

## CHAPTER 10 PUBLIC SERVICES

### 10.1 INTRODUCTION

The proposed Fiddymment Ranch Specific Plan Amendment (SPA) 3 project would amend the existing West Roseville Specific Plan (WRSP) by changing the land use and zoning designations for some parcels and by changing development densities within the project area. The project would result in the development of 1,661 additional residential units and 7.3 additional acres of commercial land uses compared with the development evaluated in the WRSP EIR. Other changes proposed to the land uses within the Fiddymment Ranch project area include minor adjustments in acreage for parks, open space, the elementary school site, and roadway rights-of-way. The public service impacts of the overall WRSP were evaluated in the WRSP EIR. This Recirculated Draft Subsequent EIR evaluates the additional impacts that would be created by the proposed Fiddymment Ranch SPA 3 project, particularly the effect of the increased plan area population on the provision of public services in the City of Roseville.

This chapter describes public services provided in the City of Roseville, including fire protection, police protection, schools, and library services. It also describes the potential adverse impacts of the proposed Fiddymment Ranch Specific Plan Amendment 3 project on these services. The analysis in this chapter is based on review of the following documents:

- ❖ *City of Roseville General Plan 2025*, City of Roseville, February 2013
- ❖ *Creekview Specific Plan Final EIR*, City of Roseville, April 2011
- ❖ *Sierra Vista Specific Plan Final EIR*, City of Roseville, May 2010
- ❖ *West Roseville Specific Plan*, City of Roseville, 2004, as amended 2013
- ❖ *West Roseville Specific Plan FEIR*, City of Roseville, February 2004

The documents listed above are available for review during normal business hours at:

#### **City of Roseville Permit Center**

311 Vernon Center  
Roseville, California

The 2013 Notice of Preparation (NOP) and Initial Study for the proposed project as well as comments received in response to the NOP and comments received at the 2013 Public Scoping Meeting are provided in Appendix A. No comments relating to public services were received in response to the 2013 NOP or at the 2013 Public Scoping Meeting. As discussed in **CHAPTER 1 INTRODUCTION**, an NOP was circulated in 2010 and a Draft Subsequent EIR was circulated in 2011 for a previous Fiddymment Ranch SPA 3 proposal. The comments on the 2010 NOP and 2011 Draft Subsequent EIR are also included in Appendix A. The 2010 NOP comments and comments from the 2010 Public Scoping Meeting include public service related comments pertaining to whether technical studies would be prepared to evaluate impacts to public services, what thresholds are used to determine if public service impacts are significant, and increased demand for park facilities. As discussed in **CHAPTER 1 INTRODUCTION**, the Initial Study evaluated the increase in demand for park facilities that would be associated with the proposed project and found that the amount of parkland and open space included in the WRSP would satisfy the City's parkland requirements. Specifically, the proposed project would

accommodate 4,335 more residents than currently anticipated, bringing the total anticipated WRSP population to 26,038. The City requires provision of nine acres of parkland and open space for every 1,000 people, resulting in a need for 78.11 acres of each of three types of parkland and open space within the WRSP. The amount of parkland and open space planned in the WRSP, including under the proposed Fiddymont Ranch SPA 3 project, meets this requirement. The parcels allocated for parkland and open space under the WRSP are identified in Table 8-4 of the Specific Plan, which is available for review at the City of Roseville Permit Center, as noted above, and at the City’s website at:

[http://www.roseville.ca.us/planning/planning\\_document\\_library/specific\\_plans/default.asp](http://www.roseville.ca.us/planning/planning_document_library/specific_plans/default.asp)

Additionally, several comments on the 2011 Draft Subsequent EIR indicated concern that the project would have significant impacts to schools, parks, fire, and police services that were not adequately evaluated in the 2011 Draft Subsequent EIR. Further, some comments identified concerns regarding the potential for increased residential density to contribute to increased crime rates.

## 10.2 ENVIRONMENTAL SETTING

Public services are currently provided by the City of Roseville and the school districts as shown in *Table 10.1* and described below. Placer County will continue to provide other public services such as social, health, and court services.

**Table 10.1**  
**Existing Public Service Providers**

<b>Public Service</b>	<b>Provider</b>
Fire Protection	City of Roseville Fire Department
Police Protection	City of Roseville Police Department
Library Services	City of Roseville Parks & Recreation Department
School Services	Roseville City School District (Elementary & Intermediate) Roseville Joint Union High School District (High School)

### Fire Protection

The Roseville Fire Department (RFD) provides fire protection, fire suppression, emergency medical services, and hazardous material management within the City of Roseville. The RFD operates eight fire stations within the City of Roseville, including one station within the WRSP that opened in the summer of 2013. The RFD employs 103 staff members for fire operations, 8 Fire Prevention personnel, 2 fire training professional, and 5.5 administrative support personnel.

