

8 PUBLIC UTILITIES

The purpose of the Public Utilities Chapter is to facilitate an orderly development of infrastructure in the Specific Plan Area and to ensure adequate capacity of utilities for future uses. This chapter addresses the existing and future demands for domestic water, recycled water, sanitary sewer, storm drainage, solid waste disposal, and gas and electric distribution systems within the Specific Plan Area.

8.1 WATER

According to the *City of Gilroy Water Master Plan*, May 1993, the City of Gilroy uses local groundwater from the Llagas sub-basin as its sole source of domestic water. The Llagas sub-basin is approximately 15 miles long, 3 miles wide along its northerly boundary and 6 miles wide along its southerly boundary. The basin is located below the City of Gilroy and flows south towards the Pajaro River. The sub-basin has a storage capacity of 475,000 acre-feet and has an estimated long-term natural groundwater yield of 45,200 acre-feet per year. Llagas and Uvas Creeks, which flow into the basin's western side, recharge Llagas sub-basin. Coyote Creek may also recharge the sub-basin through infiltration on the northern end. The natural recharge into the sub-basin is low. Santa Clara Valley Water District (SCVWD), the principal groundwater management agency in the County of Santa Clara, artificially recharges the sub-basin with imported surface water through the San Filipe Water Project. SCVWD is also the contracting agency for both the State Water Project and the Federal Central Valley Project.

The City of Gilroy operates 12 existing wells to serve the City; only 8 are active. The City of Gilroy pays a pumping tax to SCVWD, which also acts as the major water wholesaler for Santa Clara County. City wells are operated based on system demands based on reservoir levels, peak demands, and fire flows based on system pressure. Wells are rotated weekly. Wells pump water directly into the distribution system and water that is not used is used to fill reservoirs. The City has three Zone 1 reservoirs, five Zone 2 reservoirs, and two Zone 3 reservoirs that have an overall total storage capacity of 14.07 million gallons (MG). Reservoirs are emptied to half capacity before filling from wells in the winter and set points are higher in the summer.

Goal 8-1: Provide a public water distribution system to all new development in the Specific Plan Area.

The City of Gilroy water distribution system is divided into three pressure zones based on elevation and static pressure. Zone 1 serves the lowest elevations and is supplied directly by City wells. Booster pump stations that pump water from Zone 1 serve Zones 2 and 3. Water is distributed to areas throughout the City through pipes ranging between 4" and 24" in diameter.

8.1.1 WELL WATER

Well water is currently the primary source of water for agricultural uses in the Specific Plan Area. The continued use of well water in the Hecker Pass Specific Plan Area is critical to the viability of agricultural operations since potable City water is too expensive to support



agricultural activities and recycled water may not be suitable for some crops and soils. If it becomes necessary, existing wells may be replaced with new wells. New wells, other than replacement wells, are allowed for agricultural use only. Where practical, the City encourages the use of recycled water for agricultural uses (See Section 8.1.3).

Policy 8-1: Existing water wells within the Specific Plan Area will be allowed as an ongoing source of irrigation water for agricultural uses and open space areas. Existing domestic wells may remain in use until such time as wells become defunct or the property develops. If it becomes necessary, existing wells may be replaced with new wells. New wells, other than replacement wells, are allowed for agricultural use only.

There are approximately 9 existing agricultural water wells in the Specific Plan Area: 1 abandoned well on the South Valley National Bank/Raleyø Property, 1 agricultural well on the Hoey property; 2 agricultural wells at Goldsmith Seeds, Inc. property; 1 agricultural well on the Vanni Property; 1 dormant well and 1 active well on the South Valley Community Church property; 1 residential well on the Thomas property; and 1 residential well on the Castro Property.

Although the South Valley National Bank/Raleyø Property previously obtained water from a well on-site, the pump was removed when the well was abandoned. When operating, the well had a capacity of about 120 gallons per minute (gpm). The South Valley National Bank/Raleyø Property also previously obtained approximately 80 acre feet (AF) per year of agricultural water supplied via the 12ö water line that crosses underneath Uvas Creek from Bonfante Gardens pumps and lakes to irrigate boxes of trees which used to be stored on the property for the Bonfante Gardens Theme Park. The Giacalone/Christopher property was previously leased by Bonfante Nurseries and also used water from Bonfante Gardens, supplied by the same pipeline.

The Hoey properties use one well for all agricultural uses south of Highway 152. This 650 gpm well is located 400 feet south of Highway 152 and 400 feet east of Lone Oak. The Hoey properties currently use approximately 36 AF per year.

Goldsmith Seeds uses two wells for agricultural and greenhouse needs. These wells produce 200gpm and 300 gpm. The operations at Goldsmith Seeds generally use 24 AF and 25 AF per year from these wells respectively.

The Filice property and the Vanni properties share a well located near the westerly property line of the Vanni property. This 15-horse pump well produces approximately 400 gpm. The current vineyards on the Vanni property and Filice property demand 4.5 AF or less per year. The vineyards on the Vanni property use a drip irrigation system that minimizes the demand for water and the vineyards on the Filice property are not irrigated.

The South Valley Community Church properties have two wells located on site: one in the front and one near the rear of the properties. The well at the rear of the properties is not currently in use. The well on the front portion of the property currently serves the herbs being grown on site,



three of the existing buildings, and a fifth wheel trailer. The agricultural uses require 3.6 AF per year and the residences demand 0.6 AF per year. The Church is currently in the process of capping these wells and connecting the remaining buildings to City's domestic water system.

