




MEMO

TO: Pamela Cole, Planner II
Community Development Department

FROM: Glenn J. Davis, PE, CFM, Chief Development Engineer 
Public Works Department

DATE: November 30, 2021

SUBJECT: **PETITIONER-INITIATED ANNEXATION WITH ZONE CHANGE
(ANXC-742)
3476/3480 BLOSSOM DRIVE NE AND ADJACENT LANDS
(21-102322-AN AND 20-118432-ZO)**

PURPOSE

Identify availability of public works infrastructure (streets, sanitary sewer, storm drainage, and water) for a proposed annexation of approximately 3.54 acres at 3476/3480 Blossom Drive NE and Adjacent Lands 97305 (Marion County Assessor Map and Tax Lot 073W01A03300).

PUBLIC WORKS INFRASTRUCTURE

No public improvements are required for annexation. The following information explains the condition of existing public infrastructure in the vicinity of the subject property and potential development requirements.

Urban Growth Area Development Permit

1. The subject property is located outside of the Urban Service Area. If the applicant proposes to develop the property as defined in SRC 200.005, an Urban Growth Area (UGA) Development Permit is required (SRC 200.010(c)). A UGA development permit requires an applicant to provide linking and boundary facilities to their property under the standards and requirements of SRC Chapter 200.

Streets

At the time of development street improvements and/or right-of-way dedication will be required.

1. Blossom Drive NE

- a. Standard—This street is designated as a Collector street in the Salem TSP. The standard for this street classification is a 34- to 40-foot-wide improvement within a 60-foot-wide right-of-way.
- b. Existing Conditions—This street has an approximate 26-foot improvement within a 55-foot-wide right-of-way abutting the subject property.
- c. Special Setback—The frontage of the subject property has a special setback equal to 30 feet from centerline of Blossom Drive NE.

Storm Drainage

1. Existing Conditions

- a. A 15-inch storm main is located in Blossom Drive NE. At the time of development, the existing stormwater main may need to be extended along the frontage of the property pursuant to PWDS.

Water

1. Existing Conditions

- a. The subject property is located in the G-0 water service level.
- b. A 16-inch public water main is located in Blossom Drive NE.

Sanitary Sewer

1. Existing Sewer

- a. A 10-inch sewer main is located in Blossom Drive NE.

Parks

1. Existing Parks

- a. No park facilities are located within one-half mile of the subject property.

Natural Resources

- 1. Wetlands—The Salem-Keizer Local Wetland Inventory (LWI) shows that there are no hydric soils nor linear wetland area(s) mapped on the property.

2. Floodplain—City records show there are no floodplain nor floodway areas mapped on the subject property.
3. Landslide Hazards—City records show there are no landslide hazard areas mapped on the subject property.

Prepared by: Jennifer Scott, Program Manager
cc: File