



Murrieta Area Focused Municipal Service Review

Frequently Asked Questions (FAQ)

This Frequently Asked Questions (FAQ) document is intended to address some of the common questions and concerns that have been identified as related to the Murrieta Retail Area Focused Municipal Service Review (Murrieta Focused MSR). This listing is intended to address general questions related to the analysis being performed. This FAQ is not intended to address all technical aspects or details of the analysis or any potential specific outcomes or recommendations. This FAQ document will be updated from time to time for any general questions that may be suitable to list. All other documents that are suitable for public review will be listed separately on the LAFCO Murrieta Focused MSR website page.

1) What is LAFCO and what is LAFCO's role in this project?

The Riverside Local Agency Formation Commission (LAFCO) is a countywide independent public agency established by state statute that is primarily responsible for adjudicating boundary modifications for cities and special districts, among other functions. LAFCO is also responsible for conducting periodic municipal service reviews and sphere of influence updates, and special studies as requested. The LAFCO Commission is comprised of seven members: Two members are from the County Board of Supervisors, two members are City Council members or Mayors, two members are Board members of special districts, and one public member. There is also one alternate for each of the 4 member categories.

Since LAFCO has jurisdiction over conducting municipal service reviews, and over any boundary change that may result from an application being filed as a result of this project, LAFCO is the responsible agency for conducting the process, retaining the consultant and making any final recommendations that may result from the project analysis.

2) What is the Murrieta Focused MSR and what is its purpose?

The City of Murrieta is being serviced by four different water service providers. For several years, discussions have been held within the Murrieta community and among the water districts serving the Murrieta area concerning service delivery, infrastructure and reliability. WMWD initiated a recent discussion due to their general concerns about the current and future state of delivery and cost, and what would be the best solution for all of the rate payers in the area. The City of Murrieta subsequently initiated a formal request to LAFCO for this Focused MSR in order to analyze water service delivery and infrastructure concerns within a portion of the City of Murrieta designated as the Murrieta

Retail Service Area. This area includes existing and future residential and commercial accounts and is projected to include substantial future planned growth in addition to development projects that have already been approved.

The main purpose of the study is to analyze the infrastructure, supply capacity and financial costs and needs for providing water service to the entire area for current and future customers, and how best to provide that service in the most efficient and cost-effective manner. Completion of the Focused MSR will serve as a roadmap for provision of adequate infrastructure and water supply to support development of the area in a manner consistent with the City of Murrieta's General Plan and Downtown Specific Plan which were adopted in 2011 and 2017 respectively. The three water districts participating are Western Municipal Water District (WMWD), Eastern Municipal Water District (EMWD) and Rancho California Water District (RCWD). The Focused MSR will be a tool by which the LAFCO Commission can evaluate any requests made by any of the agencies or other interested parties for boundary or sphere of influence adjustments through a separate application process.

3) Why was Murrieta County Water District dissolved?

The dissolution of the Murrieta County Water District (MCWD) had been initiated jointly by unanimous resolutions of the Boards of MCWD and WMWD. The justification within the two districts application documents at the time, cited that the decision to pursue the dissolution of MCWD was due to enhancing service efficiency by reducing costs in administrative personnel, contracts and office expense. Most importantly, regional planning would be improved by having the regional wholesale agency assume responsibility for all water and wastewater planning functions. Lastly, MCWD was going to experience a shortfall in reserves to fund needed improvements.

In 2005, the LAFCO Commission dissolved the MCWD and WMWD assumed services provided by the dissolved District as the successor agency.

4) What is the Murrieta Retail Service Area?

The official maps have been corrected and are being utilized for the study. The following maps are:

[**Murrieta Service Area – District Retail Service Boundary Map**](#) (Click title to open up map)

This map identifies the boundaries of the 3 districts as related to the Murrieta Study Area.

[**Murrieta Study Area – Including “Rock Mountain” & “Rainbow” sub-areas**](#) (Click title to open up map)

As shown, the Murrieta Study Area comprises a significant amount of territory west of the I-15 freeway from the northern city limits to just above the southern city limits. This area has been designated in the City of Murrieta's General Plan as prime opportunity for future commercial and residential development. Additionally, the Study Area has been

expanded slightly east of the I-15 freeway and south of the I-15 freeway to include analysis of several adjacent and contiguous “islands” that currently are not serviced by any provider. The two districts listed on the map depict their respective wholesale district boundaries.

Note that territory in the City of Wildomar and the Santa Rosa area are not a part of the study. (See FAQ #9 concerning Rainbow and Rock Mountain sub-areas)

[Murrieta Study Area](#) (Enlarged Area Map- Primary Study Area): (Click title to open up map)

5) Who is paying for this project and what is the cost?

