

RIVERSIDE COUNTY
CALIFORNIA

MORENO
AREA
DRAINAGE PLAN

SEPT. 1980

RIVERSIDE COUNTY
RIVERSIDE, CALIFORNIA

MORENO
AREA DRAINAGE PLAN

Adopted September 16, 1980

Resolution No. 80-429

Prepared and Adopted Pursuant to
Government Code Section 66483, et seq.

and

Section 10.25, Riverside County Ordinance No. 460

GENERAL STATEMENT

The watershed is located approximately 15 miles east of the city of Riverside, and is bounded generally by Nason Street on the west and Theodore Street on the east. The divide in both the hills to the north and south serve to complete the boundary of the drainage area. The watershed lies entirely within the Fifth Supervisorial District.

This Area Drainage Plan for controlling flood and drainage problems in the Moreno watershed, prepared by the Riverside County Flood Control and Water Conservation District, concludes that certain flood and drainage facilities are critically needed for an orderly and economic development of the area. The Plan proposes the construction of the facilities as a solution to the flooding and drainage problems in the watershed. The attached map depicts the boundary of the Plan area and the location of the required facilities.

MORENO AREA DRAINAGE PLAN

The Moreno Area Drainage Plan consists of two retention basins and a network of open channels and underground storm drains. This proposed system will carry storm runoff through the area to an outlet at the upper end of Line L of the Sunnymead Area Drainage Plan. The attached map shows the proposed alignment, size and estimated cost of the various drainage facilities. The document entitled "Report on Master Drainage Plan for the Moreno Area" dated September 1980,

prepared by the Riverside County Flood Control and Water Conservation District, including all maps and exhibits attached thereto, is adopted in its entirety, as part of this Moreno Area Drainage Plan.

During periods of runoff, flood waters, silt and other debris impact a wide area of both agricultural land and the residential community, leaving roads and highways impassable. In order to avoid interruption of community services and decrease property damage, a means of collecting and controlling storm runoff is required.

The Moreno Area Drainage Plan presented herein provides an economically feasible method of collecting and conveying storm runoff through the area. The proposed drainage structures will provide an outlet for local drainage facilities built by developers and others as growth occurs in the area. When completed, the facilities will provide the area with improved drainage and protection from the once in 100 year flood.

Supporting data of all proposed facilities is available at the Riverside County Flood Control and Water Conservation District's Office.

DRAINAGE FEES

The estimated total cost of constructing the drainage facilities required by the Moreno Area Drainage Plan is \$17,337,000. The required drainage fee, as a condition of approval of the filing of a final subdivision map or parcel map, or as a condition of the waiver of the filing of a final parcel map, and the time and method of payment are as follows:

a. Drainage Fee

<u>Area</u>	<u>Per Acre Fee</u>
Entire Drainage Plan Area	\$1,933

b. Land Division for which Drainage Fees are Required

1. For subdivisions into small lots (1 acre gross or less), the drainage fee will be computed by multiplying the gross acreage being divided times the fee per acre established herein.
2. For subdivisions into large lots (greater than 1 acre gross), the drainage fee will be computed by multiplying the number of large lots times the fee per acre established herein, except that on land zoned for commercial, industrial, or manufacturing use as defined by Riverside County Zoning Ordinance No. 348, the drainage fee shall always be computed on the basis of a small lot subdivision.
3. On land being divided into lots, some of which are small and others that are large, the fee shall be computed using a combination of the format set forth in items 1 and 2 herein.

c. Time of Payment

All required drainage fees shall be paid to the Road Commissioner as a part of the processing of the final subdivision or parcel map. If the recording of a final parcel map is waived, the drainage fee shall be paid prior to final approval of the waiver of the parcel map.

d. Subsequent Division of Parcels for which Fee
Previously Paid

Drainage fees shall not be required to be paid as condition to the division of any parcel of land for which a drainage fee has previously been paid as a small lot (1 acre gross or less) land division. Drainage fees shall be required to be paid as a condition to the division of any parcel of land, at rates set forth herein, even though a partial fee may have already been paid as the result of some previous large lot (greater than 1 acre gross) land division.

FINDINGS

The Board of Supervisors finds and determines that:

- (1) The subdivision and development of land within the Moreno Area Drainage Plan requires the construction of the facilities described in the Plan.
- (2) The required drainage fee is fairly apportioned within the described drainage area, both on the basis of benefits conferred on properties that are proposed for subdivision and on the need for drainage facilities that is created by the proposed subdivision and development of all properties within the drainage area.

