



FINAL

RIPON MUNICIPAL SERVICES REVIEW AND SPHERE OF INFLUENCE UPDATE

MAY 10, 2018

Prepared for:

City of Ripon
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D e N o v o P l a n n i n g G r o u p

A Land Use Planning, Design, and Environmental Firm



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EXECUTIVE SUMMARY

This Municipal Services Review (MSR) is being prepared for the San Joaquin Local Agency Formation Commission (LAFCo) by the City of Ripon in compliance with the 2000 Cortese-Knox-Hertzberg Act, which requires that a MSR be prepared prior to or concurrent with an update of a Sphere of Influence (SOI). The MSR evaluates existing and future service conditions and reviews the advantages and disadvantages of various government service structure options in the form of written determinations. A MSR is a tool upon which LAFCo can base its action on a SOI. This MSR will be used by the San Joaquin LAFCo when reviewing annexations and amendments to the City of Ripon's SOI.

The MSR reviews the City's ability to provide services to residents and businesses within its existing boundaries as well as the future residents and businesses within 10-Year and 20-Year growth boundaries. A SOI is a planning boundary defined by LAFCo within which a city or district is expected to grow over time. The MSR provides the basis for modifying the City's SOI.

The MSR is required by the Cortese-Knox-Hertzberg Act to have six categories, as defined by the San Joaquin LAFCo "Service Review Policies" December 14, 2012. Each of these categories requires a written determination. The six categories are as follows:

- Growth and Population Projections for the Affected Area
- The Location and Characteristics of any Disadvantaged Unincorporated Communities within or Contiguous to the Sphere of Influence
- Present and Planned Capacity of Public Facilities and Adequacy of Public Services, Including Infrastructure Needs and Deficiencies
- Financial Ability of Agencies to Provide Services
- Status of, and Opportunities for, Shared Facilities
- Accountability for Community Service Needs, Including Governmental Structure and Operational Efficiencies

Written determinations are included for each of the areas addressed. The San Joaquin LAFCo "Service Review Policies" December 14, 2012 prepared by the San Joaquin LAFCo were used as a guide in the preparation of this MSR.

DETERMINATIONS

An explanation of the specific operational and management aspects of each service provider considered in each of these topic areas is provided below. Based on the information contained in the MSR, the determinations listed by general topic areas covered in this MSR are as follows:

Sphere of Influence Plan

The following determinations affirm the City's ability to provide adequate services to existing and future populations within the existing sphere of influence.

A. PRESENT AND PLANNED LAND USES

The City of Ripon is largely built out within the current City limits. There are some large vacant and agricultural parcels within the south/western portion of the City limits. There are also a number of smaller vacant and underutilized parcels within the City limits. Overall, Ripon can be characterized as a lower density residential community (1-2 stories), with a modest downtown and commercial center, additional commercial uses dispersed throughout the city, mixed-use areas, and a modest industrial base (i.e. along the SR 99 corridor).

Agricultural lands make up a portion of the area within the Sphere of Influence and Planning Area outside of the City limits, including within the 10 and 20-year planning horizons. The majority of the parcels within the SOI that are located outside of the current City limits are designated for urban development (see **Figure 1-3**).

Present and planned land uses as specified in the City of Ripon General Plan 2040 are appropriate for serving existing and future residents of Ripon. The City of Ripon General Plan 2040 includes goals and policies that address growth, development, and conservation of open space. Planned land uses in the City of Ripon General Plan 2040 include Extremely-Low Density Residential, Very-Low Density Residential, Low Density Residential, High-Low Density Residential, Medium Density Residential, High Density Residential, Very High Density Residential, Neighborhood Commercial, Community Commercial, Urban Core, Highway Service, Commercial Recreation, Regional Commercial, Professional Office, Business Park, Mixed Use, Light Industry, Heavy Industry, Public Municipal Service, Public Park, Public Open Space, School, Urban Reserve, Agricultural Reserve, and Resource Reserve. Land designations applicable to the 10 and 20-Year Planning Horizons are shown in **Table 1-1**.

B. PRESENT AND PROBABLE NEED FOR PUBLIC FACILITIES AND SERVICES

The ability of the City of Ripon to provide services has been explored in the Municipal Services Review and has been found to provide adequate services to meet the needs of the existing population. Services provided by the City include police, water, wastewater, and stormwater drainage. The City also provides public facilities including transportation and recreational facilities. Services provided by other agencies include fire protection (Ripon Consolidated Fire District) and schools (Ripon Unified School District). New development within the SOI will lead to population growth and the need for additional service provision. The expanded tax base and fees that result from new development, as well as establishment of Community Facilities Districts where appropriate, will provide funding for these services. Development and connection fees will address the capital costs and user charges will address the infrastructure and operating expenses of new development. General Plan policies are in place to ensure adequate service provision for current and future populations, and would close any gaps in funding that present themselves in the future.

C. PRESENT CAPACITY OF PUBLIC FACILITIES AND ADEQUACY OF PUBLIC SERVICES

Existing public facilities and services are adequate for serving the needs of Ripon's population. The Ripon Consolidated Fire District maintains a staffed headquarters station located at 142 South Stockton Avenue in Ripon. Response times from this location are below 5 minutes 90% of the time within the City's limit. Ripon's Police Department has adequate staff and facilities. The City's water supply, wastewater and storm drainage services meet the needs of current population, and are being updated and expanded to meet the needs of future populations.¹ The determinations included in Chapter 4 of this MSR show that public facilities and services are adequate to meet the needs of the current population. In addition, public facilities and services are being improved over time, and specific timeframes and policies have been established to meet the projected demand from the City's future growth.

D. SOCIAL AND ECONOMIC COMMUNITIES OF INTEREST

The City of Ripon shares a SOI boundary with the City of Manteca, which is directly west. Ripon has worked with the City of Manteca in developing a Memorandum of Understanding (MOU) which defines the ultimate boundary of each city along the shared SOI boundary. Historically, the area surrounding Ripon has been largely agricultural. The City has designated Agricultural Reserves on lands in the Planning Area to provide a long-term buffer between Ripon and nearby communities. The existing SOI includes several parcels within the SOI that are under Williamson Act protection (see **Figure 1-2**). No change in the City of Ripon SOI is proposed, thus, no community or population would be impacted differently than was described in the 2009 City of Ripon Municipal Service Review and anticipated in the 2040 General Plan and 2040 General Plan EIR.

E. PRESENT AND PROBABLE NEED FOR PUBLIC FACILITIES AND SERVICES WITHIN DUCS

There are no currently identified Disadvantaged Unincorporated Communities within the Ripon SOI, according to available data. Therefore, no further discussion of this determination is provided within this MSR.

Growth and Population Projections

The City's recent Resolution 17-23 established Annexation Policies and Procedures that limit growth to a maximum annual rate of 3%. The City of Ripon General Plan 2040 provides a framework for future growth and development within the City and the SOI. In October 2017, the City of Ripon Planning Commission recommended a General Plan Text Amendment that amends the City of Ripon's 2040 General Plan Land Use and Growth Accommodations chapter to facilitate the City Council's desired growth policies, in line with Resolution 17-23.

The City's population was estimated at 14,685 in 2015, 14,767 in 2016, and 15,621 in 2017. Between 1990 and 2000, the City experienced a 3.1% annual growth rate; however, the growth rate decreased to 2.4% from 2000 to 2017. The latest population projections for Ripon are 22,582 people by 2040. The current SOI, including the 10-Year and 20-Year Planning Horizons and the SOI

¹ Master Plans are available for buildout of the City's water, wastewater and storm drainage systems.

Remainder Area, will provide for a maximum population growth of up 41,486 people (see **Table 2-3**) if all vacant and underutilized parcels were developed; however, it is not expected that actual population growth will approach this maximum based on the historical trends, population projections, and an unrealistic expectation of full development of all vacant and underutilized parcels. Additionally, there are many factors that will ultimately influence the actual population (i.e. job availability, housing availability/affordability, etc.).

The 10 and 20-Year Planning Horizons within the existing SOI will adequately provide for the projected population and jobs growth through 2038. This level of population, housing, and jobs growth is consistent with the City's General Plan. The City's ability to provide adequate service to new developments will be ensured prior to approval of new developments, in accordance with existing City policies and fee programs, as described in Chapters 4 and 5.

Infrastructure Needs and Deficiencies

A. FIRE PROTECTION DETERMINATIONS

The City of Ripon General Plan 2040 includes policies that support the Fire District's continued provision of adequate facilities and staffing levels. The Fire District typically achieves a 4½-minute response time to emergencies from the main station (which serves the incorporated City limits) 90% of the time, which exceeds the City's recommended goal of a five-minute emergency response time. However, service to locations outside of the service zone of the main station (i.e. area located in the more rural portions of the fire service area) take considerably longer. The Fire District operates over an approximately 55 square mile area, which can make emergency response difficult and expensive when taking place in rural portions of the unincorporated county. Additionally, according to the Fire Chief, funding for the Fire District has made it difficult to hire new staff. The unmanned fire station located at North Ripon Road and East River Road achieves a six to six and half minute response time 90% of the time. The overall response time District-wide is 8:57 minutes; this does not include call (dispatch) time and turnout time.

The Fire Department's Board of Directors and Fire Chief review budget needs on an annual basis and will address the need for additional personnel, equipment, and facility improvements in the future to maintain response times and to address new development. The Fire District's sources of income may have to be expanded in the future to maintain adequate service levels within the City and its SOI with further development.

The Fire District receives income from property taxes, fees & services, and capital outlay. In FY 2016-17, the Fire District received an income of \$2,508,289.15. The Fire District earned approximately \$1,858,956.39 from property taxes, \$484,579.95 from fees and services, and \$164,752.81 from interest on capital outlay. Total Fire District operational expenses in FY 2016-17 were \$2,668,141. This exceeded the total FY 16-17 revenue by \$159,851.85.

B. LAW ENFORCEMENT DETERMINATIONS

The City's General Plan includes policies to support the Police Department to continue providing adequate police staffing levels and services. The Police Department staff, operations, and

equipment are funded primarily through the City's General Fund. Facilities are funded through the General Fund and through the City's Public Facility Financing Plan, which includes fees for residential development and non-residential development that are collected at the time of building permit issuance. The FY 2016-17 budget for the Police Department was \$5,553,563 and the FY 2017-18 budget is \$5,784,526 (an increase of 4.6%), which is expected to be sufficient to cover the current staffing levels. The need for additional personnel and equipment in the future will be addressed by the Chief of Police, the City Manager, and the City Council, in response to the annual assessment of response times, expected budget, and expected growth and demand for law enforcement services.

C. WATER SUPPLY AND TREATMENT DETERMINATIONS

The main vulnerability of the City's potable water supply would be a simultaneous loss of multiple wells due to catastrophic events such as well collapses, power outages or water quality contamination. The City's water supply system has multiple wells to provide flexibility and redundancy in the event one or more wells is out of service, which occurs from time to time due to altered regulatory standards or the need to address groundwater contaminants. The City regularly maintains and services its wells to address regulatory standards.

Expected growth in the City over the next 10 and 20 years will generate substantial increases in demand for domestic water. The Ripon General Plan 2040 and the Water Master Plan assume that future domestic water supplies will continue to be met from groundwater wells and, when necessary, SSJID water. Demands on the groundwater system will be reduced by the City's increasing planned reliance on non-potable water for landscape irrigation and commercial water uses. Anticipated urban development will require not only a substantial expansion of the City's water distribution but also expansion of the supply through the development of new wells, storage and pumping facilities.

General Plan build-out and associated expansion of the City water well system would increase demands on the underlying groundwater system. Despite increases in groundwater demand for urban development purposes, future impacts on the groundwater system are expected to be minimized as a result of the City's adopted Groundwater Preservation Program as well as its ability to use SSJID water as a non-potable water source. The City will be able to supply potable and non-potable water to meet the needs of the development of the City of Ripon into the 10-Year and 20-Year Planning Horizons.

D. WASTEWATER COLLECTION AND TREATMENT DETERMINATIONS

The Wastewater Treatment Facility (WWTF) is operating within the prescribed limits of the Waste Discharge Requirements issued by the Regional Water Quality Control Board. The City is currently permitted for wastewater disposal flows of 1.8 MGD. The WWTF currently processes approximately 1.0 MGD.

The March 2015 Ripon Wastewater Treatment Facilities Plan is the most recent wastewater planning document that evaluated future flow and loading conditions, regulatory requirements, and treatment plant expansion alternatives. That document describes that near-term improvements

would implement aeration upgrades to the existing WWTF to improve capacity. Two possible approaches are described to expand treatment capacity from 1.5 MGD to 1.8 MGD – (1) purchase new higher efficiency floating aerators or (2) install aeration diffusers in the first treatment pond. Future connections to the City’s wastewater system would pay for the increased treatment capacity, while both new and existing users would pay for the improved treatment performance.

The City has a Sewer Master Plan for expansion of the sewer system to meet the present and future demands of the city. Expansion will consist of two future lift stations located in the western portion of the SOI, new sewer force mains that would connect the WWTF to a future lift station, and future sewer trunk lines located throughout the SOI (see **Figure 4-5**). Expansion of the City limits to include area within the 10-Year and 20-Year Planning Horizons would include the expansion of wastewater collection infrastructure alongside the construction of new road infrastructure. Additionally, should it be necessary, the projected growth needs for wastewater treatment within the 10-Year and 20-Year Planning Horizons would be met with improvements and expansion of the WWTF at its current location, and the purchase of additional land for added storage capacity and disposal. Expansion of the necessary wastewater infrastructure, including potential expansion of the WWTF, would be paid through PFFP Wastewater Fees collected from residential and non-residential development. The City will have adequate revenue and infrastructure to provide the necessary facilities and infrastructure to ensure adequate levels of service for existing development and new development.

E. STORMWATER DRAINAGE DETERMINATIONS

The City anticipates that as growth within the SOI occurs, the existing storm systems within the City of Ripon will continue to collect and convey storm runoff to the Stanislaus River and to storm drainage basins. These facilities will remain the backbone of the storm drain system and runoff collected within the city will be, for the most part, conveyed into the detention/recharge basins and the Stanislaus River. The City will continue to require new development in the SOI to develop storm drains to collect and convey runoff to storm facilities such as outfalls and storm basins. New development will also be required to mitigate all flood issues prior to developing.

The City’s Storm Drainage Master Plan identifies the facilities and improvements anticipated for expansion of the storm drainage system to meet the present and future demands of the city. Expansion of the City limits to include areas within the 10-Year and 20-Year Planning Horizons would include the construction of storm drains alongside the construction of new road infrastructure and new storm water basins would be developed as needed in conjunction with residential and non-residential development. To accommodate future development, the Storm Drainage System Plan identifies storm drainage lines and ten retaining basins that would be developed throughout the SOI. Additionally, a future outfall structure is planned to be located just to the southwest of the SOI. The future outfall structure would be connected to the rest of the storm drainage infrastructure via an 84-inch storm drainage line.

Expansion of the storm drainage infrastructure would be funded primarily through PFFP Storm Drainage Fees collected from residential and non-residential development. The PFFP is the vehicle the City will use to provide all the needed facilities to accommodate the full build-out of the City.

The City will have adequate revenue and infrastructure to provide the necessary facilities and infrastructure to ensure adequate levels of service for existing development and new development.

Financial Ability of Agencies to Provide Services

The City's expenses are covered through the revenues that they receive from development fees, property taxes, and connection and usage fees. As land is developed within the City and land is annexed into the City of Ripon from the SOI, these fees and charges apply. The City of Ripon manages their finances on a continual basis, which is reported on an annual basis through the annual Audited Financial Statement and the City Budget. The City's management and reporting of their finances are in accordance with the legal requirements for such.

The General Plan includes polices and implementation measures that require new development to pay its fair share to offset capital costs for public facilities and services. Development will pay a fair share of all costs of required public infrastructure and services.

The City's Public Facilities Financing Plan (PFFP) programs funding for capital improvements to address planned growth and maintain adequate service levels. The City's development fees are based on the cost of infrastructure improvements as identified in the PFFP. The City has budgeted for current and future expenses, debts, and revenues. The City's financial statements show that they are fiscally sound. The City will continue to manage and report their financial condition on an annual basis, which will include adjustments as necessary.

Opportunities for Shared Facilities

The City of Ripon has existing and planned arrangements for shared facilities and resources in order to reduce overall costs and ensure adequate levels of service. These arrangements include shared supply and facility resources with SSJID, with the potential to create a connection to SSJID facilities in the future, shared personnel resources between the City of Ripon and City of Manteca Police Departments to provide SWAT services, and coordination with the Ripon Consolidated Fire District for fire and emergency medical services. The City of Ripon and the Ripon Unified School District also share some facilities, including the swimming pool and multiple purpose room at Ripon High School, school gymnasiums, and the City's City Council Chambers, as described in Chapter 6.

The City shares facilities with other entities as described and regularly reviews opportunities for shared facilities in order to provide cost and resource efficiencies.

The City of Ripon has multiple planning processes in place to assess whether levels of service provided are adequate to accommodate new growth, including the City of Ripon General Plan 2040, its annual budgeting process, master planning processes for water supply and distribution, wastewater and sewer systems, as well as fire protection and law enforcement services. It is through these processes that the City will continue to monitor and assess whether future opportunities for shared facilities will improve levels of service in a cost-effective manner.

The Fire District maintains mutual and automatic aid agreements with Lathrop-Manteca Fire District, Escalon Fire District, and the City of Manteca. The Fire Department and City of Ripon have an agreement for Fire Department use of the City's fueling station at Doak Boulevard; the Fire

Department reimburses the City for the cost of fuel used and this reduces the need of the Fire Department to administer and maintain a separate fueling facility.

Government Structure Options

Since the City of Ripon is an incorporated city, the City Council makes final decisions concerning fee structures and provisions of service. Actions of the City Council, including opportunities for public involvement and public hearings, are regulated in accordance with the Brown Act (California Government Code Section 54950 et seq.), other applicable statutes and regulations, and City procedures. The residents of Ripon are offered a wide range of opportunities to oversee the activities of elected, appointed and paid representatives responsible for the provision of public services to the community through elections, publicized meetings and hearings, as well as through the reports completed in compliance with State and Federal reporting requirements.

The City of Ripon periodically reviews its fee structures for fire protection, law enforcement, transportation, water, sewer, and storm drainage. The City of Ripon General Plan 2040 also has numerous goals, objectives, policies and actions to ensure that adequate services are provided in a cost-effective manner to accommodate new growth. The City's government structure is adequate and meets the needs of its residents and the City's accountability system is adequate.

The ability to serve the anticipated growth within the SOI is not expected to have a significant effect on governmental structure of the City of Ripon or its ability to provide services. Mechanisms are in place within City departments to effectively provide for public participation in the planning and development process to address growth within the SOI. The City will continue to work with service providers such as the SSJID to address government structure options to provide efficient and cost effective public facilities and services.

The City's current management process is adequate and meets the needs of the City. The City has demonstrated the ability to work with other service providers and districts to ensure that adequate services are provided in a cost-effective manner. Efforts to ensure effective government structure for the provision of fire and police protection, transportation, water supply, wastewater treatment, and storm drainage facilities demonstrate the City's foresight to plan for future service needs as City boundaries expand due to annexations and population increases. Assuming the city continues to evaluate existing government structure and seek opportunities for improvement, no significant barriers are expected in regards to government structure during the 10 and 20-Year Planning Horizons

1. INTRODUCTION

A. SPHERE OF INFLUENCE

The SOI is a planning tool and the establishment of a SOI or the inclusion of property within a SOI of an existing governmental entity does not automatically mean that the area is being proposed for annexation and development at this time. LAFCo is responsible for determining that an agency is reasonably capable of providing needed resources and basic infrastructure to serve areas within the current City limits and in the SOI.

The City of Ripon is not proposing to increase or modify the SOI. The 10- and 20-Year growth boundaries are located within the boundary of the City's current SOI.

The City of Ripon adopted its City of Ripon General Plan 2040 in September 2006. The General Plan designates land to provide for future growth of residential and non-residential land uses through 2040.

Since the General Plan was adopted in 2006, the Housing Element has been amended twice with the current Housing Element adopted in April 2016. The General Plan Land Use Map has been amended from time to time, with recent amendments including revisions in 2015 for consistency with the North Pointe Specific Plan and in 2015 and 2016 to designate the Alexandra Place project site from Medium Density Residential to Low Density Residential. The General Plan amendment to accommodate the North Pointe Specific Plan provided for more balanced growth, allowing for 1,050 dwelling units (no residential development would have been allowed prior to the General Plan amendment) and 1.7 million square feet of non-residential uses (2.6 million square feet would have been allowed prior to the General Plan amendment) which was addressed in the North Pointe Specific Plan Environmental Impact Report.

The General Plan addresses growth in the City, Sphere of Influence, and the Planning Area. In the City of Ripon General Plan 2040, the Ripon Planning Area consists of approximately 13,400 acres both within and outside the City limits. The General Plan divides the Ripon Planning Area into five urban and non-urban categories. Three urban development areas (Existing Urban Area, Primary Urban Area, and Secondary Urban Area) were established to assist in achieving orderly and balanced growth, while two reserve areas (Agricultural Reserve Area and Resource Reserve Area) were designated for study and non-urbanized buffer purposes.

- **Existing Urban Area:** The General Plan assigns approximately 3,250 acres to the Urban Core Area. It includes most of the urban development within the City limits as it existed in January 2006, and approximately 450 acres of undeveloped lands (as of January 2006) situated in various spots within the City limits.
- **Primary Urban Area (UP):** The Primary Urban Area (UP) represents the City's SOI (minus the Existing Urban Area). These lands were designated for future development during the General Plan planning period. The General Plan states that there are approximately 3,775 acres contained in the Primary Urban Area.

- **Secondary Urban Area (UR):** Also known as Urban Reserve (UR) in the General Plan, this area represents the City’s long-term planning influence, which is only anticipated to be developed after than the General Plan’s 35-year planning period, and exists beyond the City’s Sphere of Influence. This area is located beyond the Existing Urban Area and the Primary Urban Area, but within the City’s General Plan Boundary.
- **Agricultural Reserve (AR) Area:** Approximately 2,875 acres within the Ripon Planning Area was designated as Agricultural Reserve (AR) by the General Plan. This area is located beyond the Existing Urban Area and the Primary Urban Area, but within the City’s General Plan Boundary.
- **Resource Reserve (RR) Area:** The General Plan designated approximately 630 acres as Resource Reserve (RR), not intended for urban development. This area is intended to become part of the community’s wildlife habitat preservation efforts and passive recreation program. This area is located beyond the Existing Urban Area and the Primary Urban Area, but within the City’s General Plan Boundary.

The years 2018-2028 will be used for the 10-Year Planning Horizon and 2028-2038 for the 20-Year Planning Horizon in this Municipal Services Review. The SOI 10-Year and 20-Year Planning Horizons are located within the General Plan’s Primary Urban Area, which is within the City’s SOI but outside of the current City limits.

Table 1-1 presents the acreages of each land use within the City limits, and within the 10-Year and 20-Year Planning Horizons.

Figure 1-1 illustrates the current City limits, the existing LAFCo-sanctioned SOI, as well as the 10-Year and 20-Year Planning Horizons. **Figure 1-2** illustrates the Williamson Act lands in the SOI and **Figure 1-3** illustrates the City of Ripon land uses within the entire Planning Area as provided within the City of Ripon General Plan 2040. Chapter 2 summarizes the potential growth for the City, as well as the 10-Year and 20-Year Planning Horizons, the SOI Remainder Area. Growth is not anticipated nor projected at this time for the Area of Interest located outside of the SOI.

Although the General Plan states that there are approximately 3,775 acres contained in the Primary Urban Area (the SOI minus the existing City limits), according to the City’s Master Parcel Data (from March 31, 2017), which provides a more recent and fine-grained dataset for land uses within the city, the city’s Primary Urban Area contains a total of approximately 3,487 acres of developable land within assessor parcels.

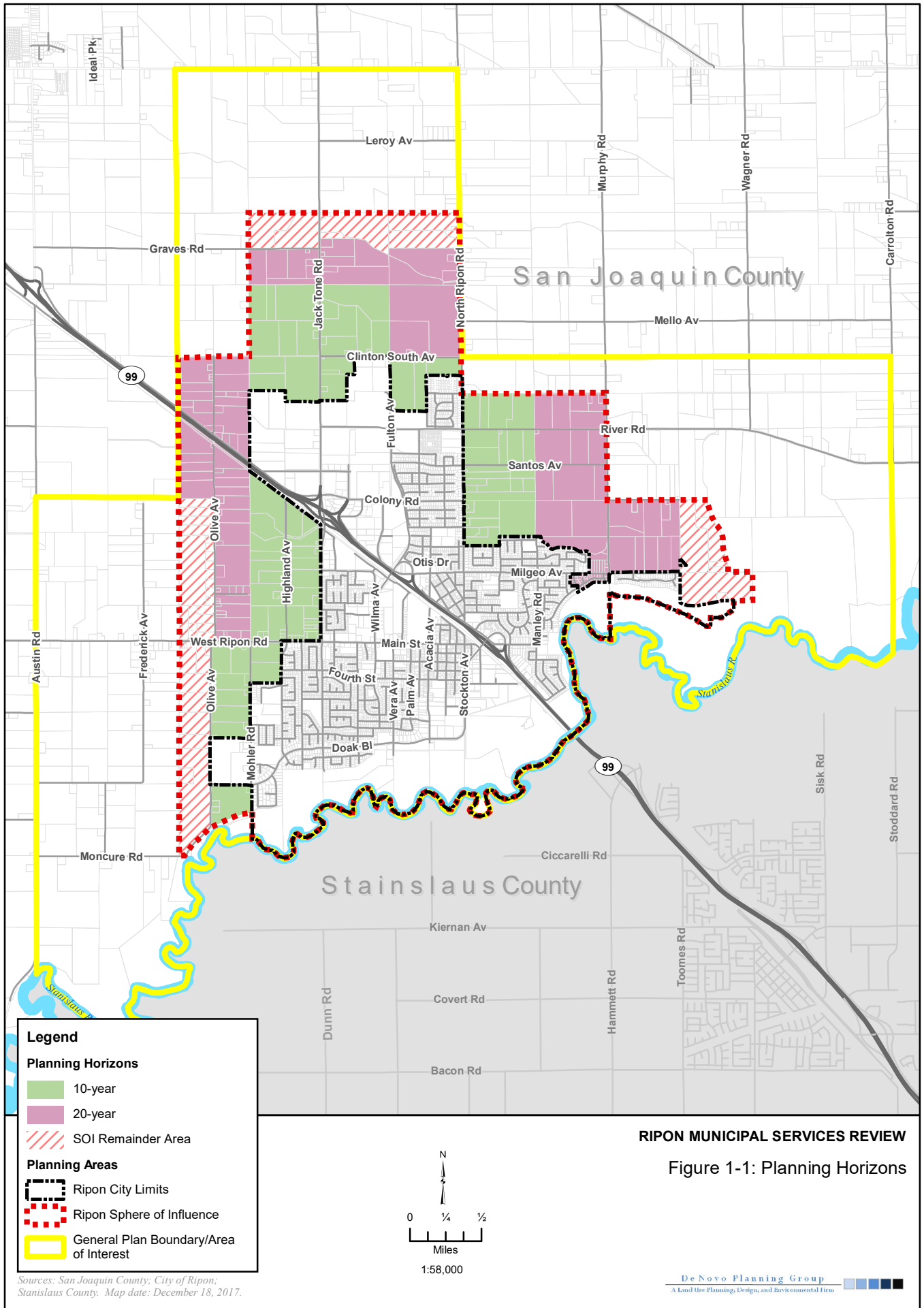
The 10-Year Planning Horizon contains 1,347.63 acres; the 20-Year Planning Horizon contains approximately 1,269.28 acres; and the remainder would be located within the Primary Urban Area but outside of the 10-Year and 20-Year Planning Horizons (containing approximately 870.54 acres) (the SOI Remainder Area), as shown in **Table 1-1**.

