



Revised: 03/26/2015

## **AGENDA**

Wednesday April 01, 2015

*5:30 PM, Board Chambers, County Administration Center,  
700 H Street, Sacramento, California 95814*

### **COMMISSIONERS:**

Chair: Angelique Ashby  
Vice-Chair: Jack Harrison  
Sue Frost  
Ron Greenwood  
Gay Jones  
Susan Peters  
Phil Serna

### **ALTERNATE COMMISSIONERS:**

Allen Warren  
Chris Little  
Patrick Hume  
Paul Green Jr.  
Paul Green Jr.  
Roberta MacGlashan  
Roberta MacGlashan

**CLERK:** Diane Thorpe

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### **PUBLIC COMMENT FROM THE FLOOR**

### **CONSENT CALENDAR**

1. Approve the Meeting Minutes of February 4, 2015 (Note: March meeting canceled)
2. Claims dated thru March 27, 2015, 2014
3. Monthly Budget Report
4. Legislation Status Report

### **BUSINESS ITEMS**

5. LAFCo Special District Advisory Committee (SDAC) ~ Confirmation of Nominees

\* Please Note – AGENDA is subject to change up to 72 hours prior to meeting

6. Herald Fire Protection District Status Update (L AFC 06-14)

7. Fiscal Year 2015-16 Proposed Budget

**PUBLIC HEARINGS**

8. Sacramento Area Sewer District (SASD) Annexation of 8310 Santa Juanita Avenue (Property Owner Alby) (L AFC#16-14) CEQA Exempt

9. Out of Agency Service Agreement between Rancho Murieta > Community Services District and Don Hutchinson (L AFC 05-15) CEQA Exempt

10. Citrus Heights New City Hall Annexation to Citrus Heights Water District (7264 Stock Ranch Road - APN 243-00-10-027) (L AFC 01-15) CEQA Exempt

11. Easton Place And Glenborough Annexation to SASD & SRCSD (L AFC 02-15) CEQA Exempt

12. California American (Cal Am) Sphere of Influence Amendments and Concurrent Reorganizations (Annexations) to Sacramento Regional County Sanitation District (SRCSD) and Sacramento Area Sewer District (SASD) (APN 142-0080-090) (L AFC 03-15) CEQA Exempt

**QUESTIONS/ANNOUNCEMENTS**

13. Executive Officer/Staff/Commission Counsel

14. Commission Chair/Commissioners

## SACRAMENTO LOCAL AGENCY FORMATION COMMISSION

### SUMMARY OF RULES AND PROCEDURES

**AGENDA ITEMS:** The Commission may reschedule items on the agenda. The Commission will generally hear uncontested matters first, followed by discussions of contested matters, and staff announcements in that order. Anyone who wishes to address the Commission should obtain a form from either the Commission Clerk or from the table located near the entrance of the hearing chamber.

**CONDUCT OF HEARINGS:** A contested matter is usually heard as follows: (1) discussion of the staff report and the environmental document; (2) testimony of proponent; (3) testimony of opponent; (4) Public Testimony (5) rebuttal by proponent; (6) provision of additional clarification by staff as required; (7) close of the public hearing; (8) Commission discussion and Commission vote.

**ADDRESSING THE COMMISSION:** Any person who wishes to address the Commission should submit a speaker's request form at the beginning of the meeting; move to the front of the chambers when an item is called; and, when recognized by the chair, state their name, address and affiliation. Please attempt to make your statements concise and to the point. It is most helpful if you can cite facts to support your contentions. Groups of people with similar viewpoints should appoint a spokesperson to represent their views to the Commission. The Commission appreciates your cooperation in this matter.

**PUBLIC COMMENT TIME LIMITS:** The Sacramento Local Agency Formation Commission welcomes and encourages participation in its meetings. Rules of the Commission provide for the following limitations of discussion: The Commission will hear public comment prior to the consideration of any item. (1) a principal proponent will be allowed up to a 5-minute statement; (2) other proponents will be allowed up to 3-minute statement; (3) opponents are allowed up to 3-minute statement with the exception of spokespersons for any group who shall be permitted up to 5-minutes; (4) the principal proponent shall have up to a 3-minute rebuttal; (5) staff will provide clarification, as required.

**VOTING:** A quorum consists of four members of the Commission, including any alternate. No action or recommendation of the Commission is valid unless a majority (4 votes) of the entire membership of the Commission concurs therein.

**OFF AGENDA ITEMS:** Matters under the jurisdiction of the Commission, and not on the posted agenda, may be addressed by the general public under "Public Comment From the Floor" on the Agenda. The Commission limits testimony on matters not on the agenda to three minutes per person and not more than fifteen minutes for a particular subject. The Commission cannot take action on any unscheduled items.

**SPECIAL NEEDS:** Meeting facilities are accessible to persons with disabilities. Requests for assistive listening devices or other considerations should be made 48 hours in advance through the Commission Clerk at (916)874-6458.

