shall design projects to ensure service level standards are maintained.
5 Target date: Ongoing.

6 **Policy PSF-1.2.2:** The Town shall cooperate with the appropriate administrative fire districts South Placer
7 Fire District, Penryn Fire District, and ambulance service in the provision of prompt and adequate emergency
8 medical service.

Commented [CC7]: Comment received to add "to meet the needs of an aging and progressive community". This seems exclusive when services should be for the entire Town.

9 **Law Enforcement Services**

10 **Objective PSF-1.3:** The adequate provision by new development projects to address incremental impacts
11 upon law enforcement services and facilities.

12 **Policy PSF-1.3.1:** Within the Town's budgetary constraints, the Town shall fund officer staff levels to
13 maintain the County Sheriff's Department staffing ratio of 1 officer per 1,000 residents. If it is determined
14 that lack of revenues could jeopardize service, a plan and/or policies should be put in effect to generate
15 needed revenues.
16

17 **Implementation Measure PSF-1.3.1.1:** New developments shall be required to fund their fair share of law
18 enforcement services, so that at least the minimum standard may be maintained. Target date: Ongoing.

19 **Policy PSF-1.3.2:** The Town shall consider public safety issues related to commercial and residential design
20 to ensure new projects do not strain law enforcement service levels.

21 **Water and Sewer Service**

22 **Objective PSF-1.4:** The adequate provision of water and sewer service that keeps pace with demand,
23 provides for fire protection needs, and maintains public health.

24 **Policy PSF-1.4.1:** Proposed development shall be connected to public water supply and sewage disposal
25 systems as follows:

- 26 a. Any dwelling unit proposed within proximity to the existing community water supply or sewage
27 disposal service shall be connected to that service prior to occupancy, except where the District
28 determines that connection is infeasible because of elevation difference or insufficient line capacity.
29 Proximity shall be measured and determined per District standards.
- 30 b. All development proposed in nonresidential land use designations shall be connected to the
31 community water supply and sewage disposal systems prior to occupancy.
- 32 c. Residential subdivisions proposing parcels of 2.2 acres or less shall be connected to the community
33 water supply and sewage disposal systems prior to occupancy. Residential subdivisions greater than
34 2.2 acres not connected to community water or sewer systems shall comply with County
35 Environmental Health regulations for on-site septic systems and shall ensure well-water supplies
36 meet state water quality standards.

37 **Implementation Measure PSF-1.4.1.1:** New development projects connecting to the community water
38 supply and or sewage disposal system shall provide a "Will Serve" letter to the Town indicating adequate
39 water service is secured through PCWA and adequate sewage disposal service is secured through SPMUD.
40 Target date: Ongoing

41 **Implementation Measure PSF-1.4.1.2:** New development projects shall fund, upgrade, expand, and/or
42 provide new water and/or sewage infrastructure that is sized adequately to meet expected peak flow demands

1 from the development. The sizing of new infrastructure shall be based upon cumulative growth of the region.
2 Reimbursement agreements may be arranged to pay back developers the cost of oversizing to accommodate
3 cumulative growth. Target date: Ongoing.

Commented [CC8]: Is this approach on sizing acceptable to the community?

4 **Policy PSF-1.4.2:** The Town shall encourage efficient water use and reduced sewer system demand by
5 coordinating with and promoting PCWA water conservation policies and public education, requiring water-
6 conserving design, landscaping, and fixtures in new construction, encouraging water conservation device
7 retrofits in existing uses, and encouraging water-conserving agricultural operations.

Commented [CC9]: Reference PCWA water conservation policies
The PCWA County-wide Master Plan is pretty broad-stroke on conservation – no detailed policies. They have programs and water conservation staff related to public education, provision of technical support for program development, and regional partnerships, but not specifics on policies for new development or retrofits, etc. – more of an outreach effort and retrofit incentive program, efficient landscape program

8 **Stormwater Services**

9 **Objective PSF-1.5:** Maintenance of existing drainage systems and new development that provides adequate
10 drainage and does not exceed the capacity of the Town’s drainage system.

11 **Policy PSF-1.5.1:** New development applications will be denied unless it is demonstrated they will not
12 overload existing drainage facilities. New projects shall provide for their incremental effect on existing storm
13 drainage facilities as well as provide new facilities needed to adequately service the increased runoff they
14 may generate.
15

16 **Implementation Measure PSF-1.5.1.1:** New developments shall provide a drainage study to the Town
17 Engineer during the application review process and shall improve off-site drainage systems to ensure their
18 capabilities to handle increased flows, as directed by the Town Engineer. Target date: Ongoing.

