

Riverside County
Riverside, California

SALT CREEK CHANNEL
AREA DRAINAGE PLAN

Adopted November 19, 1996

By the Riverside County Board of Supervisors

Prepared and Adopted Pursuant to
Government Code Section 66483, et seq.
and
Section 10.25, Riverside County Ordinance No. 460

General Statement

This plan addresses an 8.2 mile reach of Salt Creek extending southwesterly from Cawston Avenue in the City of Hemet, to a point west of the community of Winchester near the intersection of Olive Avenue and Lindenberger Road. The overall watershed covered by this plan is approximately 89 square miles in size, and is completely within the Third Supervisorial District of Riverside County. It encompasses nearly all of the land area within the City of Hemet, as well as many square miles of surrounding unincorporated territory.

This Area Drainage Plan for controlling the floodwaters of Salt Creek, prepared by the Riverside County Flood Control and Water Conservation District, concludes that the improvement of Salt Creek Channel is critically needed for an orderly and economical development of the area. The plan proposes construction of the Salt Creek Channel improvements shown on the map contained herein as a solution to the regional Salt Creek flooding problems in the lower reaches of the watershed. The document entitled "Salt Creek Master Drainage Plan", dated October 1996, as approved by the Riverside County Flood Control and Water Conservation District Board, including all maps and exhibits attached thereto is adopted in its entirety as part of the Salt Creek Channel Area Drainage Plan.

The Salt Creek Area Drainage Plan

The Salt Creek Channel Area Drainage Plan provides for Salt Creek Channel improvements extending from the existing, fully improved Salt Creek Channel facility at Cawston Avenue, downstream approximately 8.2 miles to a point of connection with the existing, fully improved channel facility at Olive Avenue southwesterly of Winchester. The proposed channel is unlined with a 230-foot bottom width and sideslopes generally set at 14:1 (14' horizontal to 1' vertical). Like the existing upstream and downstream channel segments, the proposed channel is sized to convey 100-year frequency discharge rates. Also included in the plan is the upgrading of existing road crossings at Lindenberger, Rice and Winchester Roads to full 100-year conveyance capacity.

For the ADP fee calculation, the Salt Creek Channel has been divided into two reaches. The lower reach, Reach I, extends from Olive Avenue to Patterson Avenue, at the confluence with Hemet

Channel. Reach II extends upstream from Patterson Avenue to the existing channel at Cawston Avenue. In an effort to fairly apportion the drainage fee, the overall watershed has been divided into two subwatersheds corresponding to runoff contribution to Reach I and Reach II, and the respective benefits realized. The upper subwatershed, herein called the South Hemet Subwatershed, contributes runoff to both reaches of Salt Creek Channel and therefore its drainage fee reflects the total cost of Reach II and a portion of the cost of Reach I. The lower subwatershed however, herein called the Winchester/North Hemet Subwatershed, contributes runoff only to Reach I and therefore its drainage fee reflects only a fair share portion of the cost of Reach I.

Drainage Fees

The estimated total cost of constructing the channel and road crossing structures included in this Salt Creek Channel Area Drainage Plan is \$8,436,000. Table I is a cost summary of the individual elements used to determine the total cost, and the respective allocation of cost to each channel reach.

**SALT CREEK CHANNEL AREA DRAINAGE PLAN
TABLE 1
COST SUMMARY**

	REACH I	REACH II	TOTAL
Channel Construction	\$2,075,000	\$0 ⁽¹⁾	\$2,075,000
Channel Right of Way	0 ⁽²⁾	\$3,900,000	3,900,000
Lindenberger Road Crossing	828,000	-	828,000
Rice Road Crossing	828,000	-	828,000
Winchester Road Crossing	805,000 ⁽³⁾	-	805,000
TOTAL	\$4,536,000	\$3,900,000	\$8,436,000

- (1) Reach II channel construction costs funded by others
- (2) All necessary Reach I rights of way previously obtained by District
- (3) Winchester Road Crossing cost reflects a \$150,000 funding contribution by others

The timing, amount and method of payment required as a condition of approval for the filing of a final subdivision map or parcel map for each subwatershed, are as follows:

1. Drainage Fee

The current drainage fee for the two subwatersheds are:

SUBWATERSHED	FEE	PERCENT APPLIED	
		Salt Creek Channel	
		Reach I	Reach II
Winchester/North Hemet	\$131/ac	100%	-0-
South Hemet	\$338/ac	38.76%	61.24%

For subdivision of lots greater than one acre in size, the fee shall be applied on a "per lot" basis, excepting however, for commercial, industrial and manufacturing lots, the fee shall nevertheless be applied on a "per acre" basis.

2. Time of Payment, Notice to Owners and Fee Calculations

The Riverside County Board of Supervisors has adopted the "Rules and Regulations for Administration of Area Drainage Plans", dated June 10, 1980, and as amended, formally setting forth numerous administrative policies for implementing this and other area drainage plans within Riverside County. Among other provisions, the document defines the notification requirements to owners, and sets forth the computation methods for calculating the drainage fee applied to each lot. Said "Rules and Regulations for Administration of Area Drainage Plans", dated June 10, 1980, and as amended, is hereby made a part of this Salt Creek Channel Area Drainage Plan.

Findings

The Board of Supervisors finds and determines that:

1. The subdivision and development of land within the Salt Creek Channel Area Drainage Plan requires the construction of the facilities described in the plan.

2. The required drainage fee is fairly apportioned within the described subwatersheds, both on the basis of benefits conferred on properties that are proposed for subdivision and on the need for drainage facilities created by the proposed subdivision and development of all properties within the drainage area.

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SALT CREEK CHANNEL AREA DRAINAGE PLAN

AREA DRAINAGE FEE

	<u>Per Acre Fee</u>
A. WINCHESTER/NORTH HEMET	\$131
B. SOUTH HEMET	\$338