**AB 745 DISCLOSURES:** The Political Reform Act requires all interested parties to disclose contributions and expenditures for "political purposes" related to proposals for changes of organization or reorganization (annexations, incorporations, etc.,) as well as contributions and expenditures in connection with Conducting Authority protest proceedings. Such contributions and expenditures must be reported to LAFCo's Executive Officer to the same extent, and subject to the same requirements, as local initiative measures under the Political Reform Act. Additional information regarding these requirements can be found on LAFCo's website at: <http://www.saclafco.org/Forms/index.htm>.

**STAFF REPORTS:** Staff Reports are available on line at [www.SacLAFCo.org](http://www.SacLAFCo.org) or upon request to Diane Thorpe, Commission Clerk at (916)874-6458.

**VIDEO BROADCASTS:** The meeting is videotaped in its entirety and will be cablecast live on Metro Cable channel 14, the government affairs channel on the Comcast, and SureWest Cable Systems and is closed captioned for our hearing impaired viewers. The meeting is webcast live at <http://www.saccounty.net> . The current meeting is broadcast live and will be rebroadcast; check the Metro Cable schedule for dates and times.

Next Meeting: Not Scheduled

\* Please Note – AGENDA is subject to change up to 72 hours prior to meeting



***MINUTES FOR THE MEETING OF  
Wednesday February 4, 2015***

The Sacramento Local Agency Formation Commission met the fourth day of February 2015, at 5:30 P.M. in the Board Chambers of the Sacramento County Administration Center, 700 H Street, Sacramento, California 95814.

**PRESENT:**

**Commissioners:**

Angelique Ashby, Chair  
Jack Harrison, Vice Chair  
Sue Frost  
Ron Greenwood  
Gay Jones  
Susan Peters  
Phil Serna

**Staff:**

Peter Brundage, Executive Officer  
Donald Lockhart, Assistant Executive Officer  
Diane Thorpe, Commission Clerk  
Nancy Miller, Commission Counsel

**Alternates:**

Paul Green Jr.

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**PUBLIC COMMENT ON ITEMS NOT ON THE AGENDA**

None

**CONSENT CALENDAR**

1. Approve the Meeting Minutes of December 10, 2014
2. Claims dated thru January 29, 2015
3. Monthly Budget Report  
Motion: To approve the Consent Calendar Items 1-3  
Moved: Commissioner Tooker  
Second: Commissioner Greenwood  
Passed: Unanimous
4. Herald Fire Protection District Status Update (LAFCo 06-14)  
Pulled for Discussion; Receive and File Report

**BUSINESS ITEMS**

5. City of Elk Grove Sphere of Influence: Memorandum of Understanding for Preparation of Joint Environmental Impact Report (M-41)  
Motion: To approve the Memorandum of Understanding with the City of Elk Grove for the preparation of an Environmental Impact Report for a SOIA and subsequent annexation and directed staff to include adjacent properties to be analyzed as an alternative boundary  
Moved: Commissioner Serna  
Second: Commissioner Jones  
Passed: (6) Yes - Peters, Frost, Serna, Jones, Greenwood, Ashby; (1) No - Harrison

**PUBLIC HEARING ITEMS**

6. Sacramento County Service Area #10 (CSA 10) - Sphere of Influence Amendment (SOIA) and Concurrent Mass Annexation- for the 2030 General Plan Urban Services Boundary (LAF 15-14)  
Motion: To approve the CSA 10 SOIA and Concurrent Mass Annexation  
Moved: Commissioner Jones  
Second: Commissioner Frost  
Recuse: Commissioner Peters  
Passed: Unanimous

The meeting adjourned at 7:30 P.M.

Respectfully submitted,  
**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

Diane Thorpe  
Commission Clerk

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION  
CLAIMS\***

<u>Date Submitted to Auditor</u>	<u>Vendor</u>	<u>Amount</u>
2/6/2015	Ray Morgan Co. (Oct. 2014)	\$ 551.46
2/6/2015	Ray Morgan Co. (Nov. 2014)	\$ 551.46
2/6/2015	Ray Morgan Co. (Dec. 2014)	\$ 551.46
2/27/2015	Alhambra Sierra Springs (Water Supplies)	\$ 25.17
2/27/2015	ACEC (Publications)	\$ 63.25
2/27/2015	Comcast Cable	\$ 91.23
2/27/2015	Daily Journal Corp.	\$ 46.25
2/27/2015	Daily Journal Corp.	\$ 48.10
2/27/2015	The Economist	\$ 223.00
2/27/2015	Environmental Planning Partners	\$ 5,508.75
2/27/2015	First Choice Services	\$ 107.07
2/27/2015	Millern & Owen	\$ 3,416.46
2/27/2015	Peter Brundage (Catering reimbursement)	\$ 201.39
2/27/2015	Ray Morgan Co. (Feb. 2015)	\$ 551.46
2/27/2015	SDRMA c/o Evergreen (February Office Lease)	\$ 4,113.97
2/27/2015	SDRMA c/o Evergreen (March Office Lease)	\$ 4,113.97
3/24/2015	Alhambra Sierra Springs (Water Supplies)	\$ 19.17
3/24/2015	City of Sacramento stipend	\$ 300.00
3/24/2015	Comcast Cable	\$ 91.23
3/24/2015	Daily Journal Corp.	\$ 72.15
3/24/2015	First Choice Services	\$ 68.94
3/24/2015	Millern & Owen	\$ 5,311.00
3/24/2015	Murray Smith & Associates	\$ 367.50
3/24/2015	Ray Morgan Co. (Mar. 2015)	\$ 551.46
3/24/2015	Sacramento Business Journal	\$ 75.00
3/24/2015	Staples	\$ 222.10
3/24/2015	ULI Sacramento (Membership)	\$ 215.00
		\$ 274.47
	<b>TOTAL</b>	<b>\$ 27,732.47</b>

