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Solano Local Agency Formation Commission
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September 19, 2023
Job #23-028

Attn: Rich Seithel, Executive Officer

RE: Rural North Vacaville Water District Sphere of Influence Hearing
English Hills, LLC property at 6927 Steiger Hill Rd (APN's 123-030-060 & 123-070-020)

Section V on page 6 of the June 12, 2023 Solano Local Agency Formation Commission staff report lays out the "Parcel Identification and Analysis Methodology" to be used in the determination of parcels to be added to the sphere of influence of the Rural North Vacaville Water District (RNVWD). The second bullet item outlines a "50 foot water line halo" to restrict parcels not being within 50 feet of existing district water lines from being included in the sphere of influence. The "50 foot water line halo" should not be a consideration as to which parcels should be in the sphere of influence for the following reasons:

- Water service lines and main line extensions are commonly made associated with the development of a home on a lot or subdivisions. Water main line extensions have occurred within RNVWD in the past along English Creek Lane (625'), Olive Hill Road (1,000'), Linda Vista Lane (1500') and west from Sierra Vista Drive (675') to mention a few.
- There are many existing parcels that do not meet the "50 foot water line halo" criteria and are still provided a water service by the district. The district provides services to these parcels with meters adjacent to district infrastructure with private water lines to residences via private access and utilities easements. As such, these private water lines are often much longer than 50 feet.

The English Hills, LLC property on Steiger Hill Road should be included in the RNVWD sphere of influence as:

- It abuts the RNVWD district boundary on 2 sides and the Solano Irrigation District/Gibson Canyon Water System Boundary on the remaining sides.
- The property cannot be annexed into the Solano Irrigation District/Gibson Canyon Water System as stated by Solano Irrigation district.
- Its boundary is within 475 feet of a zone 3 district water main. This water main is looped providing improved flow rate capacity and redundancy from mains in both in Steiger Hill Road and Joslin Lane.
- Zone 3, 710' elevation grade line, is capable of providing pressures and fire flows complying with current standards to the English Hills, LLC property, allowing for improved fire protection in a high fire danger area.

The subject property was approved by the RNVWD (Board Resolution 2023-68) to be added to the sphere of influence. The RNVWD water system has sufficient excess capacity for the inclusion of the subject property into the district.

It is our opinion that the "50 foot water line halo" is not an appropriate tool for determining Rural North Vacaville Water District Boundaries. As such, it is our recommendation that the English Hills, LLC property at 6927 Steiger Hill Road be included within the District's Sphere of Influence.

Very truly yours.

Brad Foulk, PE, PLS