TABLE 1-1 LAND USES (CITY LIMITS, 10-YEAR, 20-YEAR)

LAND USE	ACREAGE			
	CITY LIMITS	SOI-10 YEAR	SOI-20 YEAR	GRAND TOTAL
Business Park (BP)	--	112.10	34.58	146.68
Community Commercial (CC)	45.28	28.69	--	73.97
Commercial Recreation (CR)	214.54	--	--	214.54
Municipal Service (MS)	218.94	--	--	218.94
Municipal Service – Fire Station (MS-FS)	2.01	--	--	2.01
Heavy Industry (HI)	206.59	56.77	119.65	383.01
Mixed Use (MU)	255.70	267.65	208.05	731.40
Neighborhood Commercial (NC)	6.39	20.77	18.08	45.24
Public Park (P)	183.01	72.84	39.00	294.85
Professional Office (PO)	29.76	14.42		44.18
Regional Commercial (RC)	43.62	68.02	--	111.64
Highway Service (HS)	123.81	--	51.84	175.65
Light Industry (LI)	39.84	--	29.70	69.54
Elementary School (S-ES)	62.16	--	13.16	75.32
High School (S-HS)	47.65	--	--	47.65
Open Space (OS)	40.02	--	--	40.02
Resource Reserve (RR)	163.71	--	--	163.71
Extremely Low Density Residential (ELD)	--	44.94	78.37	123.31
Very-Low Density Residential (VLD)	79.79	191.01	240.53	511.33
Low Density Residential (LD)	837.04	176.82	215.01	1,228.87
Medium Density Residential (MD)	34.09	10.00	5.00	49.09
High Density Residential (HD)	24.94	12.04	9.08	46.06
High Low Density Residential (HLD)	72.71	256.22	207.23	536.16
Very High Density Residential (VHD)	27.50	15.34	--	42.84
Urban Core (UC)	65.59	--	--	65.59
Other/Unknown (i.e. private roadways)	7.11	--	--	7.11
Total	2,831.80	1,347.63	1269.28	5,448.71

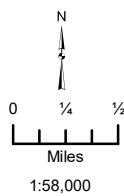
SOURCE: CITY OF RIPON MASTER PARCEL DATA (AS OF MARCH 31, 2017)

NOTE: TOTALS IN TABLE MAY NOT ADD UP DUE TO ROUNDING

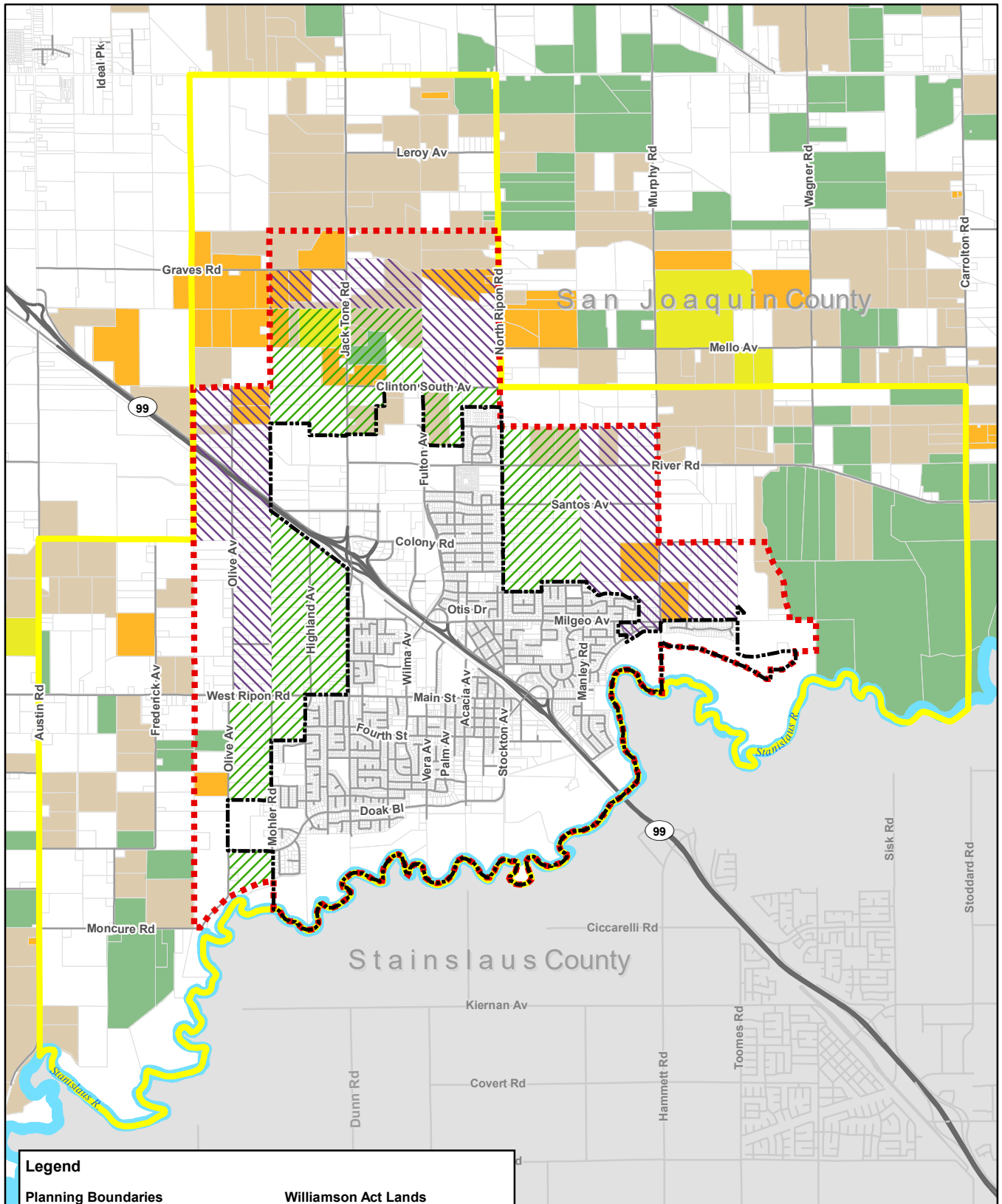


RIPON MUNICIPAL SERVICES REVIEW

Figure 1-1: Planning Horizons

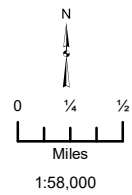


Sources: San Joaquin County; City of Ripon; Stanislaus County. Map date: December 18, 2017.



Legend

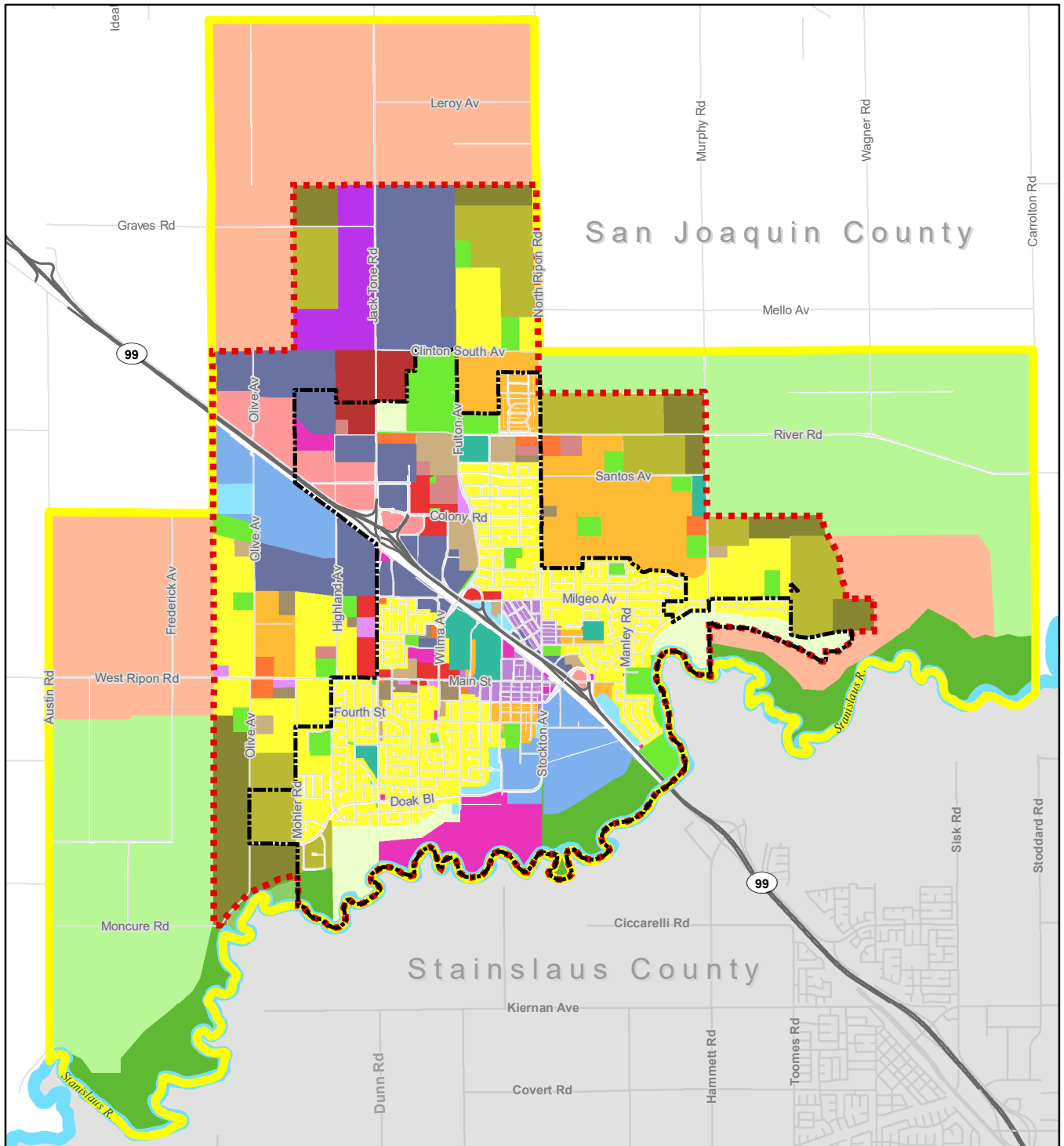
Planning Boundaries		Williamson Act Lands	
	Ripon City Limits		Prime Agricultural Land
	Ripon Sphere of Influence		Non-Prime Agricultural Land
	General Plan Boundary/Area of Interest		Farmland Security Zone
	10-year Planning Horizon		Non-Renewal
	20-year Planning Horizon		



RIPON MUNICIPAL SERVICES REVIEW

Figure 1-2: Williamson Act Lands

Sources: San Joaquin County; City of Ripon; Stanislaus County; California Department of Conservation, San Joaquin County Williamson Act FY 2015/2016. Map date: December 18, 2017.



General Plan Designations

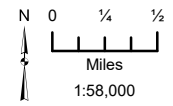
ELD-Extremely Low Density Residential	NC-Neighborhood Commercial	LI-Light Industrial
VLD-Very Low Density Residential	CC-Community Commercial	HI-Heavy Industrial
LD-Low Density Residential	RC-Regional Commercial	MS-Municipal Service
HLD-High Low Density Residential	HS-Highway Service	PIOS-Park/Open Space
MD-Medium Density Residential	CR-Commercial Recreation	S-ES/HS-School
HD-High Density Residential	PO-Professional Office	AR-Agricultural Reserve
VHD-Very High Density Residential	BP-Business Park	UR-Urban Reserve
UC-Urban Core	MU-Mixed Use	RR-Resource Reserve

Planning Areas

Ripon City Limits	Sphere of Influence	General Plan Boundary/ Area of Interest
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RIPON MUNICIPAL SERVICES REVIEW

Figure 1-3: General Plan Land Use Map



Sources: City of Ripon General Plan 2040; San Joaquin County; Stanislaus County. Map date: June 29, 2017.

1. 10-Year Growth Boundary (2018-2028 Planning Horizon)

The 10-Year Growth Boundary consists of areas closest to the existing City limits, targeted for development. **Figure 1-1** shows the boundary for the 10-Year Growth Boundary. See also **Table 1-2**. The parcels shown were included within this boundary for the following reasons:

- They are contiguous with existing urban uses where urban services are already available, which will allow for the well-planned expansion of services, consistent with good growth management practices.
- They allow for a range of housing, retail and employment opportunities to help provide a balance of housing and jobs within the City of Ripon. This is important since a large proportion of residents currently have to travel out of the community to find employment and shop, consequently there is a demand for new employment and retail opportunities in Ripon. The additional homes will also help to support the new commercial uses, which along with additional local jobs, will provide new sources of sales tax revenue for the City of Ripon.
- They are areas that are generally less restricted by active Williamson Act contracts (see **Figure 1-2**)¹ There is some Williamson Act contract land within the 10-Year Growth Boundary which is hard to avoid because of their location in urbanizing areas.

2. 20-Year Growth Boundary (2028-2038 Planning Horizon)

The 20-Year Growth Boundary contains additional land located outside of the City limits and the 10-Year Growth Boundary, as shown in **Figure 1-1** and **Table 1-2**. The City of Ripon anticipates the potential for sizeable urban development at this time within the 20-Year Growth Boundary ending in 2038. The City has included these areas within its 20-Year Growth Boundary to ensure that the City has control over future proposed development. The goal is to encourage orderly and controlled growth that does not result in sprawl in the County.

B. LAFCO AND THE SPHERE OF INFLUENCE

Government Code Section 56076 defines a SOI as a “plan for probable physical boundaries and service area of a local agency, as determined by the commission.” It is in an area within which a city or district may expand, over a defined period of time, through the annexation process. In simple terms, a SOI is a planning boundary within which a city is expected to grow over time.

According to LAFCo policies, only territories that are in need of urban services can be included in a City’s SOI. This excludes the inclusion of open space, agricultural, recreational and rural lands within a City’s SOI. However, if governmental actions (such as land use decisions) related to such territories impact a city, LAFCo may designate specified territories as “Areas of Interest” to a city. LAFCo policy requires that any Area of Interest can be designated to only one city. The agricultural areas referred to in the City of Ripon General Plan 2040 as “Urban Reserve” and “Agricultural Reserve” constitute

¹ A Williamson Act contract can be terminated in 4 ways: 1) the contract fulfills its 10-year obligation after filing a Notice of Non-renewal; 2) landowner filing for termination with the County (subject to findings by the County; a cancellation fee of 12.5% of unrestricted current fair market value shall apply); 3) termination upon annexation to the City. The latter option is allowed if: a) contract was executed prior to Jan 1, 1991; b) contracted area within one mile of City boundaries; c) City filed a protest identifying affected contract and parcel. 4) Succeed to the contract and then cancel by the City with payment of fees.

the areas within the General Plan Boundary but outside of the existing City limits and SOI (see **Figures 1-1**). These “Urban Reserve” and “Agricultural Reserve” areas are located to the north, east, and west of the City limits and SOI (for specific detail on the exact locations of these two areas, see **Figure 1-3**). This area accounts for the area’s historic orchard, cropland, Stanislaus River resources, and rural residential uses close to the City limits of Ripon.

C. CALIFORNIA ENVIRONMENTAL QUALITY ACT

Because the study area for the City of Ripon General Plan 2040 and EIR included the area within the existing SOI, which includes the City’s current 10-Year and 20-Year Growth Boundaries, the City is proposing that LAFCo view the General Plan EIR as sufficient for MSR environmental documentation. The MSR does not change the location, intensity, or density of development that was considered in the General Plan 2040 and the General Plan 2040 EIR.

2. SPHERE OF INFLUENCE PLAN

The Sphere of Influence (SOI) Plan for the City of Ripon described in this chapter analyzes the City's ability to serve existing and future residents within the City's SOI. LAFCo is responsible for the sufficiency of the documentation and the Plan's consistency with State law and LAFCo policy. According to Government Code 56425 of the Cortese-Knox-Hertzberg Act, LAFCo must consider and prepare determinations for the following five factors:

- The present and planned land uses in the area, including agricultural open space lands.
- The present and probable need for public facilities and services in the area.
- The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide.
- The existence of any social or economic communities of interest in the area if the Commission determines that they are relevant to the agency.
- The present and probable need for those public facilities and services within any disadvantaged unincorporated communities (DUCs) within the sphere of influence.

LAFCo guidelines for determining SOI requires that "sphere horizons," or planning increments, depict a City's logical boundaries at time periods of between five and ten years, and up to thirty years. SOI areas must be consistent with general plan land use elements, and with the municipal services review (MSR). LAFCo also encourages general plan policies for implementing ordinances and programs that address smart growth principles, infill and redevelopment strategies, mixed use and increased densities, community buffers, and conservation of habitat, open space, and agricultural land.

A. SPHERE OF INFLUENCE

The City of Ripon is not proposing to increase the SOI. The 10 and 20-Year Planning Horizons and the SOI are described in Chapter 1.

B. DETERMINATIONS

This section includes the five determinations required by State law for SOI's. The determinations discuss the City's ability to provide adequate services to existing and future populations within the existing sphere and proposed sphere.

1. Present and Planned Land Uses

The City of Ripon is largely built out within the current City limits. There are some large vacant and agricultural parcels within the south/western portion of the City limits. There are also a number of smaller vacant and underutilized parcels within the City limits. Overall, Ripon can be characterized as a lower density residential community (1-2 stories), with a modest downtown and commercial center, additional commercial uses dispersed throughout the city, mixed-use areas, and a modest industrial base (i.e. along the SR 99 corridor).

Agricultural lands make up a portion of the area within the Sphere of Influence and Planning Area outside of the City limits, including within the 10 and 20-year planning horizons. The majority of the parcels within the SOI that are located outside of the current City limits are designated for urban development (see **Figure 1-3**). There are two Prime Agricultural land parcels within the SOI that are under a Williamson Act contract. One of the Prime Agricultural land parcels is located in the northern portion of the SOI, within the 10-Year Planning Horizon, while the other is in the western portion of the SOI, outside of the 10-Year and 20-Year Planning Horizons. There are also a large number of parcels located throughout the SOI that are Non-Prime Agricultural, Farmland Security Zone, and Non-Renewal Williamson Act lands. There is a particularly large preponderance of these Williamson Act contract lands within the northern portion of the SOI. Within the 10-Year Planning Horizon, there are seven parcels of Non-Prime Agricultural land, one parcel of Farmland Security Zone land, and three parcels of Non-Renewal land. Within the 20-year planning horizon, there are five parcels of Non-Prime Agricultural land and seven parcels of Non-Renewal land.

State Government Code Section §56426.6 specifies under what conditions Williamson Act properties can be included within a change to a SOI. LAFCO can approve a change to an SOI with Williamson Act territory if either of the following findings are made:

(A) That the change would facilitate planned, orderly, and efficient patterns of land use or provision of services, and the public interest in the change substantially outweighs the public interest in the current continuation of the contract beyond its current expiration date; or

(B) That the change is not likely to adversely affect the continuation of the contract beyond its current expiration date.

While the City is not proposing to amend the SOI, the City's SOI is consistent with these findings as new development within the 10 and 20-year planning horizons would expand the existing community in a logical, orderly, and efficient manner, and would facilitate the logical, orderly, and efficient provision of services. In its consideration of future development projects in the 10 and 20-year Planning Horizons, the Ripon City Council will determine on a case-by-case basis whether a proposed development is timely and appropriate, whether the conversion of agricultural land to urban uses is consistent with the goals and policies of the City of Ripon General Plan 2040, and when the continuation of a specific Williamson Act contract would not be in the best interest of the community, in determining whether it is appropriate to submit an application to LAFCO for annexation.

Present and planned land uses as specified in the City of Ripon General Plan 2040 are appropriate for serving existing and future residents of Ripon. The City of Ripon General Plan 2040 includes goals and policies that address growth, development, and conservation of open space. Planned land uses in the City of Ripon General Plan 2040 include Extremely-Low Density Residential, Very-Low Density Residential, Low Density Residential, High-Low Density Residential, Medium Density Residential, High Density Residential, Very High Density Residential, Neighborhood Commercial, Community Commercial, Urban Core, Highway Service, Commercial Recreation, Regional Commercial, Professional Office, Business Park, Mixed Use, Light Industry, Heavy Industry, Public Municipal Service, Public Park, Public Open Space, School, Urban Reserve, Agricultural Reserve, and Resource

Reserve. Land designations applicable to the 10 and 20-Year Planning Horizons are shown in **Table 1-1**.

2. Present and Probable Need for Public Facilities and Services

The ability of the City of Ripon to provide services has been explored in the Municipal Services Review and has been found to provide adequate services to meet the needs of the existing population. Services provided by the City include police, water, wastewater, and stormwater drainage. The City also provides public facilities including transportation and recreational facilities. Services provided by other agencies include fire protection (Ripon Consolidated Fire District) and schools (Ripon Unified School District). New development within the SOI will lead to population growth and the need for additional service provision. The expanded tax base and fees that result from new development, as well as establishment of Community Facilities Districts where appropriate, will provide funding for these services. Development and connection fees will address the capital costs and user charges will address the infrastructure and operating expenses of new development. General Plan policies are in place to ensure adequate service provision for current and future populations, and would close any gaps in funding that present themselves in the future.

3. Present Capacity of Public Facilities and Adequacy of Public Services

Existing public facilities and services are adequate for serving the needs of Ripon's population. The Ripon Consolidated Fire District maintains a staffed headquarters station located at 142 South Stockton Avenue in Ripon. Response times from this location are below 5 minutes 90% of the time within the City's limit. Ripon's Police Department has adequate staff and facilities. The City's water supply, wastewater and storm drainage services meet the needs of current population, and are being updated and expanded to meet the needs of future populations.¹ The determinations included in Chapter 4 of this MSR show that public facilities and services are adequate to meet the needs of the current population. In addition, public facilities and services are being improved over time, and specific timeframes and policies have been established to meet the projected demand from the City's future growth.

4. Social and Economic Communities of Interest

The residents of Ripon share social and economic interests with the nearby communities of Manteca and Modesto as well as a variety of local organizations of interest, such as numerous businesses, schools, churches, and other community service programs that serve Ripon's residents. The existing social fabric of the City will not change substantially with the growth anticipated in the SOI, including growth projected for the 10 and 20-Year Planning Horizons. As described in the 2009 City of Ripon Municipal Service Review, new growth is expected to be positive, bringing in new families and economic buying power as well as possible revenues that increase the City's budget. Industrial, commercial, and retail growth anticipated in the SOI would bring jobs and economic growth and improve the City's jobs-housing balance.

The City of Ripon shares a SOI boundary with the City of Manteca, which is directly west. Ripon has worked with the City of Manteca in developing a Memorandum of Understanding (MOU) which

¹ Master Plans are available for buildout of the City's water, wastewater and storm drainage systems.

defines the ultimate boundary of each city along the shared SOI boundary. The MOU, which was adopted by the City of Ripon on July 15, 2008 and the City of Manteca on July 21, 2008, identifies issues of joint concern, including community separators, and sets forth both parties understanding as to how those issues may be addressed.

Historically, the area surrounding Ripon has been largely agricultural. The City has designated Agricultural Reserves on lands in the Planning Area to provide a long-term buffer between Ripon and nearby communities. The existing SOI includes several parcels within the SOI that are under Williamson Act protection (see **Figure 1-2**). There are two parcels of Prime Agricultural Land within the SOI; one of these parcels is within the 10-Year Planning Horizon, while the other is located outside of both of the 10-Year and 20-Year Planning Horizons. There is also a Farmland Security Zone parcel within the northern portion of the SOI (within the 10-Year Planning Horizon).

No change in the City of Ripon SOI is proposed, thus, no community or population would be impacted differently than was described in the 2009 City of Ripon Municipal Service Review and anticipated in the 2040 General Plan and 2040 General Plan EIR.

5. Present and Probable Need for Public Facilities and Services in DUCs within the SOI

There are no currently identified Disadvantaged Unincorporated Communities within the Ripon SOI, according to available data². Therefore, no further discussion of this determination is provided within this MSR.

C. SPHERE ANALYSIS

The following section describes the City of Ripon's projected development for 10-Year and 20-Year Planning Horizons.

1. Existing and Projected Population

The City of Ripon's growth rate has shown large swings through the decades. **Table 2-1** summarizes the Ripon's growth from 1960 through 2017. The City's growth rate peaked in the 1980s, in fact, between 1980 and 1990, the average annual growth rate exceeded 10%. This was followed by lower growth rates in the 1990s, 2000s, and through the current decade.

² PolicyLink. 2013. *California Unincorporated: Mapping Disadvantaged Communities in the San Joaquin Valley*.

TABLE 2-1: CITY OF RIPON HISTORICAL POPULATION GROWTH

YEAR	POPULATION	GROWTH (PRIOR 10-YEAR PERIOD)
1960	1,894	-
1970	2,679	41%
1980	3,509	31%
1990	7,436	112%
2000	10,146	36%
2010	14,297	41%
2017	15,621	6%

SOURCE: RIPON GENERAL PLAN 2040, PAGE 2-4; CITY OF RIPON MASTER PARCEL DATA SHEET, 2017.

Ripon’s population is anticipated grow to 22,582 by 2040, as shown in **Table 2-2**. The population projections shown in **Table 2-2** are based on the growth projections developed by the Eberhardt School of Business at University of the Pacific (UOP) in collaboration with San Joaquin Council of Governments (SJCOG).³ These projections were developed on July 7, 2016. The City subsequently developed population projections, based on an annual 3% growth cap, which include growth associated with annexations. Potential population growth in the SOI is shown in **Table 2-3**.

TABLE 2-2 CITY OF RIPON POPULATION PROJECTIONS

YEAR	SJCOG FORECASTED POPULATION (CITY LIMITS)	MAXIMUM GROWTH (CITY AND SOI)
2020	16,525	17,523
2025	17,850	20,403
2030	19,186	23,757
2035	20,777	27,661
2040	22,582	32,207

SOURCE: UNIVERSITY OF THE PACIFIC – SAN JOAQUIN COUNTY FORECAST SUMMARY, JULY 7, 2016; CITY OF RIPON – 25-YEAR POPULATION PROJECTIONS, MAY 9, 2017.

NOTE: SJCOG POPULATION PROJECTIONS DO NOT INCLUDE GROWTH IN RIPON ASSOCIATED WITH ANNEXATIONS. THE MAXIMUM GROWTH PROJECTIONS INCLUDE GROWTH ASSOCIATED WITH ANNEXATIONS.

2. Sphere Capacity

The years 2018-2028 are used for the 10-Year Planning Horizon and 2028-2038 for the 20-Year Planning Horizon in this Municipal Services Review. There are no pending projects proposing annexation to the City. **Table 2-3** provides the maximum acreage, dwelling units, and population potential for the City and SOI broken down by City limits, 10-Year and 20-Year Planning Horizons, and the SOI Remainder Area (the SOI area located outside of the 10-Year and 20-year Planning Horizons, and the current City limits; this does not include the Area of Interest). **Table 2-4** provides the maximum acreage and jobs potential for the City and SOI broken down by City limits, 10-Year and 20-Year Planning Horizons, and the SOI Remainder Area. It is noted that the data provided in **Table 2-3** and **Table 2-4** for future development represents the maximum development potential based on the existing land uses and physical area available, which does not necessarily represent

³ University of the Pacific, Eberhardt School of Business. 2016. *San Joaquin County Forecast Summary*.

the likely development trajectory as development may occur at a slower pace, with less intense uses, or at lower densities than the maximum allowed, based on market demand.

TABLE 2-3 EXISTING ACREAGES AND POPULATION POTENTIAL FOR RESIDENTIAL USES (CITY LIMITS, 10-YEAR 20-YEAR, AND SOI REMAINDER AREA)

AREA	TOTAL ACRES OF RESIDENTIAL LAND USE DESIGNATIONS	EXISTING DWELLING UNITS AND POPULATION ¹		MAXIMUM ESTIMATED FUTURE DWELLING UNITS AND POPULATION POTENTIAL	
		UNITS	POPULATION	UNITS	POPULATION
Within City Limits	1,048.57	5,420 ¹	15,621 ¹	7,064 ²	21,143 ^{2,4}
10-Year Planning Horizon	655.60	N/A	N/A	2,885 ³	8,635 ⁴
20-Year Planning Horizon	761.04	N/A	N/A	2,725 ³	8,156 ⁴
Total	2,465.21	5,420	15,621	12,674	37,934⁴
SOI Remainder Area	668.47	N/A	N/A	1,187 ³	3,553 ⁴
Total with SOI Remainder Area	3,133.68	5,420	15,621	13,861	41,486⁴

1. EXISTING UNITS AND POPULATION DATA PROVIDED BY THE CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).
2. INTERPOLATED BASED ON CITY (HOUSING UNIT OR POPULATION) PROJECTIONS IN THE SAN JOAQUIN COUNTY FORECAST SUMMARY (JULY 7, 2016) FOR YEAR 2038 (VIA A WEIGHTED AVERAGE FROM AVAILABLE YEAR 2035 AND YEAR 2040 PROJECTIONS).
3. ESTIMATED FUTURE DWELLING UNITS FOR AREA OUTSIDE OF CITY LIMITS BASED ON GENERAL PLAN MAXIMUM DEVELOPMENT, AT 85% AREA CAPACITY (15% DIFFERENCE TO ACCOUNT FOR ROADS, PHYSICAL INFRASTRUCTURE, RECREATION FACILITIES, SCHOOLS, ETC.). THIS APPROACH IS CONSISTENT WITH THE GROWTH PROJECTIONS PROVIDED IN GENERAL PLAN 2040.
4. POPULATION ESTIMATE BASED ON THE CITY'S EXISTING POPULATION/DWELLING UNIT RATIO OF 2.993, AS PROVIDED BY THE CALIFORNIA DEPARTMENT OF FINANCE, REPORT E-5 (MAY 1, 2017).

TABLE 2-4 EXISTING ACREAGES AND EMPLOYMENT POTENTIAL FOR JOBS-GENERATING USES (CITY LIMITS, 10-YEAR, 20-YEAR, AND SOI REMAINDER AREA)

AREA	TOTAL ACRES OF JOBS-GENERATING LAND USE DESIGNATIONS	DEVELOPED ACRES AND JOBS ^{1,2}		MAXIMUM ESTIMATED FUTURE JOBS-GENERATING ACRES AND JOBS POTENTIAL	
		ACRES	JOBS	ACRES	JOBS
Within City Limits	1,389.38	1,181.81	3,613	1,389.38 ³	4,805 ⁴
10-Year Planning Horizon	553.04	N/A	N/A	553.04	1,691 ⁵
20-Year Planning Horizon	490.44	N/A	N/A	490.44	1,499 ⁵
Total	2,432.86	1,181.81	3,613	2,432.86	7,995
SOI Remainder Area	177.89	N/A	N/A	177.89	544 ⁵
Total with SOI Remainder Area	2,610.75	1,181.81	3,613	2,610.75	8,539

1. DEVELOPED ACRES DATA PROVIDED BY THE CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).
2. EXISTING JOBS DATA PROVIDED BY THE U.S. CENSUS 'ONTHEMAP' TOOL; JOBS DATA PROVIDED FOR YEAR WITH LATEST DATA AVAILABLE (2015).
3. FOR THE SAKE OF SIMPLICITY, THE MAXIMUM ESTIMATED FUTURE JOBS-GENERATING ACRES WITHIN THE (CURRENT) CITY LIMITS IS ASSUMED TO BE EQUIVALENT TO THE EXISTING TOTAL JOBS-GENERATING ACRES WITHIN THE (CURRENT) CITY LIMITS.
4. A FACTOR OF 1.33 WAS APPLIED TO THE EXISTING NUMBER OF JOBS TO GENERATE AN ESTIMATE FOR MAXIMUM FUTURE JOBS POTENTIAL WITHIN THE CITY LIMITS. THIS IS A CONSERVATIVE ASSUMPTION, SINCE THE JOBS-GENERATING USES WITHIN THE CURRENT CITY LIMITS ARE LARGELY BUILT-OUT. GROWTH IN JOBS BY UP TO 33% ABOVE THE EXISTING LEVEL MAY BE ACHIEVED BY FURTHER INFILL DEVELOPMENT AND/OR INCREASED DENSITY OF USES.

5. A RATIO OF JOBS/DEVELOPED ACRES OF 3.057 WAS USED TO ESTIMATE JOBS FOR THE 10-YEAR AND 20-YEAR PLANNING AREAS AND THE SOI REMAINDER AREA, BASED ON THE EXISTING JOBS/DEVELOPED ACRES RATIO WITHIN THE CURRENT CITY LIMITS (CALCULATED BASED ON THE EXISTING 3,613 JOBS OVER THE EXISTING 1,181.81 ACRES OF DEVELOPED JOBS-GENERATING LAND WITHIN THE CURRENT CITY LIMITS).