The existing fire stations and facilities are listed below;

- ❖ Station No. 1 at 401 Oak Street
- ❖ Station No. 2 at 1398 Junction Boulevard

- ❖ Station No. 3 at 1300 Cirby Way
- ❖ Station No. 4 at 1900 Eureka Road
- ❖ Station No. 5 at 1565 Pleasant Grove Boulevard
- ❖ Station No. 6 1430 E. Roseville Parkway
- ❖ Station No. 7 911 Highland Pointe Drive
- ❖ Station No. 9 2451 Hayden Parkway Fire Training Center 2030 Hilltop Circle

The first responding station to calls in the project area would be Station 9 in the WRSP area. The RFD has mutual aid agreements with Placer County, the California Department of Forestry, and the Sacramento Metro Fire District. The RFD also has an automatic aid agreement with the South Placer Fire District, the Rocklin Fire Department, and the Sacramento Fire District.

In order to assess demand for fire service, the RFD uses a risk assessment model that uses existing fire stations and the number of engine/truck companies available as the primary criteria in determining the need for a new fire station or additional staff. Large infill development can, for example, be adequately served by an existing proximate station, while a remote smaller development could require a new facility. To maintain adequate fire protection, the RFD uses three different service standards documented in the City's General Plan: 1) respond to all emergencies within four minutes, 80 percent of the time; 2) maintain an International Organization for Standardization (ISO) rating of 3; and 3) deliver 500 gallons per minute of water to a fire scene within 10 minutes. The types of emergencies that RFD responds to includes fire response, basic life support and advanced life support. The department strives to respond within four minutes in all cases. In addition, the Department provides self-audits of services and programs to reaffirm station locations, equipment and staffing placement on an annual basis. Also, the RFD is an Internationally Accredited Fire Department which is audited every five years by an Accreditation Review team in order to maintain accreditation.

### **Police Protection**

The Roseville Police Department (RPD) provides police protection services to the City of Roseville. The RPD has a force of 121 sworn officers and 63 non-sworn employees headquartered at 1051 Junction Boulevard, approximately 4.5 miles east of the WRSP area. Sworn officers are responsible for emergency and law enforcement related activities. Non-sworn employees are responsible for specific duties including: animal control, dispatch, record maintenance, jail management, and administrative tasks. Funding for law enforcement services is provided by the City's General Fund.

The RPD has divided the City into four major patrol beats that are further divided into reporting districts or neighborhood areas. In addition to routine patrol, traffic enforcement and responding to calls for service, the RPD assigns a beat officer to neighborhood areas on a long-term basis. Each beat officer monitors his or her assigned area for recurring crime, helps organize neighborhood groups, attends community meetings, and works with residents and businesses to solve problems.

The RPD's Community Services Unit is responsible for community-based crime prevention and public education. The Unit administers Neighborhood Watch programs and community

relations events. It acts as a liaison between the RPD and the Roseville Coalition of Neighborhood Associations (RCONA). Each neighborhood association under RCONA is assigned at least one beat officer. The Youth Services Division assigns police officers to every public high school in the City.

The City has not adopted a police-to-population ratio, but strives to keep a ratio above 1.2 officers per 1,000 persons. The Department is currently below the desired ratio. The RPD also has not adopted a formal response time standard, but the current response time is approximately three to five minutes or less for an emergency call.

The Placer County Sheriff's Department acts as the County coroner and serves legal papers in all areas of the County. An interagency coordination program between the RPD and the Sheriff's Department exists. In addition, the RPD has interagency agreements with the cities of Rocklin and Lincoln to provide 911 and dispatching services in the event of an evacuation or system failure.

### **Library Services**

The City of Roseville operates its own library system. As stated in the General Plan, the City views libraries as an essential public service and contributing factor to the community's quality of life. The City libraries serve populations from the City of Roseville, as well as the surrounding counties of Placer, Sacramento, and Sutter.

The Downtown Roseville Library is located at 225 Taylor Street and is approximately 30,000 square feet. The Maidu Library is also approximately 30,000 square feet and is located at Maidu Regional Park in southeast Roseville. The Martha Riley Community Library is located approximately two miles east of the WRSP area at 1501 Pleasant Grove Boulevard and is the closest library to the project area. The Riley Library is approximately 14,000 square feet and is located in Mahany Park at the intersection of Pleasant Grove Boulevard and Woodcreek Oaks Boulevard. The Riley Library is housed in the same 32,500 square foot building as the Utility Exploration Center, which provides education supporting sustainability, and the Roseville Community Television Studio. The Riley Library was constructed after approval of the WRSP.