Two residential wells serve the Thomas and Castro properties located on Lone Oak Court. The current demand of these two residences is unknown. Continued use of these residential wells for these two residences is allowed under the *Specific Plan*. If the two existing residential wells become defunct, new wells will be allowed for the existing residences. Any subdivision of the properties however will require these units and any new units to connect to the City's potable water system.

Based on the figures above, which were derived from Santa Clara Valley Water District annual well statements, the combined current well water demand for all existing agricultural uses is approximately 174 AF per year. Agricultural uses include 83.25 acres of irrigated soil and previously included 50 acres of container trees on the Bonfante and Giacalone properties. Therefore, the existing water demand use rate is approximately 1,165 gallons per day per acre (gpd/AC).

The *Specific Plan* proposes 73 acres of Hecker Pass Agricultural land and 25 acres of Agricultural Commercial land for a total of 98 acres demanding well water. Based on the current use rate, the projected well water demand for the *Hecker Pass Specific Plan* is approximately 114,170 gpd or 127.9 AF per year.

8.1.2 POTABLE WATER

Potable water currently serves most of the existing residence and offices within the Specific Plan Area including the warehouse bathrooms on the South Valley National Bank/Raley's Property, all the homes located on the Giacalone/Christopher property, Suner property, Castro property, Thomas property, and Hoey properties, the Goldsmith Seeds offices, 2 of the buildings on the South Valley Community Church property, the Lutheran church and the homes on the north side of Hecker Pass Highway. The existing 24" main located in Hecker Pass Highway provides service to these facilities. A second 24" main is located in Santa Teresa Boulevard.

The *City of Gilroy General Plan* cites sufficient water supply for the City's planned growth, including the Hecker Pass Area. Since the *General Plan* anticipates and accommodates the development of Hecker Pass, no major impacts to the water supply system are expected. The City of Gilroy Water Department will supply potable water to the Specific Plan Area. Based on the water use rates identified in the *City of Gilroy Water Master Plan*, the projected average potable water demand is as shown in Table 8.1:



Table 8-1: Projected Average Potable Water Demand

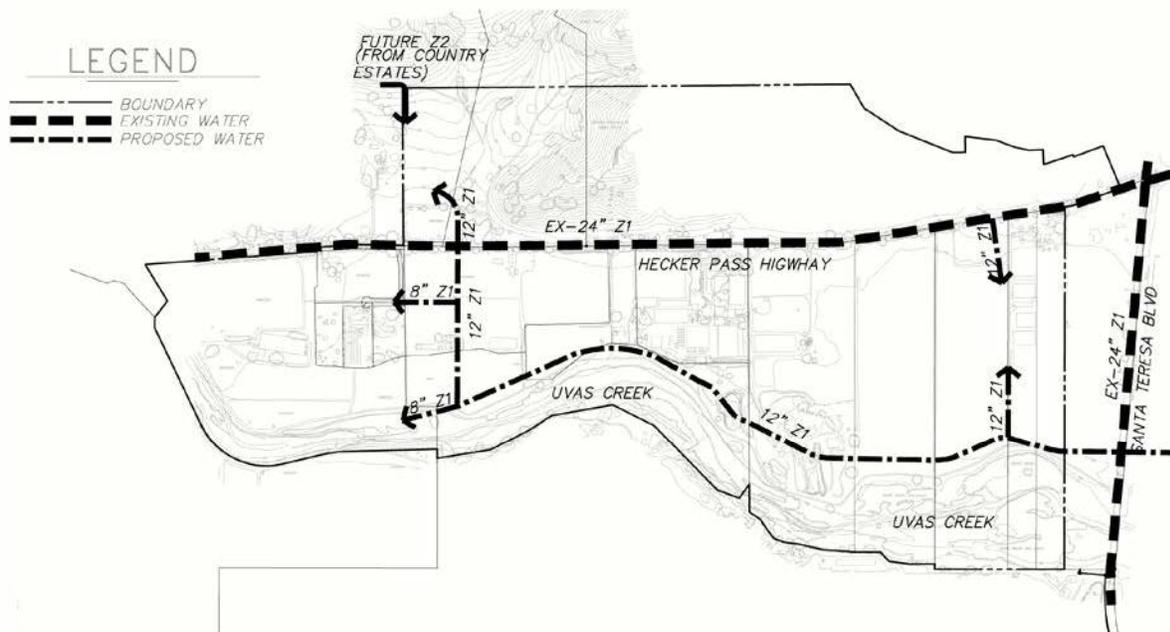
Land Use	Units	Use Rate (gpd/unit)	Average Daily Demand (gpd)
Residential	1855 people	180	333,900
Agri-tourist Commercial	17 acres	1000	17,000
Agricultural Commercial	25 acres	1000	25,000
Community Facility	18 acres	526	9,468
Total			385,368

Agricultural uses were not included in potable water demand projections since these areas will be supplied with water via existing wells. In addition, Recreational Open Space was also excluded since these areas will be irrigated by recycled water. Recycled water demand for Recreational Open Space is discussed in Section 8.1.3. Water demands may also be lower than those projected above since it is anticipated that recycled water will be used to irrigate landscaping in Agri-tourist and Agricultural Commercial developments.

Policy 8-2: All design and construction of the domestic water system shall conform to the City of Gilroy Water Master Plan and City standards.

Future domestic potable water service for the Specific Plan Area will be provided by the use of existing water mains and the construction of on-site distribution lines. One possible configuration is shown in Figure 8-1.

Figure 8-1: Conceptual Potable Water



Note: The Hecker Pass Potable Water Plan is conceptual only. Actual alignments, locations and designs may vary, subject to City of Gilroy review.