A. WITHIN THE CITY LIMITS

Residential Land: Future dwelling unit estimates within the city (**Table 2-3**) are based on (1) the City of Ripon household projections contained within the San Joaquin Forecast Summary from July 7, 2016 (for the area within the current City limits), and (2) the number of possible dwelling units allowed by the General Plan at 85% of capacity⁴ (for the 10-Year and 20-Year Planning Horizons, as well as the SOI Remainder Area). A sizeable amount of the future residential growth within the existing City limits reflects development opportunities created by under-utilized or vacant properties within the city. While vacant land in single or limited ownership outside the City limits is easier to develop than city underutilized properties, residential development within the City limits (underutilized and vacant development) is expected to increase by as much as an additional 1,644 units within the 20-Year Planning Horizon (based on the difference between the current unit count and the unit projections provided by the San Joaquin Forecast Summary). This includes an estimated 473 units associated with approved/pending development projects. Approved and pending residential development projects are listed in **Table 2-5**, below.

TABLE 2-5 APPROVED/PENDING RESIDENTIAL DEVELOPMENT PROJECTS

PROJECT	APN #s	STATUS
Apartment complex (110 units) on approximately 6 acres at the corner of River Road and North Ripon Road	261-030-32 and 261-030-17	Approved
Single-family residential (30 units) located near Milgeo Road and John Roos Avenue	261-074-01 through 261-074-30	Approved
Single-family residential (19 units) located at the north/west corner of Vera Avenue and Doak Blvd	259-100-52	Approved
Single family homes (133 units) located at the south/west corner of River Road and Fulton Avenue	APN 245-340-16	Approved
Medium density single family residential (88 units) located on the west side of Fulton Avenue	APN's 261-650-24, 261-040-02 and 261-020-05	Pending
Medium density single family residential (93 units) located at the southwest intersection of Fulton Avenue and Colony Road	APN 261-020-03	Pending

SOURCE: CITY OF RIPON, 2017.

The following table (**Table 2-6**) has been provided to describe total acreage for land uses within the City limits designated with a General Plan residential land use, including land that the City does not internally categorize as residential land. Out of the total acres shown in **Table 2-6**, there are approximately 332.54 acres that are categorized as residential but are used for allowed non-residential uses (such as for churches, parks, recreation facilities, private road, etc.).

⁴ It was assumed that a minimum of approximately 15% of General Plan capacity accounts for schools, utilities, roads, and other physical infrastructure.

TABLE 2-6 RESIDENTIAL GENERAL PLAN LAND USES – CITY LIMITS

LAND USE	ACREAGE
	CITY LIMITS
Residential	
HD – High Density Residential	24.94
HLD – High Low Density Residential	72.71
LD – Low Density Residential	837.04
MD – Medium Density Residential	34.09
MU – Mixed Use	255.70
VHD – Very High Density Residential	27.50
VLD – Very Low Density Residential	79.79
UC – Urban Core	65.59

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

Non-residential Land: There are also a variety of non-residential General Plan land uses within the City limits that would provide for various commercial, industrial, and public uses. Furthermore, there are some current approved and pending non-residential development projects. These include a Mobil gas station/convenience market at the intersection of E. Main Street and 2nd Street Overcrossing, a Starbucks restaurant with drive through located at the intersection of E. Main Street and 2nd Street Overcrossing and a retail strip center building and a restaurant on an approximately 4-acre parcel located at the intersection of River Road and North Ripon Road⁵. Approved and pending non-residential development projects are listed in **Table 2-7**, below.

TABLE 2-7 APPROVED/PENDING NON-RESIDENTIAL DEVELOPMENT PROJECTS

PROJECT	APN #s	STATUS
Chevron/Extra Mile gas station at the intersection of E. Main Street and 2 nd Street Overcrossing	APN 261-150-41	Approved
Retail strip center building (16,000 sq. ft.) and a restaurant (6,300 sq. ft.) located at the intersection of River Road and North Ripon Road	APN 261-030-17	Approved
Showroom (20,00 sq. ft.), office, and warehouse space for a boat dealership located at 1445 Canal Boulevard	APN 259-660-51 (a portion of)	Approved
Starbucks restaurant with drive-thru (1,547 sq. ft.), located at 338 E. Main Street	APNs 561-150-52 and 261-150-53	Approved
Light industrial complex (7,100 sq. ft.) with two buildings located at 633 Doak Boulevard	APN 256-670-51	Pending
Truck repair shop with two truck bays (7,900 sq. ft.) located at 1501 Jack Tone Road	APN 228-110-23	Pending
Four-bay truck wash facility (11,860 sq. ft.) located at 1748 W. Santos Avenue	APN 228-110-22	Pending

SOURCE: CITY OF RIPON, 2017.

Table 2-8 below provides a breakdown of the non-residential land uses and acreages within the City limits. It is noted that the Mixed Use (MU) General Plan land use category was included in both the residential table (**Tables 2-6**) and the non-residential table (**Table 2-8**, below).

⁵ As provided by Ken Zuidervaart, City of Ripon Director of Planning and Economic Development (as of October 2017).

TABLE 2-8 NON-RESIDENTIAL GENERAL PLAN LAND USES – CITY LIMITS

LAND USE	ACREAGE
	CITY LIMITS
Commercial	
CC – Community Commercial	45.28
CR – Commercial Recreation	214.54
HS – Highway Service	123.81
MU – Mixed Use	255.70
NC – Neighborhood Commercial	6.39
PO – Professional Office	29.76
RC – Regional Commercial	43.62
Industrial	
HI – Heavy Industrial	206.59
LI – Light Industrial	39.84
Other	
Other/Unknown (e.g. private roadways)	7.11
RR – Resource Reserve	163.71
UC – Urban Core	65.59
Public	
MS – Municipal Service	218.94
MS-FS – Municipal Service (Fire Station)	2.01
OS – Open Space	40.02
P – Public Park	183.01
S-ES – Elementary Schools	62.16
S-HS – High Schools	47.65

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

B. WITHIN THE TEN-YEAR PLANNING HORIZON

Residential Land: Future dwelling unit estimates for the 10-Year Planning Horizon (**Table 2-3**) are based on the number of possible dwelling units allowed by the General Plan at 85% of capacity (to account for schools, utilities, roads, and other physical infrastructure). Population estimates for the 10-Year Planning Horizon (**Table 2-3**) are based on the City’s existing Population/Dwelling Unit ratio of 2.993, as provided by the California Department of Finance, Report E-5 (May 1, 2017). **Table 2-9** below provides a breakdown of the General Plan residential land uses within the 10-Year Planning Horizon.

TABLE 2-9 RESIDENTIAL LAND USES - 10-YEAR

LAND USE	ACREAGE
	SOI-10 YEAR
Residential	
ELD – Extremely Low Density Residential	44.94
HD – High Density Residential	12.04
HLD – High Low Density Residential	256.22
LD – Low Density Residential	176.82
MD – Medium Density Residential	10.00
VHD – Very High Density Residential	15.34
VLD – Very Low Density Residential	191.01

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

Non-residential land: There is also a variety of non-residential land uses within the 10-Year Planning Horizon that would provide for various commercial, industrial, and public uses. **Table 2-10** below provides a breakdown of the land uses and acreages. The Mixed Use (MU) General Plan land use

category was also included in the non-residential table (**Table 2-10**, below). It is noted, however, that some residential uses are allowed under the MU land use.

TABLE 2-10 NON-RESIDENTIAL LAND USES - 10-YEAR

LAND USE	ACREAGE
	SOI-10 YEAR
Commercial	
CC – Community Commercial	28.69
MU – Mixed Use	267.65
NC – Neighborhood Commercial	20.77
RC – Regional Commercial	68.02
PO – Professional Office	14.42
Industrial	
BP – Business Park	112.10
HI – Heavy Industrial	56.77
Public	
P – Public Park	72.84

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

C. WITHIN THE 20-YEAR PLANNING HORIZON

Residential Land: Future dwelling unit estimates within the 20-Year Planning Horizon (**Table 2-3**) are based on the number of possible dwelling units allowed by the General Plan at 85% of capacity (to account for schools, utilities, roads, and other physical infrastructure). Population estimates for the 20-Year Planning Horizon (**Table 2-3**) are based on the City’s existing Population/Dwelling Unit ratio of 2.993, as provided by the California Department of Finance, Report E-5 (May 1, 2017). **Table 2-11** below provides a breakdown of the residential land uses within the 20-year horizon.

TABLE 2-11 RESIDENTIAL LAND USES - 20-YEAR

LAND USE	ACREAGE
	SOI-20 YEAR
Residential	
ELD – Extremely Low Density Residential	78.37
HD – High Density Residential	9.08
HLD – High Low Density Residential	207.23
LD – Low Density Residential	215.01
MD – Medium Density Residential	5.00
VLD – Very Low Density Residential	240.53

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

Non-residential land: There is also a variety of non-residential land uses within the 20-Year Planning Horizon that would provide for various commercial, industrial, and public uses. **Table 2-12** below provides a breakdown of the land uses and acreages within the 20-year horizon. The Mixed Use (MU) General Plan land use category was also included in the non-residential table (**Table 2-12**, below). It is noted, however, that some residential uses are allowed under the MU land use.

TABLE 2-12 NON-RESIDENTIAL LAND USES - 20-YEAR

LAND USE	ACREAGE
	SOI-20 YEAR
Commercial	
HS – Highway Service	51.84
MU – Mixed Use	208.05
NC – Neighborhood Commercial	18.08
Industrial	
BP – Business Park	34.58
HI – Heavy Industrial	119.65
LI – Light Industrial	29.70
Public	
P – Public Park	39.00
S-ES – Elementary School	13.16

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

D. SOI REMAINDER AREA (PORTION OF THE SOI OUTSIDE OF THE CURRENT CITY LIMITS AND 10-YEAR AND 20-YEAR PLANNING HORIZONS)

Residential Land: Future dwelling unit estimates within SOI Remainder Area (Table 2-3) are based on the number of possible dwelling units allowed by the General Plan at 85% of capacity (to account for schools, utilities, roads, and other physical infrastructure). Population estimates for the SOI Remainder Area (Table 2-3) are based on the City’s existing Population/Dwelling Unit ratio of 2.993, as provided by the California Department of Finance, Report E-5 (May 1, 2017). Table 2-13 below provides a breakdown of the residential land uses within the SOI Remainder Area.

TABLE 2-13 RESIDENTIAL LAND USES – SOI REMAINDER AREA

LAND USE	ACREAGE
	SOI REMAINDER AREA
Residential	
ELD – Extremely Low Density Residential	297.12
HLD – High Low Density Residential	52.25
LD – Low Density Residential	103.76
MD – Medium Density Residential	4.84
VLD – Very Low Density Residential	165.56

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

Non-residential land: There is also a variety of non-residential land uses within the SOI Remainder Area that would provide for various commercial, industrial, and public uses. Table 2-14 below provides a breakdown of the land uses and acreages within the SOI Remainder Area. The Mixed Use (MU) General Plan land use category was also included in the non-residential table (Table 2-14, below). It should be noted, however, that some residential uses are allowed under the MU land use.

TABLE 2-14 NON-RESIDENTIAL LAND USES – SOI REMAINDER AREA

LAND USE	ACREAGE
	SOI REMAINDER AREA
Commercial	
HS – Highway Service	31.01
MU – Mixed Use	100.83
PO – Professional Office	5.18
Industrial	
BP – Business Park	35.25
LI – Light Industrial	5.62
Other	
RR – Resource Reserve	29.02
Public	
P – Public Park	30.20
P-OS – Park/Open Space	9.90

SOURCE: CITY MASTER PARCEL DATA SHEET (MARCH 31, 2017).

D. DEVELOPMENT PROJECTIONS

Ripon has generally grown in a roughly concentric fashion, developing outward to areas from its historic center. In addition, planned land uses and vacant land along Highway 99 have created development opportunities along this corridor.

Figure 1-1 shows the existing City limits, the 10-Year and 20-Year Planning Horizons, and the SOI. It is unlikely that all land uses within the SOI will be developed by 2038. The San Joaquin Council of Governments (SJCOG) updates the population projections for the cities of San Joaquin County every four years to facilitate their regional transportation planning efforts. SJCOG’s latest population projections for Ripon are 20,777 people by 2035 and 22,582 people by 2040, but do not necessarily take into account growth that could occur through annexation. The SJCOG’s estimates are considered a more realistic projection of future growth in the City of Ripon based on historical trends.

In May 2017, the Ripon City Council adopted Resolution 17-23 to establish Annexation Policies and Procedures which limit growth to 3% per year, allowing for permits to be allocated at a rate of up to 2.5% per year through Annexation Agreements, Development Agreements, or Conditions of Approval for development projects with the remaining 0.5% to act as a buffer to ensure the 3% limit is not exceeded. As described within the Ripon City Council Meeting Minutes on May 9, 2017, the 3% growth cap would effectively limit the amount of population growth by 2040 to a maximum of approximately 32,207 people. Based on population growth rates for the City over previous decades, it is not expected that the 3% growth cap would be exceeded over this period.

In October 2017, the Planning Commission recommended a proposed General Plan Text Amendment that would amend the City of Ripon’s 2040 General Plan Land Use and Growth Accommodations chapter to implement Resolution 17-23. On October 10, 2017, the City Council adopted the proposed General Plan Text Amendment, which revised the Land Use and Growth Accommodations chapter accordingly, as described in Chapter 3 of this MSR.

The General Plan 2040 anticipates that the population within the Primary Urban Area would be approximately 40,000 at buildout no earlier than 2040. Based on historical trends in Ripon over the

past 30 years and the 3% growth cap, it is not expected that population growth would reach the maximum growth projected during the 10 and 20-Year Planning Horizons.

The currently designated SOI, which includes the 10 and 20-Year Planning Horizons, can provide for population growth of up to 41,486 people (see also **Table 2-3**); however, it is not expected that actual population growth will approach this maximum horizon based on the historical trends and SJCOG's population projections for Ripon. There are many factors that will ultimately influence the actual population (i.e. job availability, housing availability/affordability, etc.). The land in the SOI, 10-year, and 20-year planning horizon would accommodate the anticipated population growth.

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3. GROWTH AND POPULATION PROJECTIONS

This chapter identifies future growth projections for the City of Ripon and its 10-Year and 20-Year Planning Horizons that need to be taken into consideration when planning for the provision of services. A detailed discussion of existing and future municipal services to meet the future demand identified in this chapter is included in Chapter 4 of this MSR.

As discussed in Chapter 4, the City has plans and policies in place to ensure that if demand increases, as allowed by the General Plan, adequate public services will be provided while existing levels of service are maintained.

A. POPULATION AND DEMOGRAPHICS

Ripon is one of the smaller cities in San Joaquin County, with a population of 14,767 as of January 1, 2016¹ and 15,621 as of March 1, 2017². Between 1990 and 2000, the City of Ripon's population grew from 7,455 to 10,158, as indicated in **Table 3-1**. This reflects a 36.3% increase, which stands at 3.1% annual growth. From 2000-2017, the population grew from 10,158 to 15,621, a 53.8% increase, reflecting a 2.4% annual growth rate during this period. Data from the State of California Department of Finance was available for years 1990, 2000, 2010, 2015, and 2016. The 2017 data is based on the City's Master Parcel Data housing unit counts and California Department of Finance data for household size.

TABLE 3-1 POPULATION AND HOUSEHOLD TRENDS IN RIPON

	1990	2000	2010	2017
Population	7,455	10,158	14,297	15,621
Housing Units	2,567	3,415	5,129	5,420
Single Family Units	2,163	2,976	4,514	4,607
Multi-Family Units	401	430	602	807
Mobile Homes	3	9	13	6
Average Household Size	3.023	2.985	2.93	2.99

NOTE: ESTIMATES ARE FROM JANUARY 1 OF EACH YEAR, EXCEPT FOR THE 2017 DATA, WHICH IS FROM MARCH 31 OF THAT YEAR.

SOURCES: STATE OF CALIFORNIA, DEPARTMENT OF FINANCE: E-5 POPULATION AND HOUSING ESTIMATES FOR CITIES, COUNTIES AND THE STATE — JANUARY 1, 2011- 2017; E-8 HISTORICAL POPULATION AND HOUSING ESTIMATES FOR CITIES, COUNTIES, AND THE STATE, 1990-2000; CITY OF RIPON MASTER PARCEL INFORMATION DATABASE (MARCH 31, 2017).

1. Growth Accommodation

In October 2017, the City of Ripon Planning Commission recommended a General Plan Text Amendment that amends the City of Ripon's 2040 General Plan Land Use and Growth

¹ State of California, Department of Finance: E-5 Population and Housing Estimates for Cities, Counties and the State — January 1, 2011- 2017

² As provided in the City of Ripon Master Parcel Information database (March 31, 2017).

Accommodations chapter to facilitate the City Council's desired growth policies. The proposed new language (in Section 2.4 of the City of Ripon General Plan 2040) reads as follows:

2.4 Growth Accommodation and Residential Building Cap

The City's residential growth accommodation program sets the average annual residential growth rate at 3% to 6% during the planning period set forth in the General Plan 2040. In past years, percentage rates for any single year could go higher or lower although the City policy would be to maintain growth at 3% to 6% through the planning period. In 1999, the City Council set an interim maximum rate of 3% with the option to raise it to 4% if an individual project contained features for the good of the community. However, this policy has since expired.

Between 2008 and 2016, residential growth slowed dramatically due to the Great Recession. During this time frame, the annual growth was 0.85%. In 2017, the City Council adopted the following amendment to the General Plan 2040: *"The annual residential growth rate shall not exceed 3% of the total residential dwelling units within the City limits per year. Permits will be allocated at a rate not to exceed 2.5% per year through Annexation Agreements, Development Agreements or Conditions of Approval for all projects. The extra 0.5% will be used as a buffer in order to avoid years where building permits are carried over potentially forcing the growth rate to exceed 3% in any given year. Should any development fail to procure their allocated permits in any given year, the Developer may apply for "buffer permits" (0.5%) the following year subject to availability and approval by the City Council. At no time shall the total permits issued exceed 3% in any given year. At its sole discretion, the City Council may choose to exempt a multiple family residential project from the permit allocation cap."*

Additionally, one Policy in the Land Use and Growth Accommodations chapter (Policy A8) would also be required to be amended to facilitate the City Council's desired growth policies. The proposed new language for General Plan Policy A8 reads as follows:

"The City will consider annexations to provide enough residentially designated land for a projected residential growth rate of 3% per year for the urban planning period."

The City regularly reviews and manages its growth rates and has not exceeded the General Plan growth range of 3% to 6% a year since the General Plan 2040 was adopted in 2006. In May 2017, the Ripon City Council adopted Resolution 17-23 to establish Annexation Policies and Procedures which limit growth to 3% per year, allowing for permits to be allocated at a rate of up to 2.5% per year through Annexation Agreements, Development Agreements, or Conditions of Approval for development projects with the remaining 0.5% to act as a buffer to ensure the 3% limit is not exceeded (Ripon City Council Resolution No. 17-23). This growth rate is also reflected in the proposed General Plan Text Amendment that amends the City of Ripon's 2040 General Plan Land Use and Growth Accommodations chapter (as quoted above). As described within the Ripon City Council Meeting Minutes on May 9, 2017, the 3% growth cap would effectively limit the amount of population growth by 2040 to a maximum of approximately 32,207 people. Population growth after

2040 would continue to be subject to the 3% growth cap. Based on population growth rates for the City over previous decades, it is not expected that the growth cap would be exceeded over this period.

2. City Services and Infrastructure Master Plans

The City plans the extension of services and utilities to its population through the periodic preparation and updating of its various public facility master plans, including water, sewage, and drainage. As described by the City's *Capital Improvement Program FY 17-18*, updates to the following services/utilities planning documents are currently under development:

- Sewer Management Plan
- Storm Water Report
- Quarterly and Wastewater Discharge Report
- Urban Water Management Plan

B. POPULATION PROJECTIONS

Table 3-2 shows population projections for the City of Ripon based on the San Joaquin Council of Government's (SJCOG) County Forecast Summary as well as the City's projections, which include annexations, based on the annual 3% growth cap.

The City anticipates a maximum population of 32,207 in 2040, based on the annual 3% growth cap. This amount of growth is within the maximum population forecasts for the 10- and 20-Year Planning Horizons shown in Table 2-3.

TABLE 3-2 COMPARATIVE POPULATION PROJECTIONS

YEAR	SJCOG FORECASTED POPULATION (CITY LIMITS)	MAXIMUM GROWTH (CITY AND SOI)
2020	16,525	17,523
2025	17,850	20,403
2030	19,186	23,757
2035	20,777	27,661
2040	22,582	32,207

SOURCE: UNIVERSITY OF THE PACIFIC – SAN JOAQUIN COUNTY FORECAST SUMMARY, JULY 7, 2016; CITY OF RIPON – 25-YEAR POPULATION PROJECTIONS, MAY 9, 2017.

NOTE: SJCOG POPULATION PROJECTIONS DO NOT INCLUDE GROWTH IN RIPON ASSOCIATED WITH ANNEXATIONS. THE MAXIMUM GROWTH PROJECTIONS INCLUDE GROWTH ASSOCIATED WITH ANNEXATIONS.

C. EMPLOYMENT TRENDS AND PROJECTIONS

Table 3-3 below identifies employment data for the City of Ripon from 2000-2015. As indicated, the labor force of Ripon has steadily increased. Projections of total jobs within the City of Ripon are presented below in **Table 3-4**. Note that the jobs reflect the number of jobs, not the number of employed residents. While the City prefers to retain skilled workers inside its labor market, comparing the two tables, it is clear that a large portion of the Ripon labor force commutes to jobs outside the City.

TABLE 3-3 RIPON EMPLOYMENT ESTIMATES

YEAR	LABOR FORCE	NO. EMPLOYED	UNEMPLOYMENT RATE
2000	4,895	4,594	4.0%
2010	6,268	5,782	7.8%
2015	7,417	7,027	5.3%

SOURCE: 2006-2010 U.S. CENSUS BUREAU AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES; PROFILE OF SELECTED ECONOMIC CHARACTERISTICS: 2000 CENSUS 2000 SUMMARY FILE (SF 3).

TABLE 3-4 RIPON JOBS PROJECTIONS (2015-2030)

	2015	2020	2025	2030
Jobs	3,653	4,053	4,312	4,555

SOURCE: SJCOG – SAN JOAQUIN COUNTY FORECAST SUMMARY, JULY 7, 2016.

D. DEVELOPMENT PROJECTIONS

This section provides an overview of projected development to accommodate growth in Ripon.

1. Within City Limits

The approximately 2,831.80 acres of land within the City limits currently accommodate a population of approximately 15,621 people and 5,420 residential units (as of March 31, 2017)³. The build-out capacity within the City limits would allow for a total population of up to 21,143 people and 7,064 residential units (see **Table 2-3**). The total acreage within the City limits represents 44.8% of the total land within the sphere of influence. Under the maximum unit calculation, land within the City limits could account for 51.0% of the total future population and total future dwelling units in 2038.

2. 10-year Planning Horizon (2018-2028)

The 1,347.63 acres of land within the 10-Year Planning Horizon could accommodate a population of 8,635 people. The build-out capacity within the 10-Year Planning Horizon is 2,885 residential units (see **Table 2-3**). The total acreage within the 10-Year Planning Horizon represents 21.3% of the total land within the sphere of influence. Under buildout conditions of the City and SOI, land within the 10-year Planning Horizon could account for 20.8% of the population and dwelling units.

3. 20-year Planning Horizon (2028-2038)

The 1,269.28 acres of land within the 20-year planning horizon could accommodate a population of 8,156 people. The build-out capacity within the 20-year horizon is 2,725 residential units (see **Table 2-3**). The total acreage within the 20-year horizon represents 20.1% of the total land within the sphere of influence. Under buildout conditions of the City and SOI, land within the 20-year horizon could account for 19.7% of the population and dwelling units.

E. DETERMINATION

The City of Ripon General Plan 2040 provides a framework for future growth and development within the City and the SOI. The City's Resolution 17-23 established Annexation Policies and

³ As provided by the City of Ripon Master Parcel Data (as of March 31, 2017)

Procedures that limit growth to a maximum annual rate of 3%, as described above. In October 2017, the City of Ripon Planning Commission recommended a General Plan Text Amendment that amends the City of Ripon's 2040 General Plan Land Use and Growth Accommodations chapter to facility the City Council's desired growth policies, in line with Resolution 17-23.

The City's population was estimated at 14,685 in 2015, 14,767 in 2016, and 15,621 in 2017. Between 1990 and 2000, the City experienced a 3.1% annual growth rate; however, the growth rate decreased to 2.4% from 2000 to 2017. The latest population projections for Ripon are 22,582 people by 2040. The current SOI, including the 10-Year and 20-Year Planning Horizons and the SOI Remainder Area, will provide for a maximum population growth of up 41,486 people (**see Table 2-3**) if all vacant and underutilized parcels were developed; however, it is not expected that actual population growth will approach this maximum based on the historical trends, population projections, and an unrealistic expectation of full development of all vacant and underutilized parcels. Additionally, there are many factors that will ultimately influence the actual population (i.e. job availability, housing availability/affordability, etc.).

The 10 and 20-Year Planning Horizons within the existing SOI will adequately provide for the projected population and jobs growth through 2038. This level of population, housing, and jobs growth is consistent with the City's General Plan. The City's ability to provide adequate service to new developments will be ensured prior to approval of new developments, in accordance with existing City policies and fee programs, as described in Chapters 4 and 5.

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4. PRESENT AND PLANNED CAPACITY OF PUBLIC FACILITIES AND ADEQUACY OF PUBLIC SERVICES, INCLUDING INFRASTRUCTURE NEEDS AND DEFICIENCIES

The purpose of this section is to evaluate infrastructure needs and deficiencies of services provided by the City of Ripon, especially as they relate to current and future users. Infrastructure needs and deficiencies will be evaluated in terms of supply, capacity, condition of facilities, and service quality with correlations to operational, capital improvement, and finance plans.

This section of the MSR will address the provision of the following public services, some of which are directly provided by the City of Ripon and others which are provided through contract or by special district:

- Fire Protection and Emergency Medical Services
- Law Enforcement
- Water Supply and Treatment
- Wastewater Supply and Treatment
- Storm Water Drainage

In order to approve a change in the SOI and annexation of land into the City of Ripon, LAFCO must determine that the necessary infrastructure and public services exist to support the new uses at comparable service levels. The information put forward in this MSR supports the City of Ripon's requested 10-Year and 20-Year Planning Horizons.

A. FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES

Fire protection and emergency medical services are handled by the Ripon Consolidated Fire District (Fire District) providing the majority of emergency response services, as outlined below. The Fire District is responsible for the provision of fire service and emergency medical response for the City of Ripon and its residents, as well as to rural residents of unincorporated San Joaquin County over an additional 51.5 square mile area to the north, east, and west of the City of Ripon. The Fire District serves a total area of approximately 55 square miles, of which only 3.5 square miles are within the city limits.

1. Existing Facilities and Services

FACILITIES AND EQUIPMENT

The Fire District currently maintains three facilities (see **Figure 4-1**). The Fire District operates from one manned facility, the Fire District headquarters located at 142 South Stockton Avenue. The Fire District has two unmanned facilities, one located within the current city limits at the northwest intersection of North Ripon Road and East River Road and the other located outside of the current City limits and SOI along the 18800 block of South Murphy Road.

This Fire District headquarters station provides fire prevention and firefighting service, paramedic and emergency medical technician service, hazardous materials (hazmat) response, urban search

and rescue (USAR), and water rescue. Future active use of the currently unmanned stations is contingent upon future funding sources.

The District's main station has a wide variety of equipment, including two engines, one ladder truck, one rescue truck, one brush unit, one 3500-gallon water tender, two medic/ambulance vehicles and a rescue boat. The Fire District's participation in mutual aid agreements provides access to four additional 3000-gallon water tenders from neighboring districts.

SERVICES

The Fire District is equipped to respond to five types of incidents: fire, medical, hazmat, urban search and rescue (USAR), and water rescue. The Fire District also provides fire prevention services.

Fire

The only areas within the Fire District's jurisdiction that maintain fire hydrants are the areas within the current City limits and the Franzia Winery property located outside City limits on Highway 120. Within the City limits of Ripon, the Fire District uses a 5" large diameter hose for all working fires. This essentially brings the fire hydrant to the fire scene for an unlimited and uninterrupted water supply. However, this leaves approximately 50 square miles that have no permanent water supply within the Fire District's jurisdiction, which warrants a different tactic when fighting fires in the District's rural areas.

When large fires occur in the rural areas (outside City limits), the first tender on scene can drop its portable tank on the ground, and then dumps its load of water into it using special quick-dumping valves at the rear of the vehicle. The tender then proceeds to the nearest water source to refill. The next tender on scene repeats the process. This provides a greater volume of water that can be moved to fight the fire.

The Fire District complies with federal OSHA (Occupational Safety and Health Administration) requirements for "two in/two out" by establishing a Rapid Intervention Crew using personnel from the first-due Engine and Rescue. The Fire District then goes one step further to ensure the fire crew safety by assigning a safety officer to every major incident. Fire District personnel implement the Incident Command System on all incidents, excluding medical runs.

Medical

The Fire District responds with Advanced Life Support (ALS) Paramedics to emergency medical incidents within the district. All Fire District Paramedics and emergency medical technicians (EMTs) undergo regular training and education. This allows the Fire District to provide constant staffing of one ALS transport ambulance, in addition to one engine equipped and staffed with ALS, as scheduling allows. Currently, a majority of active responses that the Fire District encounters include medical incidents.

Hazardous Materials

The Ripon Fire District works with the surrounding fire agencies, as well as the San Joaquin County Office of Emergency Services, to provide a joint hazardous materials response team. All members of this team are Technician- or Specialist-level certified. The Fire District training officials coordinate

ongoing training by conducting quarterly drills or by sending team members to off-site classes, as needed. All other district fire personnel have achieved either hazmat First Responder Operations (FRO) or hazmat Decontamination (DECON) level training and certification.