### **School Services**

#### ***Roseville Joint Union High School District***

The Roseville Joint Union High School District (RJUHSD) serves 9<sup>th</sup> through 12<sup>th</sup> grades and receives students from three main elementary school districts including Roseville City School District (RCSD), Dry Creek Joint Elementary School District, and Eureka School District. The RJUHSD boundaries overlap numerous jurisdictions, including the City of Roseville, Placer County, and Sacramento County. The RJUHSD currently operates a total of eight high schools: Adelante High School, Granite Bay High School, Independence High School, Oakmont High School, Roseville High School, Woodcreek High School, Roseville Adult School, and Antelope High School. The enrolment in the RJUHSD in 2012 was 9,412, excluding the Roseville Adult School as outlined in the *Table 10.2*.

The RJUHSD Board of Trustees adopted the District Facilities Master Plan in 2004. Over a ten-year horizon, the plan calls for construction of two comprehensive high schools. Since adoption of the plan, Antelope High School has been completed. A 53-acre site in the WRSP is planned

for an additional high school. In 2011, the District circulated a Draft EIR for a new high school in that location, and the District has recently acquired the property.

**Table 10.2**  
**High School Capacities and Enrollment – 2012**

School	Maximum Capacity	Enrollment	Percent of Capacity
Adelante	N/A	137	N/A
Antelope	1,800	894	50%
Granite Bay	1,800	2,092	116%
Independence	N/A	239	N/A
Oakmont	1,800	1,856	100%
Roseville	1,800	2,097	116%
Woodcreek	1,800	2,097	116%

Source: <http://www.axiomadvisors.net/livesarc/presentation/sarcindex.aspx?DistrictID=3166928>

Notes:

Adelante HS is an alternative HS that currently serves between 190 and 250 students. The student population is primarily transfers from other RJUHSD schools. This school would require operational and staffing reconfiguration if it serves more than 250 students.

Independence HS does not have a specified capacity. The school operates with a web-based program and Independent Study.

### **Roseville City School District**

The RCSD provides both elementary and intermediate school facilities for portions of the City of Roseville. The 2012-2013 enrollment and existing capacity of each school is shown in *Table 10.3*. In general, most of the schools have enough capacity to accommodate new students. Further, there are two new schools within the WRSP, one elementary and one middle school, with available capacity to accommodate new students.

**Table 10.3**  
**Elementary and Intermediate School Capacity and Enrollment, 2012**

School	Maximum Capacity	Enrollment	Percent of Capacity
Blue Oaks Elementary	575	599	104%
Bradford Woodbridge Fundamental Elementary (grades K-3)	625	277	44%
Catheryn Gates Elementary	600	633	106%
Crestmont Elementary	575	450	78%
Diamond Creek Elementary	600	634	106%
Ferris Spanger Elementary	625	457	73%
Fiddymont Farm Elementary	600	n/a	n/a
George Cirby Elementary	800	408	51%
George Sargeant Elementary	600	433	64%
Junction Elementary	550	277	55%
Sierra Gardens Elementary	625	477	76%
Stoneridge Elementary	400	519	130%
Thomas Jefferson Elementary	550	517	94%
Vencil Brown Elementary	625	490	78%

School	Maximum Capacity	Enrollment	Percent of Capacity
William Kaseberg Elementary	675	434	63%
Barbara Chilton Middle School	1,000	n/a	n/a
George A. Buljan Middle School	891	1,129	127%
Robert C. Cooley Middle School	999	956	96%
Warren T. Eich Intermediate School	810	575	71%

Source: <http://www.axiomadvisors.net/livesarc/presentation/sarcindex.aspx?DistrictID=3166910>

Note: Fiddymment Farm Elementary and Chilton Middle School are in their first year of operation. These schools were not open in the 2012-2013 academic year and had no enrollment that year.

### 10.3 REGULATORY SETTING

#### Fire Protection

##### *Federal and State Regulations*

There are no specific federal or State regulations pertaining to fire protection applicable to the proposed Fiddymment Ranch SPA 3 project.

##### *Local Regulations*

##### **City of Roseville General Plan**

The City of Roseville General Plan includes the following goals and policies for fire protection services.

**Goal 1** Protect against the loss of life, property, and the environment by appropriate prevention, education, and suppression measures.

**Goal 2** Provide emergency services in a well-planned, cost-effective, and professional manner through the best utilization of equipment, facilities, and training available.