**APPROVED:** 4/1/2015

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*Angelique Ashby, Chair*  
SACRAMENTO LOCAL AGENCY FORMATION COMMISSION

\*Not including Journal Voucher and Personnel items.

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

**1112 I Street, Suite No. 100  
Sacramento, California 95814  
(916) 874-6458**

**April 1, 2015**

**TO:** Sacramento Local Agency Formation Commission

**FROM:** Peter Brundage, Executive Officer *PB*

**RE:** Monthly Budget and Accounting Report

**CONTACT: Don Lockhart AICP, Assistant Executive Officer, (916) 874-2937  
Don.Lockhart@SacLAFCo.org**

**RECOMMENDATION:**

Receive and File Accounting Report for Period 8 FY 2014-15.

**DISCUSSION:**

The attached budget and accounting report is for Accounting Period 8 for FY 2014-15.

This report summarizes monthly expenditures and revenues as well as the Trial Balance for this reporting period.

There are no significant variances to report at this time.

(File: Budget Status Report April\_2015)

Library : ZSP County of Sacramento Reports  
Report group: ZSCB Trial Balance Summary by BA  
Report name : ZFP4816B Sum Trial Bal. by BA

Data selected by: 1009726  
Data selected on: 03/06/2015 11:03:25

Fiscal year : 2015  
Period : 8 February  
Business Area: 067A LOCAL AGENCY FORMATI



Vendor Activity by Business Area  
 Business Area: 067A

Page: 8

Date: 03/06/2015  
 Time: 10:52:30  
 Period: 008  
 Year: 2015

Vendor One Time Vendor	Vendor Name	BA	Per	Doc.no.	Post date	Reference	Check	Fund Center	Trans. currency	Status
1630	DAILY JOURNAL CORP	067A	008	2023427599	02/10/2015		1101973807		136.90 USD	closed
1630	DAILY JOURNAL CORP	067A	008	2023427599	02/10/2015		1101973807		49.95 USD	closed
1630	DAILY JOURNAL CORP	067A	008	1905165175	02/09/2015	A2706900		4544540	49.95 USD	closed
1630	DAILY JOURNAL CORP	067A	008	1905165181	02/09/2015	A2686804		4544540	136.90 USD	closed
2295	MILLER & OWEN	067A	008	2023439602	02/17/2015		1101975968		8,954.12 USD	closed
2295	MILLER & OWEN	067A	008	1905167489	02/13/2015	30483		4544540	8,954.12 USD	closed
9443	CITY OF SACRAMENTO	067A	008	1905163277	02/05/2015	FIN0000022		4544540	36,736.93 USD	closed
9443	CITY OF SACRAMENTO	067A	008	2023421816	02/06/2015		1101972546		36,736.93 USD	closed
12036	WELLS FARGO BANK	067A	008	1905173316	02/27/2015	MILD-TAX 2/27/15		4544540	115.90 USD	closed
12036	WELLS FARGO BANK	067A	008	1500054332	02/02/2015				131.20 USD	closed
12322	COMCAST	067A	008	2023417309	02/05/2015		1101971906		91.23 USD	closed
12322	COMCAST	067A	008	1905162202	02/04/2015	8155600380732795		4544540	91.23 USD	closed
24241	PTINNEY BOWES	067A	008	1905165147	02/09/2015	3014263JA15		4544540	274.47 USD	closed
24241	PTINNEY BOWES	067A	008	2023427676	02/10/2015		1101973818		274.47 USD	closed
25519	DAICHS USA INC	067A	008	2023427678	02/10/2015		1101973979		15.81 USD	closed
25519	DAICHS USA INC	067A	008	1905165154	02/09/2015	05187856401		4544540	15.81 USD	closed
37780	DS SERVICES OF AMERICA INC	067A	008	2023431320	02/11/2015		1101974733		21.16 USD	closed
37780	DS SERVICES OF AMERICA INC	067A	008	1905165688	02/10/2015	4831121010115		4544540	21.16 USD	closed
42181	STABLES CONTRACT & COMMERCIAL INC	067A	008	2023427739	02/10/2015		1101973821		126.05 USD	closed
42181	STABLES CONTRACT & COMMERCIAL INC	067A	008	1905165149	02/09/2015	8032663402		4544540	126.05 USD	closed
48634	ENVIRONMENTAL PLANNING ENGINEERS INC	067A	008	2023427801	02/10/2015		1101974048		2,662.50 USD	closed
48634	ENVIRONMENTAL PLANNING ENGINEERS INC	067A	008	1905165172	02/09/2015	LAPC1403		4544540	2,662.50 USD	closed
59469	SPECIAL DISTRICT RISK MGMT AUTHORITY	067A	008	1905167594	02/13/2015	JAN2015LRASELAPC		4544540	4,113.91 USD	closed
59469	SPECIAL DISTRICT RISK MGMT AUTHORITY	067A	008	2023439721	02/17/2015		1101975931		4,113.91 USD	closed
415201	RAY MORGAN CO	067A	008	2023427980	02/10/2015		1101973825		566.23 USD	closed
415201	RAY MORGAN CO	067A	008	1905173056	02/25/2015	763131		4544540	551.46 USD	closed
415201	RAY MORGAN CO	067A	008	1905165152	02/09/2015	813332		4544540	566.23 USD	closed