Urban Search and Rescue (USAR)

USAR involves the location, rescue (extrication), and initial stabilization of victims trapped in confined spaces. Structural collapse is most often the cause of victims being trapped, but they may also be trapped in transportation accidents, machinery, or collapsed trenches. The Fire District includes a designated California Office of Emergency Services (OES) "light rescue" USAR team. This USAR team participates in the San Joaquin County Joint USAR Team. The joint-team is comprised of fire and emergency service departments from throughout San Joaquin County. Through this joint-team, any type of USAR discipline necessary to handle a variety of emergency situations is readily available to the Fire District. These emergency situations include, but are not limited to, heavy rescue, trench rescue, high angle rope rescue, or water rescue.

Water Rescue

The Fire District is tasked with the responsibility of water rescue. The Fire District provides automatic-aid to the Escalon and Lathrop-Manteca Fire Districts, as well as mutual aid to any agency that requests assistance. The Fire District's firefighters have been trained to River and Flood Rescue or Swift Water Rescue Technician levels. The team is equipped with a full complement of swift water rescue gear, including a 12-foot zodiac boat with a 25hp jet motor.

Fire Prevention

The Fire District initiates seasonal enforcement programs each year. The annual weed abatement program seeks to mitigate potential fire hazards during the peak fire season (June through September) through notifications to property owners to mitigate hazards. Non-compliant parties are subject to applicable citations and/or fines. The Fire District inspects fireworks booths, fireworks displays, and other temporary uses to ensure compliance with the Uniform Fire Code.

Fire District personnel are responsible for inspecting the 250 buildings including apartments, motels/hotels, businesses, truck stops, and other commercial buildings within district boundaries. This practice ensures that safety measures are maintained to guarantee the safety of the people who live, work, shop, or dine in Ripon, or otherwise occupy these facilities. These inspections help insure the safety of employees and visitors and provide an opportunity for District personnel to interact with business owners in non-emergency situations and to familiarize personnel with the layout of buildings in the community.

PERSONNEL

The Administration Division is responsible for the day-to-day administration of the activities and regulations of the Fire Department. The responsibilities include budget preparation and control, purchasing, personnel management, record keeping, facilities management, and public information. The Administration Division includes the Fire Chief/Fire Marshal, an Administrative Assistant, and an Ambulance Billing Coordinator.

The Ripon Consolidated Fire District currently maintains three shifts for its incident response staff, as well as three volunteer companies. The Fire Department staff includes 12 full-time firefighters. The Fire District staff maintains an A shift, a B Shift, and a C shift, which include the following personnel:

- A Shift: Battalion Chief, Captain/Paramedic, Engineer/Paramedic, and two Firefighter/EMTs
- B Shift: Battalion Chief, Captain/EMT, Firefighter/Paramedic, and Firefighter/EMT
- C Shift: Chief Officer, Captain/EMT, Engineer/Paramedic, Firefighter/EMT, and Firefighter/Paramedic

Volunteers

The Ripon Volunteer Fireman's Association is a group of volunteers from the community who have passed a written and oral exam, as well as a physical agility test and are voted in by the Association to become Volunteer Firefighters and Ambulance personnel. They then must go through probationary training for one year. The Ripon Volunteer Firemen's Association consists of approximately 30 volunteers. The Ripon Volunteer Fireman's Association was incorporated in 1949.

RESPONSE

The Fire District maintains a goal for the initial company of firefighters to arrive on scene for fire and emergency medical service (EMS) incidents within five minutes 90% of the time (Response Effectiveness). The District's main station provides primary response to all calls within the City limits. The Fire District typically achieves a four-and-a-half minute response time from the main station 90% of the time within the City ¹, which exceeds the City's recommended goal of a five-minute emergency response time.

NFPA 1710

The NFPA 1710 Standards are applicable to urban areas and where staffing is comprised of career Firefighters. According to these guidelines, a career fire department needs to respond within six minutes, 90 percent of the time with a response time measured from the 911 call to the time of arrival of the first responder.

The standards are divided as follows:

- Dispatch time of one (1) minute or less for at least 90 percent of the alarms
- Turnout time of one (1) minute or less for EMS calls (80 seconds for fire and special operations response)
- Fire response travel time of four (4) minutes or less for the arrival of the first arriving engine company at a fire incident and eight (8) minutes or less travel time for the deployment of an initial full alarm assignment at a fire incident
- Eight (8) minutes or less travel time for the arrival of an advanced life support (ALS) (4 minutes or less if provided by the fire department)

¹ Phone correspondence with Fire District Chief Officer Dennis Bitters, at 1:30pm on August 3, 2017.

As described above, the Fire District typically has a four-and-a-half minute response time within the City 90% of the time; this response time does not include call (dispatch) time and turnout time.

ISO RATING

The Insurance Services Office (ISO) Public Protection Classification Program currently rates the Ripon Consolidated Fire District as **Class 3** within the city limits², on a scale of 1 to 10, with 1 being the highest possible protection rating and 10 being the lowest. The ISO rating measures individual fire protection agencies against a Fire Suppression Rating Schedule, which includes such criteria as facilities and support for handling and dispatching fire alarms, first-alarm response and initial attack, and adequacy of local water supply for fire-suppression purposes. The ISO ratings are used to establish fire insurance premiums.

BUDGET

The Fire District receives income from property taxes, fees & services, and capital outlay. In FY 2016-17, the Fire District received an income of \$2,508,289.15. The Fire District earned approximately \$1,858,956.39 from property taxes, \$484,579.95 from fees and services, and \$164,752.81 from interest on capital outlay. Total Fire District operational expenses in FY 2016-17 were \$2,668,141. This exceeded the total FY 16-17 revenue by \$159,851.85.

As discussed in Chapter 5, the Fire District also developed a preliminary operational budget for FY 2017-18. The projected income for the Fire District for FY 2017-18 is expected to be \$3,082,594.93. Projected income is projected to be \$2,015,029 from property taxes, \$641,065.93 from fees and services, and \$426,500 from capital outlay. The expected increase in property tax revenue in FY 2017-18 compared to FY 2016-17 is due to new home development and from an expectation of increasing home valuations. The expected increase in income from fees and services is based on greater expected demand for Fire District services in FY 2017-18 compared to FY 2016-17. Higher facility fees in FY 2017-18 compared with FY 2016-17 are expected to substantially increase capital outlay income. Total operational expenses in FY 2017-18 are projected to be \$2,600,901. Compared to the expected income of \$3,082,594.93, this would leave a projected surplus of \$481,693.93 in FY 2017-18.

2. Provisions for Future Growth and Systems Improvement

The City of Ripon General Plan 2040 includes policies that support the Fire District's continued provision of adequate facilities and staffing levels. Below is a list of relevant policies:

- All new non-residential development will be equipped with automatic interior sprinkler systems to meet the Uniform Building Code (Policy D1).
- Encourage the Ripon Consolidated Fire District to maintain a regular program of fire inspection for existing commercial and industrial buildings. Involve the District at the planning stage of new development to ensure appropriate life safety and fire issues are addressed (Policy D2).

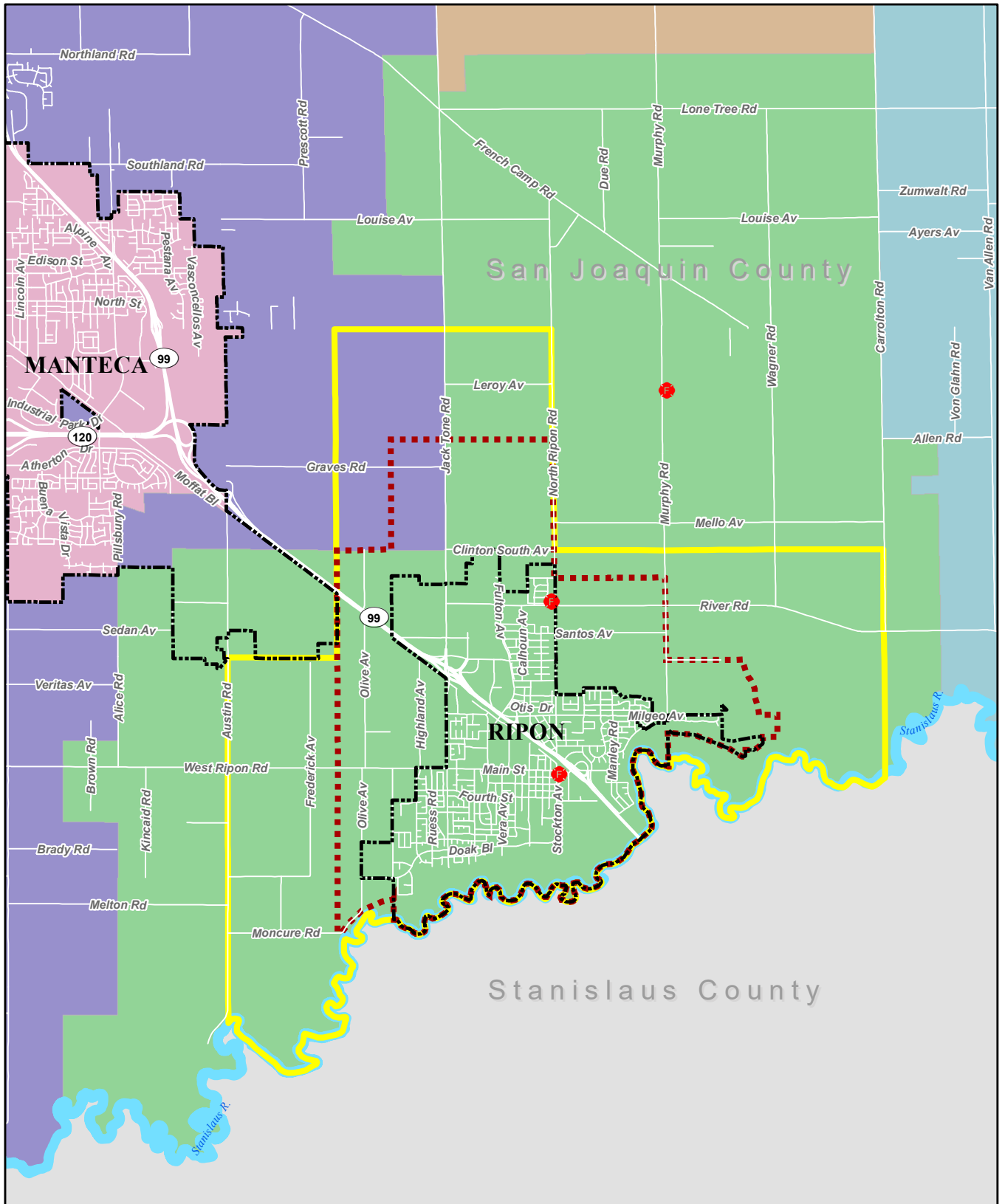
² Phone correspondence with Fire District Chief Officer Dennis Bitters, at 1:30pm on August 3, 2017.

- Require that the construction of new roads and streets be adequate as to width and turning radius to simplify access by firefighting apparatus. Plans for new streets will be submitted for review and comment to the Ripon Consolidated Fire District (Policy D3).
- All development will be required to meet the minimum fire flow rates specified by the City's Fire Code (Policy D4).
- Enforce building and fire codes and City ordinances regarding fire protection (Policy D5).
- Support the Ripon Consolidated Fire District in the establishment and adjustments of fees and/or funds collected from new development for capital facilities, apparatus, and equipment required to mitigate the impact of new growth (Policy D6).

The Fire District budget covers current staffing levels, operations, and maintenance of the fire station and equipment. Additional development will provide additional revenue to the Fire District in the form of one-time fire fees paid at the time of development and on-going revenue in the form of increased property taxes, to support additional staff, facility costs, and equipment.

As mentioned above, the Fire District typically achieves a 4½-minute response time to emergencies from the main station (which serves the incorporated City limits) 90% of the time, which exceeds the City's recommended goal of a five-minute emergency response time. However, service to locations outside of the service zone of the main station (i.e. area located in the more rural portions of the fire service area) take considerably longer. The Fire District operates over an approximately 55 square mile area, which can make emergency response difficult and expensive when taking place in rural portions of the unincorporated county. Additionally, according to the Fire Chief, funding for the Fire District has made it difficult to hire new staff. The unmanned fire station located at North Ripon Road and East River Road achieves a six to six and half minute response time 90% of the time. The overall response time District-wide is 8:57 minutes; this does not include call (dispatch) time and turnout time.

The Fire Department's Board of Directors and Fire Chief review budget needs on an annual basis and will address the need for additional personnel, equipment, and facility improvements in the future to maintain response times and to address new development. The Fire District's sources of income may have to be expanded in the future to maintain adequate service levels within the City and its SOI with further development.



Legend

Fire Service Areas

- Collegeville
- Escalon
- Lathrop-Manteca
- Manteca
- Ripon



City Limits



Ripon Sphere of Influence



General Plan Boundary/Area of Interest



Fire Station



RIPON MUNICIPAL SERVICES REVIEW

Figure 4-1. Fire Service Areas

Sources: San Joaquin County; City of Ripon.
Map date: September 30, 2017.

B. LAW ENFORCEMENT

Police protection service in the City of Ripon is provided by the Ripon Police Department.

1. Existing Facilities and Services

EXISTING FACILITIES

The Police Department operates out of its headquarters located at 259 North Wilma Avenue (see **Figure 4-2**). This facility was completed in 2007 and includes approximately 15,000 square feet for police services and a 1,330 square-foot training facility.

ORGANIZATION

The Police Department is organized into two divisions: the Operations Division and the Support Services Division. Divisions are coordinated out of one facility. The Police Department also maintains an Administration department, which includes the Office of the Chief.

Administration

The Office of the Chief is responsible for development and communicating the vision of the Police Department. This office plans, organizes, and directs Departmental policies and activities. This office also oversees the Budgetary and Personnel Operations, as well as Internal Affairs, Professional Standards, Public Information Office, and Community Outreach.

Operations Division

The Operations Division contains many of the recognizable core police services for our community. The Operations Division is the larger of the two divisions within the department, and is staffed by 21 sworn personnel, including Sergeants and Patrol Officers. This division's primary function is to provide uniformed patrol services. Uniformed officers respond to emergency calls for help and non-emergency service calls. They also stay active with officer initiated activity while patrolling the streets on a 24 hour a day, 7 day a week basis.

The division also encompasses some of the department's specialized units. These specialized units include; Investigations Unit, Crime Prevention, Special Weapons and Tactics Team, Traffic Unit, Youth Services, K-9 Unit, Bicycle/ATV Patrol Unit, and Hazmat Unit.

In support of the Department's philosophy of Community Oriented Policing and Problem Solving (COPPS), the City has been split into four geographical areas. Each area is the responsibility of a Patrol Sergeant.

Police officers are assigned to a Sergeant and their "Area of Responsibility." This provides a "team" concept in an effort to work with the community and to ensure that problems are properly identified and resolved.

The Operations Division oversees community based programs and uses notification systems that can also act as a communication line to the community with the following systems; NIXLE, Facebook, Nextdoor.com, Twitter, Business Watch, Bank Notification System, and School Notification System.

State of the art technology and software play a significant role in crime prevention and crime reduction, from the existing MESH Wireless Camera System, to Fixed License Plate Readers. The Ripon Police Department continuously strives to be in the forefront in the use and implementation of advanced technologies to keep the community safe.

The Administration and Operations Division constantly evaluates local crime trends and monitors area criminology to prevent crimes against the community from occurring and solves crimes once they have occurred.

The Traffic Unit of the Operations Division currently consists of three part-time Motor Officers. The supervising Sergeant and two patrol officers perform traffic enforcement dependent upon staffing levels, specific traffic complaints, and special operations. The Traffic Unit utilizes one 2006 Honda ST1300 motorcycle, two 2015 Harley Davidson motorcycles, and two 2015 Zero (Electric) motorcycles to conduct enforcement patrols, educational programs, and engage in public outreach.

The Investigative Unit of the Operations Division is made up of Detective(s) who handle all crimes against people and property crimes. The Detective(s) are also responsible for street crimes, which may involve gangs and/or narcotics.

The Juvenile Services Unit of the Operations Division provides the School Resource Officer that is responsible for intervention programs for youth in the community. This officer works closely with school administrators and other community leaders to foster the best possible relationship with our agency and is the only known officer in the state that teaches an accredited ROP class at the high school level. The Juvenile Services Unit oversees the Police Explorer Program and the Regional Occupational Program, the Junior Police Academy, and the Juvenile Traffic Diversion Program.

The S.W.A.T. Team is a combination team that partners with the Manteca Police Department to form one unit. The team utilizes specialized tactics and equipment in high-risk operations. The Police Department contributes three officers to this team.

Support Services Division

The Support Services Division is a vital component of the Ripon Police Department and is responsible for much of the behind the scenes work necessary to support visible operations regularly seen by the public. The division is home to various units, including:

Communications/Dispatch Services. The Police Department handles both land-line and cellular 9-1-1 calls, 24-hours a day, 7- days a week, for both the Ripon Police Department and Escalon Police Department. Cellular calls originating from within the City (excluding freeways, where the CHP has jurisdiction) are routed directly to the Communication Center where GPS and cellular-carrier equipment gives the police dispatcher the exact latitude and longitude of a caller.

Records. The Records Unit is responsible for the dissemination and maintenance of all records generated by the Police Department. This unit also prepares all reports, citations, and criminal

complaints for the Court, District Attorney, and Probation Department. Police Department Crime Statistics are compiled by the Records Unit and submitted to the Department of Justice.

Information Technology. The IT Division is responsible for the maintenance and upkeep of the Information Technology systems of the Ripon Police Department. These systems include telephone, radio, video, computer systems, database services, network connectivity, and other essential components.

Community Services. The Community Services Unit is responsible for many tasks within the department including Animal Control, Code Enforcement, Property and Evidence Processing, Parking Enforcement, Vehicle Abatement, and assist in much of the internal Administrative processes.

Volunteers. The Volunteers In Police Services or VIPs as they are commonly known, are citizens over the age of 18, who donate their time to assist the Police Department in a variety of areas. These generous citizens enhance the Department's ability to serve the community and are a vital part of the Police Department.

Explorers. The Ripon Police Department provides an opportunity for young men and women to experience, first hand, how a police department functions. Explorers are trained in various aspects of law enforcement and used to assist police personnel. The Explorers are required to volunteer 16 hours a month, along with three major functions in the City of Ripon.

STAFFING

The Ripon Police Department currently has 24 sworn officers. In addition, as of 2015, the Police Department also had one Reserve Police Officer, six Police Dispatchers, two Community Service Officers, one Information and Technology Administrator, one part-time Information and Technology Assistant, two part-time Animal Control Officers, and two part-time Animal Shelter Helpers.

Staffing levels are assessed by the City on an annual basis, based on a variety of factors including response times for the three priorities listed above. With a population of 15,621 as of 2017, the City of Ripon's 24 police officers equate to a police officer staffing level of 1.5 officers per 1000 residents. This ratio satisfies the target ratio (1.5 sworn officers per one thousand residents) as established by Goal E, Policy F1 of the Ripon General Plan 2040). This is also superior to higher than the staffing ratios at many nearby jurisdictions.

A review of nearby jurisdictions identified the following police officer staffing levels in 2016: Manteca (0.8), Modesto (1.0), Stockton (1.3), Tracy (1.0), and Oakdale (1.0). As shown, the police officer staffing level of 1.5 is higher than the staffing levels of these nearby jurisdictions.

CRIME STATISTICS

The number of violent offenses known to law enforcement in 2016 for the City of Ripon and those of a sample of neighboring cities (Manteca, Modesto, Stockton, Tracy, and Oakdale) are provided in **Table 4-1** below. **Table 4-2**, below, provides the number of property crime (i.e. non-violent) offenses known to law enforcement for these cities.

TABLE 4-1 VIOLENT OFFENSES KNOWN TO LAW ENFORCEMENT, BY CITY (2016) – CITY OF RIPON AND NEIGHBORING JURISDICTIONS

CITY	MURDER & MANSLAUGHTER	RAPE	ROBBERY	AGGRAVATED ASSAULT	TOTAL VIOLENT CRIME
Ripon	0	2	9	1	12
Manteca	0	30	91	123	244
Modesto	13	103	481	1,507	2,104
Stockton	49	128	1,185	3,019	4,381
Tracy	0	17	62	72	151
Oakdale	0	10	11	33	54

SOURCE: U.S. DEPARTMENT OF JUSTICE, FEDERAL BUREAU OF INVESTIGATIONS CRIME IN THE UNITED STATES, 2016

The jurisdictions neighboring Ripon have varying populations. Therefore, the per capita rate of total violent crime offenses known to law enforcement in 2016 (as provided by the statistics in **Table 4-1**, and based on population levels provided by the U.S. Census Bureau) in each of these jurisdictions is provided as follows (for the sake of comparison): Ripon (0.1%), Manteca (0.3%), Modesto (1.0%), Stockton (1.4%), Tracy (0.2%), and Oakdale (0.2%). As shown, the per capita rate of violent crime offenses known to law enforcement in 2016 is lower in the City of Ripon than each of these neighboring jurisdictions.

TABLE 4-2 PROPERTY CRIME OFFENSES KNOWN TO LAW ENFORCEMENT, BY CITY (2016)

CITY	BURGLARY	LARCENY – THEFT	MOTOR VEHICLE THEFT	ARSON	TOTAL PROPERTY CRIME
Ripon	22	225	20	0	267
Manteca	315	2,020	365	13	2,700
Modesto	1,421	6,350	1,553	65	9,324
Stockton	2,251	7,550	1,833	81	11,634
Tracy	245	1,348	306	12	1,899
Oakdale	127	482	79	3	688

SOURCE: U.S. DEPARTMENT OF JUSTICE, FEDERAL BUREAU OF INVESTIGATIONS CRIME IN THE UNITED STATES, 2016

The per capita rate of total property crime offenses known to law enforcement in 2016 (as provided by the statistics in **Table 4-2**, and based on population levels provided by the U.S. Census Bureau) in each of these jurisdictions is provided as follows: Ripon (1.7%), Manteca (3.5%), Modesto (4.4%), Stockton (3.8%), Tracy (2.1%), and Oakdale (3.0%). As shown, the per capita rate of total property crime offenses known to law enforcement in 2016 is lower in the City of Ripon than each of these neighboring jurisdictions.

Table 4-3 provides crime statistics in the City of Ripon from 2010 through 2016, as provided by the Ripon Police Department. As shown, overall reported crime has remained relatively unchanged since 2010, despite a modest increase in population over this period.

TABLE 4-3 RIPON POLICE DEPARTMENT ANNUAL CRIME STATISTICS (2010 THROUGH 2016)

CRIME	2010	2011	2012	2013	2014	2015	2016
Murder	0	0	0	0	0	0	0
Manslaughter	0	0	0	0	0	0	0
Rape	3	2	1	1	3	5	2
Robbery	4	5	1	5	5	4	9
Assault	112	82	107	91	107	112	88
Burglary	33	44	49	67	31	26	22
Larceny	197	246	229	253	205	186	228
Motor Vehicle Theft	20	19	19	23	22	31	19
Totals	369	398	406	440	373	364	368

SOURCE: RIPON POLICE DEPARTMENT, 2017

RESPONSE TIMES

The Police Department classifies calls for service as priority 1, priority 2 or priority 3. Priority 1 calls are calls where a threat is posed to life or is a crime of violence. Priority 2 calls are calls for service where there is an urgency or suspicious behavior. Priority 3 calls are calls for service where no emergency or serious problem is involved. The averages for the department's response times for 2016 for the 3 priorities are listed below.

- Priority 1 calls: 4 minutes and 47 seconds.
- Priority 2 calls: 4 minutes and 27 seconds.
- Priority 3 calls: 4 minutes and 12 seconds.

The City of Ripon has established under Goal E, Policy F2 (of the Ripon General Plan 2040) that the City of Ripon will continuously to monitor response times. As provided above, the City maintains response times for the 3 priorities of under five minutes.

2. San Joaquin County Sheriff's Department and California Highway Patrol

All areas outside of the City boundaries are currently under the jurisdiction of the San Joaquin County Sheriff's Department and the California Highway Patrol (CHP), which handles all traffic-related incidents on the freeway and in the unincorporated County area, which includes issuing traffic citations, and investigating vehicle accidents and auto thefts. As areas outside of the current City of Ripon limits are annexed to the City over time, the City of Ripon Police Department will expand police services to the newly annexed areas.

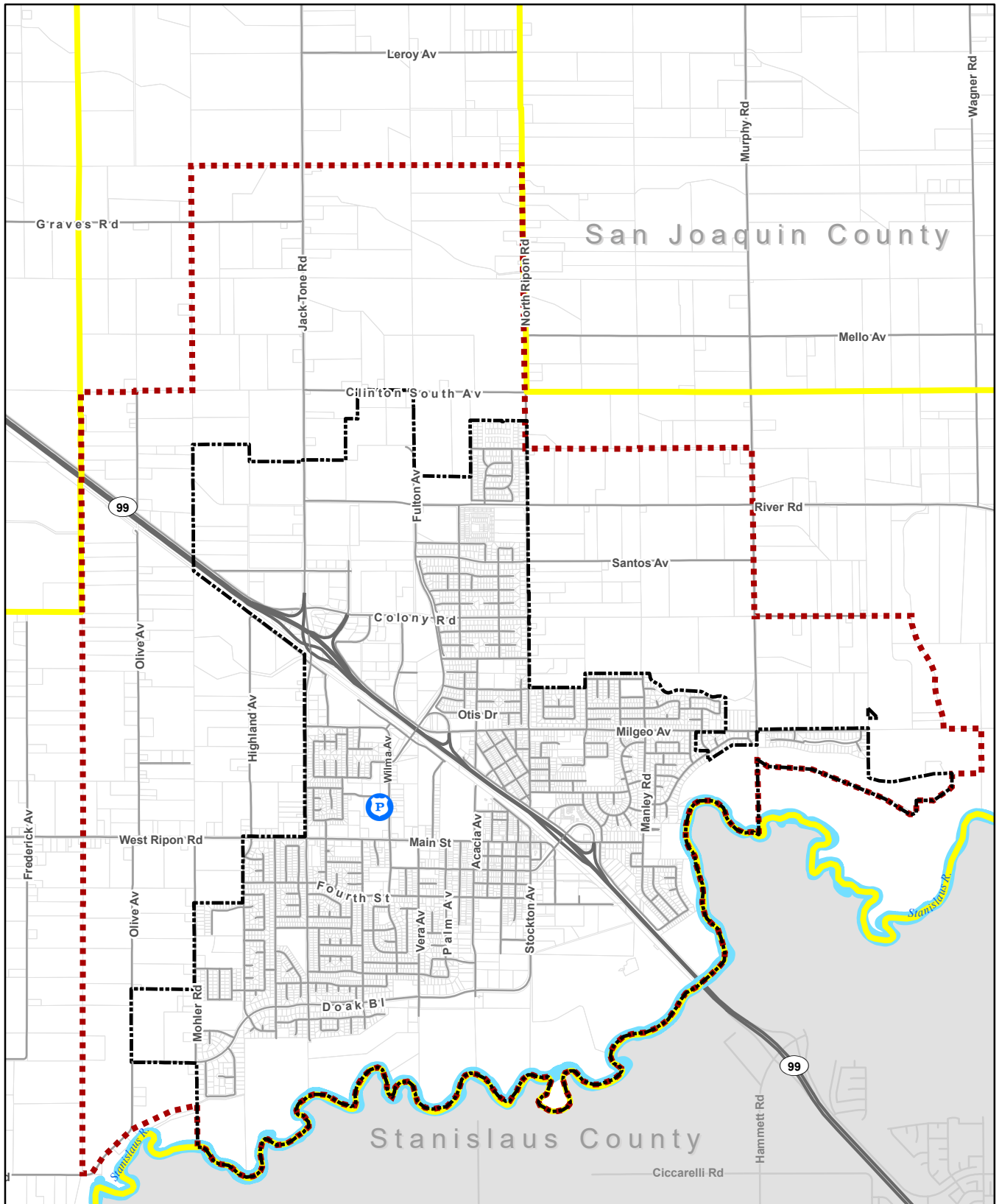
3. Provisions for Future Growth and Systems Improvement

The City's General Plan includes policies to support the Police Department to continue providing adequate police staffing levels and services. Below is a list of relevant policies:





- The City shall require, to the extent possible, that new school facilities, fire facilities, and police facilities are constructed concurrently with new residential development (Policy E8).

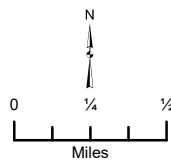
- The City shall work with the Ripon Unified School District, the Ripon Consolidated Fire District, and the Ripon Police Department to identify, establish, and implement additional measures that may be necessary to adequately finance these facilities in the City, consistent with applicable State law (Policy E9).
- The Ripon Police Department will continue to promote neighborhood security programs and provide crime prevention training for neighborhood groups and associations (Policy E1).
- The City will promote personal security when reviewing the design of development (Policy E2).
- Encourage the participation of local citizens in the Volunteers in Police Service (VIPS) Program, Police Reserves, and the Technical Reserves (Policy E3).
- The City will try, through adequate staffing and equipping, to maintain the minimum feasible police response times for police calls for service. Depending on available revenue and demographics, the City should use 1.5 sworn officers per one thousand population as its 'target' ratio (Policy F1).
- The City will continuously monitor response times (Policy F2).

The Police Department staff, operations, and equipment are funded primarily through the City's General Fund. Facilities are funded through the General Fund and through the City's Public Facility Financing Plan, which includes fees for residential development and non-residential development that are collected at the time of building permit issuance. The FY 2016-17 budget for the Police Department was \$5,553,563 and the FY 2017-18 budget is \$5,784,526 (an increase of 4.6%), which is expected to be sufficient to cover the current staffing levels. The need for additional personnel and equipment in the future will be addressed by the Chief of Police, the City Manager, and the City Council, in response to the annual assessment of response times, expected budget, and expected growth and demand for law enforcement services.



Legend

-  Ripon City Limits
-  Ripon Sphere of Influence
-  General Plan Boundary/Area of Interest
-  Police Station



RIPON MUNICIPAL SERVICES REVIEW

Figure 4-2. Ripon Police Department

Sources: San Joaquin County; City of Ripon;
Stanislaus County. Map date: August 2, 2017.