**Policy 2** Strive to achieve the following services levels:

- ❖ Four minute response time for all emergency calls
- ❖ ISO rating of 3 or better
- ❖ 500 gallons of water per minute within 10 minutes of alarm

**Policy 3** Monitor Fire Department service levels annually, concurrent with the City budget process and via quarterly reports.

**Policy 6** Phase the timing of the construction of fire stations to be available to serve the surrounding service area.

**Policy 8** Provide a comprehensive emergency medical services program to provide Advance Life Support services and ensure reliable ambulance transport services to aid citizens in need of rescue or medical assistance.

The RFD receives a portion of its budget from the City's General Fund. For fiscal year 2011-2012, the City allocated \$23,771,187 to the RFD. In 1984, to compensate for City growth, the

Fire Facilities Tax was approved. This tax required that 0.5 percent of the value of any new construction be collected as part of the building fee and designated for fire suppression and protection. In fiscal year 2008-2009, the RFD received \$1,112,876 from the Fire Facilities Tax. This tax was specifically intended for capital improvements, such as fire stations and fire equipment. None of these funds were allocated for operating expenses, such as salaries or training. The tax expired in December 2009. Without the Fire Facilities Tax, additional funding from development fees or user fees will need to be secured to fund capital improvements and the construction of new stations. Although the Fire Facilities Tax expired in 2009, the project proposes to pay its fair share to fund capital improvements as a provision of the Development Agreement.

## **Police Protection**

### ***Federal and State Regulations***

There are no specific federal or State regulations pertaining to law enforcement applicable to the proposed Fiddymment Ranch SPA 3 project.

### ***Local Regulations***

#### **City of Roseville General Plan**

The City of Roseville General Plan includes the following goal and policies for police services.

- Goal** Maintain a professional law enforcement agency that proactively prevents crime; controls crime that the community cannot prevent; and reduces fear and enhances the security of the community.
- Policy 1** Provide a high level of visible patrol services within the City.
- Policy 2** Respond to both emergency and routine calls for service in a timely manner consistent with department policy.
- Policy 5** Provide extensive community-based service and education programs designed to prevent crime and emphasizes citizen protection and involvement.
- Policy 8** Work with other city departments to review public and private development plans, ensuring that crime prevention is addressed.

The proposed Fiddymment Ranch Specific Plan Amendment 3 project would be required to comply with RPD recommendations regarding safety and security.

## **Library Services**

### ***Federal and State Regulations***

There are no specific federal or State regulations pertaining to libraries applicable to the proposed Fiddymment Ranch SPA 3 project.

### ***Local Regulations***

#### **City of Roseville General Plan**

The City of Roseville General Plan includes the following goals and policy for libraries.

**Goal 1** Recognize library services as a vital public service that contributes to the community's quality of life.

**Goal 2** Provide services and locate library facilities to adequately serve all City residents.

**Policy 4** Provide branch libraries to service population increments of ±20,000.

### **Placer County**

The County currently collects a public facilities fee which helps to fund library facilities. This fee is not collected in the City of Roseville.

### **Schools**

#### ***Federal Regulations***

There are no specific federal regulations pertaining to schools applicable to the proposed Fiddymment Ranch SPA 3 project.

#### ***State Regulations***

##### **Proposition 1A/Senate Bill 50**

Prop 1A/SB 50 establishes three levels of development fees that may be levied upon new construction. A school district imposing the development impact fees must show "that a valid method was used for arriving at the fee in question, "one which established a reasonable relationship between the fee charged and the burden imposed by the development.'" (*Shapell Industries, Inc. v. Governing Bd.* (1991) 1 Cal.App.4th 218, 235.)

Level 1 fees are the maximum amount of fees that can be imposed on new development as set by the State Allocation Board. Level 1 fees are intended to be increased every two years at the January meeting of the State Allocation Board, at which time the increase will become effective. (Gov. Code, §65995, subd. (b)(3).) The State Allocation Board last increased development fees on January 25, 2012 to \$3.20 per square foot for residential development and \$0.51 per square foot for commercial and industrial development.

In general, Level 2 and Level 3 fees apply to new residential construction only. Level 2 fees allow the school district levying the fees to increase development fees beyond the statutory levels to no more than 50 percent of construction costs, under certain circumstances stated in Government Code §65995.5(b)(3). This assumes that State funds will cover the remaining 50 percent. Level 3 fees allow the school district to impose 100 percent of the cost of the school facility or mitigation when State funds for new school facility construction have been exhausted after 2006. (Gov. Code, §65995.7.) Both Level 2 and Level 3 funds only may be levied if the school districts have conducted and adopted a school facility needs analysis.