New distribution lines will be sized to comply with the current *City of Gilroy Water Master Plan*. The distribution system will utilize existing domestic water facilities that are available at several points along the Specific Plan Area boundary. The basic water infrastructure may consist of a 12" Zone 1 line in Third Street, connecting to an existing 24" Zone 1 line in Santa Teresa Boulevard and an existing 24" Zone 1 line in Hecker Pass Highway (State Route 152); a 12" Zone 1 line that extends from the proposed Third Street line to the existing Hecker Pass Highway line along future Street B and maintenance road; and a new 8" Zone 1 line that extends from the Third Street line through the South Valley National Bank/Raley's Property and loops back to Third Street, along the existing east-west portion of Two Oaks Lane. Additional lines will be installed as part of individual development project, including Zone 2 lines to serve future developments in the hillsides north of Hecker Pass Highway.

Policy 8-3: The water distribution system for new development within the Specific Plan Area shall meet fire flow and pressure requirements of the City Master Plan and Gilroy Fire Department and Engineering Division standards.

Policy 8-4: Backflow preventers shall be installed at all connections to the City's domestic water system including residential connections.

8.1.3 RECYCLED WATER

Recycled water refers to wastewater that has been treated to produce water that is suitable for non-potable uses such as irrigation of landscaping, playgrounds, golf courses, parks, and some types of crops. Recycling water has become increasingly popular with water agencies throughout California as a method for water conservation by providing additional water supply. Recycled water is used in numerous areas throughout the City of Gilroy and has been incorporated into the *Specific Plan*.

The City of Gilroy receives recycled water through the South County Regional Wastewater Authority. Wastewater is collected from the sanitary sewer system and treated at a recycling plant. According to the information provided at the South County Regional Wastewater Authority and Santa Clara Valley Water District Recycled Water Partnership Site Supervisor Training Workshop, April 28, 1999, there are three levels of treatment that wastewater must go through to become recycled water. The first process, primary treatment, removes organic and inorganic solids through screening and grit removal. Secondary treatment converts the remaining Biochemical Oxygen Demand (BOD), suspended solids and some dissolved solids to a form that will settle, which is then separated from the water in a secondary clarifier. Secondary treatment removes 80-95% of the fine organic and inorganic solids that remain after primary treatment. The final process, tertiary treatment, filters the treated water through fine sand or other granular material to remove any remaining fine suspended solids and then disinfects the water through chlorination.



Recycled water is distributed through a separate distribution system than potable domestic water. Recycled water utilities already exist within the Specific Plan Area. A 16ö line runs in Hecker Pass Highway and an additional 12ö line extends from Eagle Ridge Golf Course south of Uvas Creek, northerly along the Vanni/Goldsmith Property line, and then west in Hecker Pass Highway.

A major concern within the Specific Plan Area is the irrigation of agricultural open space and common open space areas. To ensure that agriculture is a viable use within the Specific Plan Area, water must be readily available for the irrigation of crops and other agricultural uses. Agriculture is usually reserved for unincorporated areas of the county and is therefore not required to use potable City water. Therefore, recycled water, has been provided as an additional potential resource for ensuring water availability for successful farming within the Specific Plan Area. Where practical, the City encourages the use of recycled water for agricultural uses.

Recycled water should also be used to water the non-agricultural open space areas including public and private open spaces, landscaping in residential and commercial developments, public recreational open space areas, parks, playgrounds, playfields, school yards, roadway landscaping, decorative fountains or whenever practical. Although recycled water may be used to irrigate crops where practical, the following demand calculations assume that agricultural uses will continue to use well water for irrigation. Recreational open space is anticipated to use 1000 gpd/acre. Since the riparian corridor will remain in its natural state and only the 15 acres of linear park and the 3-acre neighborhood park will be irrigated, it is anticipate that recreational open spaces in the Specific Plan Area will demand approximately 18,000 gpd of recycled water. Since the amount of landscaping in Agri-tourist and Agricultural Commercial developments cannot be determined until development of individual projects, it is assumed that the demand for recycled water will increase but the demand for potable water will decrease.

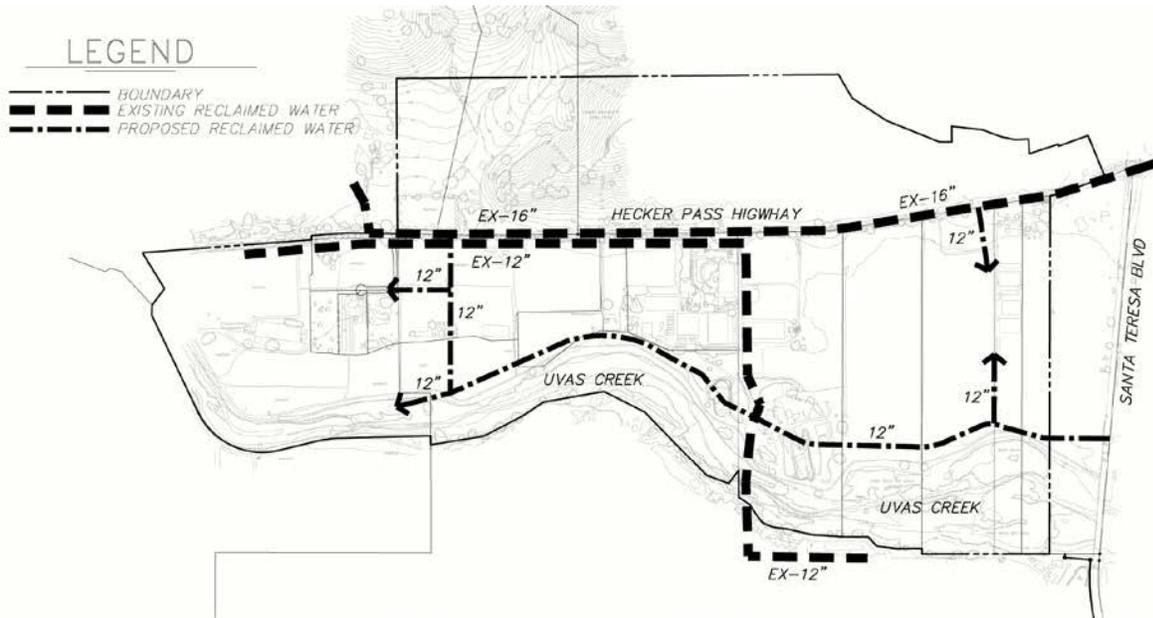
Goal 8-2: *Provide recycled water as an alternative to potable water for landscape irrigation and, where practical, crop irrigation throughout the Specific Plan Area.*