The contract for West Yost Associates, the selected consultant, was approved by the LAFCO Commission on December 6, 2018 for a cost not to exceed \$260,160, subject to final negotiation of the scope of services, total cost, and execution of the funding agreement by the four participating public agencies. The final negotiated total not to exceed cost based on some minor adjustments to the scope of work of the project is \$255,862.

The following public agencies are funding the project with each agency paying an equal share:

1. City of Murrieta
2. Eastern Municipal Water District
3. Western Municipal Water District
4. Rancho California Water District

6) How can the public review documents and stay informed as to the status of the project?

LAFCO has established a dedicated page on its website linked from the homepage that will have all pertinent information regarding the project. Links to various documents and maps are included and updates to documents and other relevant information will be included as they become available for public release.

This is the direct link to the [Murrieta Focused Water MSR](#) page.

Public meetings to disseminate relevant factual information and data, and recommendations and conclusions for comment by the public, will be scheduled as appropriate. Additionally, public comment will also be taken at the LAFCO Commission public hearing(s). All public comments will be addressed in the final report. A listing of meetings as they are scheduled will be posted on the LAFCO dedicated website page for this project.

Also, on the LAFCO website, you can subscribe to be notified when the page is updated at: <https://lafco.org/subscribe/>

LAFCO held its first project kick-off event on April 25th at the City of Murrieta library where LAFCO and West Yost & Associates held two presentations that evening to review the scope of work, schedule and budget, in addition to receiving initial public comments and community input.

A second kick-off and update meeting to explain the service review process and answer additional questions is set for: **Wednesday, July 17, 2019 at 6:00 p.m. – 8:00 p.m. at the Murrieta Community Center.**

7) What outcomes are anticipated from this project?

The final document is intended to reflect a fact-based assessment of the future infrastructure, supply capacity and financial requirements necessary to support the Murrieta Study Area's existing and future customers. Additionally, certain conclusions and recommendations regarding impacts associated with the projected growth will be included. Lastly, conclusions and recommendations for providing the most efficient and cost-effective provision of water services to the area will be addressed. No boundary change is associated with this study. The study will ultimately give recommendations; however, any jurisdictional boundary change must be initiated by a public agency, resident or registered voter with LAFCO.

8) Will the public be allowed to comment on the analysis, its conclusions and/or recommendations during various phases of the project?

Yes. See FAQ #6. Additionally, comments can be submitted by email at info@lafco.org or letter to LAFCO at any time during the project process for inclusion in the administrative record. You can also contact us on our website at: <https://lafco.org/contact-us/>.

9) Are the Rainbow and Rock Mountain sub-areas included in the analysis?

Several questions have come up regarding the analysis of the Murrieta, Rainbow and Rock and Mountain study areas. The questions center on how the analysis differs for the Rainbow and Rock Mountain study areas versus the Murrieta study area. There are several key distinctions that eliminated the need for detailed analysis of the Rainbow and Rock and Mountain study areas.

The most significant distinction is the physical infrastructure. Currently, the Rainbow and Rock Mountain study areas are WMWD customers. However, WMWD does not have physical facilities in those service areas and the water operations are provided under contract through RCWD facilities. Because of this existing arrangement, a detailed analysis of the Rainbow and Rock Mountain areas would be largely duplicative. It was determined that a duplicate effort is not warranted under this Municipal Service Review.

10) Is metering of private wells going to be a component of the analysis?

No. Metering of private wells is not a component of the analysis. The analysis assumptions will not be based on metering wells for purposes of making any fiscal

recommendations. None of the 3 districts have a policy or practice of metering private wells, and none have expressed an intention of changing.

11) Are levying of Ad Valorem or Special Assessment taxes going to be a component of the analysis?

Yes. Ad Valorem, special assessments and other fees will be addressed in the study.

12) Is fire flow and other capacity and infrastructure factors that future growth will impact be analyzed?

Yes. Fire flow will be a component of the infrastructure and supply capacity analysis.

13) What are the “policy” assumptions that will be utilized in the analysis and who directs those policy assumptions? Are these policy assumptions mandated to be implemented?

Boundary conditions and policy assumptions are to be provided by each District for purposes of the analysis only. Once submitted, it is expected that no changes will be made while the analysis is being developed. They will not be considered policies that will be “mandated” as part of any recommendation or conclusion in the final study document. Any actual implementation of a policy provided by a District and contained within the analysis is the sole responsibility of the District itself.

A list of policies will be included in updates to this FAQ document as they are received officially from each District.

This FAQ sheet was last updated on July 11, 2019