Fiscal Year	2015
From period	1
To period	8
Fund/Group	067A LOCAL AGENCY FORMATION COMMISSION
Funds Center/Group	*
Budget Version	0

Commitment Item	Budget	Actual-GL	Actual-OD	Actual Total	Encumbrance	Pending	Available	%Consumed
10112400 COMMITTEE MEMBER	9,000.00	2,600.00		2,600.00			6,400.00	28.89
10122000 GAS/HT	500.00	198.90		198.90			301.10	39.78
* 10 - SALARIES AND EMPLOYEE	9,500.00	2,798.90		2,798.90			6,701.10	29.46
20200500 ADVERTISING	7,500.00	386.99		386.99			7,113.01	5.16
20202200 BOOKS/PER SUP	2,000.00	199.96		199.96			1,800.04	10.00
20202900 BUS/CONFERENCE E	12,000.00	4,580.38		4,580.38			7,419.62	38.17
20203500 ED/TRAINING SVC	2,200.00						2,200.00	
20203900 EMP TRANSF/ORGNT	200.00						200.00	
20205200 INS PREMIUM	7,000.00	4,397.05		4,397.05			2,602.95	62.82
20206100 MEMBERSHIP DUES	7,500.00	9,187.00		9,187.00			-1,687.00	122.49
20207600 OFFICE SUPPLIES	8,000.00	2,349.17		2,349.17			5,650.83	29.36
20208100 POSTAL SVC	5,000.00	500.00		500.00			4,500.00	10.00
20227500 RENT/LEASE ED	18,000.00	5,127.03		5,127.03			12,872.97	28.48
20252600 ENG & CONSULT CN	30,000.00						30,000.00	
20253100 LEGAL SVC	60,000.00	53,286.02		53,286.02			6,713.98	88.81
20255100 PLANNING SVC	7,400.00						7,400.00	
20259100 OTHER PROF SVC	672,000.00	134,810.79		134,810.79	4,004.00		533,185.21	20.66
20281200 DATA PROCESSING								
20289900 OTHER OF EXP SVC	8,800.00						8,800.00	
20291000 COUNTYWIDE IT SV	1,500.00	926.00		926.00			574.00	61.73
20291100 SYSTEM DEV SVC	18,000.00	9,163.00		9,163.00	6,825.00		2,012.00	88.82
20291200 SYSTEM DEV SUP	500.00	215.00		215.00	48.00		237.00	52.60
20291600 WAN ALLOCATION	3,900.00	2,544.00		2,544.00			1,356.00	65.23
20292100 GS PRINTING SVC	2,250.00						2,250.00	
20292300 GS MESSENGER SVC	3,500.00	2,282.88		2,282.88			1,217.12	65.23
20292600 GS STORE CHARGES	1,000.00						1,000.00	
20294300 LEASED PROP USE	52,500.00	25,897.70		25,897.70			26,602.30	49.33
20298700 TELEPHONE SVC	3,000.00						3,000.00	
20298702 CIRCUIT CHARGES	500.00	59.24		59.24			440.76	11.85
20298703 LAND LINE CHARGE		1,367.07		1,367.07			-1,367.07	
20299500 TRANS FUNDS	7,500.00						7,500.00	
* 20 - SERVICES AND SUPPLIES	941,750.00	257,279.28		257,279.28	10,877.00		673,593.72	28.47
79790100 CONTINGENCY APPR	15,220.00						15,220.00	
* 79 - Appropriation for Cbn	15,220.00						15,220.00	
** Expenditure accounts	966,470.00	260,078.18		260,078.18	10,877.00		695,514.82	28.04
94941000 INTEREST INCOME	-2,500.00						-2,500.00	
* 94 - REVENUE FROM USE OF M	-2,500.00						-2,500.00	
96969900 SVC FEES OTHER	-165,000.00	-3,930.00		-3,930.00			-161,070.00	2.38
* 96 - CHARGES FOR SERVICES	-165,000.00	-3,930.00		-3,930.00			-161,070.00	2.38
97979000 MISC OTHER	-696,500.00	-622,731.00		-622,731.00			-63,769.00	90.71
* 97 - MISCELLANEOUS REVENUE	-696,500.00	-622,731.00		-622,731.00			-63,769.00	90.71
** REVENUE ACCOUNTS	-854,000.00	-626,661.00		-626,661.00			-227,339.00	73.38
*** Total	112,470.00	-366,582.82		-366,582.82	10,877.00		468,175.82	-316.27