According to Government Code §65996, except for development fees authorized by Education Code section 17620 or pursuant to provisions for interim facilities appearing at Government Code §65970 through §65981, no "fee, charge, dedication, or other requirement" shall be "levied or imposed in connection with, or made a condition of, a legislative or adjudicative act, or both, involving, but not limited to, the planning, use, or development of real property or a change in governmental organization or reorganization[.]" (Gov. Code, §65995, subd. (a).) The

development fees authorized by SB 50 are “deemed to provide full and complete school facilities mitigation[.]” (Gov. Code, §65996, subd. (b).)

All fees are levied at the time a building permit is issued. District certification of payment of the applicable fee is required before the City can issue a building permit.

### **Class Size Reduction Program**

The Class Size Reduction program, which was established by the state in 1996, is intended to improve education, especially in reading and mathematics, for children in kindergarten through third grade. The program provides financial assistance for schools with student-to-teacher ratios of 20.4 to 1 (measured as an annual average). It is within a school district’s discretion to opt into the program and receive the associated funding. Thus the program is not a requirement.

### **Department of Education Standards**

The California Department of Education has published the *Guide to School Site Analysis and Development* in order to establish a technique for determining acreage for new school development. Rather than assigning a strict student/acreage ratio, this guide provides flexible formulas that permit each district to tailor its answers as necessary to accommodate its individual conditions. The Department of Education then recommends that a site utilization study be prepared for the site, based on these formulas.

### **Safe Routes to School**

Safe Routes to School (SRTS) is an international movement that has taken hold in communities throughout the United States. The State adopted a funding program through Streets & Highways Code Section 2330-2334. AB 57 extends the program indefinitely. The concept is to increase the number of children who walk or bicycle to school by funding projects that remove the barriers that currently prevent them from doing so. Those barriers include lack of infrastructure, unsafe infrastructure, lack of programs that promote walking and bicycling through education/encouragement programs aimed at children, parents, and the community. The Roseville Public Works Department has been working with local schools to implement SRTS programs as funding allows.

## ***Local Regulations***

### **City of Roseville General Plan**

The City of Roseville General Plan includes the following goals and policies for schools.

- Goal 1** The provision of adequate school facilities is a community priority. The school districts and the City will work closely together to obtain adequate funding for new school facilities. If necessary, and where legally feasible, new development may be required to contribute, on the basis of need generated, 100% of the cost for new facilities.
- Goal 2** The City and the school districts enjoy a mutually beneficial arrangement in the joint-use of school and public facilities. Joint-use facilities shall be encouraged in all cases unless there are overriding circumstances that make it impossible or

- detrimental to either the school district or the City's park and recreation facilities/programs.
- Goal 3** School facilities shall be available for use in a timely manner.
- Goal 4** The City will work with all school districts within the region to provide educational opportunities for all students.
- Policy 2** Adequate facilities must be shown to be available in a timely manner before approval will be granted to new residential development.
- Policy 3** Financing for new school facilities will be identified and secured before new development is approved.
- Policy 5** The City and school districts will work together to develop criteria for the designation of school sites and consider the opportunities for reducing the cost of land for school facilities. The City shall encourage the school districts to comply with City standards in the design and landscaping of school facilities.
- Policy 6** The City and school districts will prepare a joint-use study for each school facility to determine the feasibility of joint-use facilities. If determined to be feasible a joint-use agreement will be pursued to maximize public use of facilities, minimize duplication of services provided and facilitate shared financial and operational responsibilities.
- Policy 7** Designate public/quasi-public land uses in clusters so that the use of schools, parks, open space, libraries, child care, and community activity and service centers create a community or activity focus.
- Policy 8** Schools, where feasible, shall be located away from hazards or sensitive resource conservation areas, except where the proximity of resources may be of educational value and the protection of the resource reasonably assured.

### **School Facilities Funding and Fees**

To ensure adequate funding for new school facilities the City Council adopted Ordinance 2434 (School Facilities Mitigation Plan) in February 1991. This ordinance encourages the payment of fees, participation in a Mello-Roos Community Facilities District, and school facility mitigation plans for proposed new development. With the enactment of SB 50, the measures cannot be mandatory, but can be negotiated as part of the development agreement process. With voluntary participation by the applicants, the fees established in the ordinance may be greater than the state-mandated fees. These mitigation fees vary depending upon the school district. If the applicant chooses to submit a mitigation plan, the plan must explain how the project developer would participate in financing additional interim and permanent school facilities needed to serve the applicant's residential development project. The mitigation plan would be reviewed by the school district(s) in which the project is situated. The district(s) may approve, disapprove, or modify the mitigation plan based upon the funding and facilities needs identified in the construction schedule or plan by each district.