C. WATER SUPPLY, CONSERVATION AND TREATMENT

The City of Ripon provides potable and non-potable water supplies to all users within the City's municipal service area through its own water distribution system. As of 2015, the service area was approximately 4.1 square miles. The service area includes the entirety of the City's residential, commercial, and industrial uses. All potable water in Ripon is provided by the City entirely from groundwater wells, although water use can be said to be conjunctive in that irrigation water purchased from the South San Joaquin Irrigation District (SSJID), as well as treated industrial water, supplements the natural recharge of the groundwater. The City receives untreated raw water from SSJID through the SSJID irrigation distribution system. The Ripon Water Master Plan, last updated in 2010, provides guidance for planning the City's water system to meet the present and future demands of the community. **Figure 4-3** illustrates the existing and planned potable water infrastructure (as provided by the 2010 City of Ripon Water Master Plan). The *North Pointe Specific Plan Water Supply Assessment* prepared in 2015 and the City of Ripon Public Works Department's *2016 Consumer Confidence Report* were the primary sources of information used in this section.

1. Existing Supply and Demand

There are two primary groundwater aquifers underlying the City of Ripon Planning Area. According to the City of Ripon General Plan, the two aquifers have a combined annual recharge of 196,000 to 263,000 AF annually. Ripon's groundwater supply has historically been consistent. Nevertheless, the City has adopted and implements a Groundwater Management System to monitor and act as required to maintain the City's water supply.

Ripon's potable water was supplied by five groundwater wells in 2016. The City currently has eight operational wells, as shown in **Figure 4-3**. Two are located on the west side of Highway 99 and six on the east side. These wells tap underground reserves or aquifers from approximately 125 to 450 feet below the ground surface. The City does not currently utilize these groundwater wells at full capacity.

The City of Ripon has two elevated storage tanks (see **Figure 4-3**): a 1.55 million gallon (MG) elevated water storage tank, constructed in 2002, located near the Jack Tone Interchange and a 2.5 million-gallon elevated water storage tank, constructed in 2006, located at the Mistlin Sports Park. These elevated tanks have the capacity to provide 10,000 gallons per minute (gpm). The expanded water storage is used to help meet peak hour needs and provide water pressure for fire protection. The City's piping system is designed so that, depending on demand, water can be supplied from a single well or any combinations of wells in operation at any given time. Ripon's non-potable water system provides water for irrigation and industrial users.

Annual water production in Ripon has increased from 1,067 AF (AF) in 1980 to a total of potable and non-potable well pumping of approximately 4,900 AF in 2014. As of 2015, the City's wells have the capacity to deliver a total water supply of more than 17,000 AF.

To supply future demands, the City will continue to use its existing water supplies and will also conserve water and develop additional sources of potable and non-potable water. Future infrastructure (wells) will be financed through the City's water department. While no new or

additional water rights would be needed for this infrastructure, other federal, state and local permits may be required, and would be obtained at the time of infrastructure development.

Table 4-4 compares existing and projected water supply in the City. Note that the only future sources of water supply considered are the City’s groundwater wells and SSJID surface water supplies, as previously described.

TABLE 4-4 EXISTING AND PROJECTED CITY POTABLE AND NON-POTABLE WATER SUPPLY (AFY)

WATER SUPPLY SOURCES	2014	2015	2020	2025	2030	2035	2040
City Potable Groundwater Wells	13,308	13,308	14,977	18,315	21,653	26,571	31,488
Total Potable Supply	13,308	13,308	14,977	18,315	21,653	26,571	31,488
City Non-Potable Groundwater Wells	4,033	4,033	4,033	4,033	4,033	4,033	4,033
SSJID Contracted Surface Water	2,561	2,790	3,935	5,080	6,000	6,000	6,000
Total Non-Potable Supply	6,594	6,823	7,968	9,113	10,033	10,033	10,033
Total Supplied Water (including SSJID)	19,902	20,131	22,945	27,428	31,686	36,604	41,521
Total City Supplied Water (not including SSJID)	17,341	17,341	19,010	22,348	25,686	30,604	35,521

NOTES: POTABLE SUPPLY WAS PROJECTED BY INTERPOLATION BETWEEN 2014 ACTUAL PRODUCTION, AND PROJECTED 2040 PRODUCTION. THE CURRENT CONTRACT WITH SSJID ENDS IN 2029. IT IS PROJECTED THAT THE CITY WOULD LIKELY RENEW THE CONTRACT AT THAT TIME OR OBTAIN ANOTHER NON-POTABLE WATER SOURCE. DUE TO NUMEROUS DRY YEARS IN RECENT YEARS, THE CITY ESTIMATES RECEIVING NO WATER FROM SSJID FOR THE PROJECTED YEARS.

SOURCE: CITY OF RIPON 2015

A. GROUNDWATER

As previously described, the City’s potable water groundwater wells draw water from approximately 125 to 450 feet below the ground surface. **Table 4-5** summarizes information on the City’s existing potable groundwater wells. As of 2016, the total pumping capacity for potable water was 7,200 gpm. If the existing potable wells were pumped at their maximum capacity for the entire year, the total water supply would be 11,614 acre-feet per year (AFY). **Table 4-6** provides historic potable groundwater well pumping in the city. As shown, some wells (i.e. Well #9 and Well #16) are inactive during some years.

Well #12 is currently inactive and has not recently provided potable water; this well is undergoing rehabilitation to address nitrate issues and will be added to the City’s potable well infrastructure once the rehabilitation is complete. Well #19 is currently under construction and will accommodate two water sources: a shallow production well with a production capacity of 1,500 to 2,000 gpm and a deep production well with a production capacity of 700 to 1,000 gpm.

TABLE 4-5 CITY OF RIPON – POTABLE WELL INFORMATION

	WELL #3	WELL #7	WELL #9	WELL #10	WELL #13	WELL #14	WELL #16	WELL #18
Location	922 Second St.	Manley Rd.	Reynolds Dr.	Hughes Ln.	Corner of River Rd. & Fulton Ave.	East end of Milgeo Ave.	Shasta Avenue	N. Stockton Ave.
Date Drilled	1950	1977	1989	1993	2003	2003	2007	2011
Depth Of Well (feet)	156	338	202	462	500	240	366	306
Static Water Level (feet)	30	34	39	35	38	25	31.9	49
Production Rate (gallons per minute)	900	1,100	450	2,000	2,000	1,000	750	1,200
Treatment	Chlorine disinfection and sand filter	Chlorine disinfection	Arsenic, chlorine disinfection; granular activated carbon filter	Chlorine disinfection	Chlorine disinfection	Chlorine disinfection	None	Chlorine disinfection
Backup Power	No	No	Yes	Yes	Yes	No	No	No
Status	In service	In service	Not in service	In service	In service	Not in service	Currently used for non-potable water	In service

SOURCE: CITY OF RIPON 2015, 2016

TABLE 4-6 CITY OF RIPON – HISTORIC GROUNDWATER WELL PUMPING, POTABLE WELLS (AFY)

WELL	2007	2008	2009	2010	2011	2012	2013	2014
Well #3	253.5	321.6	522.8	168.4	142.7	262.5	352.4	208.7
Well #7	191.6	127.1	129.7	80.5	148.0	63.0	136.0	55.2
Well #9	688.0	46.7	54.6	36.6	0.0	13.0	0.0	0.0
Well #10	1,612.7	1,940.2	1,368.5	701.5	817.1	904.8	1,407.9	1,545.1
Well #13	1,959.8	2,378.9	1,398.4	1,019.3	2,100.4	2,229.7	957.0	1,631.8
Well #14	69.9	218.6	243.7	350.2	296.3	604.9	623.7	0.8
Well #16	0.0	0.0	0.0	578.3	596.9	0.0	0.0	0.0
Well #18	0.0	99.0	1,103.8	1,465.6	285.5	604.8	1,374.4	585.6
Sub-total	4,775.5	5,132.1	4,821.5	4,400.4	4,386.9	4,682.7	4,851.4	4,027.2

NOTE: WELL #16 IS SHOWN IN TABLES 4-3 AND 4-5 AS IT HAS PROVIDED BOTH POTABLE AND NON-POTABLE WATER

SOURCE: CITY OF RIPON 2015

Figure 4-4 shows the City's Non-Potable Water Plan, developed in 2010. As of 2015, the City of Ripon operated three non-potable municipal wells that can be used as supply for the non-potable water system. The water quality of these wells is not suitable for potable use, but can be used for irrigation and other suitable uses. These wells are used during the summer time when irrigation demands are

highest. These wells could provide up to 2,800 AFY of non-potable water if pumped 365 days per year at the design production rate. **Table 4-7** summarizes information on the City’s existing non-potable water wells. Historic non-potable well pumping is shown in **Table 4-8**.

TABLE 4-7 CITY OF RIPON – NON-POTABLE WELL INFORMATION

	WELL #5	WELL #11	WELL #16
Location	Milgeo and Ridge	Doak Boulevard	Shasta Avenue
Date Drilled	1972	1996	2007
Depth of Well (feet)	312	163	366
Static Water Level (feet)	N/A	18	31.9
Production Rate (gallons per minute)	1,000	750	750
Treatment	None	None	None
Status	Under rehabilitation	In use	In use

SOURCE: CITY OF RIPON 2015

TABLE 4-8 CITY OF RIPON – HISTORIC GROUNDWATER WELL PUMPING, NON-POTABLE WELLS (AFY)

WELL	2007	2008	2009	2010	2011	2012	2013	2014
Well #5	554.6	498.9	772.9	543.1	755.9	631.2	836.9	686.1
Well #11	19.7	16.5	60.5	38.2	135.8	72.2	29.9	42
Well #16	0	486.1	0	316.5	0	365.2	93.2	140.5
Sub-total	574.3	1,001.5	833.4	897.8	891.7	1,068.6	960.0	868.6

SOURCE: CITY OF RIPON 2015

Table 4-9 compares existing and projected water demand in the city. The largest water demand increase comes from residential usage, which makes up about 70 percent of the total current use. Single-family residences comprise about 95 percent of the residential use. At build-out of the City of Ripon General Plan 2040, the residential usage is anticipated to be about 85 percent of total use, at build-out residential use is anticipated to be about 90 percent single family and 10 percent multi-family.

The future amount of non-potable uses and corresponding reduction in potable demand is unknown. It will be determined over time as the non-potable system comes online and specific customers are identified for non-potable service. **Table 4-9** assumes that the non-potable water demand from Commercial/Industrial uses will remain the same from 2014 to 2040, and the potable water demand from Commercial/Industrial uses will increase. In addition, **Table 4-9** illustrates the potable water demand from City Parks & Irrigation uses would remain constant from 2014 to 2040, and the non-potable water demand for City Parks & Irrigation uses will increase from 2014 to 2040.

TABLE 4-9 EXISTING AND PROJECTED CITY POTABLE AND NON-POTABLE WATER DEMAND (AFY)

WATER DEMAND	2014	2015	2020	2025	2030	2035	2040
Potable Single Family	3,150	4,539	5,484	6,626	8,006	9,674	11,689
Potable Multi-family	150	454	565	705	878	1,094	1,364
Potable Commercial/Industrial	480	692	772	863	966	1,085	1,225
Potable City Parks & Irrigation	104	104	104	104	104	104	104
Total Average Potable Demand	3,884	5,789	6,925	8,298	9,954	11,957	14,382
Non-Potable Commercial/Industrial	390	390	390	390	390	390	390
Non-Potable City Parks & Irrigation	510	513	529	546	563	580	598
Total Average Non-Potable Demand	900	903	919	936	953	970	988
Total Average Demand	4,784	6,692	7,844	9,234	10,907	12,927	15,370

NOTES: NON-POTABLE WATER DEMAND FROM COMMERCIAL/INDUSTRIAL IS ASSUMED TO REMAIN CONSTANT, AS THE POTABLE WATER DEMAND FROM COMMERCIAL/INDUSTRIAL INCREASES WITH PROPOSED 2040 GENERAL PLAN BUILD-OUT. POTABLE WATER DEMAND FROM CITY PARKS & IRRIGATION IS ASSUMED TO REMAIN CONSTANT, AS THE NON-POTABLE WATER DEMAND FROM CITY PARKS & IRRIGATION INCREASES WITH PROPOSED 2040 GENERAL PLAN BUILD-OUT.

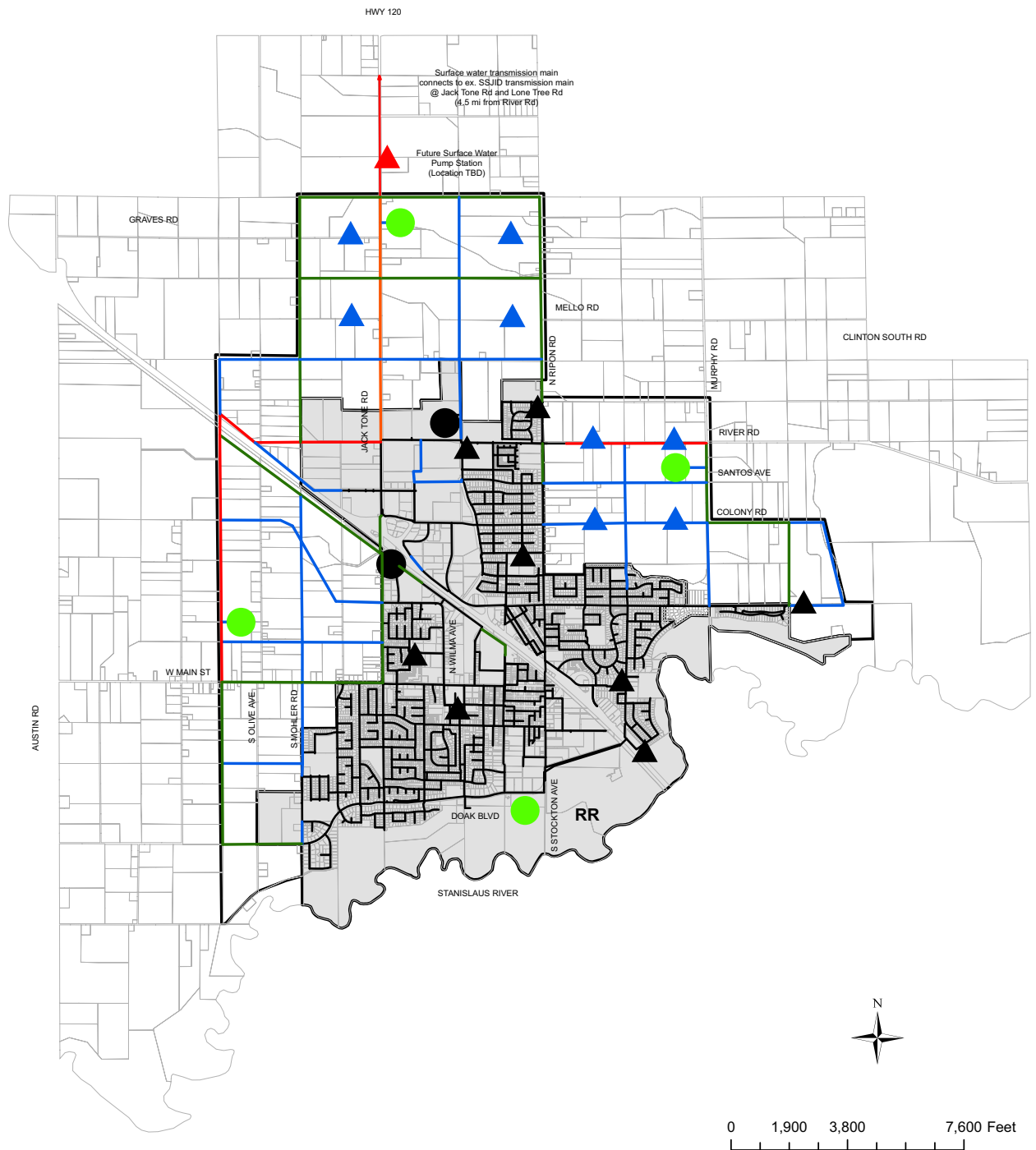
SOURCE: CITY OF RIPON 2015

B. SURFACE WATER

Formed in 1909 under the predecessor to the Irrigation District Act, SSJID was established to provide a reliable and economical source of irrigation water for the agricultural areas surrounding Escalon, Ripon, and Manteca. Since then, SSJID has expanded into providing domestic water service to several cities in South San Joaquin County. The SSJID is a 72,000 acre district, with major facilities and assets including ownership and partial ownership of several storage reservoirs, numerous rights in the federal New Melones Reservoir, 30 miles of water transmission facilities and over 350 miles of distribution pipelines and channels throughout the SSJID.

In 1999, the City entered into an agreement with the SSJID to receive surface water from SSJID that the City would use for groundwater recharge or non-potable municipal and industrial uses. The agreement between the City and SSJID extends from 1999 through 2029 and stipulates that the City receives 500 AFY. Because of SSJID's extensive distribution system in and around the City of Ripon, and the City's contract with them for surface water, this allows for the delivery of surface water to locations favorable to groundwater recharge. Although the agreement between SSJID and the City stands, the City has not accepted water from SSJID in recent years. This is in part due to water recharge being satisfied by the Stanislaus River, and SSJID not being able to distribute water during drought years.

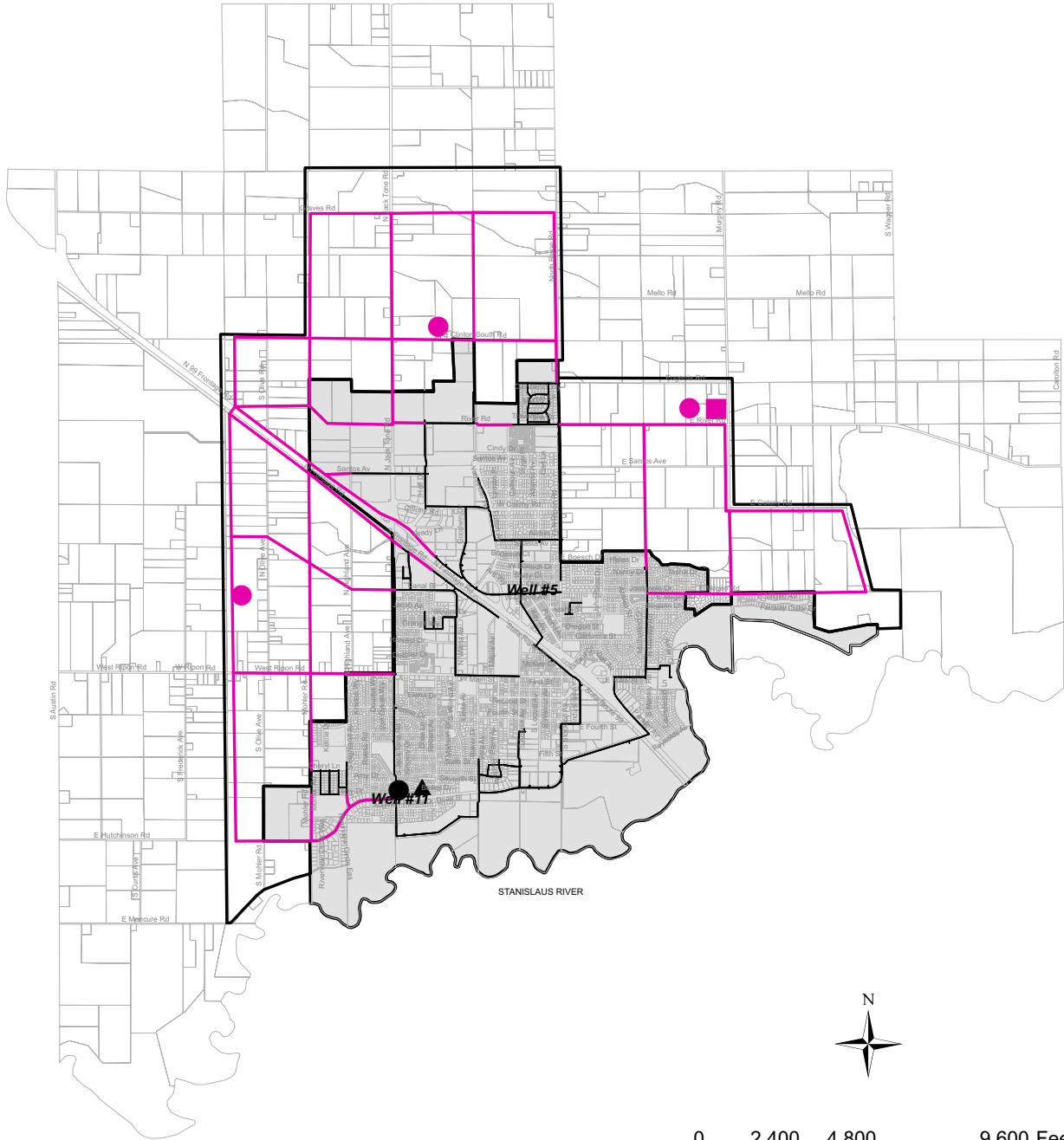
The City of Ripon has considered methods to receive a part of its water allotment from the Nick C. DeGroot Water Treatment Plant and pump it directly into the City's potable water system. This change is contingent on funding, signing a contract with SSJID, constructing new conveyance facilities, CEQA compliance, and permitting. In the event the South County Water Supply Program (SCWSP) could not supply treated water to the city, Ripon would continue to rely on raw, untreated water from SSJID and groundwater.



Source: City of Ripon Public Works. Map date: June 29, 2017.

RIPON MUNICIPAL SERVICES REVIEW
 Figure 4-3: Ripon Water Master Plan

- Legend**
- ▲ Existing Potable Wells
 - Existing Storage Tanks
 - Existing Potable Water Lines
 - ▲ Future Potable Wells
 - Future Storage Tanks
 - ▲ Future SSJID Pump Station
 - UP - Urban Primary/Sphere of Influence
 - Core - 2010 City Limits
 - SSJID Water Line
- Future Water Lines - Diameter**
- 12"
 - 16"
 - 20"
 - 24"



Source: City of Ripon Public Works. Map date: June 29, 2017.

Legend

- Surface Water Supply
- 12" - Water Lines Non-Potable - Future
- Tanks - Future
- Non-Potable Water Lines - Existing
- Wells - Existing
- Tanks - Existing
- UP - Urban Primary/Sphere of Influence
- Core - 2010 City Limits

RIPON MUNICIPAL SERVICES REVIEW

Figure 4-4:
Ripon Non-Potable Water Plan

2. Existing Transmission and Distribution System

The City's potable water system consists of wells, elevated water storage tanks, and distribution pipelines. The piping system for water distribution includes approximately 72.24 miles of potable piping and 19.57 miles of non-potable water piping, with distribution mains ranging from 4 inches to 24 inches. In 1996, the City completed an upgrade and replacement of all sub-standard potable water lines per improvements identified in the Ripon Redevelopment Agency Downtown Water System Improvement Project. Guidance for planning potable water system extensions to future development areas is provided by the City's Water Master Plan. Current storage for the City's potable water system includes two elevated storage tanks, including a 1.55 million-gallon tank south of SR 99 at Jack Tone Road, and a 2.5 million-gallon storage tank in Mistlin Sports Park.

3. Water Quality

As described within the City's 2016 Consumer Confidence Report, the quality of the City's groundwater supply complied with or exceeded all State and Federal drinking water requirements. The City chlorinates all its potable groundwater. Full-time chlorination of the potable water distribution system was mandated by the State Office of Drinking Water and was implemented in December of 2000. All wells and storage tanks are designed to allow chlorine injection. Two wells have installed GAC filters to remove chemicals. The most prevalent chemicals found in groundwater in the Ripon area include: trichloroethylene (TCE), tetrachloroethylene (PCE), a solvent used for dry cleaning; and dibromochloropropane (DBCP), an agricultural pesticide for control of worms.

Other groundwater quality issues faced by the City include hardness, nitrates, arsenic, total dissolved solids (TDS), and Chromium 6.

- Hardness is an aesthetic issue, not a health and safety issue. Hard water requires use of more soap for cleaning, and can cause scaling and staining of water heaters and fixtures.
- Nitrates are a health and safety issue. The City has found that it is more cost effective to abandon the wells with high nitrate levels and construct new wells and seal the upper aquifers. The City has abandoned a few wells because of nitrate contamination.
- Arsenic at levels close to the new maximum contaminant limit recently adopted by EPA has been found at two wells. The City will provide treatment when required.
- TDS is not an issue for drinking water, but is a potential issue with respect to wastewater disposal. The TDS of the City's potable drinking water is below the secondary limit of 500 mg/l, and well below the maximum of 1,000 mg/l. However, future wastewater disposal requirements for disposal by percolation may require reduction in the TDS of treated wastewater effluent, which is typically higher in TDS than the potable groundwater. This may require additional wastewater treatment or alternative disposal methods in the future.
- Chromium-6 occurs naturally in the environment from the erosion of natural chromium deposits but it can also be produced by industrial processes. There are demonstrated instances of chromium being released to the environment by leakage, poor storage, or inadequate industrial waste disposal practices. Chromium-6 is toxic and poses potential health risks. People who use water containing total chromium in excess of the maximum contaminant level (MCL) over many years could experience allergic dermatitis.

On all potable wells, the following protection measures are used: sanitary seals at a minimum of 150 feet in depth; well head is set up 2 feet above ground level; and daily visual inspections are made. During construction of new wells, the City ensures that there are no sewer lines within 100 feet. As a result, the City is able to meet all applicable drinking water standards.

4. Water Conservation Measures

Urban Water Management Plan

The City's 2003 Urban Water Management Plan (UWMP) identifies a series of water demand management measures (DMM). These measures are listed below.

- DMM 1 – Water Survey Programs (Interior and Exterior Water Audits) for Single Family and Multi-Family Customers
- DMM 2 – Residential Plumbing Retrofit
- DMM 3 – Distribution System Water Audits, Leak Detection and Repair
- DMM 4 – Metering with Commodity Rates
- DMM 5 – Large Landscape Conservation Programs and Incentives
- DMM 6 – High Efficiency Washing Machine Rebate Program
- DMM 7 – Public Information
- DMM 8 – School Education
- DMM 9 – Commercial and Industrial Water Conservation
- DMM 10 – Wholesale Agency Assistance Programs
- DMM 11 – Conservation Pricing
- DMM 12 – Water Conservation Coordinator
- DMM 13 – Water Waste Prohibition
- DMM 14 – Ultra Low Flush Toilet Replacement Program

Groundwater Preservation Plan

The City's Groundwater Preservation Plan (GPP) provides for increases in groundwater recharge. The SSJID Water Management Plan identifies the Eastern San Joaquin County Groundwater Basin, which includes Ripon, as "critically over drafted in some parts." Overdraft areas primarily include the central part of the Basin near Stockton. Ripon is located in the southernmost area of the Basin and has not experienced overdraft, partially because it is situated adjacent to the Stanislaus River where substantial surface water infiltration occurs. In addition, Ripon's use of water is relatively small when compared to the much larger cities, such as Stockton, where the critical overdraft areas exist. Overdraft has not historically been a problem in the Ripon area. This is partly because irrigation districts have provided sufficient water supplies for farming operations that have not had to rely on groundwater in the Ripon area for irrigation purposes.

To implement the GPP, the City has contracted for non-potable water from SSJID to be used for direct groundwater recharge, which is termed "in-lieu" recharge, or substitution of non-potable water for potable groundwater withdrawals. Under the GPP, current and potential groundwater recharge areas would be located and evaluated based on soils, land use, groundwater flow and proximity to the City's water facilities. The City has not used the water from SSJID for non-potable or groundwater recharge in more recent years due to the recent drought.

The City has contracted 500 AFY, which beginning in 2006, is increased annually by 229 AFY to a maximum of 6,000 AFY. This water may be delivered to the City via SSJID facilities (pipelines with metered taps). The City distributes water between its non-potable water system and groundwater recharge to reduce non-potable demands for groundwater and maintain groundwater levels at current and potential recharge areas. According to the GPP, groundwater recharge is accomplished through two City water recharge ponds: a quarter-acre water hazard on the golf course and a 2-3 acre site between the City's wastewater ponds and the City's urban area. The City currently does not have the capacity to take delivery of the full contracted amount of water, and will need to build additional delivery infrastructure for this purpose in the future.

Municipal Code

Chapter 13.06 of the City of Ripon Municipal Code contains a Water Efficient Landscape Ordinance. The Water Efficient Landscape Ordinance establishes a structure for designing, installing, and maintaining water efficient landscapes in new projects, and establishes provisions for water management practices and water waste prevention for established landscapes. For example, the Ordinance requires that new projects implement water efficient landscape design practices. Additionally, the Ordinance requires a landscape irrigation audit once at least every five years for landscaped areas that the City provides water to that are one acre or greater in size.

Non-Potable Water Re-use

The City is also recovering other non-potable waters for re-use; the City has developed and is expanding a separate non-potable water system to facilitate its use. Additional benefits to the groundwater supply are being provided by the City's storm drainage system, which is incorporating storm drainage detention ponds; management of these ponds incorporate 48-hour detention whenever possible, increasing groundwater recharge. The General Plan 2040 EIR concluded that as a result of this plan, it is anticipated that planned urban development would have no significant adverse effect on groundwater supplies.

5. Future Supply and Demand and Improvements to the System

The main vulnerability of the City's potable water supply would be a simultaneous loss of multiple wells due to catastrophic events such as well collapses, power outages or water quality contamination. The City's water supply system has multiple wells to provide flexibility and redundancy in the event one or more wells is out of service, which occurs from time to time due to altered regulatory standards or the need to address groundwater contaminants. The City regularly maintains and services its wells to address regulatory standards.

If the City were to have multiple potable wells off-line resulting in a significant reduction in the City's water supply production capacity, then a prohibition on annexations and additional development may have to be implemented until an alternative water source or groundwater well is developed.

During dry year conditions, the supply of non-potable surface water from SSJID is subject to reductions. The City's contract with SSJID specifies that water purchased for non-potable uses may be reduced based on annual water supply forecasts for New Melones Reservoir. Note that the municipal well supply (both potable and non-potable), would not be affected by drought as would

surface water supplies, as short-term declines in groundwater recharge during drought years would be offset by increased recharge during wet years. Since the City's potable water supply is from groundwater, there will be no significant impacts on the potable supply during a dry year even though the usage of potable water will potentially increase during the second and third dry years to compensate for the loss of surface water supply from SSJID.