Report: ZF\_SL\_SPEC\_DIST  
 UserID: 1009726  
 System: PRD/020

Split Ledger Line Item Report  
 067A LOCAL AGENCY FORMATI  
 Period: 008 Fiscal Year: 2015

Date: 03/06/2015  
 Time: 10:51:39  
 Page: 1

Date	Year	Per	Document #	G/L	Acct	BA	Cost Ctr	Amount	Text
02/25/2015	2015	008	1300554241	101000		067A		430.00	
02/25/2015	2015	008	1300554244	101000		067A		2,500.00	
02/25/2015	2015	008	1300554247	101000		067A		9.00	
02/25/2015	2015	008	1300554248	101000		067A		4.00	
02/25/2015	2015	008	1300554249	101000		067A		43.00	
02/25/2015	2015	008	1300554250	101000		067A		10.00	
02/25/2015	2015	008	1300554251	101000		067A		3.00	
02/25/2015	2015	008	1300554252	101000		067A		14.00	
02/25/2015	2015	008	1300554254	101000		067A		1,434.00	
02/25/2015	2015	008	1300554256	101000		067A		277.00	
02/25/2015	2015	008	1300554257	101000		067A		411.00	
02/25/2015	2015	008	1300554259	101000		067A		22.00	
02/25/2015	2015	008	1300554260	101000		067A		49.00	
02/25/2015	2015	008	1300554261	101000		067A		21.00	
02/25/2015	2015	008	1300554262	101000		067A		527.00	
02/25/2015	2015	008	1300554265	101000		067A		5,000.00	
02/25/2015	2015	008	1300554279	101000		067A		19.00	
02/25/2015	2015	008	1300554281	101000		067A		3,157.00	
02/25/2015	2015	008	1300554294	101000		067A		32.00	
02/25/2015	2015	008	1300554298	101000		067A		363.00	
02/25/2015	2015	008	1300554302	101000		067A		268.00	
02/25/2015	2015	008	1300554303	101000		067A		2.00	
02/25/2015	2015	008	1300554307	101000		067A		116.00	
02/25/2015	2015	008	1300554308	101000		067A		110.00	
02/25/2015	2015	008	1300554309	101000		067A		14.00	
02/25/2015	2015	008	1300554310	101000		067A		35.00	
02/25/2015	2015	008	1300554314	101000		067A		4.00	
02/25/2015	2015	008	1300554316	101000		067A		10.00	
02/25/2015	2015	008	1300554317	101000		067A		632.00	
02/25/2015	2015	008	1300554318	101000		067A		4.00	
02/25/2015	2015	008	1300554323	101000		067A		55.00	
02/25/2015	2015	008	1300554325	101000		067A		1,550.00	
02/25/2015	2015	008	1300554332	101000		067A		213.00	
02/25/2015	2015	008	1300554333	101000		067A		225.00	
02/25/2015	2015	008	1300554334	101000		067A		421.00	
<b>Total Account Number 101000 CASH IN TREASURY-DP</b>								<b>17,984.00</b>	
02/02/2015	2015	008	1500054332	101200		067A		131.20-	
<b>Total Account Number 101200 CASH IN TREASURY-WIRE TRANSFERS</b>								<b>131.20-</b>	
02/02/2015	2015	008	2023408499	101500		067A		13,295.38-	
02/11/2015	2015	008	2023434389	101500		067A		91.23-	
02/13/2015	2015	008	2023440173	101500		067A		2,662.50-	
02/17/2015	2015	008	2023443261	101500		067A		470.46-	
02/17/2015	2015	008	2023443339	101500		067A		15.81-	
02/17/2015	2015	008	2023443367	101500		067A		566.23-	
02/17/2015	2015	008	2023444095	101500		067A		186.85-	
02/17/2015	2015	008	2023444192	101500		067A		36,736.93-	
02/19/2015	2015	008	2023452879	101500		067A		21.16-	
02/19/2015	2015	008	2023453171	101500		067A		433.88-	
02/20/2015	2015	008	2023455926	101500		067A		126.05-	
02/23/2015	2015	008	2023457768	101500		067A		274.47-	
02/23/2015	2015	008	2023457936	101500		067A		8,954.12-	
02/25/2015	2015	008	2023463881	101500		067A		4,113.91-	
02/27/2015	2015	008	2023467497	101500		067A		56.76-	
02/27/2015	2015	008	2023467579	101500		067A		512.47-	