Policy 8-5: *Where practical, recycled water should be used to irrigate landscaping within the Specific Plan open space areas.*

The *Hecker Pass Specific Plan* has developed a preliminary schematic plan that specifically addresses the issue of recycled water as it directly relates to the development of the Specific Plan Area. The Conceptual Recycled Water Plan is shown in Figure 8-2:



Figure 8-2: Conceptual Recycled Water



Note: The Hecker Pass Recycled Water Plan is conceptual only. Actual alignments, locations and designs may vary, subject to City of Gilroy review.

Recycled water services within the site will be provided by the construction of on-site distribution lines connected to the existing mains in Hecker Pass Highway and the main that extends through the middle of the Specific Plan Area. The internal lines will be sized to comply with the project demands for supplying recycled water to landscaping, parks, and agricultural and open space areas.

Policy 8-6: The design of the recycled water system within the Specific Plan Area shall conform to the current South County Regional Water Reuse Authority (SCRWRA) Plan.

8.2 STORM DRAINAGE

According to the *City of Gilroy Storm Drain Master Plan*, May 1993, the City of Gilroy lies within two major watersheds, Uvas Creek and Llagas Creek, which run 26 miles and 22 miles long respectively. Both watersheds have their headwaters in the Santa Cruz Mountains and flow southeasterly across the Santa Clara Valley into the Pajaro River and eventually into Monterey Bay. Gilroy is located at the downstream end of these watersheds.

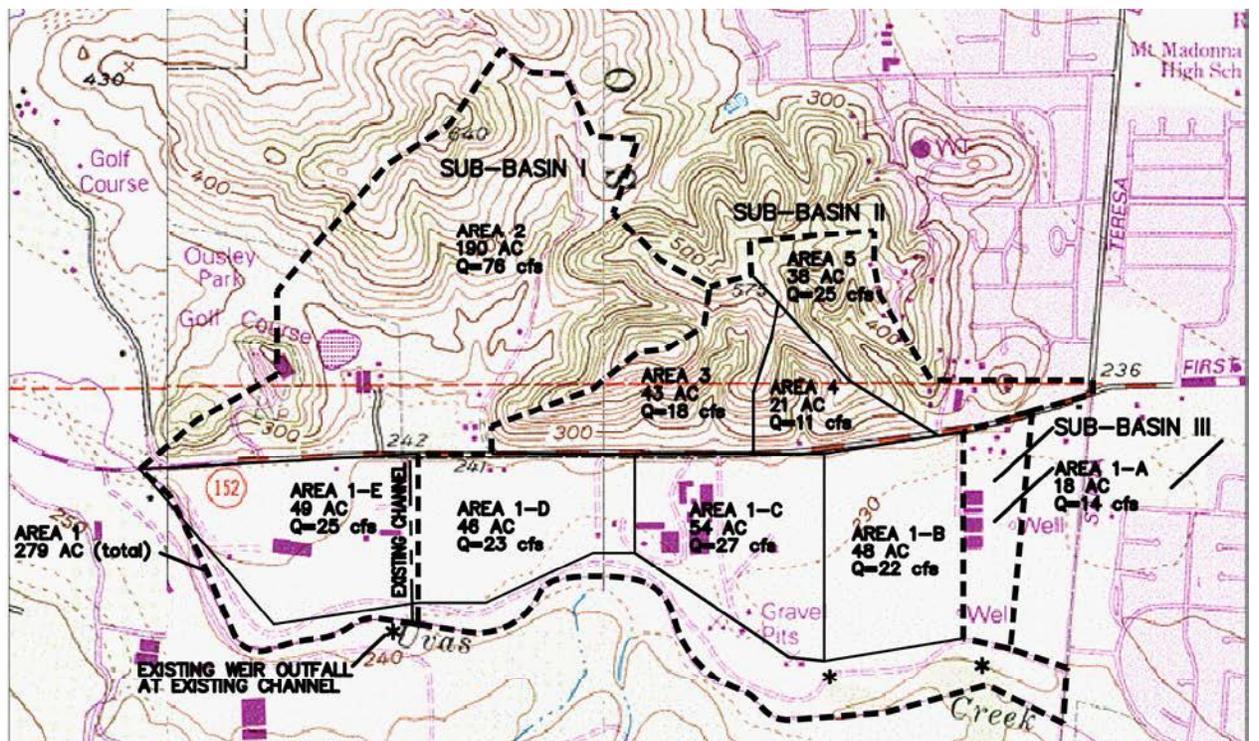
Two reservoirs, the Uvas Reservoir and Chesbro Reservoir, regulate these watersheds. The Uvas Reservoir has a capacity of 10,000 acre-feet and the Chesbro Reservoir has a capacity of 8,000 acre-feet. Both dams were constructed for water supply rather than flood control; however, Uvas Reservoir does provide minor flood control.