The City's General Plan includes the following policies and implementation programs related to maintaining an adequate water supply for the City's population:

- Expand City's existing system to regularly monitor and evaluate the physical condition and quality of the groundwater system underlying Ripon, and identify the need for supplemental water as required (Goal F, Policy F1).
- Identify and secure available sources of supplemental surface water for replacement or recharge of groundwater as required (Goal F, Policy F2).
- Manage land use and sewage disposal as required to maintain adequate groundwater quality (Goal F, Policy F3).
- Promote water conservation through public dissemination of groundwater and municipal water use information (Goal G, Policy G1).
- Develop a plan, financing mechanism, and target date for installation of water meters on un-metered portions of the water system (Goal G, Policy G2).
- Promote reclamation and reuse of municipal and industrial wastewaters for irrigation, recharge, or other beneficial uses (Goal G, Policy G2).

The City is currently in the process of preparing an update to the 2004 UWMP. As part of that update, the City will evaluate its per capita water demand as required by SBx7-7, the Water Conservation Act of 2009 and will identify any necessary water conservation measures to address per capita demand. New water conservation measures could result in a reduction in the total supply anticipated to be necessary to serve the City under buildout conditions, including future development of the SOI.

Expected growth in the City over the next 10 and 20 years will generate substantial increases in demand for domestic water. The Ripon General Plan 2040 and the Water Master Plan assume that future domestic water supplies will continue to be met from groundwater wells and, when necessary, SSJID water. Demands on the groundwater system will be reduced by the City's increasing planned reliance on non-potable water for landscape irrigation and commercial water uses. Anticipated urban development will require not only a substantial expansion of the City's water distribution but also expansion of the supply through the development of new wells, storage and pumping facilities. The City's Water Master Plan illustrates that expansion will consist of additional wells and above-ground storage capacity to ensure an adequate supply of potable water. The City plans to construct 7 new 1.5 million-gallon elevated storage tanks (four potable and three non-potable), and 8 new domestic potable water wells, including Well 19 which is under development, during the planning period covered by the City's Water Master Plan (through General Plan buildout by 2040).

On-site water system improvements required by new development will be the responsibility of developers and sub-dividers who must design and install the conveyance system and pay for water facilities determined by the City Engineer as necessary to implement the Water Master Plan. Supply facilities and major distribution lines will be financed through the Water Fee established in the adopted City of Ripon Public Facilities Financing Plan (PFFP). The City's PFFP has assigned costs to the anticipated water facility improvements and establishes a set of infrastructure fees adequate to finance or serve as a basis for financing necessary improvements. The PFFP is the vehicle the City will use to provide all the needed facilities to accommodate the full build-out of the City.

Proposed major water system improvements will be constructed, as needed, to expand the City's network of wells, storage and distribution lines throughout areas proposed for new development. Main lines, new groundwater production wells, and water storage and pressurization facilities will be constructed as needed and existing residents will not experience a decrease in service as the City expands. All existing facilities meet or exceed and future facilities will meet or exceed the minimum requirements established by the State of California Office of Drinking Water.

In accordance with California Assembly Bill 2572, the City has retrofitted all unmetered residential properties with meters prior to 2020. As of June 2016, water meters have been installed on all residential water services. Additionally, all non-residential properties are currently metered and monitored by the City.

The City's Water Efficient Landscape Ordinance specifies that all new or reconstructed landscapes must include an irrigation design plan including a dual water system to permit use of potable and non-potable water systems. The intent of the requirement is to use non-potable water for irrigation, industrial and commercial uses to conserve the City's potable water supply. The City plans to eventually extend the non-potable water pipeline system throughout the City's planning area. Other possible future sources of non-potable water include recycled water. Recycled water could be generated as a result of the City's plans to upgrade its wastewater treatment plant to tertiary treatment.

General Plan build-out and associated expansion of the City water well system would increase demands on the underlying groundwater system. Despite increases in groundwater demand for urban development purposes, future impacts on the groundwater system are expected to be minimized as a result of the City's adopted Groundwater Preservation Program as well as its ability to use SSJID water as a non-potable water source.

As previously described, the City has a Master Plan for expansion of the potable water system to meet the present and future demands of the city. Expansion will consist of additional wells and above ground storage capacity to ensure an adequate supply of potable water (as shown in **Figure 4-3**). The City also has a non-potable water plan to ensure that the City meets the present and future non-potable water demands of the city (as shown in **Figure 4-4**). The City will be able to supply potable and non-potable water to meet the needs of the development of the City of Ripon into the 10-Year and 20-Year Planning Horizons. The City Council, City Manager, and Public Works Director regularly review the City's Water Master Plan in comparison to proposed and anticipated growth to

ensure that the City will have adequate revenue and infrastructure to provide the necessary facilities and water service to support existing development and new development.

D. WASTEWATER COLLECTION AND TREATMENT

The City of Ripon provides wastewater collection and treatment for the incorporated area of the City of Ripon. Wastewater is collected from nearly all portions of the City and routed to the City's wastewater treatment facility (WWTF), located in the vicinity of the Stanislaus River. *The City of Ripon Build-out Sanitary Sewer System 2010 Sewer Master Plan* and the City's *Wastewater Treatment Facilities Plan* prepared in March 2015 were the primary sources of information included in this section. The 2015 Facility Report outlines a long-term strategy for meeting future discharge and capacity requirements in order to meet community needs for the planning horizon that extends to 2040.

1. Wastewater Collection and Treatment

The wastewater collection system for residential and commercial users consists of gravity sewers up to 24 inches in diameter, pumping stations, and force mains. As of 2015, the City operated eight wastewater pump stations that aid delivery to the WWTF. **Figure 4-5** shows the City's Sanitary Sewer Plan, which was last updated in 2010. The City has 58.1 miles of sewer gravity main line and 3.7 miles of sewer force mains. Once collected, wastewater is discharged to trunk sewers and interceptors and then conveyed to the WWTF where it receives the equivalent of secondary treatment. The WWTF is located on an approximately 120-acre site in the southern portion of the city (at the south end of Acacia Avenue) and has adequate capacity to treat all current wastewater flows. The City's sewage disposal methods include a combination of ponding, aeration, and land disposal. The municipal influent is screened once it enters the WWTF. Treatment occurs through a series of aerated ponds with clay liners where the biodegradable portion of the wastewater is consumed or sequestered. The WWTF consists of approximately 15 acres of treatment ponds with four 10-horsepower mechanical brush aerators, which provides additional oxygen transfer for the biological treatment process. The ponds provide the equivalent of secondary treatment of wastewater prior to disposal. The flow of wastewater through the ponds is primarily by gravity, with a recirculation pump capable of redistributing effluent from secondary treatment ponds to the primary treatment ponds. The undisinfected effluent is discharged to seven percolation ponds and five storage ponds (that also act as percolation ponds). Treated wastewater is disposed into forty acres of disposal ponds located west of the treatment ponds.

The rate by which effluent is disposed is dependent on weather, pond maintenance, and groundwater levels. During the summer when groundwater elevations are at their lowest and evaporation rates are at the highest, effluent disposal (percolation) rates are highest. During the winter months, groundwater levels at the plant site rise to within 5 feet below the pond floor and reduce the percolation rates and limit discharge. Also, during the winter months, evaporation rates are at their lowest.

Land treatment and disposal of industrial wastewater by the City occurs on approximately 16 acres of spreading fields at the facility situated between the municipal treatment ponds and disposal ponds. When capacity is not available at the industrial disposal area, 0.2 million gallons per day (MGD) of flow can be diverted to the WWTF headworks for treatment beyond the permitted capacity.

2. Wastewater Treatment Plant Permitting and Capacity

The City's WWTF was constructed in the 1970s, with major expansion occurring in the 1990s. The City's WWTF is currently permitted under the State Water Resource Control Board (SWRCB) Waste Discharge Requirements (WDR) program, as administered by the Central Valley Regional Water Quality Control Board (RWQCB). The Ripon WWTF currently operates under WDR Order No. 94-263 ("Permit"), which was issued in 1994. WDR Order No. 94-263 originally contained a flow discharge limit of 1.4 MGD, with the ability to increase discharges in the future to 2.34 MGD, pending RWQCB approval. The latest permit revision (2008) increased the average discharge rate limit to 1.8 MGD. The WWTF currently processes approximately 1.0 MGD. From a physical standpoint, the current maximum treatment capacity of the WWTF is 1.5 MGD; with additional mechanical aeration upgrades, the maximum treatment capacity could be increased up to approximately 2.3 MGD³.

Located in the floodplain of the Stanislaus River, the WWTF has been isolated from the river by levees. An additional 18-acre site, not protected by levees, is used for the industrial wastewater disposal. The Diamond Pet Food Company operates its own wastewater treatment facility independent of the City's system. The City is currently analyzing options for expansion of the WWTF in order to accommodate planned growth.

3. Wastewater Quality

Wastewater quality indicators are used to assess the suitability of wastewater for disposal or re-use. Wastewater quality tests measure physical, chemical, and biological characteristics of wastewater. The Central Valley Regional Water Quality Control Board provides the applicable wastewater monitoring requirements, to ensure that wastewater generated in the region is safe for disposal and/or re-use. Domestic wastewater influent monitoring must include the following, as described in **Table 4-10**, below.

TABLE 4-10 DOMESTIC WASTEWATER INFLUENT MONITORING

CONSTITUENT	UNITS	TYPE OF SAMPLE	SAMPLING FREQUENCY	REPORTING FREQUENCY
Daily Flow	gpd	Meter	Continuously	Monthly
Monthly Average Flow	gpd/month	Calculated	Monthly	Monthly
Biochemical Oxygen Demand (BOD)	mg/L	Grab or Composite	Monthly	Monthly
Total Dissolved Solids	mg/L	Grab or Composite	Monthly	Monthly
Fixed Dissolved Solids	mg/L	Grab or Composite	Monthly	Monthly
Total Arsenic	mg/L	Grab or Composite	Monthly	Monthly
Dissolved Arsenic	mg/L	Grab or Composite	Monthly	Monthly
Total Iron	mg/L	Grab or Composite	Monthly	Monthly
Dissolved Iron	mg/L	Grab or Composite	Monthly	Monthly

³ Email correspondence with City of Ripon Public Works Director Ted Johnston, on August 24, 2017.

CONSTITUENT	UNITS	TYPE OF SAMPLE	SAMPLING FREQUENCY	REPORTING FREQUENCY
Sodium	mg/L	Grab or Composite	Monthly	Monthly
Chloride	mg/L	Grab or Composite	Monthly	Monthly
Standard Minerals	mg/L	Grab or Composite	Annually	Monthly

SOURCES: CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD, CENTRAL VALLEY REGION (2007)

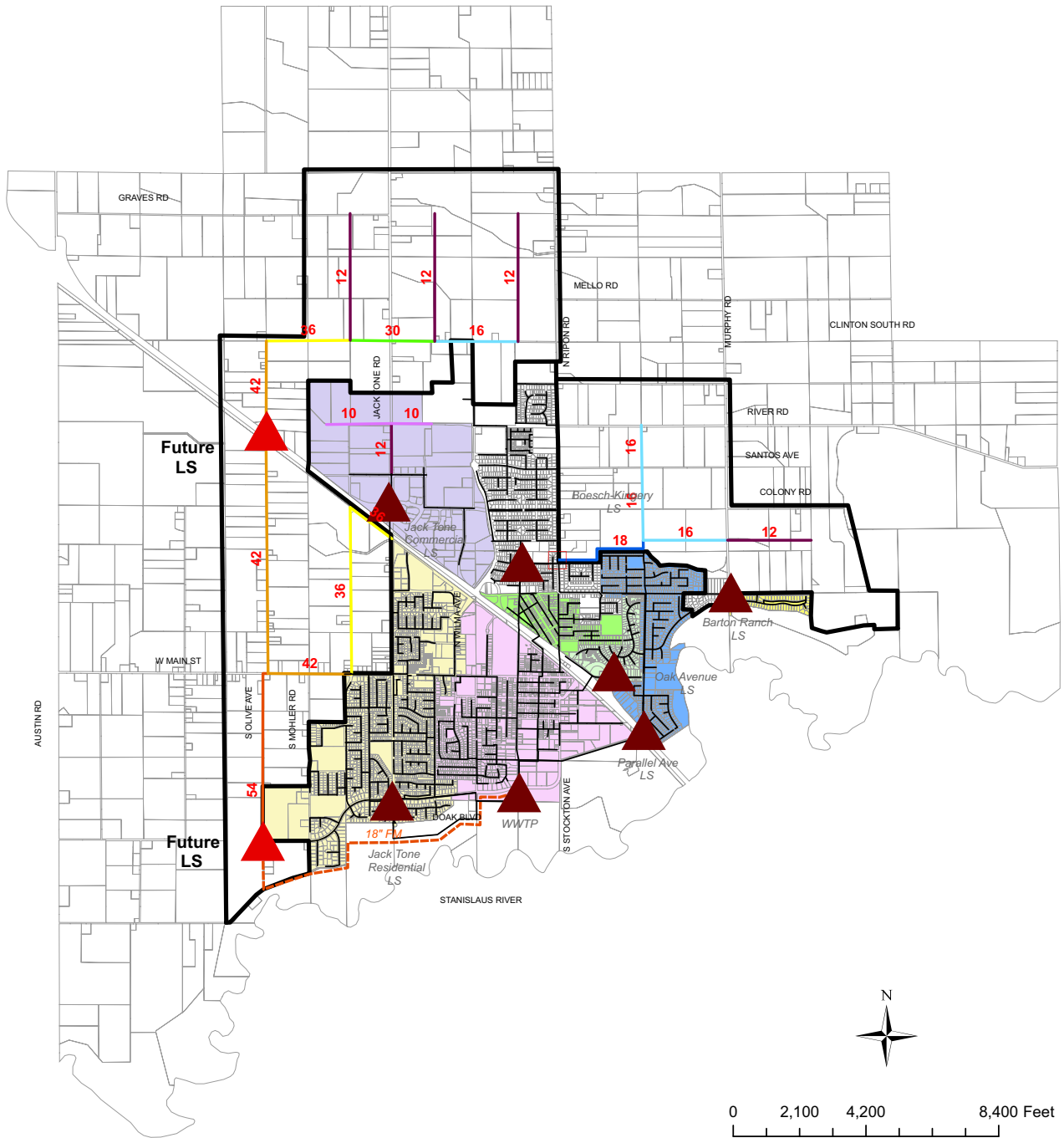
Additionally, treated domestic wastewater effluent monitoring must include the following, as described in **Table 4-11**, below.

TABLE 4-11 TREATED DOMESTIC WASTEWATER EFFLUENT MONITORING

CONSTITUENT	UNITS	TYPE OF SAMPLE	SAMPLING FREQUENCY	REPORTING FREQUENCY
BOD	mg/L	Grab	Monthly	Monthly
Total Dissolved Solids	mg/L	Grab	Monthly	Monthly
Fixed Dissolved Solids	mg/L	Grab	Monthly	Monthly
Total Arsenic	mg/L	Grab	Monthly	Monthly
Dissolved Arsenic	mg/L	Grab	Monthly	Monthly
Total Iron	mg/L	Grab	Monthly	Monthly
Dissolved Iron	mg/L	Grab	Monthly	Monthly
Sodium	mg/L	Grab	Monthly	Monthly
Chloride	mg/L	Grab	Monthly	Monthly
Nitrate as Nitrogen	mg/L	Grab	Monthly	Monthly
Total Kjeldahl Nitrogen	mg/L	Grab	Monthly	Monthly
pH	Std. Units	Grab	Monthly	Monthly
Standard Minerals	mg/L	Grab	Monthly	Annually

SOURCE: CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD, CENTRAL VALLEY REGION (2007)

A Monitoring and Reporting Program (MRP) for the City of Ripon WWTF was provided by the Central Valley Regional Water Quality Control Board in October 2007. The MRP describes requirements for monitoring domestic wastewater, industrial wastewater, treated domestic wastewater effluent, treatment/storage/percolation ponds, industrial wastewater land application area, and groundwater, pursuant to Water Code Section 13267.



Source: City of Ripon Public Works. Map date: June 29, 2017.

Existing Sewer Lines

- Gravity Main
- Force Main

Lift Stations - Existing

Lift Stations - Future

Urban Primary/Sphere of Influence

Boundary Boesch

Future Sewer Trunk Lines

- 10"
- 12"
- 16"
- 18"
- 30"
- 32"
- 36"
- 42"
- 54"
- Sewer Force Mains - Future

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Figure 4-5:
Ripon Sanitary Sewer Plan

The most pertinent recent influent and effluent data is summarized in **Table 4-12**, below. The City currently meets the existing Central Valley Regional Water Quality Control Board's influent and effluent quality standards. As influent flows to the WWTF increase, the constituent loading increase at a similar rate. Biochemical oxygen demand (BOD) is a major constituent of concern in wastewater, as it adversely affects downstream water bodies. The average BOD loading at the WWTP in recent years is 2,071 pounds BOD/day.

TABLE 4-12 SUMMARY OF INFLUENT AND EFFLUENT DATA COLLECTED BY THE CITY OF RIPON, 2008-2012

CONSTITUENT	INFLUENT CONCENTRATION (MG/L)	EFFLUENT CONCENTRATION (MG/L)
BOD	214	52
Total Dissolved Solids	758	716
Fixed Dissolved Solids	593	567
Nitrate - N	--	4.5
TKN	--	22.3

SOURCE: RIPON WASTEWATER TREATMENT FACILITIES PLAN (2015)

4. Future Wastewater Demand and Systems Improvement

The WWTF is operating within the prescribed limits of the Waste Discharge Requirements issued by the Regional Water Quality Control Board. As previously described, the City is currently permitted for wastewater disposal flows of 1.8 MGD.⁴ The WWTF currently processes approximately 1.0 MGD.

Table 4-13 illustrates the historical average daily flow from 2008 and 2012, and the projected average daily flow for 2020, 2030, and 2040.

TABLE 4-13 EXISTING AND PROJECTED AVERAGE DAILY WASTEWATER FLOWS (MGD)

YEAR	AVERAGE DAILY FLOW (APPROXIMATE)		
2008	1.3		
2012	1.1		
Projection Year	Minimum Growth Rate Projection	Mid-Point Growth Rate Projection	Maximum Growth Rate Projection
2020	1.2	1.3	1.5
2030	1.3	1.5	2.2
2040	1.4	1.8	3.0

SOURCE: RIPON WASTEWATER TREATMENT FACILITIES PLAN (2015)

From a physical standpoint, the current treatment configuration of the WWTF allows for a maximum treatment capacity up to 1.5 MGD; with additional mechanical aeration upgrades, the maximum treatment capacity could be increased up to approximately 2.3 MGD. This is recommended irrespective of which long-term alternative for treatment and disposal is pursued because it will allow the City to fully utilize its existing system and site while a long-term alternative is pursued.

⁴ Email correspondence with City of Ripon Public Works Director Ted Johnston, on August 24, 2017.

The City of Ripon population in 2017 is 15,621. Since the current annual average daily municipal wastewater flow is approximately 1.0 MGD, this is equivalent to approximately 64 gallons per capita per day (the per capita wastewater generation rate). The City of Ripon will therefore need to be prepared to implement a long-term alternative once the population reaches approximately 28,117. As shown in Chapter 2.0 of this MSR, this is not expected to occur until after 2040, which is beyond the 20-Year Planning Horizon.

The March 2015 Ripon Wastewater Treatment Facilities Plan is the most recent wastewater planning document that evaluated future flow and loading conditions, regulatory requirements, and treatment plant expansion alternatives. That document describes that near-term improvements would implement aeration upgrades to the existing WWTF to improve capacity. Two possible approaches are described to expand treatment capacity from 1.5 MGD to 1.8 MGD – (1) purchase new higher efficiency floating aerators or (2) install aeration diffusers in the first treatment pond. Future connections to the City’s wastewater system would pay for the increased treatment capacity, while both new and existing users would pay for the improved treatment performance.

Longer-term improvements are assumed to be required when the permitting process begins with RWQCB to update the WDR. The alternatives presented for long-term expansion have dual goals of (1) providing increasing capacity to handle increased influent flows and loads, and (2) improvement of treatment performance to meet more stringent effluent limits. Four alternatives were provided in the Ripon Wastewater Treatment Facilities Plan (2015):

- **Alternative 1: Expanded Biolac.** This alternative would expand the near-term Biolac components to meet future flows and effluent requirements with some additions to the proposed near-term configuration. These include (1) additional blows and Biolac diffusers to increase capacity to remove BOD and nitrogen, (2) Biolac clarifiers for removal of solids suspended by the Biolac diffusers (needed to meet BOD and TSS criteria or standards), (3) Addition of tertiary filtration, and (4) addition of ultraviolet (UV) disinfection to meet Title 22 requirements for maximum irrigation reuse. This alternative is the least expensive option.
- **Alternative 2: Sequencing Batch Reactors.** This alternative would implement a sequencing batch reactors (SBR) system. SBRs are a compact activated sludge treatment process in which aeration and clarification occur in the same reactor tank. Each SBR tank undergoes a fill, react (aeration), settle (clarification), and decant sequence for the treatment of the influent wastewater. For the City to implement an SBR system, it will have to construct new SBR tanks instead of using existing ponds for better control of the process. The cost would be in the middle among all of the alternatives.
- **Alternative 3: Membrane Bioreactor.** Membrane bioreactors (MBRs) are the most compact treatment process widely used in the industry. These process units consist of a bioreactor with biomass/solids removal achieved by microfiltration membranes. MBRs are suited for producing high quality recycled water for reuse and would produce the highest quality effluent of the alternatives presented. MBRs do, however, have higher capital costs than other secondary treatment processes because of membrane maintenance and higher O&M costs due to energy use.

- **Alternative 4: Connection to Modesto WWTP.** An alternative that has been considered by the City is to pipe all wastewater influent flows to a nearby regional facility that has excess capacity. The Modesto WWTP was chosen as the facility for further analysis. This alternative would keep the Ripon WWTF as is until it has reached its hydraulic capacity. A force main would route all excess flows from the Ripon WWTF to the Modesto WWTP. A pump station would have to be constructed near the Ripon WWTF to convey the flow roughly 15 miles northeast. The Ripon WWTF would continue to operate under the status quo condition without any upgrades, unless it was required under a new WDR order. This alternative has the highest cost among all alternatives.

The City of Ripon General Plan 2040 addresses wastewater treatment through the following policies:

- Require residential and commercial development to connect to City water, non-potable water, wastewater treatment and storm drainage systems (Goal E, Policy E1).
- Industrial, mixed use and highway service development may install on site water, non-potable water, wastewater treatment and storm drainage systems if approved by the City Engineer and City Council (Goal E, Policy E2).
- Evaluate new development projects for consistency with planned facilities identified in the PFFP (Goal E, Policy E4).
- Adopt, and update as required, City fee ordinance, which reflects current estimates of public facilities costs and the allocation of those costs to future urban development (Goal E, Policy E5).
- The City shall ensure that new development provides necessary infrastructure to develop residential projects that will meet the needs of the community, including schools, irrigation and drainage facilities and water wells (Goal E, Policy E10).
- Manage land use and sewage disposal as required to maintain adequate groundwater quality (Goal F, Policy F3).
- Promote reclamation and reuse of municipal and industrial wastewaters for irrigation, recharge, or other beneficial uses (Goal G, Policy G3).

The City has a Sewer Master Plan for expansion of the sewer system to meet the present and future demands of the city. Expansion will consist of two future lift stations located in the western portion of the SOI, new sewer force mains that would connect the WWTF to a future lift station, and future sewer trunk lines located throughout the SOI (see **Figure 4-5**). Expansion of the City limits to include area within the 10-Year and 20-Year Planning Horizons would include the expansion of wastewater collection infrastructure alongside the construction of new road infrastructure. Additionally, should it be necessary, the projected growth needs for wastewater treatment within the 10-Year and 20-Year Planning Horizons would be met with improvements and expansion of the WWTF at its current location, and the purchase of additional land for added storage capacity and disposal. Expansion of the necessary wastewater infrastructure, including potential expansion of the WWTF, would be paid through PFFP Wastewater Fees collected from residential and non-residential development. The City's PFFP has assigned costs to the anticipated sewer system improvements and establishes a set of infrastructure fees adequate to finance or serve as a basis for financing necessary improvements.

The PFFP is the vehicle the City will use to provide all the needed facilities to accommodate the full build-out of the City. The City Council, City Manager, and Public Works Director regularly review the City's Sewer Master Plan in comparison to proposed and anticipated growth to ensure that the City will have adequate revenue and infrastructure to provide the necessary facilities and infrastructure to ensure adequate levels of service for existing development and new development.

E. STORMWATER DRAINAGE

Ripon's stormwater drainage system is managed by the City's Public Works Department. The gravity-based stormwater system consists of trunk lines, retention basins, pump stations, and surface infrastructure such as gutters, and alleys. Most of the basins are used as parks and recreational facilities during non-runoff periods. Stormwater is disposed by pumping into the SSJID Canals, and the Stanislaus River. The City's Storm Drainage System Plan is shown in **Figure 4-6**.

1. Existing Stormwater Drainage System

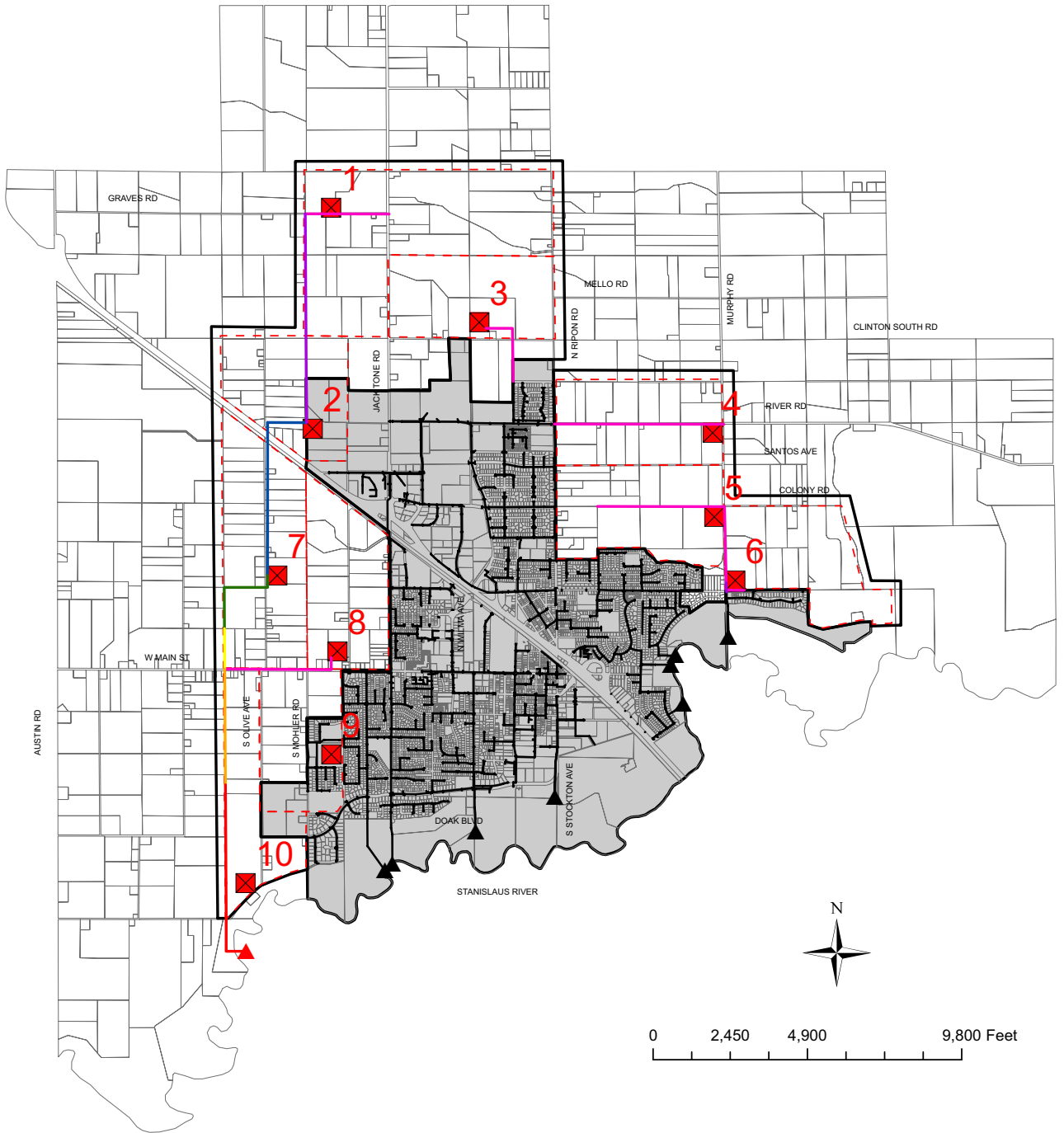
Ripon operates its own storm drainage system. The system consists of four primary components: (1) limited flow to the industrial sewage lines in the industrial area of the City southwest of SR-99; (2) SSJID lines and canals; (3) facilities that gravity drain runoff directly to the Stanislaus River; and (4) facilities that drain to storm water detention ponds. One detention pond located at Mistlin Sports Park can be pumped into gravity drainage lines that flow to the Stanislaus River. This municipal drainage system is coordinated by the City through its Storm Drainage System Master Plan.

The City's storm drain infrastructure includes catch basins, manholes, 7 storm outfalls directly into the Stanislaus River, approximately 49.35 acres of detention basins, 3 electrically powered pumping stations, and 44.32 miles of stormwater collection and conveyance piping. As of 2008, the City had 1,147 catch basins and 933 manholes and currently has 1,772 catch basins and 981 manholes. The City's storm drain infrastructure has expanded in proportion to the physical needs of the city.

A significant portion of the City's stormwater runoff is released directly into the Stanislaus River. Excess stormwater is temporarily stored in the City's retention basins, from where it is gradually released into the stormwater system and ultimately the Stanislaus River. Most of the City's detention basins function as sports facilities and parks during dry conditions.

The City of Ripon, through redevelopment, has improved antiquated storm drainage facilities and has eliminated localized areas of flooding in developed areas during severe storm events. Because of its proximity to the Stanislaus River, certain areas of the City, which are within the 100-year flood plain, have seen localized flooding during severe storm years upon high flow levels of the Stanislaus River. However, because of the City of Ripon's Floodplain Ordinance, no development has been allowed within the 100-year flood plain to date, and any future development proposed within any special flood hazard areas must be elevated above the base flood elevation, essentially removing the structure from the 100-year and 200-year flood hazard zones.

