

Darkhorse Permanent Road Division

Darkhorse roads are considered public, not private or County. Public roads are not automatically maintained by the County, but the roads in Darkhorse are County-maintained because of the Permanent Road Division (PRD) that has been in place since 2002.

A Permanent Road Division is a special district established at the request of property owners with a common road-related need in a specific area. The PRD includes annual assessments for road maintenance activities that are paid by a special parcel charge on the annual property tax bill and is borne by the property owners.

The Darkhorse PRD was proposed by the initial owners within the Darkhorse development. It was passed and adopted by the Nevada County Board of Supervisors in September, 2002. A special tax of \$298 per Darkhorse residential lot and \$6600 for the Darkhorse Golf Course is levied annually. The amount of the tax has not changed since the County's fiscal year 2003/04, starting on July 1, 2003.

Over the years, roads in neighboring areas – Oak Mountain Estates, Baldwin Ranch and Retherford – have been annexed into the Darkhorse PRD.

What are the benefits of a PRD?

Forming a PRD assures that all benefiting parcels pay their fair share of road maintenance costs; not only initially, but in the future as well. Since the obligation is placed against the parcel (not the person), future property ownership changes will not affect parcel assessments. Without the PRD, many communities experience property owners unwilling to pay any of the costs, or owners that are willing to pay, but only a portion of their fair share, and only at a time when it's convenient for them. Unless there is unanimous or a majority of voluntary participation on the part of all property owners, many communities find it difficult to acquire sufficient funds to complete needed road maintenance.

What services are provided?

Road maintenance typically includes the same level of services expected for publicly maintained roads. This may include crack sealing, pothole repair, minor drainage maintenance and improvements, roadside brush clearing, surface treatments (chip seals or slurry seals performed every 7-10 years depending on road conditions), overlay improvements (typically performed every 20-30 years), striping maintenance, snow removal, fallen tree removal, etc. In some cases specific items may be excluded from PRDs (e.g., snow removal on roads with speed bumps), but these exclusions are considered on a case by case basis.

Under some circumstances, law enforcement agencies will enforce violations of traffic control signs on PRD roads. However, it is not reasonable to expect considerable and consistent law enforcement presence on lower volume roads – either publicly maintained or maintained through a PRD.

For more information, visit <https://www.mynevadacounty.com/2682/Permanent-Road-Division-PRD>.