19 **Policy PSF-1.5.2:** The Town shall encourage development designs that encourage low impact development
20 (LID) measures, and minimize drainage concentrations, and impervious coverage to maintain natural
21 drainageways and drainage conditions in conformance with the West Placer Storm Water Quality Design
22 Manual and Town of Loomis Drainage Master Plan programs and policies.

23 **Implementation Measure PSF-1.5.2.1:** Storm water mitigation shall focus on four areas: 1) ensuring
24 stormwater discharge rates do not exceed pre-construction stormwater discharge rates; 2) promoting
25 permeable landscapes to reduce stormwater surface flows; 3) preventing runoff contamination; and 4)
26 allowing natural treatment of runoff in detention ponds or grass swales. Target date: Ongoing.

27 **Implementation Measure PSF-1.5.2.2:** The Town shall evaluate the Town’s existing storm drainage
28 infrastructure on an annual basis and shall include repairs in the Town’s Capital Improvement Program as
29 need and funding arise. Target date: Ongoing.

Commented [CC10]: Frequency? This is the frequency in the Town Drainage Master Plan

30 **Policy PSF-1.5.3:** The Town shall acquire easements to creeks and waterways to maintain drainage channels
31 in their natural state and to allow for maintenance of storm drain facilities.

32 **Library Services**

33 **Objective PSF-1.6:** Maintenance of the Town’s library services.

34 **Policy PDF-1.6.1:** The Town shall ensure that the Loomis Library and Community Learning Center facility
35 is provided to current and future residents, and that new development funds its fair share of library operations
36 fees.

Commented [CC11]: Roger developing fee under facilities fee

37 **Implementation Measure PDF-1.6.1.1:** As funding is available and demand arises, the Town will assess
38 library facility and operational needs to determine if facility expansion can address needs for additional
39 community gathering spaces. Target Date: Long-term.

40 **Solid Waste Services**

1 **Objective PSF-1.7:** Increase diversion of total solid waste generated by the Town through source reduction,
2 reuse, recycling, composting, and special waste management.

3 **Policy PSF-1.7.1:** Loomis shall continue to work with the Town's solid waste collector (~~Recology~~) in
4 improving the recycling program within the Town and ensuring adequate waste disposal service is provided.

5 **Policy PSF-1.7.2:** The Town should support source reduction, composting, and recycling efforts by
6 encouraging businesses to use recycled products in their operations, encouraging consumers to use recycled
7 products, and through the use of recycled products in all Town departments, whenever economically and
8 technically feasible.

9 **Policy PSF-1.7.3:** New developments shall be served by waste collection services to ensure maintenance of
10 health standards.

11 **Policy PSF-1.7.4:** If in the future adequate landfill space, as determined by the County, is not available
12 ~~cannot be found~~ to meet the Town's needs, no new development shall be approved until such time as
13 adequate regional landfill space is identified.

14 **Schools**

15 **Objective PSF-2.1:** The provision of adequate schools.

16 **Policy PSF-2.1.1:** Loomis shall work with the school districts (~~Placer Union High School District and~~
17 ~~Loomis Union School District~~) in reviewing district land use decisions involving the provision of adequate
18 educational facilities for Loomis's students, including the provision of safe routes to school.

19 **Implementation Measure PSF-2.1.1.1:** Loomis shall continue the Joint Use Agreements with the schools
20 to provide the community with educational and recreational access to school facilities and will work with
21 the schools to achieve fair and affordable usage fees. Target date: Ongoing.

22 **Implementation Measure PSF-2.1.1.2:** New development projects shall pay the appropriate fees based on
23 each school district's impact fee schedule and shall coordinate with the school districts to ensure that
24 facilities, including the expansion of new facilities, are available prior to residential occupancy, as needed.
25 Target date: Ongoing.

26 **Implementation Measure PSF-2.1.1.3:** Loomis shall work with the school districts serving the Town to
27 develop a Safe Routes to School Program as outlined by the United States Department of Transportation
28 and shall coordinate with the districts to encourage ride-sharing, carpools, school bus systems for students
29 in Loomis. Target date: Long-term.

30

Commented [CC12]: Coordinate with Circulation as this may overlap with text in that element or may simply be more appropriate/relevant in that element.