Date	Year	Per	Document #	G/L	Acct	BA	Cost Ctr	Amount	Text
02/09/2015	2015	008	1905164815	5150000	067A			470.46-	*TRVL REIMB 4540-1405 ONTARIO 10/17/14
02/09/2015	2015	008	1905164817	5150000	067A			433.88-	*TRVL REIMB 4540-1406 ONTARIO 10/17/14
02/09/2015	2015	008	1905164820	5150000	067A			512.47-	*TRVL REIMB 4540-1404 ONTARIO 10/17/14
02/09/2015	2015	008	1905165147	5150000	067A			274.47-	*ATTACH SAC LAFCO 3014263
02/09/2015	2015	008	1905165149	5150000	067A			126.05-	*ATTACH SAC LAFCO LA 70112795
02/09/2015	2015	008	1905165152	5150000	067A			566.23-	*ATTACH SAC LAFCO 916-874-6458
02/09/2015	2015	008	1905165154	5150000	067A			15.81-	*SAC LAFCO 916-874-6458
02/09/2015	2015	008	1905165172	5150000	067A			2,662.50-	*SAC LAFCO 916-874-6458
02/09/2015	2015	008	1905165175	5150000	067A			49.95-	*ATTACH SAC LAFCO 916-874-6458
02/09/2015	2015	008	1905165181	5150000	067A			136.90-	*ATTACH SAC LAFCO 916-874-6458
02/10/2015	2015	008	1905165688	5150000	067A			21.16-	*ATTACH SAC LAFCO 916-874-6458
02/10/2015	2015	008	1905166112	5150000	067A			56.76-	*SAC LAFCO 916-874-6458
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02/13/2015	2015	008	1905167594	5150000	067A			4,113.91-	*ATTACH SAC LAFCO 916-874-6458 ACCT#1026
02/25/2015	2015	008	1905173051	5150000	067A			551.46-	*ATTACH SAC LAFCO 916-874-6458
02/25/2015	2015	008	1905173056	5150000	067A			551.46-	*ATTACH SAC LAFCO 916-874-6458
02/25/2015	2015	008	1905173059	5150000	067A			551.46-	*ATTACH SAC LAFCO 916-874-6458
02/25/2015	2015	008	1905173226	5150000	067A			22.35-	*PUFD 11865 02/27/15 MLBD Payroll Check
02/25/2015	2015	008	1905173227	5150000	067A			92.35-	*PUFD 21659 02/27/15 MLBD Payroll Check
02/25/2015	2015	008	1905173228	5150000	067A			92.35-	*PUFD 24085 02/27/15 MLBD Payroll Check
02/27/2015	2015	008	1905173316	5150000	067A			115.90-	MLBD - TAX 02/27/2015
02/05/2015	2015	008	2023417309	5150000	067A			91.23	
02/06/2015	2015	008	2023421816	5150000	067A			36,736.93	
02/10/2015	2015	008	2023427599	5150000	067A			49.95	
02/10/2015	2015	008	2023427599	5150000	067A			136.90	
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02/10/2015	2015	008	2023427739	5150000	067A			126.05	
02/10/2015	2015	008	2023427801	5150000	067A			2,662.50	
02/10/2015	2015	008	2023427980	5150000	067A			566.23	
02/10/2015	2015	008	2023428063	5150000	067A			512.47	
02/10/2015	2015	008	2023428115	5150000	067A			470.46	
02/10/2015	2015	008	2023428117	5150000	067A			433.88	
02/11/2015	2015	008	2023431320	5150000	067A			21.16	
02/11/2015	2015	008	2023431500	5150000	067A			56.76	
02/17/2015	2015	008	2023439602	5150000	067A			8,954.12	
02/17/2015	2015	008	2023439721	5150000	067A			4,113.91	
02/27/2015	2015	008	2023462707	5150000	067A			22.35	
02/27/2015	2015	008	2023462769	5150000	067A			92.35	
02/27/2015	2015	008	2023462783	5150000	067A			92.35	
02/26/2015	2015	008	2023463120	5150000	067A			1,654.38	

Total Account Number 5150000 CLAIMS PAYABLE

15.30

02/02/2015	2015	008	108511382	8025400	067A			131.20-	
02/02/2015	2015	008	108511382	8025400	067A			92.35-	
02/02/2015	2015	008	108511382	8025400	067A			92.35-	
02/02/2015	2015	008	108511382	8025400	067A			92.35-	
02/02/2015	2015	008	108511382	8025400	067A			22.35-	
02/02/2015	2015	008	108511382	8025400	067A			5.80	
02/02/2015	2015	008	108511382	8025400	067A			5.80	
02/02/2015	2015	008	108511382	8025400	067A			24.80	
02/02/2015	2015	008	108511382	8025400	067A			24.80	
02/02/2015	2015	008	108511382	8025400	067A			70.00	
02/02/2015	2015	008	108511382	8025400	067A			92.35	
02/02/2015	2015	008	108511382	8025400	067A			207.05	
02/27/2015	2015	008	108527927	8025400	067A			207.05-	15Total Check Amount
02/27/2015	2015	008	108527927	8025400	067A			70.00-	6002Inc Tax-Fed Addl Tax
02/27/2015	2015	008	108527927	8025400	067A			18.60-	6201FICA EE Deduction