### West Roseville Specific Plan Measures

The proposed Fiddymment Ranch SPA 3 project would be subject to the school funding requirements included in the Fiddymment Ranch Development Agreement and established funding agreements with the respective school districts. These measures are voluntary measures taken by the applicants that exceed typical state law requirements.

## 10.4 IMPACTS

### Significance Criteria

Consistent with Appendix G of the CEQA Guidelines, the proposed Fiddymment Ranch SPA 3 project would be considered to have a significant impact associated with public services if it would:

- ❖ Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities (including fire stations, police stations, libraries, schools, and parks), need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives;
- ❖ Create an increased demand for public services such as fire protection and law enforcement that would substantially interfere with the ability of the fire department or police department to provide adequate response time to the project site;
- ❖ Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan; or
- ❖ Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands.

### Project Impacts

**IMPACT 10.1:**

**Increase Demands for Fire Protection;  
Require Construction of New or Expanded  
Fire Protection Facilities**

<b>APPLICABLE POLICIES AND REGULATIONS:</b>	City of Roseville General Plan Safety Element Fire Protection goals and policies
<b>SIGNIFICANCE WITH POLICIES AND REGULATIONS:</b>	Less than Significant
<b>MITIGATION MEASURES:</b>	None
<b>SIGNIFICANCE AFTER MITIGATION:</b>	Less Than Significant

At buildout, 5,869 dwelling units would be located in the Fiddymment Ranch project area which is 1,661 more units than previously planned under the WRSP. These residences, as well as commercial and public uses, would require fire protection services. The RFD does not have an adopted ratio of fire protection personnel to resident population. Instead, the impact analysis is based on the ability of the RFD to respond to all emergencies within four minutes, 80 percent of the time; maintain an ISO rating of 3; and deliver 500 gallons of water per minute to a fire scene within 10-minutes. The RFD indicates that adequate fire services are available to serve the proposed increased development within the project area.

The Development Agreement for Fiddymment Ranch stipulates that all development within the project area is subject to Community Facilities District (CFD) #3, which provides supplemental funding for the RFD paid by residents/owners of each dwelling unit. In addition, home builders within Fiddymment Ranch currently pay \$373 for each low density or medium density dwelling units and \$250 for each high density dwelling unit in developer fees which go to the City's General Fund to support police, fire and parks/libraries, with the majority of the funds split 55% for police and 45% for fire. These funding sources as well as other user fees and the General Fund would provide the funding necessary to increase staff to serve the project area.

Fire station #9 on Hayden Parkway, within the WRSP, would provide primary emergency response. This property was donated to RFD from the Fiddymment Ranch property owner, as described in the Development Agreement for Fiddymment Ranch.

Fire Station #5, located in Mahany Park on Pleasant Grove Boulevard, and future permanent Fire Station #8, planned for the area of Blue Oaks Boulevard and Woodcreek Oaks Boulevard, would provide secondary response. Fire station #9 within the WRSP would meet City response times and standards for serving WRSP residents and businesses. The proposed project would not require construction of new facilities.

Further, it is expected that construction phasing and construction management will ensure that the project would not create traffic congestion during construction or operation that would substantially impede response times on City streets or obstruct emergency evacuation. At buildout, three access points would be provided - Hayden Parkway, Fiddymment Road, and Holt Parkway. This would provide sufficient access for emergency response to the project area and evacuation from the project area.

The Fiddymment Ranch project area is developing as an urban area. Until the area is fully developed, the undeveloped area presents risks of wildfire. Until the remainder of the property develops, fire break construction and perimeter mowing is performed on an annual basis in accordance with fire department requirements to minimize these risks and ensure that impacts remain less than significant.

The proposed Fiddymment Ranch SPA 3 project would have a less than significant impact on fire protection services.

**Police Protection**

**IMPACT 10.2:**

**Increase Demands for Police Protection;  
Require Construction of New or Expanded  
Police Protection Facilities**

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<b>APPLICABLE POLICIES AND REGULATIONS:</b>	City of Roseville General Plan Safety Element regarding police services
<b>SIGNIFICANCE WITH POLICIES AND REGULATIONS:</b>	Less than Significant
<b>MITIGATION MEASURES:</b>	None
<b>SIGNIFICANCE AFTER MITIGATION:</b>	Less Than Significant

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The increased residential population resulting from the proposed Fiddymment Ranch SPA 3 project would create additional demand for police services. The proposed project would contribute an additional 4,335 residents (based on 2.61 persons per household) to the plan area. Although there is not a City adopted police-to-population ratio, for purposes of this analysis, a ratio of 1.2 officers per 1,000 people is used as a threshold to determine adequate service based on department policy. Based on this desired ratio, approximately five new full-time and one part-time officers would be required. Additional administrative staff would also be needed to support the expanded police force. Revenues generated by sales tax and property taxes associated with development would increase the City’s General Fund, a portion of which could pay for the additional law enforcement personnel needed to serve the plan area. In addition, the Development Agreement for Fiddymment Ranch stipulates that all development within the project area is subject to CFD #3, which provides supplemental funding for the RPD as described above.