Figure 4-7 identifies the area within the City, SOI, and General Plan Boundary/Area of Interest that is within the 100-year floodplain; there are no areas within the City, SOI, and General Plan Boundary/Area of Interest that are within the 200-year floodplain.



Source: City of Ripon Public Works. Map date: June 29, 2017.

Legend

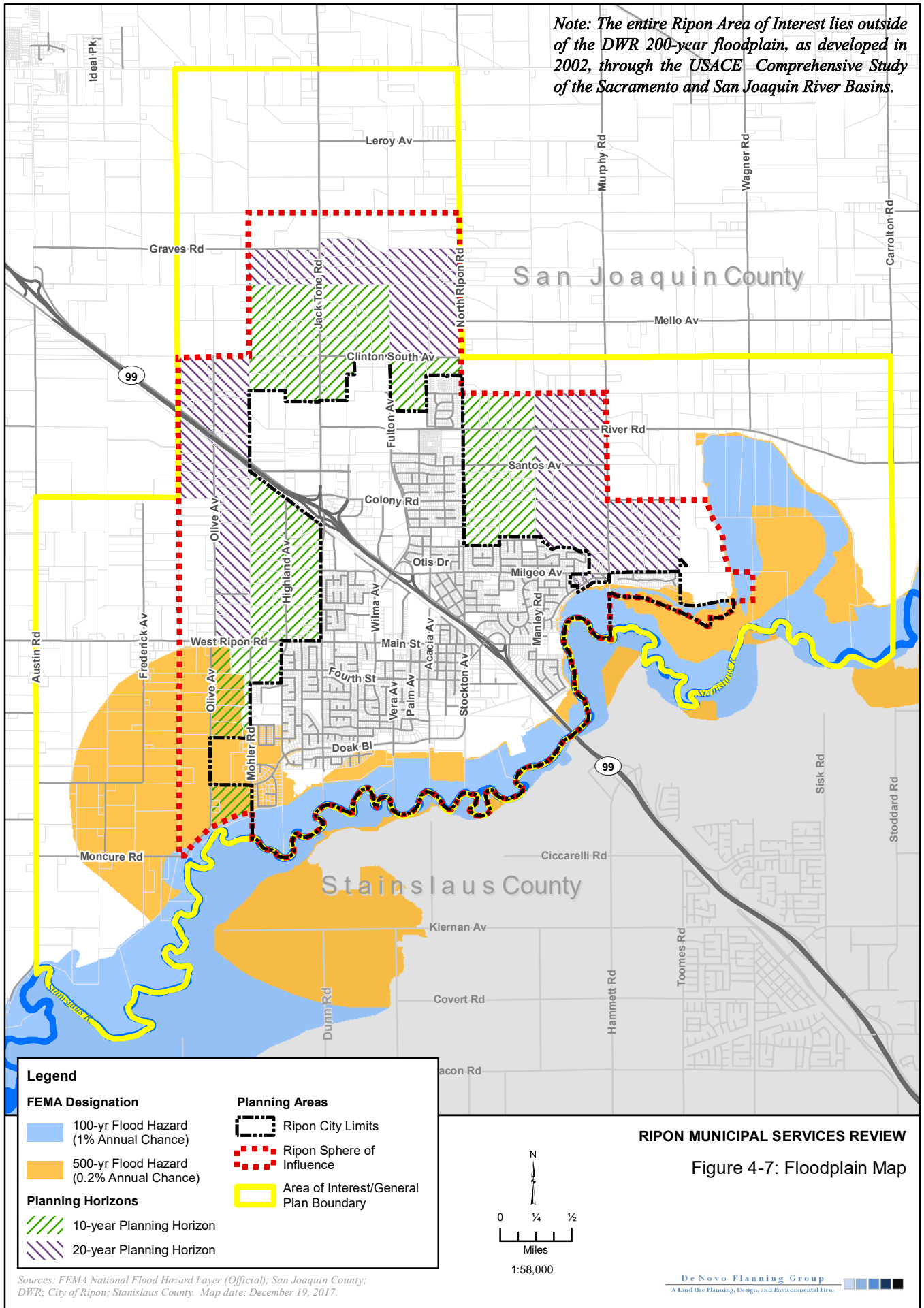
Storm Lines - Future Diameter

- 36" (Pink line)
- 48" (Purple line)
- 60" (Blue line)
- 72" (Green line)
- 76" (Yellow line)
- 78" (Orange line)
- 84" (Red line)
- ▲ Outfall Structure - Future
- Retaining Basin - Future
- Storm Lines - Existing
- ▲ Outfall Structure - Existing
- - - Drainage Areas - Future
- Core - 2010 City Limits
- UP - Urban Primary/Sphere of Influence

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Figure 4-6:
Ripon Storm Drainage System Plan

Note: The entire Ripon Area of Interest lies outside of the DWR 200-year floodplain, as developed in 2002, through the USACE Comprehensive Study of the Sacramento and San Joaquin River Basins.



2. Future Stormwater Drainage Demands and System Improvements

The City anticipates that as growth within the SOI occurs, the storm systems mentioned above will continue to collect and convey storm runoff to the Stanislaus River and the storm drainage basins. These facilities will remain the backbone of the storm drain system and runoff collected within the city will be, for the most part, conveyed into the detention/recharge basins and the Stanislaus River. The City will continue to require new development in the SOI to develop storm drains to collect and convey runoff to storm facilities such as outfalls and storm basins. New development will also be required to mitigate all flood issues prior to developing.

The 2040 General Plan as well as the City of Ripon's Municipal Code includes goals, policies, and programs related to the City's ability to collect and transport stormwater and limit the contamination of the city's water quality, as follows:

- Continue to participate in the National Flood Insurance Program. To this end, the City will enforce local regulations according to standards adopted by the Federal Emergency Management Agency (Goal C, Policy C1).
- Prohibit the construction of buildings within the 100-year and 200-year flood hazard zones (Goal C, Policy C2).
- Construction in the vicinity of existing levees should be coordinated with the responsible maintenance agency to ensure that structures, ponds, or water applications do not result in weakening of the flood control structures. Such areas will be designated "special study" districts, and must comply with the provisions of that district (Goal C, Policy C3).
- The City will keep updated data on the 200-year floodplain. This information will be made available and referenced during the development review process for development areas within the base 200-year flood zones, as shown at such time it is available (Goal C, Policy C4).
- Work with local, regional, State, and Federal agencies to maintain an adequate flood management information base, prepare risk assessments, and identify strategies to mitigate flood impacts (Goal C, Policy C5).
- Adopt, implement and periodically update the Ripon Community Health and Safety Element containing goals and policies in order to maintain compliance with applicable Federal and State requirements (Goal C, Policy C6).
- The City shall locate, and encourage other agencies to locate, new essential government service facilities and essential health care facilities outside of 100-year and 200-year flood hazard zones, except where such locations would compromise facility functioning (Goal C, Policy C7).
- The City shall re-locate or harden existing essential government service facilities and essential health care facilities that are currently located inside the 100-year and 200-year flood hazard zones (Goal C, Policy C8).
- Encourage multi-purpose flood management projects that incorporate recreation, resource conservation, preservation of natural riparian habitat, and scenic values along the Stanislaus River (Goal C, Policy C9).

- Continue active participation in the National Flood Insurance Program (NFIP), where feasible (Goal C, Policy C10).
- Update the Zoning Code to require flood protection findings in areas within the 200-year floodplain. Findings shall be consistent with current Central Valley Flood Protection Plan (CVFPP) standards for an urban level of flood protection (Goal C, Policy C11).
- The Police Department will maintain and periodically update the City's Emergency Response Plan. As part of the periodic update, the City will review County and State emergency response procedures that must be coordinated with City procedures (Goal H, Policy H1).
- The City will conduct periodic emergency response exercises to test the effectiveness of City emergency response procedures (Goal H, Policy H2).

The City's Storm Drainage Master Plan identifies the facilities and improvements anticipated for expansion of the storm drainage system to meet the present and future demands of the city. Expansion of the City limits to include areas within the 10-Year and 20-Year Planning Horizons would include the construction of storm drains alongside the construction of new road infrastructure and new storm water basins would be developed as needed in conjunction with residential and non-residential development. To accommodate future development, the Storm Drainage System Plan identifies storm drainage lines and ten retaining basins that would be developed throughout the SOI. Additionally, a future outfall structure is planned to be located just to the southwest of the SOI. The future outfall structure would be connected to the rest of the storm drainage infrastructure via an 84-inch storm drainage line.

Expansion of the storm drainage infrastructure would be funded primarily through PFFP Storm Drainage Fees collected from residential and non-residential development. The City's PFFP has assigned costs to the anticipated storm drainage system improvements and establishes a set of infrastructure fees adequate to finance or serve as a basis for financing necessary improvements. The PFFP is the vehicle the City will use to provide all the needed facilities to accommodate the full build-out of the City. The City Council, City Manager, and Public Works Director regularly review the City's Storm Drainage Master Plan in comparison to proposed and anticipated growth to ensure that the City will have adequate revenue and infrastructure to provide the necessary facilities and infrastructure to ensure adequate levels of service for existing development and new development.

5. FINANCIAL ABILITY OF AGENCIES TO PROVIDE SERVICES

A. INTRODUCTION

Economic Conditions and Outlook

The national foreclosure and credit crisis that triggered the Great Recession beginning in 2008, combined with the State's budget deficit, had an unprecedented impact on California's economy. The local region was among the hardest hit in the nation during these economically challenging times. Recovery has continued slowly but steadily. Unemployment rates have continued to decline, consumer spending continues to show increases, and resale home prices are on the rise.

During the Great Recession, the housing market in the San Joaquin Valley region weakened and residential home construction in Ripon slowed significantly. In 2015, issuance of residential building permits began to increase. In the first nine months of 2017, the City of Ripon Building Safety, Inspections, & Permits Department issued 61 permits for new residential construction. Further, in 2015, the City developed the North Pointe Specific Plan (NPSP), situated within the North Point Planning District as identified in the Ripon General Plan. The NPSP provides guidance and vision for a 310-acre area located near the Mistlin Sports Park. The NPSP was approved by the City of Ripon Council in July 2015. The NPSP calls for a variety of single-family residential housing development, including a focus on homes for start-up families and seniors looking to stay within the city. In addition to residential construction, commercial and industrial construction has continued. Both the new residential and commercial growth has helped mitigate the impact to assessed valuation for the City. The County Assessor's Office has indicated that assessed valuations have increased substantially since the depths of the Great Recession.

Longer Term Financial Issues

After nearly a decade of strong economic growth, the extraordinary and severe economic downturn during the Great Recession led the City of Ripon to face unprecedented fiscal challenges.

The rising cost of pension contributions and healthcare benefits are of significant concern and are anticipated to continue to impact the City's budget. The largest impact to the City budget over the past several years has been the sharp increase in pension contributions for the City's sworn police officers from the lowering of the discount rate, which is the rate of return that CalPERS assumes on its long-term investments. The lowering of the discount rate will result in dramatically higher required employer contributions, now that CalPERS assumes that less of every future pension dollar paid will come from investment earnings and now will be made up by higher contributions from employers.

To address the rising cost of healthcare, the City has worked with City employees to: 1) convert to a high deductible health plan accompanied by reimbursement for the employee deductible cost and 2) set a premium cap for health and welfare expenses provided by the City. Healthcare costs are expected to continue to increase over the next several years and, beginning in 2018, may become

subject to a 40% excise tax on employers providing coverage over federally-identified limits should the City's health plans exceed the threshold.

Staffing costs are a significant portion of the City budget. The City continues to strategically address staffing by 1) utilizing part-time staffing and consultants where appropriate to meet the City's staffing needs and 2) exploring opportunities for capital and other items that increase efficiencies of current staff.

Sales tax is the largest individual source of general fund revenue. Sales tax revenue is volatile and fluctuates with economic trends. Fuel sales taxes, the largest sales tax source for the City, has decreased over the last few years, while commercial and restaurant taxes have shown modest gains. The City regularly reviews its long-term land use plans to ensure that there are opportunities to increase tax revenues through commercial and industrial growth.

Major Initiatives

Infrastructure projects continue to play a key role in the City's vision for economic recovery. Public Works continues to design and construct major transportation projects that will improve traffic operations, support commercial and retail development, and reduce congestion. Projects currently under design include the Stockton Avenue Rehabilitation Project and the River Road Overlay Project. Other Capital Projects currently under construction include River Road/Fulton Intersection Improvements, a Safe Routes to School project for Park View Elementary School and various well construction and improvement projects.

B. FINANCIAL SUMMARY

Financial Highlights

- For the fiscal year ending June 30, 2016 (FY 2016), the latest date that for which audited financial information is available, the City's assets exceeded its liabilities by \$13,814,310 (net position). This compares favorably to the FY 2015 (July 1, 2014 through June 30, 2015) net position of \$11,523,505 and FY 2014's net position of \$8,731,619.
- The City's total net position at the close of FY 2016, was comprised of the following:
 - 1) Capital assets, net of related debt of (\$9,535,168). This represents debt recorded in the proprietary funds for capital assets. The City does not capitalize capital assets; therefore, this category solely reflects the debt.
 - 2) Restricted net position of \$4,639,653 represents the portion restricted for public safety, street construction and maintenance, assessment districts, and capital outlay.
 - 3) Unrestricted net position of \$18,709,825 represents the portion available to maintain the City's obligations to citizens and creditors.
- In the City of Ripon FY 2018 (July 1, 2017 through June 30, 2018) budget approved by the City Council:
 - Total revenues (\$20,992,038) are projected to exceed total expenses (\$19,121,426) by \$1,800,612.

- Expenses anticipated for the General Fund, Water Operating Fund, Sewer Operating Fund, and Garbage Operating Fund are projected to be exceeded by revenues for each of these funds; all excess revenue for each of these funds is proposed to be transferred to the associated Capital Fund.

Revenues

The FY 2018 budget anticipates a total of \$20,922,038 in revenues. The primary FY 2018 revenue sources are anticipated to be charges for services, sales and use tax, operating grants and contributions, property tax, and vehicle in-lieu fees.

In recent years, the City's total governmental activity revenues and business activity revenues have remained relatively consistent. Revenues are primarily from charges for services, sales and use taxes, property taxes, motor vehicle in-lieu fees, capital grants and contributions, and operating grants and contributions. Changes in revenue have included:

- Fluctuations have occurred in the sales and use tax, with a significant decline in the gasoline tax component due to lower fuel prices in recent years.
- Streets and Public Works operating grants and contribution changes have related to a decreased COG/LTF allotment received in FY 2016 and an increase in FY 2015, primarily from the FY 2014 allotments being received in FY 2015, and a decrease in Highway User Tax in FY 2016.
- Street and Public Works capital grants and contributions increased in FY 2015, primarily due to a Safe Routes to Schools - Ripona, the Jack Tone Park & Ride Lot, and the CNG Bus Shelter projects, and increased in FY 2018 due to Well 19 construction and River Road/Fulton Intersection improvements. Purchases of a CNG garbage truck and CNG bus increased contributions in FY 2017 and FY 2018.
- Administrative capital grants and contributions increased in FY 2016, primarily due to the collection of prior years' state mandated costs.
- A decrease from FY 2014 through FY 2016 in other operating grants and contributions was due to an increased number of sales of homes in FY 2014 and FY 2015 that generated revenue from the repayments of the BMR and GAP+ loans.
- Culture and Recreation charges for services increased beginning in FY 2015, primarily due to the leasing of the Mistlin ball fields beginning July 1, 2014.
- Capital outlay charges for services decreased in FY 2016 due to engineering and planning fees collected in FY 2015 for various development projects and a one-time adjustment to the Jack Tone golf course capital improvements account during FY 2015.
- Capital outlay capital grants and contributions increased by approximately \$2.3 million in FY 2016 due to more developer fees collected in FY 2016 than in FY 2015, including a number of deferred fees from FY 2015. The deferral of fees in FY 2015 also resulted in a decrease from FY 2014 to FY 2015 despite more permits being pulled in FY 2015.
- Water capital grants and contributions increased in FY 2016, due to more development fees collected, and did not have any contribution in FY 2015.
- Sewer capital grants and contributions increased in FY 2016, due to more development fees collected, and did not have any contribution in FY 2015.

Expenses

The FY 2018 budget anticipates a total of \$19,121,426 in expenses. The primary FY 2018 expenses are salaries and operational costs, with police and parks/recreation public services having the highest costs. Capital project expenses vary annually, depending on the needs of the City.

Recent changes in expenses have included:

- Culture & Recreation expenditures increased in FY 2015, which is primarily due to the completion of the Mistlin Sports Park baseball fields and the additional maintenance and care for the new portion of the park.
- Capital Outlay expenditures increased in FY 2015, which is primarily due to street and road capital projects that were completed in FY 2015.
- Service charges for business-type activities (water, sewer, and garbage) are anticipated to increase in FY 2018.
- In FY 2016, a \$2.3 million increase in capital outlay expenditures was primarily due to the Water Meter Installation Project.
- In FY 2018, a \$1.5 million increase in capital outlay expenditures is expected due to construction of Water Well 19 and another \$1.5 million increase will be for the Fulton/River Road intersection improvements.

C. LONG-TERM DEBT

At June 30, 2016 (the close of FY 2016), the City had \$12,460,648 in long-term debt arising from modified cash basis transactions or events, compared with \$12,983,694 at June 30, 2015. At June 30, 2016, the debt is related to business-type activities and a loan due to the Successor Agency Trust. At June 30, 2016, the City's Private-Purpose Trust Fund had \$27,127,266 in long-term debt arising from the modified cash basis transactions or events, compared with \$27,887,266 at June 30, 2015. At June 30, 2016, all of the debt is related to redevelopment tax allocation bonds.

Revenue Bonds

- 2011: Installment Purchase Agreement with Bank of America Leasing to refund the City's portion of the California Statewide Communities Development Authority Water and Wastewater Revenue Bonds (Pooled Financing Program) Series 1999A. The original borrowing was \$2,195,000. The bonds are secured by a pledge of net revenues of the Sewer Enterprise Fund.
- 2006: California Statewide Communities Development Authority Water Revenue Bonds Series 2006C issuance for \$7,845,000. The bonds are secured by a pledge of net revenues of the Water Enterprise Fund.
- 2012: Agreement with Union Bank, N.A. to refund the City's portion of the California Statewide Community Development Authority Water and Wastewater Revenue Bonds (Pooled Financing Agreement) Series 2002A. The original borrowing was \$3,350,000. The bonds are secured by a pledge of net revenues of the Water Enterprise Fund

Tax Allocation Bonds

- 2003: Former Redevelopment Agency of the City of Ripon (Former Redevelopment Agency) issued Tax Allocation Bonds in the amount of \$6,320,000 to finance redevelopment projects. Agency tax increment revenue is pledged for the repayment of these Bonds.
- 2005: Former Redevelopment Agency issued Tax Allocation Bonds in the amount of \$5,660,000 to finance redevelopment projects. Agency tax increment revenue is pledged for the repayment of these Bonds.
- 2007: Former Redevelopment Agency issued Tax Allocation Bonds in the amount of \$20,395,000 to provide funds for certain redevelopment projects and to defease 2000 Tax Allocation Bonds. The bond issue included \$11,025,000 of serial bonds, \$4,300,000 of term bonds, and \$10,140,000 of escrow term bonds with maturity rates from 2007 through 2036.

Site Lease

On October 11, 2006, the City entered into a lease-financing agreement with Municipal Finance Corporation to facilitate the purchase of street lighting. Municipal Finance Corporation assigned the lease to Westamerica Bank, which in turn leases the property to the City. Westamerica prepaid all rental payments totaling \$420,422 in November 2006. Rental expense related to the site totaled \$39,147 for the year ended June 30, 2016.

D. GENERAL PLAN POLICIES

The City of Ripon General Plan 2040 includes several policies related to the City's financial health and to the financing of infrastructure. These are as follows:

- Urban development must connect to City water, wastewater, and storm drainage systems, be able to fund required services, provide all required streets and roadway facilities needed to serve the development, and be evaluated for consistency with the Public Facilities Finance Plan (Land Use and Growth Accommodations Policies A10, B3, E1, E4, E9, and E10, Circulation and Transportation Policy B3, and Open Space and Conservation Policy A3).
- Adopt, and update as required, City fee ordinances, which reflects current estimates of public facilities costs and the allocation of those costs to future urban development (Land Use and Growth Accommodations Policy E5).
- Work with the Ripon Unified School District, the Ripon Consolidated Fire District, the Ripon Police Department, San Joaquin County Council of Governments, and Caltrans to identify, establish, and implement additional measures that may be necessary to adequately finance needed facilities in the City (Land Use and Growth Accommodations Policy E9 Circulation and Transportation Policies B5 and B6, Community Health and Safety Policy D6).

E. FINANCIAL MANAGEMENT

Budgetary Control

The City prepares a budget for each fiscal year on or before June 30. The City maintains budgetary controls to ensure compliance with the legal provisions embodied in the annual appropriated

budget approved by the City Council. Activities of the General Fund, special revenue funds, and capital project funds are included in the annual appropriated budget. The level of budgetary control (that is, the level at which expenditures cannot legally exceed the appropriated amount) is established at the fund level. The City also applies and maintains encumbrance accounting as a technique of accomplishing budgetary control. As demonstrated by the statements and schedules included in the financial section of this report, the City continues to meet its responsibility for sound financial management.

Cash Management

The City invests temporarily idle funds in accordance with the Government Code and the Investment Policy approved by the City Council. The City pools all cash funds not held by fiscal agents in order to maximize investment opportunities and increase flexibility. Investments are conservatively managed with the three primary objectives of safety of principal, liquidity to meet disbursement requirements, and investment yield, pursued in that order.

Total cash and investments as of June 30, 2016 amounted to \$32,162,881, encompassing governmental and business type activities, including restricted cash and investments. During FY 2016, investments consisted primarily of investments within the California Local Agency Investment Fund (LAIF) (State Investment Pool), the Central Valley San Joaquin (CSJV) RMA Pool, and with bond trustees. As of June 30, 2016, the City's investment in the State Investment Pool had fair value in the amount of \$9,790,130, and the City's investment in the CSJV Pool had a value of \$19,348,760. Additionally, the City invested \$371,738 (held by bond trustee) in a Guaranteed Investment Contract (GIC), yielding 3.31% annually and ends January 1, 2017. Interest is received semi-annually. The GIC was established as the reserve account for the Tax Allocation Bonds, Issue of 2003, which matures on November 1, 2032.

The City is subject to an annual single audit in compliance with provisions of the Single Audit Act as amended in 1996 and the United States Office of Management and Budget (OMB) Circular A-133, Audits of States, Local Governments and Non-profit Organizations. Information contained in this separate report related to the single audit includes the Schedule of Expenditures of Federal Awards and the auditor's report on the Schedule along with their reports on internal controls and compliance with applicable laws and regulations.

Internal Controls

City management is responsible for establishing and maintaining an internal control structure designed to ensure that assets are protected from loss, theft, or misuse and to ensure that adequate accounting data is compiled to allow for the preparation of financial statements in conformity with generally accepted accounting principles.

The internal control structure is designed to provide reasonable, but not absolute, assurance these objectives are met. The concept of reasonable assurance recognizes that: 1) the cost of a control should not exceed the benefits likely to be derived from the control; and 2) the valuation of costs and benefits requires estimates and judgments by management. All internal control evaluations occur within the above-stated framework. The City believes that their internal accounting controls

adequately safeguard assets and provide reasonable assurance that financial transactions are properly recorded.

Risk Management

The City is exposed to various risks of loss related to torts, errors and omissions and injuries to employees. The City participates in a pooled liability program for general liability and workers compensation through the Central San Joaquin Valley Risk Management Authority (Authority). The pooled liability program is an insurance pool provided through the deposits of approximately 58 member cities. The Authority is not an insurance company and does not charge a premium for coverage. Audited financial statements are available from the Central San Joaquin Valley Risk Management Authority at 1750 Creekside Oaks Drive, Suite, 200, Sacramento, CA 95833.

Independent Audit

State statutes require an annual audit of the City's accounts by an independent certified public accountant. For FY 2016, the City of Ripon selected the accounting firm of Price Paige & Company.

The City of Ripon receives funds for the provision of public services through development fees, property taxes, and connection and usage fees. As land is developed within the City and annexed into the City of Ripon from the SOI, these fees apply. The City of Ripon reviews these fee structures on an annual basis to ensure that they provide adequate financing to cover the provision of City services. The City's Planning and Public Works Departments are responsible for continual oversight that the fee structures are adequate.

F. FINANCIAL STATEMENTS

Comprehensive Annual Financial Report

The City prepares a Comprehensive Annual Financial Report (CAFR) each year with their financial statements. The CAFR includes a Government-wide Financial Statement and the Fund Financial Statement. These two sets of financial statements provide two different views of the City's financial activities and financial position. These financial statements are discussed below.

Government-wide Financial Statements

The Government-wide Financial Statements provide a longer-term view of the City's activities as a whole and are presented in a manner similar to a private-sector business. These statements are comprised of:

Statement of Net Position - Presents information on all City assets and deferred outflows of resources and liabilities, with the difference between the two reported as Net Position. Over time, increases or decreases in Net Position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.

Statement of Activities - Presents information reflecting any change in the government's net position during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs (regardless of the timing of related cash flows). Thus, revenues and expenses are reported in this statement for some items that will only

result in cash flows in future fiscal periods (e.g., earned but unused vacation and compensated time leaves).

Both of the Government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (government activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities).

- Governmental activities - All of the City's basic services are considered to be governmental activities, including general government, community development, library, public safety, public works, parks and recreation, and streets and highways. These services are supported by general city revenues such as taxes, and by specific program revenues such as developer fees.
- Business-type activities - All of the City's enterprise activities, including sewer, water, and solid waste. Unlike governmental services, these services are supported by charges paid by users based on the amount of the service they use.

Fund Financial Statements

The Fund Financial Statements report the City's operations in more detail than the Government-wide Statements and focus primarily on the short-term activities of the City's General Fund and other Major Funds. The Governmental Fund Financial Statements measure only current revenues and expenditures and fund balances; they exclude capital assets, long-term debt and other long-term amounts.

A "fund" is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities and objectives. All of the City's funds can be divided into three categories: governmental funds, proprietary funds, and fiduciary funds.

- Governmental Funds - These funds are used to account for essentially the same functions reported as governmental activities in the Government-wide Financial Statements. Governmental Fund Financial Statements focus on near-term inflows and outflows of spendable resources and are therefore prepared on the modified accrual basis. Capital assets and other long-lived assets, along with long-term liabilities, are not presented in the Governmental Fund Financial Statements.

Special Revenue Funds are used to account for the proceeds of the specified revenue sources that are either legally restricted to expenditures for specified purposes or designated to finance particular functions or activities of the City. The Streets and Roads Fund accounts for revenues and expenditures for streets and roads. The Capital Projects Fund is used to account for resources restricted or designated for the acquisition or construction of specific capital projects or items.

- Proprietary Funds - The City maintains Enterprise Funds which are used to report the same functions presented as "business-type activities" in the Government-wide Financial Statements. These activities are financed primarily by user charges, and the measurement

of financial activity focuses on net income measurement similar to the private sector. The City accounts for a Sewer Fund, a Water Fund, and Refuse Fund. Each fund accounts for all activities necessary to provide the specific services, including administration, operations, capital improvements, maintenance, financing and related debt service, and billing and collection.

The Sewer Fund accounts for activities associated with operating and maintaining the City's sewer and surface drainage system.

The Water Fund accounts for the provision of water services to residents of the City.

The Refuse Fund accounts for the provision of refuse collection services to residents of the City.

Proprietary fund operating revenues, such as charges for services, result from exchange transactions associated with the principal activity of the fund. Exchange transactions are those in which each party receives and gives up essentially equal values. Nonoperating revenues, such as subsidies and investment earnings, result from nonexchange transactions or ancillary activities. Contributions/developer fees are reported separately and represent capital contributions charged by the City. Operating expenses are those expenses essential to the primary operations of the fund. All other expenses are reported as nonoperating expenses.

- Fiduciary Funds - These funds are used to account for resources held for the benefit of parties outside the government. Private-Purpose Trust Funds are established to serve as the custodian for assets held in a trustee or agency capacity for others and, therefore, cannot be used to support the City's own programs. The City includes a private-purpose trust fund under this category. The Successor Agency Trust Fund accounts for activities related to the winding down of the former Redevelopment Agency.

G. FINANCIAL ANALYSIS

This section addresses the City's financial health through analysis of the current FY 2018 budget and the most recent audited financial statements (FY 2016).

FY 2016 Audited Financial Statements

Net Position - Net position may serve over time as a useful indicator of a government's financial position. In the case of the City, combined net position (government and business-type activities) totaled \$13.8 million at the close of FY 2016. This is a difference of \$2.8 million from FY 2015. The following table reflects the Summary of Net Position at the close of FY 2016 with comparative data for the FY 2015.