Date	Year	Per	Document #	G/L Acct	BA	Cost Ctr	Amount	Text
<b>Total Account Number 20253100</b>				<b>LEGAL SERVICES</b>			<b>8,954.12</b>	
02/05/2015	2015	008	1905163277	20259100	067A	4544540000	36,736.93	
02/09/2015	2015	008	1905165172	20259100	067A	4544540000	2,662.50	OTHER PROF SERVICES
<b>Total Account Number 20259100</b>				<b>OTHER PROFESSIONAL SERVICES</b>			<b>39,399.43</b>	
02/10/2015	2015	008	108515255	20291000	067A	4544540000	116.00	Countywide IT Allocation 2/2015
<b>Total Account Number 20291000</b>				<b>COUNTYWIDE IT SERVICES</b>			<b>116.00</b>	
02/13/2015	2015	008	108517488	20291100	067A	4544540000	433.00	Sharepoint Allocation 2/2015
02/28/2015	2015	008	108528812	20291100	067A	4544540000	260.00	
02/28/2015	2015	008	108528840	20291100	067A	4544540000	104.00	
<b>Total Account Number 20291100</b>				<b>SYSTEMS DEVELOPMENT SERVICES</b>			<b>797.00</b>	
02/24/2015	2015	008	108525516	20291200	067A	4544540000	7.00	Service Desk Billable Allocation 2/2015
02/28/2015	2015	008	108528973	20291200	067A	4544540000	24.00	
<b>Total Account Number 20291200</b>				<b>SYSTEMS DEVELOPMENT SUPPLIES</b>			<b>31.00</b>	
02/13/2015	2015	008	108517497	20291600	067A	4544540000	318.00	WAN Allocation 2/2015
<b>Total Account Number 20291600</b>				<b>WAN Costs</b>			<b>318.00</b>	
02/24/2015	2015	008	108525456	20292300	067A	4544540000	292.32	Per. 8 - Messenger Services
<b>Total Account Number 20292300</b>				<b>GS MESSENGER SERVICES</b>			<b>292.32</b>	
02/13/2015	2015	008	1905167594	20294300	067A	4544540000	4,113.91	LEASED PROP
<b>Total Account Number 20294300</b>				<b>LEASED PROPERTY USE CHARGESGS</b>			<b>4,113.91</b>	
02/25/2015	2015	008	108526544	20298703	067A	4544540000	170.49	2/2015 Land Line Charges
<b>Total Account Number 20298703</b>				<b>LAND LINE CHARGES</b>			<b>170.49</b>	
02/25/2015	2015	008	1300554241	96969900	067A	4544540000	430.00-	
<b>Total Account Number 96969900</b>				<b>SVC FEES OTHER</b>			<b>430.00-</b>	
02/25/2015	2015	008	1300554244	97979000	067A	4544540000	2,500.00-	
02/25/2015	2015	008	1300554247	97979000	067A	4544540000	9.00-	
02/25/2015	2015	008	1300554248	97979000	067A	4544540000	4.00-	
02/25/2015	2015	008	1300554249	97979000	067A	4544540000	43.00-	
02/25/2015	2015	008	1300554250	97979000	067A	4544540000	10.00-	
02/25/2015	2015	008	1300554251	97979000	067A	4544540000	3.00-	
02/25/2015	2015	008	1300554252	97979000	067A	4544540000	14.00-	
02/25/2015	2015	008	1300554254	97979000	067A	4544540000	1,434.00-	
02/25/2015	2015	008	1300554256	97979000	067A	4544540000	277.00-	
02/25/2015	2015	008	1300554257	97979000	067A	4544540000	411.00-	
02/25/2015	2015	008	1300554259	97979000	067A	4544540000	22.00-	
02/25/2015	2015	008	1300554260	97979000	067A	4544540000	49.00-	
02/25/2015	2015	008	1300554261	97979000	067A	4544540000	21.00-	
02/25/2015	2015	008	1300554262	97979000	067A	4544540000	527.00-	
02/25/2015	2015	008	1300554265	97979000	067A	4544540000	5,000.00-	
02/25/2015	2015	008	1300554279	97979000	067A	4544540000	19.00-	
02/25/2015	2015	008	1300554281	97979000	067A	4544540000	3,157.00-	

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street #100**  
**Sacramento, California 95814**  
**(916) 874-7458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission  
FROM: Peter Brundage, Executive Officer *PB*  
RE: Legislative Update

**CONTACT: Don Lockhart, AICP, Assistant Executive Officer (916) 874-2937**

**RECOMMENDATION**

Information only, no action is recommended.

**BACKGROUND**

This memo is part of the ongoing effort to keep your Commission informed regarding various legislative matters.

An ad-hoc committee appointed by the CALAFCO Board of Directors will consider and adopt positions on several bills pending during the current session.

**SUMMARY**

There are several pieces of CALAFCO supported legislation that passed last year.

**AB 1739** (Dickinson D) Groundwater management.

Current Text: Chaptered: 9/16/2014

Introduced: 2/14/2014

Last Amended: 8/22/2014

Status: 9/16/2014-Chaptered by Secretary of State - Chapter 347, Statutes of 2014.