The City of Gilroy storm drain system consists of a network of pipes and open space channels that ultimately drain into Llagas Creek, West Branch Llagas Creek, Lions Creek, North or South Morey Creeks, Ronan Channel, Miller Slough south of Highway 101, or Uvas Creek. Pipes are mostly reinforced concrete (RCP) but some are corrugated metal (CMP) and are usually relatively short due to their close proximity to channels or creeks. Intervening ditches and open channels occur throughout the City, especially in the northwest quadrant where the Soil Conservation Service (SCS) and the Santa Clara Valley Water District (SCVWD) constructed numerous channels as part of the PL566 Channel and Levee Improvements to the West Branch of Llagas Creek and its tributaries. Retention and detention basins are located in Eagle Ridge, and Country Estates, and are required for some new developments.

The Specific Plan Area is located within the Uvas Creek watershed and contains Uvas Creek along its southerly boundary. Large amounts of storm water flow from areas north of the Specific Plan Area into the hillsides north of Hecker Pass Highway, across Hecker Pass Highway, across the flat lands of the Specific Plan Area and into Uvas Creek. Off-site drainage areas tributary to the Specific Plan Area were established using the USGS seven-and-one-half minute topographic maps. The drainage patterns are shown in Figure 8-3.

Figure 8-3: Preliminary Hydrology



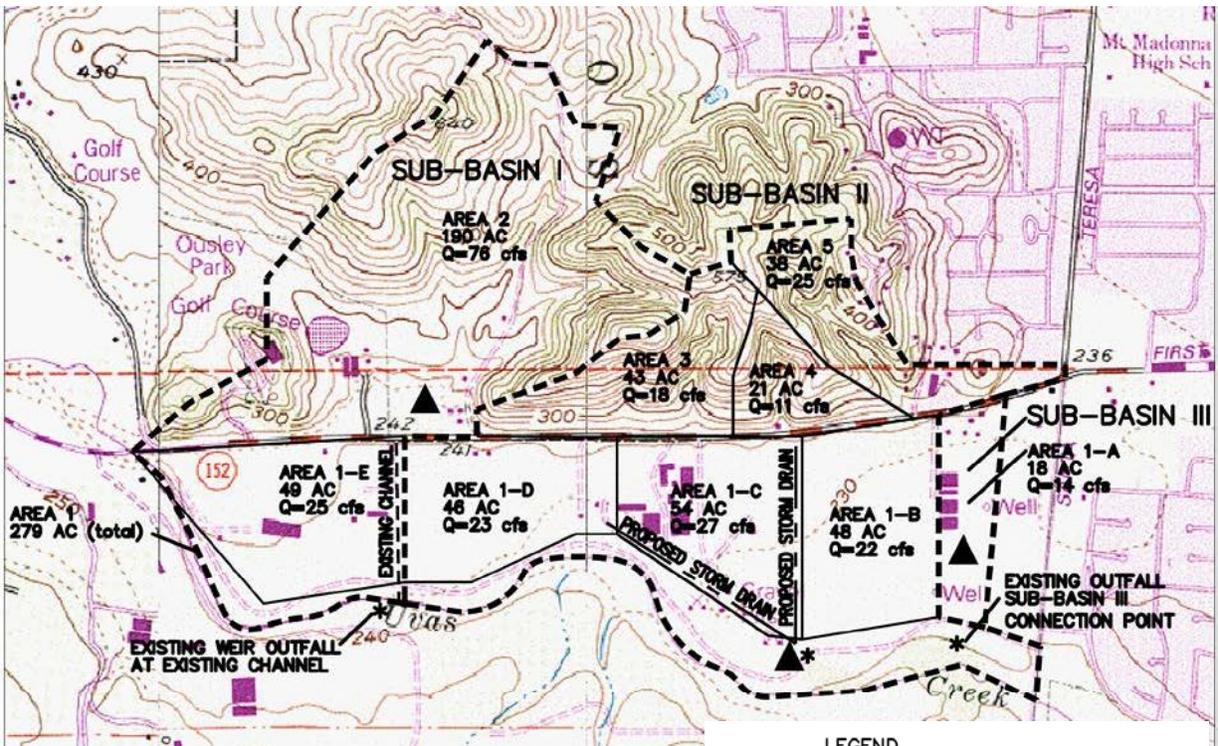
- LEGEND**
- SUB-BASIN BOUNDARY
 - AREA BOUNDARY
 - - - EXISTING REGIONAL STORM DRAIN CHANNEL
 - * APPROXIMATE LOCATION OF EXISTING OUTFALL



Generally all off-site flows come from the various hillside areas to the north of the Specific Plan Area. The drainage area is divided into 3 sub-basins. At several points, flows from these basins cross under Hecker Pass Highway via existing culverts and through the Specific Plan Area ultimately discharging into Uvas Creek. Currently, the majority of the flows that cross Hecker Pass Highway do not have defined courses once they cross onto the southern portion of the site with the exception of drainage from the northwest hillsides. Drainage from the northwest hillsides is conveyed to Uvas Creek through an existing channel adjacent to Two Oaks Lane after it crosses Hecker Pass Highway.