Expansion of the Police Headquarters would likely not be needed for the additional police staff and is not proposed as part of the project. Police serve areas based on beats, and a satellite facility would not be warranted by the proposed development. Further, the proposed increase in development intensity within the Fiddymment Ranch area is not expected to affect the current RPD response time of approximately three to five minutes or less for an emergency call.

The proposed Fiddymment Ranch SPA 3 project would have a less than significant impact on City of Roseville police protection services.

**California Highway Patrol**

The California Highway Patrol (CHP) based out of the Auburn area handles enforcement of traffic investigations, traffic control, and other traffic-related incidents within Placer County. With the proposed project, the City of Roseville would provide adequate police services to patrol the project area and its vicinity, including traffic investigations and traffic control. The WRSP area is approximately three miles from the nearest state roadway facility (State Route 65). However the project would increase traffic on state roadway facilities, as evaluated in **CHAPTER 5 TRANSPORTATION AND CIRCULATION**. The project would slightly increase demands for CHP services in the project region. The proposed project would not require the construction or expansion of any CHP facilities that may have a significant effect on the environment.

State services are funded in part by property taxes. The additional development proposed by this project would increase property taxes paid to the State of California; those increased funds could be applied to CHP staffing levels to meet the increased demands for CHP services.

The proposed Fiddymment Ranch SPA 3 project would have a less than significant impact on CHP services.

**Library Services**

**IMPACT 10.3:**

**Require Construction of New or Expanded Library Facilities**

<b>APPLICABLE POLICIES AND REGULATIONS:</b>	City of Roseville General Plan Public Facilities Element
<b>SIGNIFICANCE WITH POLICIES AND REGULATIONS:</b>	Less than Significant
<b>MITIGATION MEASURES:</b>	None
<b>SIGNIFICANCE AFTER MITIGATION:</b>	Less Than Significant

Impacts to library services are not typically considered environmental impacts unless the project results in the need to construct new libraries that would have a physical effect on the environment. While the General Plan establishes a policy of providing a new branch library for each 20,000 residents, the use of libraries is evolving. The advent of the internet and general access to computers for research information is changing the way people use libraries and reducing the demand for physical library space per population unit.

The additional units within the Fiddymment Ranch area would add approximately 4,335 people to the City of Roseville, which generates fewer residents than is warranted for a new branch library. The additional development within the project area would contribute to the General Fund that finances libraries, such as the Riley Library at Mahany Park, which is proximate to the project area. Adequate capacity is available at this library to serve the increase in population created by this proposed project. Overall, the population of the WRSP area, including the additional population supported by the proposed project, would be adequately served by existing libraries. Therefore, there would be no physical impact on the environment as a result of the proposed project due to the need for new or expanded library facilities, and the impact would be less than significant.

**Schools**

**IMPACT 10.4:**

**Increase Demands for School Services;  
Require Construction of New or Expanded  
School Facilities**

<b>APPLICABLE POLICIES AND REGULATIONS:</b>	City of Roseville General Plan Public Facilities Element Roseville Ordinance 2434
<b>SIGNIFICANCE WITH POLICIES AND REGULATIONS:</b>	Less than Significant
<b>MITIGATION MEASURES:</b>	None
<b>SIGNIFICANCE AFTER MITIGATION:</b>	Less Than Significant

The demand for school services is based upon the number of students generated by the proposed development. The student generation rates (number of students for each dwelling unit) for Roseville Joint Union High School District and the Roseville City School District are provided in *Table 10.4*.

**Table 10.4**  
**Student Generation Rates by School District**

	LDR/ MDR	HDR
<b>Roseville City School District</b>		
Grades K-5	0.2930	0.1365
Grades 6-8	0.1247	0.0407
<b>Roseville Joint Union High School District</b>		
Grades 9-12	0.138	0.054

To quantify the total number of students, the residential development identified per the proposed project is multiplied by the relevant student generation rates. *Table 10.5* identifies the number of residential units and students generated for the approved development in Fiddymment Ranch under the WRSP and the additional development proposed in Fiddymment Ranch under the proposed project.