AMENDMENT NO. 5

TO THE

MORENO AREA DRAINAGE PLAN

ADOPTED April 6, 1993

RESOLUTION NO. 93-099

Updating Requirement - This amendment is prepared in accordance with Riverside County Board of Supervisors Resolution No. 80-429 "Adopting Moreno Area Drainage Plan", which states in part:

"that the Riverside County Flood Control and Water Conservation District is directed to prepare an update of this plan at least every two years to reflect changed conditions, inflationary or deflationary trends, revised general or specific plans, and approved development and drainage plans which will require changes in facility configuration cost estimates and drainage fees."

Facility Changes - No changes have been made in the plan since the adoption of Amendment No. 4 in April 1991.

Future Facilities - Lines F, F-2, K-1, Nason Basin and Sinclair Basin are scheduled to be designed and constructed in the near future.

Recommendations - It is the District's recommendation that the Board revise the drainage fee from \$6530 per acre to \$6715 per acre to reflect inflationary trends in construction costs and right of way costs. The increase due to rising construction costs is based upon a complete cost re-evaluation of the plan, considering 1992 unit prices. Right of way cost increases are based on the recommendations of the County's Real Property Management Division.

AMENDMENT NO. 5

MORENO AREA DRAINAGE PLAN

COST SUMMARY

<u>Line</u>	<u>Construction*</u> <u>Cost</u>	<u>Right of</u> <u>Way</u>	<u>Total</u>
A	3,402,468	1,070,500	4,472,968
A-1	64,359	0	64,359
A-2	350,949	0	350,949
A-3	103,045	0	103,045
A-6	320,832	0	320,832
B	433,730	171,000	604,730
C	228,799	126,000	354,799
D	1,402,122	0	1,402,122
D-1	371,175	0	371,175
D-3	261,411	0	261,411
D-5	120,900	0	120,900
D-6	603,949	0	603,949
E	460,491	0	460,491
E-1	446,867	0	446,867
E-2	482,630	0	482,630
F	7,836,449	4,056,000	11,892,449
F-1	208,120	0	208,120
F-2	988,568	0	988,568
F-3	307,699	0	307,699
F-4	311,942	0	311,942
F-5	698,730	0	698,730
F-6	476,717	0	476,717
F-7	152,543	0	152,543
F-9	124,751	0	124,751
F-11	96,534	0	96,534
F-12	78,666	0	78,666
F-13	114,887	0	114,887
G	3,920,307	0	3,920,307
G-1	255,175	0	255,175
G-2	142,455	0	142,455
G-3	104,394	0	104,394
G-4	814,315	0	814,315
G-5	91,707	54,000	145,707
G-6	91,477	0	91,477
G-7	738,709	0	738,709
H	3,598,888	270,000	3,868,888
H-1	1,262,695	0	1,262,695
H-2	353,897	0	353,897
H-3	648,356	0	648,356
H-6	260,939	0	260,939
H-7	113,197	0	113,197
H-8	392,463	0	392,463
H-9	152,182	0	152,182
H-10	215,757	0	215,757

AMENDMENT NO. 5

MORENO AREA DRAINAGE PLAN

COST SUMMARY CONT'D

<u>Line</u>	<u>Construction Cost</u>	<u>Right of Way</u>	<u>Total</u>
I	5,458,793	0	5,458,793
J	5,792,429	0	5,792,429
J-1	135,795	0	135,795
J-4	229,669	0	229,669
J-5	115,398	0	115,398
J-6	236,822	0	236,822
J-8	244,381	0	244,381
J-9	452,186	0	452,186
J-10	230,626	0	230,626
J-11	233,691	0	233,691
J-12	265,039	0	265,039
J-13	230,075	0	230,075
J-14	527,661	0	527,661
K	2,986,645	693,000	3,679,645
K-1	1,918,632	0	1,918,632
K-3	97,792	0	97,792
K-4	75,626	0	75,626
L	1,269,711	369,200	1,638,911
Sinclair Basin	2,146,955	2,097,000	4,243,955
Nason Basin	<u>1,677,672</u>	<u>1,980,000</u>	<u>3,657,672</u>
Totals	57,931,844	10,886,700	68,818,544

*Includes 31% for Engineering, Administration and Contingencies

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MORENO
AREA DRAINAGE PLAN
AMENDMENT NO. 5
REVISED DRAINAGE FEE

	<u>Per Acre Fee</u>
Entire Drainage Plan Area	\$6,715