The Hecker Pass Specific Plan Area has developed a preliminary schematic storm drainage plan that specifically addresses the issue of storm drainage as it directly relates to the regional hydrology. This plan, as shown in Figure 8-4, is based on the findings of the *Hecker Pass Specific Plan Preliminary Hydrology and Hydraulics Report and Calculations* prepared by RJAs for the Specific Plan Area and the letter prepared by Schaaf and Wheeler regarding Hydrology and Drainage for Hecker Pass Specific Plan, Program EIR.

Figure 8-4: Conceptual Storm Drainage



Note: The Hecker Pass Storm Drainage Plan is conceptual only. Actual alignments, locations and designs may vary, subject to City of Gilroy review.

- LEGEND**
- SUB-BASIN BOUNDARY
 - AREA BOUNDARY
 - - - - - EXISTING REGIONAL STORM DRAIN CHANNEL
 - - - - - PROPOSED REGIONAL STORM DRAIN
 - ▲ APPROXIMATE LOCATION OF PROPOSED REGIONAL DETENTION/PRETREATMENT FACILITY
 - ▲* APPROXIMATE LOCATION OF PROPOSED REGIONAL DETENTION/PRETREATMENT FACILITY WITH PROPOSED OUTFALL TO UVAS CREEK
 - * APPROXIMATE LOCATION OF EXISTING OUTFALL TO BE USED BY SPECIFIC PLAN AREA



The storm water collection system for the Specific Plan Area will primarily consist of natural drainage ways and vegetated drainage swales (bio-filters) within the right-of-way of proposed streets. Natural drainage ways, including the channel adjacent to Two Oaks Lane and in the hillsides north of Hecker Pass Highway, will continue to be utilized and will be preserved and enhanced to the greatest extent possible. New on-site swales will be utilized throughout the Specific Plan Area to collect and convey local storm water. Once the capacity of these swales is reached, additional storm water will flow into inlets that connect to underground piping systems in the streets. Primary storm drain pipes will be located in portions of Third Street as shown in Figure 8-4.

The new storm drains and swales will convey the Specific Plan Area's storm water as well as tributary drainages to up to three detention/pretreatment basins unless the City for Gilroy determines more basins are needed. Basins shall be sufficient to meet the criteria set forth by the City of Gilroy and the Santa Clara Valley Water District's Hydrology Unit. Due to hydraulic grade constraints, the residential development on the South Valley Community Church site will be required to provide on-site detention for the residential development, which will ultimately connect to the existing storm drain outfall constructed by the adjacent Village Green project. According to Schaaf and Wheeler's letter, detention facilities must provide storage for 2.4 acre-feet, the difference between the existing and post-development 24-hour run-off volume. An additional 25% of the total basin volume should be added to each basin for freeboard. These basins will prevent an increase in the 10-year and 100-year peak discharges from the Specific Plan Area. Detention facilities should be designed to incorporate best management practices (BMPs) for storm water pollution (see Section 8.2.1 and sections 7.4.4 for additional information on BMPs and vegetated swales).

Policy 8-7: Stormwater detention shall be designed to mitigate an increase in the 10-year and 100-year peak discharge for the project area, as determined by permitting agencies.

Once the storm water has been pretreated within the swales and detention basins, the drainage will then be release through outfall and/or weir structures into the Uvas Creek channel. Outlet pipes and/or weirs should be designed to allow the 2.4-acre storage volume to be drained within 24-hours, prior to the next storm event. The outlets and weirs shall be designed so that storm water released into Uvas Creek does not exceed the existing 10-year peak discharge. Existing outfalls will be improved and utilized to the greatest extent possible to reduce the need for new outfalls and reduce impacts to Uvas Creek. All improvements to existing outfall structures and the construction of new outfall structures will be subject to the review and approval of the City of Gilroy, Santa Clara Valley Water District, the California Department of Fish and Game and possibly the United States Army Corp of Engineers.

Policy 8-8: Preserve water quality by implementing the latest Best Management Practices (BMPs) for storm drainage into the design and construction of the Specific Plan Area and detention facilities.



Policy 8-9: Use the existing channels where possible on site as a primary means for conveyance of pre-treated storm water based on biological studies for individual projects.

Policy 8-10: Limit the destruction of existing habitats caused by flow changes, channel erosion, and channel improvements.

Policy 8-11: Ensure that all storm drain flows entering Uvas Creek from the Specific Plan Area coincide with the current City of Gilroy Storm Drain Master Plan and the Uvas Creek Drainage Standards.

8.2.1 BEST MANAGEMENT PRACTICES

Storm water pollution, also known as non-point source pollution, results from rainwater washing pollutants from roadways, sediment from erosion, herbicides and pesticides from landscaped areas, and other pollutants into storm drain systems. These pollutants are a major concern because they often discharge untreated storm water into creeks and eventually the ocean, posing serious health risks to the environment, animals, and humans. The Federal Clean Water Act requires all local municipalities to implement measures to control pollution from rainwater runoff. Sensitive site planning and the implementation of design elements can greatly reduce the level of non-point source pollution by reducing the volume of runoff, increasing infiltration and treating runoff on-site. The following guidelines are intended to identify measures that will help maintain the quantity and quality of storm water runoff from the Hecker Pass Area at pre-development levels.



Goal 8-3: Maintain pre-development levels of storm water runoff and provide pretreatment methods to reduce the amount of pollutants entering the storm drain system.

The *Hecker Pass Specific Plan* minimizes the volume of runoff and maximizes infiltration by designating approximately 69% of the entire Specific Plan Area as undeveloped open space. By maintaining large areas of permeable surfaces, much of the rainwater is absorbed into the soil where many toxins and pollutants are broken-down and extracted from the water before it reenters the water table. To further reduce the amount of runoff and increase infiltration, developed areas should minimize the amount of hardscape or impervious surfaces and use alternative materials such as raised wooden decks, gravel or rock pavement, special perforated paving systems, or unmortared brick, stone or tile in areas that normally utilize impervious pavement materials (See Sections 7.2.3, 7.3.4 and 7.4.9).