TABLE 5-1: NET POSITION (FY 2015 AND FY 2016)

	<u>Governmental Activities</u>		<u>Business-Type Activities</u>		<u>Total</u>		<u>Total Percentage Change 2015-2016</u>
	<u>2015</u>	<u>2016</u>	<u>2015</u>	<u>2016</u>	<u>2015</u>	<u>2016</u>	
Cash and investments	\$ 20,982,819	\$ 22,789,375	\$ 1,704,384	\$ 1,572,164	\$ 22,687,203	\$ 24,361,539	7%
Cash and investments - restricted	980,862	1,073,587	839,134	839,832	1,819,996	1,913,419	5%
Total assets	<u>21,963,681</u>	<u>23,862,962</u>	<u>2,543,518</u>	<u>2,411,996</u>	<u>24,507,199</u>	<u>26,274,958</u>	7%
Long term liabilities							
Loan due to private-purpose trust funds	2,043,694	2,085,648	-	-	2,043,694	2,085,648	2%
Debt due within one year	-	-	565,000	580,000	565,000	580,000	3%
Debt due in more than one year	-	-	10,375,000	9,795,000	10,375,000	9,795,000	-6%
Total liabilities	<u>2,043,694</u>	<u>2,085,648</u>	<u>10,940,000</u>	<u>10,375,000</u>	<u>12,983,694</u>	<u>12,460,648</u>	-4%
Capital assets, net of related debt	-	-	(10,100,866)	(9,535,168)	(10,100,866)	(9,535,168)	-6%
Restricted for							
Public safety	81,704	88,557	-	-	81,704	88,557	8%
Street construction and maintenance	1,916,967	2,294,013	-	-	1,916,967	2,294,013	20%
Assessment districts	181,041	206,336	-	-	181,041	206,336	14%
Capital outlay	920,854	1,210,915	839,134	839,832	1,759,988	2,050,747	17%
Unrestricted	16,819,421	17,977,493	865,250	732,332	17,684,671	18,709,825	6%
Total net position	<u>\$ 19,919,987</u>	<u>\$ 21,777,314</u>	<u>\$ (8,396,482)</u>	<u>\$ (7,963,004)</u>	<u>\$ 11,523,505</u>	<u>\$ 13,814,310</u>	20%

The City's Government-wide Net Position as FY 2016, comprised the following:

- Cash and investments comprised of \$24.4 million in the city treasury and \$1.9 million of restricted cash held by fiscal agents. This represents modest increases from FY 2015.
- The City does not capitalize its assets (facilities and infrastructure), which results in a negative net capital asset position. Net capital assets primarily reflect debt associated with the Sewer Enterprise Fund (-\$1.6 million) and the Water Enterprise Fund (-\$7.9 million).
- Restricted Net Position, totaling \$4.6 million, is restricted for capital projects (\$2.1 million), street construction and maintenance (\$2.3 million), public safety (\$0.09 million), and assessment districts (\$0.2 million).
- Unrestricted net Position totals \$18.7 million and can be used to finance day to day operations without constraints established by debt covenants or other legal requirements or restrictions. While these assets are technically unrestricted, most of these assets are committed or assigned for a specific use.

Governmental and Business-Type Activities - The net cost of each of the City's programs associated with Governmental Activities and Business-Type Activities in FY 2016 is shown below in **Table 5-2**. Overall, the cost of the City's activities is greater than the charges and fees for services and various grants and contributions. Please note that this table does not include the City's general revenues which are used to offset the cost of these activities.

TABLE 5-2: GOVERNMENTAL AND BUSINESS-TYPE ACTIVITIES REVENUES AND EXPENSES – FY 2016

ACTIVITY	NET EXPENSE (DIRECT AND INDIRECT)	REVENUES (INCLUDES OPERATING AND CAPITAL GRANTS AND CONTRIBUTIONS)	NET
Governmental			
Administrative	\$19,978	\$782,435	\$762,457
Legislative	\$10,052	\$-	\$(10,052)
Police	\$5,577,600	\$489,369	\$(5,088,231)
Streets and Public Works	\$1,287,984	\$2,008,786	\$720,802
Culture and Recreation	\$1,680,720	\$642,173	\$(1,038,547)
Redevelopment	\$168,944	\$-	\$(168,944)
Other	\$94,220	\$222,140	\$127,920
Capital Outlay	\$5,023,557	\$3,165,091	\$(1,858,466)
<i>Subtotal</i>	<i>\$13,863,055</i>	<i>\$7,309,994</i>	<i>\$(6,553,061)¹</i>
Business-Type			
Water	\$1,622,951	\$3,399,733	\$1,776,782
Sewer	\$1,098,272	\$1,561,731	\$463,459
Refuse	\$1,558,790	\$1,586,341	\$27,551
<i>Subtotal</i>	<i>\$4,280,013</i>	<i>\$6,547,805</i>	<i>\$2,267,792</i>
Total	\$18,143,068	\$13,857,799	\$(4,285,269)¹

SOURCE: CITY OF RIPON 2016 AUDITED FINANCIAL STATEMENTS, 2016

¹THE CITY'S GENERAL REVENUES ARE USED TO OFFSET THE DIFFERENCE BETWEEN THE NET EXPENSES AND REVENUES; THIS IS TYPICAL AS MOST REVENUES ASSOCIATED WITH GOVERNMENTAL AND BUSINESS ACTIVITIES DO NOT FULLY OFFSET THE COST OF SERVICES AND OTHER REVENUES COLLECTED BY THE CITY, SUCH AS TAXES, ARE USED TO FUND CITY GOVERNMENTAL SERVICES.

Governmental Activities include administrative, legislative, police, streets and public works, culture and recreation, redevelopment, capital outlay, and other costs. Net cost is defined as total program cost less the revenues generated by those specific activities. For most governmental programs expenses have been greater than the revenue generated to support them. The administrative and legislative costs are low due to the large amount of indirect expenses that reduce the overall cost of the activity.

Expenses for Governmental Activities were \$13.86 million which were offset by \$7.31 million in revenues result in a net expense of (\$6.6 million); the City's general revenues are used to offset the differences between the net expenses and net revenues for the provision of Governmental Activities.

Business-type activities include the City's water, sewer, and refuse services. The total expenses of these activities were \$4.28 million while revenues were \$6.55 million, resulting in a positive net revenue of \$2.27 million.

In FY 2016, the City had total general revenues (taxes, investment income, etc.) of \$6.43 million as well as \$1.98 million in various transfers. These revenues and transfers were used to offset the

overall cost of the City's activities, resulting in a \$2.3 million increase in the City's net position from FY 2015.

Financial Analysis of the City's Funds

The City uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. The focus of the City's Governmental Funds is to provide information on near-term inflows, outflows, and balances of spending resources. Such information is useful in assessing the City's financing requirements.

At the close of FY 2016, the City's governmental funds reported combined fund balances of \$23.9 million, as previously described, with a modified end position of \$21.8 million taking into account modified cash basis. This represents revenues and expenses associated with the General Fund, Special Revenue Fund, Capital Projects Fund, and other Governmental Funds.

The General Fund accounted for 54% of this total. Expenses were \$64.4 million this year. Of this total, \$25.8 million was in the General Fund, \$18.8 million was in major funds and \$19.8 million was in non-major funds.

General Fund

General Fund revenues were \$10.52 million in FY 2016, an increase of \$0.57 million in comparison to FY 2015. The primary General Fund revenue was taxes (\$5.74 million) followed by licenses, permits, and fees (\$3.03 million). General Fund expenditures totaled \$7.82 million, an increase of \$0.1 million in comparison to FY 2015. Primary expenditures included general government (\$1.31 million), police (\$4.78 million), and parks and recreation (\$1.32 million).

Special Revenue Fund

Special Revenue Fund revenues were \$0.65 million in FY 2016, compared to \$0.30 million in FY 2015. The Special Revenue Fund primarily represents intergovernmental revenues. Expenses, including capital outlay and streets, totaled \$1.74 million.

Capital Projects Fund

Capital Projects Fund revenues were \$1.13 million in FY 2016 compared to \$0.64 million in FY 2015. The Capital Projects Fund revenues are primarily from development impact fees. The majority of the \$3.91 million in expenses were capital outlay, \$3.8 million.

Proprietary Funds

The City's Proprietary Funds are comprised of the Water Enterprise Fund, the Sewer Enterprise Fund, and the Refuse Enterprise Fund.

Water Enterprise Fund: The net position of the Water Enterprise Fund was negative \$7.07 million at the close of FY 2016. The Water Enterprise Fund has a positive balance in terms of operating revenues and expenses, with operating revenues of \$2.57 million exceeding expenses of \$1.28 million for a net operating income of \$1.29 million in FY 2016. The Water Enterprise Fund's net negative balance is due to a negative net position at the start of the fiscal year, which is due to revenue bond debt. Net income of the water fund before contributions and transfers increased from \$0.83 million in FY 2015 to \$0.95 million in FY 2016. The City's charges for services and water fees

are adequate to fund the annual operating costs of the Water Enterprise Fund and to fund the debt service.

Sewer Enterprise Fund: The net position of the Sewer Enterprise Fund was negative \$1.03 million at the close of FY 2016. Operating revenues for FY 2016 were \$1.21 million and operating expenditures were \$1.03 million, and were similar to FY 2015 with a small reduction in salary and other expenses in FY 2016. The Sewer Enterprise Fund's net negative balance is due to a negative net position at the start of the fiscal year, which is due to revenue bond debt. Net income of the sewer fund before contributions and transfers increased from \$0.13 million in FY 2015 to \$0.25 million in FY 2016. The City's charges for services and sewer fees are adequate to fund the annual operating costs of the Sewer Enterprise Fund and to fund the debt service.

Refuse Enterprise Fund: Operating revenues of \$1.53 million in FY 2016 represented an increase from revenues of \$1.47 million in FY 2015. Operating expenses were \$1.56 million, an increase from \$1.50 million in FY 2015. There was a \$0.02 million decline in net position in FY 2016, with an ending net position of \$0.25 million.

Interfund Transfers

Resources may be transferred from one fund to another with Council approval, typically to reimburse a fund which has made an expenditure on behalf of another fund. In FY 2016, the primary transfers into funds were \$3.47 million into the Capital Projects Fund and \$1.58 million into the Special Revenue Fund for Streets and Roads. Significant transfers out of funds included \$2.16 million from the General Fund and \$1.39 million from the Water Enterprise Fund.

FY 2018 (July 1, 2017 through June 30, 2018) Budget

The FY 2018 budget was approved by the City Council by Resolution No. 17-51, on July 11, 2017. **Table 5-3** summarizes the City's approved FY 2017-18 budgeted revenue and expenses, along with proposed transfers.

TABLE 5-3: CITY OF RIPON FY 2017-18 BUDGET SUMMARY

	FY 2017-18 REVENUE	FY 2017-18 EXPENSES	PROPOSED TRANSFERS	TRANSFER FUND
General Fund	\$10,922,952	\$10,705,681	\$217,271	To General Capital Fund
Water Operating Fund	\$2,791,524	\$2,283,562	\$507,962	To Water Enterprise Capital Fund
Garbage Operating Fund	\$1,831,000	1,617,809	\$213,191	To Garbage Enterprise Capital Fund
Sewer Operating Fund	\$1,543,616	\$1,271,656	\$271,960	To Sewer Enterprise Capital Fund
Street and Road Fund	\$1,137,062	\$636,878		
Transit Fund	\$63,700	\$43,899		
Redevelopment Obligations	\$2,212,877	\$2,212,877		
CDBG	\$5,616	\$6,418		
Landscaping & Light Districts	\$343,691	\$342,649	\$14,080	From General Fund to L&L Districts that operate in a deficit

SOURCE: RIPON FY 2017-18 BUDGET SUMMARY, 2017.

FINANCIAL TRENDS

The City has cited rising costs in pension contributions as a significant concern along with changes in certain General Fund revenue sources. The largest impact to the City budget is the sharp increase in pension contributions for the City's sworn police officers from the lowering of the discount rate, which is the rate of return that CalPERS assumes on its long-term investments. The lowering of the discount rate from 7.5% to 7.0% will be phased in starting July 1, 2018 and will be done over 7 years. This action was necessary because the actual rates of return on pension assets have consistently fallen short of the assumed rate of return. In effect, lowering the discount rate means that the City will experience increases in both the normal costs (the cost of pension benefits accruing in one year for active members) and the accrued liabilities of those employees that have retired. These increases will result in dramatically higher required employer contributions, now that CalPERS assumes that less of every future pension dollar paid will come from investment earnings and now will be made up by higher contributions from employers.

In FY 2018, the City will be exploring the option of making a one-time payment of the City's unfunded accrued liability to determine the possible long-term financial savings. The unfunded liability as of the plan's June 30, 2016 valuation was \$3,379,306. The City has taken a number of conservative approaches to mitigate future increases to the unfunded liability, including pre-paying \$250,000 of the City's unfunded liability during FY 2017 along with setting up a City CalPERS reserve fund (balance is \$473,971 as of December 2017) to mitigate future increases.

Separately, the City has continued to wind down the former Ripon Redevelopment Agency (RDA). Since the Redevelopment Agency was dissolved, the City has been receiving \$250,000 for the annual administrative oversight of the dissolution activities. San Joaquin County is in the process of forming a county wide Oversight Board, as required by State law, which would absorb the City's Oversight Board responsibilities and take over many of the administrative functions of the dissolved RDA. With

this, the City expects the administrative allowance to Ripon to be reduced from \$250,000 to \$70,000, starting on July 1, 2018.

City sales tax revenue is the largest individual source of General Fund revenue. Sales tax revenue is volatile and fluctuates with economic trends, the largest factor being the price of fuel. Compared with 2008, fuel sales and manufacturing tax revenue decreased in 2016. However, commercial businesses and restaurant sales tax has increased since 2008.

STAFFING CHANGES

As a result of the Great Recession, the City was forced to eliminate 17 full-time positions throughout the City. As the economy has improved, it has also brought an increased demand for services. The City has been strategic by using one-time revenues to bolster reserves and make investments in technology or facility improvements that save operational dollars and make existing staff more efficient. Even with this, the City continues to struggle to provide a high level of service to the community with a lower staff level.

As part of the FY 2018 budget process, a workshop was held with the City Council to review staffing needs, available fiscal capacity, as well as service levels to the community. The focus of the workshop was discussing possible staffing changes to the Police, Public Works, and Building departments.

The FY 2018 budget proposed the following staffing changes:

- Reallocate Public Works staff currently working within the Water Operational Fund to the Parks Fund and Landscape Maintenance;
- Contract out maintenance of Landscaping Districts and reallocate Public Works staff currently working in those Districts to Parks and Landscape Maintenance;
- Contract out the maintenance of the Blossom Express bus and reallocate Public Works staff currently working in that area; and
- Fund a part-time secretary position in the Building Department.

The General Fund ending balance would be -\$100,000 if the City was to move forward with fully staffing all positions as part of the FY 2018 budget. Therefore, once the FY 2017 actual General Fund surplus is known and City staff has had an opportunity to determine any savings that could be realized if the City was to pre-pay a portion of the CalPERS unfunded liability of \$3,379,306, City staff will bring back to the City Council an update on the timing of the positions that were not incorporated in the FY 2018 budget.

LEGISLATIVE ISSUES FACING THE CITY

The regulatory framework from the state and federal government continues to get more complex, stricter, and more burdensome with reporting requirements. The City staff works hard to keep up with these regulations, despite the very lean staffing and heavy workloads. Some planning and reporting requirements have become so technical that the City has been forced to hire consulting experts to draft reports and review submittals. This is a cost that the City has tried to pass on to the

end user as much as possible, but many are borne by the City without reimbursement from the state or federal government.

The most pressing legal requirement the City has identified at this time is implementing the Sustainable Groundwater Management Act (SGMA) and the ramping up of the South San Joaquin Groundwater Sustainability Agency (SSJGSA) that the City is a party of, along with South San Joaquin Irrigation District and the City of Escalon. The SSJGSA is in the process of seating a Board and beginning to develop budgets to fund the technical studies that are required to be completed under SGMA.

Another important issue to watch for in the upcoming year is the implementation of Proposition 64, the ballot measure that legalized marijuana for recreational use in California. The City of Ripon has taken a position against allowing retail sales, retail cultivation, and any distribution of product within City limits. Only personal use and cultivation, as authorized and required by law, will be allowed in Ripon. The Governor has recently announced some trailer bill language that threatens to erode local control over some of these items, so staff is watching closely and working with the League of California Cities to ensure that Ripon policy makers still have a voice over what happens in their community with regards to this important issue.

PRIORITY AREAS

The City has identified the lack of funding for street and road repair as an area of concern in recent years. Local governments throughout the state have struggled to provide even basic road maintenance as gas tax revenue, the primary source of streets and road maintenance, continues to decline throughout the state. The City has been focusing the limited revenue to maintain street and roads that have not yet failed to a condition that requires complete reconstruction. This has left the challenge of how to reconstruct the roads that have failed in the past. In 2014, the City Council adopted a policy to allocate 33 percent of General Fund surplus to be dedicated to the reconstruction of the streets and roads in Ripon that have previously failed. The City just completed reconstructing the Stockton Avenue parking lot using these funds, which now leaves an approximate balance of \$550,000 available for future street and road projects.

Economic development remains another critical area that deserves special attention. The City has made significant strides in this area the last few years to improve the City's economic position, including:

- Developed and implemented the North Pointe Specific Plan, including completing the environmental review for future projects within the designated plan area;
- Reduced the interest collected on previously established Benefit Assessment Districts, helping reduce the financial burden on future development projects;
- Waived the interest component for a period of two years for projects within previously approved Benefit Assessment Districts;
- Amended the Public Facilities Financing Plan resulting in a 10 percent reduction of commercial development fees; and
- Implemented a sales tax incentive program for projects that improve the City's economic position.

In FY 2018, the City has also proposed to partner with the San Joaquin County Economic Development Association to provide a resource to local and future businesses within the City to explore State incentive programs that may be available.

CAPITAL BUDGET SUMMARY

During the Great Recession, the City put off many, if not all, General Fund capital outlay purchases, including items such as vehicles, computers, copiers, equipment, etc. As the City's General Fund finances began to improve and surpluses were realized, the City continued not to include capital items in the General Fund budget, but rather took a "look-back" approach where the City Council would consider capital purchases once the financial audit was complete and the exact amount of the General Fund surplus was known.

The City has a balance of \$3,268,688 in the General Fund for capital outlay purchases and anticipates an annual transfer of approximately \$532,300 to address future capital outlay needs. The City has a balance of \$1,529,328 in the Enterprise Fund for capital outlay purchases and anticipates transferring approximately \$870,000 annually to address future capital outlay needs. For FY 2018, the City has planned \$5,001,415 in capital projects, which includes \$2,466,291 from the City's funds and For FY 2018, the General Fund budget includes the transfer of \$217,271 for future General Fund capital expenses. City Staff expects to provide a list of recommended capital expenses to the City Council in January 2018, as has been the practice in recent years for discussion with the City Council.

Table 5-4, below, is a summary of the proposed FY 2017-18 capital projects.

TABLE 5-4: FY 2017-18 CAPITAL PROJECT SUMMARY

PROJECT	EST. COST	LOCAL FUNDING	LOCAL FUNDING SOURCE	OUTSIDE FUNDING	OUTSIDE FUNDING SOURCE
Stockton Ave. Rehabilitation	\$25,000	\$25,000	S&R Fund	\$0	-
River Road Overlay	\$25,000	\$25,000	S&R Fund	\$0	-
Well #12 Pumping Influence Study	\$50,000	\$50,000	Water Enterprise Capital	\$0	-
CNG Bus #2	\$567,874	\$0	-	\$567,874	CMAQ/FTA 5307
CNG Garbage Truck	\$323,541	\$249,291	Garbage Enterprise Capital	\$74,250	CMAQ
River Road/Fulton Intersection Improvements	\$1,482,000	\$82,000	PFFP Transportation	\$1,400,000	ATP/CMAQ/RSTP
Well #19	\$1,600,000	\$1,600,000	Water Enterprise Capital	\$0	-
Well #12 Remediation	\$35,000	\$35,000	Water Enterprise Capital	\$0	-
Parkview Safe Route to School	\$493,000	\$0	-	\$493,000	Safe Routes to School
Stockton Avenue Parking Lot	\$400,000	\$400,000	Street & Road Reserve	\$0	-
Totals	\$5,001,415	\$2,466,291		\$2,535,124	

SOURCE: RIPON FY 2017-18 BUDGET SUMMARY, 2017.

Public Facilities Financing Plan (City-wide)

The City's Public Facilities Financing Plan is the primary source of revenues for capital improvements. The City collects fees from new development projects that are based on the size of the development (number of residential units and/or non-residential square footage). The fees address improvements in the City's infrastructure master plans and include a fee for each of the following:

- Transportation
- Water
- Wastewater
- Storm Drainage
- Parks & Recreation
- Library
- City Hall
- Police Station
- Corporation Yard

The City also collects fees for garbage collection based on a fixed price for single family residential units and level of usage for multifamily and non-residential uses. The City's planning, building, engineering, and other fees are based on the cost of services.

The fees are reviewed by the City Council annually and revised as needed.

North Pointe Specific Plan Public Facilities Financing Plan

The North Pointe Specific Plan provides a separate fee structure for properties within the North Pointe Specific Plan. NPSP Fee Program would fund approximately \$9.5 million of NPSP-specific infrastructure costs, including intersection improvements, pedestrian crossings, drainage, parks, landscaping, bus facilities, and gateway improvements.

Ripon Consolidated Fire District

The Fire District is operated as a special district. The Fire District receives income from property taxes, fees & services, and capital outlay fees. In FY 2016-17, the Fire District received a total income of \$2,508,289.15. The Fire District earned approximately \$1,858,956.39 from property taxes, \$484,579.95 from fees and services, and \$164,752.81 from interest on capital outlay. RCFD expenses in FY 2016-17 were \$2,668,141. This exceeded the FY 16-17 income by \$159,851.85.

On June 1, 2017, the Fire District also developed a preliminary operational budget for FY 2017-18. The projected income for the Fire District for FY 2017-18 is expected to be \$3,082,594.93. Projected income is expected to be \$2,015,029 from property taxes, \$641,065.93 from fees and services, and \$426,500 from interest on capital outlay. The expected increase in property tax revenue is due to new home development and from increasing home valuations in the City. The expected increase in income from fees and services is due to a greater demand for Fire District services in FY 2017-18 compared to FY 2016-17. Total operational expenses in FY 2017-18 are projected to be \$2,600,901, leaving a projected surplus of \$481,693.93.

H. DETERMINATION

The City's expenses are covered through the revenues that they receive from development fees, property taxes, and connection and usage fees. As land is developed within the City and land is annexed into the City of Ripon from the SOI, these fees and charges apply. The City of Ripon manages their finances on a continual basis, which is reported on an annual basis through the annual Audited Financial Statement and the City Budget. The City's management and reporting of their finances are in accordance with the legal requirements for such. An outside audit is performed each year to ensure that the legal requirements are met.

The General Plan includes polices and implementation measures that require new development to pay its fair share to offset capital costs for public facilities and services. Development will pay a fair share of all costs of required public infrastructure and services.

The City's Public Facilities Financing Plan (PFFP) programs funding for capital improvements to address planned growth and maintain adequate service levels. The City's development fees are based on the cost of infrastructure improvements as identified in the PFFP. The City reviews their fees and user charges on an annual basis to determine the correct level of adjustment required to pay for adequate services and to reverse any deficits and assure funding for needed infrastructure going forward.

The City has budgeted for current and future expenses, debts, and revenues. The City's financial statements show that they are fiscally sound. The City will continue to manage and report their financial condition on an annual basis, which will include adjustments as necessary.

6. STATUS OF AND OPPORTUNITIES FOR SHARED FACILITIES

Currently, the City of Ripon can provide appropriate levels of fire protection, police, water, sewer, and storm water services in a cost-efficient manner to areas within the city limits. In a few limited cases, the City provides services outside of the city limits (for example, the Ripon Consolidated Fire District also serves a large area of unincorporated San Joaquin County as well as a small portion of the City of Manteca).

The focus of this section is to identify opportunities for reducing overall costs and improve services by sharing facilities and resources. The following outlines existing and potential opportunities for the City of Ripon to share facilities and resources.

A. BACKGROUND

The City has identified opportunities for reducing overall costs through sharing facilities with other agencies and sharing or reducing use of the resources as described below.

1. Water Supply and Distribution

The City of Ripon is in partnership with the South San Joaquin Irrigation District (SSJID); the City has a surface water capacity allotment with the SSJID. This water supply is based on water rights on the Stanislaus River and is considered highly reliable. In addition, the City of Ripon has also considered the feasibility of connecting to the SSJID's Surface Water Supply project directly to help supplement the City's future potable water demands.

2. Wastewater Supply and Treatment

The City of Ripon has explored the option of piping wastewater to the Modesto WWTP, as described within the Ripon Wastewater Treatment Facilities Plan (2015) (under Long-term Expansion Alternative #4).

3. Ripon Police Department

The Ripon Police Department S.W.A.T. Team is a combination team that partners with the Manteca Police Department to form one unit. The team utilizes specialized tactics and equipment in high-risk operations. The Ripon Police Department contributes three officers to this team. Separately, the Ripon Police Department provides dispatch services for the City of Escalon.

4. City of Ripon Facilities

The City has agreements in place for rental and joint use of its facilities, notably the baseball fields at Mistlin Sports Park with TPR Baseball (private entity), the Ripon Library with the Stockton-San Joaquin Public Library District, and City Hall with Ripon Unified School District. The City's joint use agreement with the Ripon Unified School District also provides for the City to use the high school

and elementary gymnasiums for the City's recreation basketball league, certain camps, and open gym basketball and volleyball.

5. Ripon Consolidated Fire District

The Fire District serves an area of approximately 55 square miles, which includes the City of Ripon as well as a large area of unincorporated San Joaquin County. The District's facilities, including its fire stations, serve both the City of Ripon and the portion of unincorporated San Joaquin County that is within the Fire District's jurisdiction. The District also currently provides emergency medical services to a recently annexed property along Austin Road that is currently located within the City of Manteca.

The City of Ripon also has an agreement with the Fire District to participate in the Joint County Hazardous Materials Response team. The RCFD maintains adequate numbers of personnel to meet the minimum requirements to maintain membership on the team per team policy.

B. DETERMINATION

City of Ripon

The City of Ripon has existing and planned arrangements for shared facilities and resources in order to reduce overall costs and ensure adequate levels of service. These arrangements include shared supply and facility resources with SSJID, with the potential to create a connection to SSJID facilities in the future, shared personnel resources between the City of Ripon and City of Manteca Police Departments to provide SWAT services, and coordination with the Ripon Consolidated Fire District for fire and emergency medical services. The City shares facilities with other entities as previously described and regularly reviews opportunities for shared facilities in order to provide cost and resource efficiencies.

The City of Ripon has multiple planning processes in place to assess whether levels of service provided are adequate to accommodate new growth, including the City of Ripon General Plan 2040, its annual budgeting process, master planning processes for water supply and distribution, wastewater and sewer systems, as well as fire protection and law enforcement services. It is through these processes that the City will continue to monitor and assess whether future opportunities for shared facilities will improve levels of service in a cost-effective manner.

Ripon Consolidated Fire District

The District maintains mutual and automatic aid agreements with Lathrop-Manteca Fire District, Escalon Fire District, and the City of Manteca. The Fire Department and City of Ripon have an agreement for Fire Department use of the City's fueling station at Doak Boulevard; the Fire Department reimburses the City for the cost of fuel used and this reduces the need of the Fire Department to administer and maintain a separate fueling facility.

While the intent of this MSR is to address the adequacy of services provided within the City of Ripon and its SOI, it is noted that provision of ambulance services to a small area of the City of Manteca requires lengthy travel for the Fire District, which results in increased costs for services and increases

the time to provide services. If the Fire District's Ambulance Operating Zone is not revised to remove the City of Manteca from its service area, the potential for shared facilities associated with ambulance services with the City of Manteca or the Lathrop-Manteca Fire District should be considered.

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7. ACCOUNTABILITY FOR COMMUNITY SERVICE NEEDS, INCLUDING GOVERNMENT STRUCTURE AND OPERATIONAL EFFICIENCIES

This section considers the benefits and constraints of the City of Ripon's government structure in regards to the provision of public services. LAFCo is required to consider the advantages and disadvantages of any options that might be available to provide the services. In reviewing potential government structure options, consideration may be given to financial feasibility, service delivery quality and cost, regulatory or government frameworks, operational practicality, and public reference.

A. BACKGROUND

Residents ultimately have oversight for the provision of public services in Ripon since the City is run by an elected City Council that answers to the public through the ballot process. City Council members are elected to four-year terms during General Elections. When the City of Ripon annexes property in the SOI, the City will provide a wide range of public services. In some cases, such as municipal water, sewer, and storm water drainage, annexation will result in availability of services which are not currently available in the SOI. Individual property owners in the SOI, but outside the city limits, have to provide these services themselves, so there will be an increase in available services with annexation; however, there will also be a corresponding increase in service fees as well.

The City's annual budget, General Plan, Public Facilities Financing Plan, and fees and rates are all adopted in a transparent public process and revisions or amendments to each of these items are considered at City Council meetings with an opportunity for the public to comment. The City makes agendas and agenda packages available to the public in advance of its meetings and also provides minutes and the final documents on its website.

B. DETERMINATION

Since the City of Ripon is an incorporated city, the City Council makes final decisions concerning fee structures and provisions of service. Actions of the City Council, including opportunities for public involvement and public hearings, are regulated in accordance with the Brown Act (California Government Code Section 54950 et seq.), other applicable statutes and regulations, and City procedures. The residents of Ripon are offered a wide range of opportunities to oversee the activities of elected, appointed and paid representatives responsible for the provision of public services to the community through elections, publicized meetings and hearings, as well as through the reports completed in compliance with State and Federal reporting requirements.

As discussed in previous chapters, the City of Ripon periodically reviews its fee structures for fire protection, law enforcement, transportation, water, sewer, and storm drainage. The City of Ripon General Plan 2040 also has numerous goals, objectives, policies and actions to ensure that adequate

services are provided in a cost-effective manner to accommodate new growth. The City's government structure is adequate and meets the needs of its residents and the City's accountability system is adequate.

The ability to serve the anticipated growth within the SOI is not expected to have a significant effect on governmental structure of the City of Ripon or its ability to provide services. Mechanisms are in place within City departments to effectively provide for public participation in the planning and development process to address growth within the SOI. The City will continue to work with service providers such as the SSJID to address government structure options to provide efficient and cost effective public facilities and services.

The City's current management process is adequate and meets the needs of the City. The City has demonstrated the ability to work with other service providers and districts to ensure that adequate services are provided in a cost-effective manner. Efforts to ensure effective government structure for the provision of fire and police protection, transportation, water supply, wastewater treatment, and storm drainage facilities demonstrate the City's foresight to plan for future service needs as City boundaries expand due to annexations and population increases. Assuming the city continues to evaluate existing government structure and seek opportunities for improvement, no significant barriers are expected in regards to government structure during the 10 and 20-Year Planning Horizons.

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CITY PARCEL DATA

Parcel data obtained for the City of Ripon (current as of March 31, 2017)

GIS DATA

GIS data obtained for the City of Ripon

PHONE AND EMAIL CORRESPONDENCE

Email correspondence with Dan Brannon, Ripon Police Department, at 5:00pm on 8/7/2017.

Email correspondence with Fire District Chief Officer Dennis Bitters, at 7:55pm on 12/18/2017.

Email correspondence with Ted Johnston, Ripon Director of Public Works, at 4:26 on 8/24/2017.

Phone correspondence with Fire District Chief Officer Dennis Bitters, at 1:30pm on 8/3/2017 and at 10:00am on 10/3/2017.

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