**Table 10.5**  
**Student Generation within Fiddymment Ranch**

Student Generation Source	Type of Units	Number of Units	RCSD		RJUHSD
			Grades K through 5	Grades 6 through 8	Grades 9 through 12
<b>Approved WRSP Fiddymment Ranch Development</b>	LDR/MDR	2,791	818	348	385
	HDR	1,416	193	58	76
<b>Total Students Within Approved Development</b>			<b>1,011</b>	<b>406</b>	<b>461</b>

Student Generation Source	Type of Units	Number of Units	RCSD		RJUHSD
			Grades K through 5	Grades 6 through 8	Grades 9 through 12
<b>Proposed SPA 3 Additional Development</b>	LDR/MDR	1,189	348	148	164
	HDR	472	64	19	25
<b>Total Students Within Proposed Additional Development</b>			412	167	189
<b>Grand Total Fiddymment Ranch</b>	LDR/MDR	3,980	1,166	496	549
	HDR	1,888	257	77	101
<b>Grand Total Students</b>			1,423	573	650

Finally, the number of students in each grade classification is compared to the capacity of each school. There are a total of four elementary schools (grades K through 5) planned within the WRSP area, and each is planned to have a capacity of 600 students. There is one middle school (grades 6 through 8) planned within the WRSP area; it would have a capacity of 1,000 students. There is also one high school (grades 9 through 12) planned within the WRSP with a capacity of 2,000 students.

The proposed Fiddymment Ranch SPA 3 project would generate 412 elementary school children beyond the number of elementary students anticipated under the WRSP, with a total of 1,423 elementary school students in Fiddymment Ranch. Including approval of the recent Westpark Phase 4 SPA, an additional 1,007 elementary students are expected to reside in the Westpark portion of the WRSP, bringing the total number of elementary school students in the WRSP to 2,430. With a school capacity of 600 students, the total capacity of four currently planned elementary schools within the WRSP would be exceeded by 30. On average, capacity at each campus would be exceeded by 7 or 8 students. This level of additional students would not create overcrowded conditions or lead to any new environmental effects. Further, the total amount of additional students would not be sufficient to require or support construction of another elementary school. The existing and planned schools in the WRSP would have sufficient capacity to serve all elementary school students within the plan area.

A new elementary school opened in August 2013. Fiddymment Farms Elementary is the 19th campus in the RCSD which now serves more than 10,000 children in kindergarten through eighth grade.

The proposed Fiddymment Ranch SPA 3 project would generate 167 middle school students beyond the number of middle schools students anticipated under the WRSP, resulting in a total of 573 middle school students in Fiddymment Ranch. An additional 414 middle school students are expected to reside in the Westpark portion of the WRSP, bringing the total number of middle school students in the WRSP to 987. With a school capacity of 1,000 students, Chilton Middle School, which opened in 2012 and is located on Bob Doyle Drive within the WRSP, would have sufficient capacity to serve all middle school students within the plan area.

The project would generate 189 high school students beyond the number of high school students anticipated under the WRSP, resulting in a total of 650 high school students in

Fiddymment Ranch. An additional 465 high school students are expected to reside in the WestPark portion of the WRSP, bringing the total number of high school students in the WRSP to 1,115. With a school capacity of 2,000 students, the one currently planned high school within the WRSP would have sufficient capacity to serve all high school students within the WRSP. In the interim, high school students would attend either Oakmont or Roseville high schools. While *Table 10.2* shows that these schools operated over capacity in 2010, the interim additional students could be accommodated with the use of portable classrooms. Buildout in Fiddymment Ranch would over a period of approximately 15 years, so the full amount of 650 high school students generated in the project area would not all require placement at the same time.

The project applicant would pay the required school impact fees in accordance with SB 50. With payment of these fees, the impact is considered less than significant.

In addition, the project applicant would voluntarily enter into mutual benefit impact fee agreements with the school districts, as documented in the Fiddymment Ranch Development Agreement and the funding agreements with the respective school districts.

## **10.5 MITIGATION MEASURES**

### **Increase Demands for Fire Protection; Require Construction of New or Expanded Fire Protection Facilities**

This impact is determined to be less than significant. No mitigation measures are necessary.

### **Increase Demands for Police Protection; Require Construction of New or Expanded Police Protection Facilities**

This impact is determined to be less than significant. No mitigation measures are necessary.

### **Require Construction of New or Expanded Library Facilities**

This impact is determined to be less than significant. No mitigation measures are necessary.

### **Increase Demands for School Services; Require Construction of New or Expanded School Facilities**

This impact is determined to be less than significant. No mitigation measures are necessary.

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