Goal 8-4: *Minimize the amount of impervious surfaces within the Specific Plan Area.*

Policy 8-12: Whenever feasible, developments should use impervious materials to decrease the amount of storm water runoff and increase infiltration for groundwater recharge.

Large impervious surfaces such as parking lots, driveways, and streets, should be buffered from the storm drain system by landscaping, grassy swales, or other permeable surfaces to provide absorption and pretreatment of storm water before entering the storm drain system. Impervious surface areas should not be directly connected to the storm drain system as this is the greatest contributor to storm water pollution.

Policy 8-13: All rural roads and driveways shall utilize vegetated swales for infiltration and biologic uptake of pollutants whenever possible. Concrete gutters for roads and driveways are only permitted within residential clusters or on rural roads when vegetated swales are not feasible.



Policy 8-14: Break up expansive paved parking areas and patios with landscaped areas.

Policy 8-15: Incorporate vegetated swales around parking areas to provide pretreatment of storm water runoff before entering the storm drain system.

Policy 8-16: Rooftops should be designed to drain as much rainwater as possible into areas with permeable surfaces. This may be achieved by providing downspouts that direct water to appropriate areas.

Policy 8-17: Prior to issuance of grading or building permits, individual project applicants shall obtain a National Pollution Discharge Elimination System Program General Construction Permit, as required by the Federal Clean Water Act. Developers shall comply with all provisions of this permit including the use of best management practices and preparation of and compliance with a Storm Water Pollution Prevention Plan required as part of the permit process. Verification of the permit shall be made by the City of Gilroy Engineering Division.

Small shallow detention ponds and shallow recreation field detention basins may be incorporated into common open space areas to provide pretreatment and absorption. Pretreatment ponds provide aesthetic features when full and may serve as small playfields during the dry months.



Grading in hillsides should be minimized to the greatest extent possible and the creation of steeper slopes should be avoided. These activities increase the velocity of runoff so that absorption into the soil cannot be achieved. Steeper slopes also cause increased erosion of top soils, resulting in siltation, which clog storm drain inlets and cause flooding.

8.3 SANITARY SEWER

According to the *City of Gilroy Sewer Master Plan*, May 1993, the existing City of Gilroy sanitary sewer system consists of 60 clay pipes in alleys and easements downtown, newer 80 pipes in street and cul-de-sacs throughout the rest of the City, and a network of 100 or greater trunk lines flowing in a west to east direction. The trunk lines discharge into an interceptor sewer line on the west side of Highway 101 and then flows travel to the Gilroy/Morgan Hill Treatment Plant. A second 330 interceptor line carries wastewater from northern portions of Gilroy and southern portions of Morgan Hill to the treatment plant. Both cities share the use of this line through a contractual agreement. The City of Gilroy provides wastewater collection and South County Regional Wastewater Authority provides treatment to the City of Gilroy. The Hecker Pass project area is completely within the service area of the City of Gilroy and treatment capacity has been included in the long-term treatment plant planning to serve the project.

The *City of Gilroy Sewer Master Plan* divides the existing City into 87 subareas, ranging from 21 to 542 acres, and future service areas into 8 subareas, ranging from 215 to 726 acres. Subareas refer to hydraulically isolated areas that are used to define the amount of wastewater loading into a single point on the trunk sewer. The Specific Plan Area lies within subareas 500-201, 500-219, 500-237, and 340-047. The majority of the Specific Plan Area is within subarea 500-201. Lands west of Two Oaks Lane and south of Hecker Pass Highway lie within subarea 500-219. A small portion of the Hoey lands north of Hecker Pass Highway and the Municipal Golf Course, lie within subarea 500-237. Finally, some of the existing homes north of Hecker Pass Highway, near the intersection of Hecker Pass Highway and Santa Teresa Boulevard are in subarea 340-047.

The Specific Plan Area already contains significant sanitary sewer infrastructure. A large sewer trunk main that was installed as part of the Country Estates project in 1989 passes through the Specific Plan Area. The trunk main extends from the Country Estates project, down Burchell Road across Hecker Pass Highway, follows the north bank of Uvas Creek, crosses Santa Teresa Boulevard and continues in existing Third Street. The main ranges from 180 in Burchell, 240 through the Specific Plan Area and 120 in existing Third Street. The main was sized to accommodate future development in and adjacent to the Hecker Pass Specific Plan Area. The trunk line was sized for over 1200 connections and oversized by approximately 50% to provide additional capacity if required. Based on the existing and anticipated number of sewer connections in and around the Specific Plan Area, there is adequate capacity in the existing trunk line to serve the Specific Plan Area.



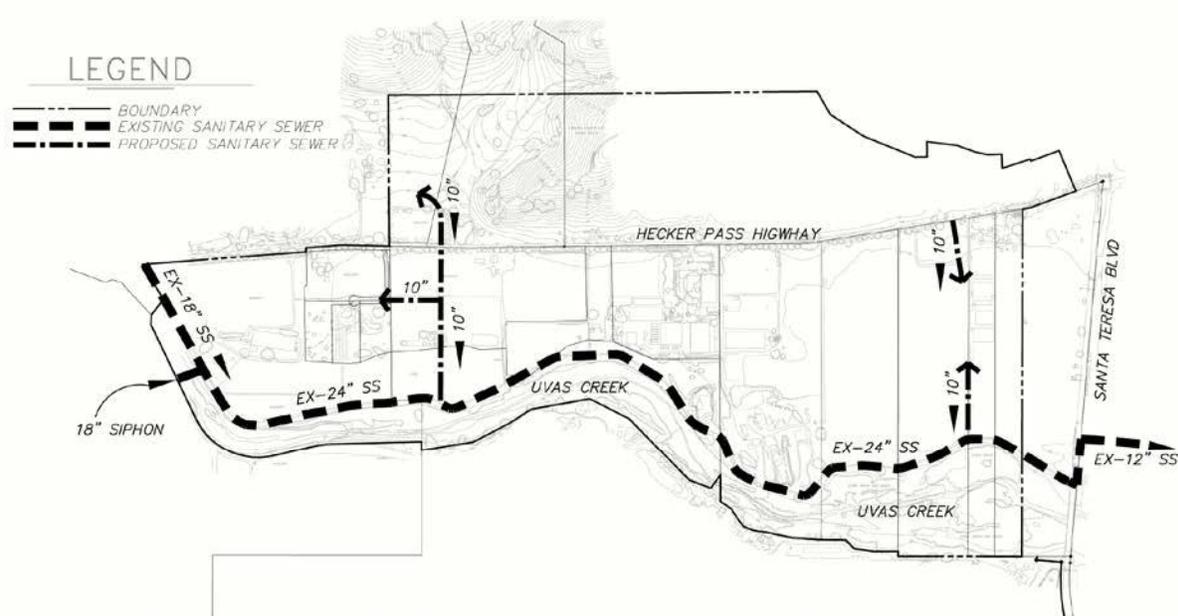
Table 8-2 demonstrates the estimated demand generated by the proposed uses within the Specific Plan Area:

Table 8-2: Projected Average Sanitary Sewer Demand

Land Use	Unit	Use Rate (gpd)	Average flow (gpd)
Residential	1855 people	70	129,850
Community Facilities	630 people	3.6	2,268
Agri-tourist Commercial	17 AC	300	5,100
Agricultural Commercial	25 AC	300	7,500
Total			144,718

The *Hecker Pass Specific Plan* has developed a schematic sanitary sewer facilities plan for future development in the Specific Plan Area as shown in Figure 8-5.

Figure 8-5: Conceptual Sanitary Sewer



Note: The Hecker Pass Sanitary Sewer Plan is conceptual only. Actual alignments, locations and designs may vary, subject to City of Gilroy review.

The Sanitary Sewer plan shall conform to the *City of Gilroy Sanitary Sewer Master Plan* and establishes policies to facilitate the design and construction of a quality system that will meet the demands of the Specific Plan Area. All new sewer facilities from within the Specific Plan Area flow south and connect to the existing 18-24 trunk line that currently parallels Uvas Creek. The largest of these mains is the sewer main that will extend up the western portion of Third Street and across Hecker Pass Highway to provide service to development north of Hecker Pass



Highway and portions of Country Estates. Existing downstream sanitary sewers that may require future upgrades or replacements are identified in the *City of Gilroy Sanitary Sewer Master Plan*. Future development will be required to conform to the *City of Gilroy Sanitary Sewer Master Plan*.

Policy 8-18: Design and construction of the sanitary sewer system shall conform to the City of Gilroy Sanitary Sewer Master Plan and City standards.

8.4 SOLID WASTE

According to the City of Gilroy's Environmental Program Coordinator, the average person in Gilroy generates 2 pounds of solid waste per day. Based on a 3.5 household size and 530 units, the *Specific Plan* would generate 3,710 pounds of waste per day or approximately 677 tons of solid waste per year. Based on current experience in the City, about half of this waste, 338.5 tons, will be sent to the landfill while the other half is diverted to recycling.

The current solid waste disposal service provider for the City of Gilroy is South Valley Disposal and Recycling (SVDR). The contract with SVDR is valid until 2013. SVDR disposes of solid waste at the Pacheco Pass landfill located at 3675 Pacheco Pass Road, east of the Gilroy City limits. This landfill is operated by Norcal Waste Systems, Inc., the parent company of SVDR. The Pacheco Pass Landfill is expected to reach capacity in 2007. No negotiations have been started to determine new locations for disposal of the City's solid waste.

South Valley Disposal and Recycling (SVDR) currently offers curbside residential and commercial recycling in the City of Gilroy. Recyclable items collected at curbside are sent to the San Martin Transfer Station, which is also operated by SVDR. From San Martin, recyclable items are transported to the Recyclery, a material recovery facility (MRF) operated by BFI Waste Systems in San Jose. Recyclables are decontaminated and transferred to market. Recycling diverts half of all the solid waste generated by the City of Gilroy away from the Pacheco Pass Landfill to other uses.

8.5 GAS, ELECTRIC AND CABLE TELEVISION

Joint trench utilities within the public right of way will include new underground telephone, gas, electric, and cable television utilities to all new development in the Hecker Pass Area. Verizon currently provides telephone service, PG&E provides gas and electricity, and Charter Cable provides cable television service to the City of Gilroy. All future infrastructure needed to support these services shall be placed underground wherever feasible. The exact location and configuration of the infrastructure necessary for proposed development will be determined at the time of development. Applicants will be required to obtain "will serve" letters from all of the applicable utility companies and submit them to the City of Gilroy Engineering Department prior to the approval of improvement plans and final maps.

Policy 8-19: All future infrastructure and transmission lines for gas, electricity and cable television shall be placed underground to the greatest extent possible.



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