Summary:

Would provide specific authority to a groundwater sustainability agency, as defined in SB 1168 of the 2013-14 Regular Session, to impose certain fees. The bill would authorize the Department of Water Resources or a groundwater sustainability agency to provide technical assistance to entities that extract or use groundwater to promote water conservation and protect groundwater resources. This bill would require the department, by January 1, 2017, to publish on its Internet Web site best management practices for the sustainable management of groundwater.

CALAFCO Comments: As amended, all references to LAFCo being involved in the formation and governance processes for groundwater management agencies have been removed. Agencies will be formed by public agencies as dependent special districts or through JPA, MOU or some other legal agreement. Coordination for overlapping basins and subbasins will be done at the local level.

**AB 2156** (Achadjian R) Local agency formation commissions: studies.

Current Text: Chaptered: 6/4/2014

Summary:

Would include joint powers agencies and joint powers authorities among the entities from which the local agency formation commission is authorized to request land use information, studies, and plans, for purposes of conducting specified studies, and also would include joint powers agreements in the list of items the commission may request in conducting those studies. The bill would specifically define "joint powers agency" and "joint powers authority" for purposes of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000.

CALAFCO Comments: As amended, the bill specifically defines "joint powers agency" and "joint powers authority" for purposes of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (C-K-H), and includes joint powers agencies and joint powers authorities (JPAs) among the entities from which a local agency formation commission (LAFCo) is authorized to request information in order to conduct required studies.

**AB 2762** (Committee on Local Government) Local government.

Current Text: Chaptered: 7/9/2014

Summary:

The Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 does not apply to pending proceedings for a change or organization or reorganization for which the application was accepted for filing prior to January 1, 2001, as specified. The act authorizes these pending proceedings to be continued and completed under, and in accordance with, the law under which the proceedings were commenced. This bill would repeal those provisions relating to pending proceedings for a change or organization or reorganization for which an application was accepted for filing prior to January 1, 2001, and make other conforming changes.

**SB 614** (Wolk D) Local government: jurisdictional changes: infrastructure financing.

Current Text: Chaptered: 9/29/2014

Summary:

The Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 requires a local agency or school district that initiates proceedings for a change of local government organization or reorganization by submitting a resolution of application to a local agency formation commission to also submit a plan for providing services within the affected territory, as specified. This bill would instead require, if a proposal for a change of organization or reorganization is submitted to a local commission, that the applicant submit a plan for providing services within the affected territory.

CALAFCO Comments: As amended, the bill is intended to provide an incentive to cities to annex disadvantaged unincorporated communities by creating an option for a funding mechanism using a property tax sharing agreement by affected entities (to share the 1% tax dollars) and ensuing tax increment. A special district would be created to act as the vehicle for that funding. The bill allows LAFCo to consider, as part of the application, the formation of a new district or the reorganization of an existing district, but only if all of the affected agencies are in agreement.

CALAFCO had a number of concerns with the bill which were addressed by the author in the August 18th amendments.

**SB 1168** (Pavley D) Groundwater management.

Current Text: Chaptered: 9/16/2014

Summary:

Would state the policy of the state that groundwater resources be managed sustainably for long-term reliability and multiple economic, social, and environmental benefits for current and future beneficial uses. This bill would state that sustainable groundwater management is best achieved locally through the development, implementation, and updating of plans and programs based on the best available science. This bill contains other related provisions and other existing laws.

**SB 1319** (Pavley D) Groundwater.

Current Text: Chaptered: 9/16/2014

Summary:

Would authorize the state board to designate certain high- and medium-priority basins as a probationary basin if, after January 31, 2025, prescribed criteria are met, including that the state board determines that the basin is in a condition where groundwater extractions result in significant depletions of interconnected surface waters. This bill would add to the prescribed determinations that would prevent the state board from designating the basin as a probationary basin for a specified time period.

**AB 1995** (Levine D) Community service districts: covenants, conditions, and restrictions: enforcement.

Current Text: Chaptered: 8/25/

Summary:

Would authorize the Bel Marin Keys Community Services District to enforce all or part of the covenants, conditions, and restrictions for a tract within that district, and to assume the duties of an architectural control committee for that tract, as provided. This bill contains other related provisions.

**AB 2443** (Rendon D) Water Recycling Act of 1991: mutual water companies: duplication of service.

Current Text: Chaptered: 9/29/2014 pdf html

Summary:

Would authorize a recycled water producer or wholesaler that has identified a potential use or customer within the service area or jurisdiction of the retail water supplier, to



request, in writing, a retail water supplier to enter into an agreement to provide recycled water to the potential customer consistent with specified requirements of the Water Recycling Act of 1991. This bill contains other related provisions and other existing laws.

**AB 2453** (Achadjian R) Paso Robles Basin Water District.

Current Text: Chaptered: 9/16/2014 pdf html

Summary:

Would, until January 1, 2019, provide for the formation of the Paso Robles Basin Water District, and would set forth the composition of, and method of election by landowners and registered voters for, the board of directors for the Paso Robles Basin Water District, the boundaries of which would be established and may be modified by the San Luis Obispo County Local Agency Formation Commission.

**SB 1230** (Committee on Governance and Finance) Validations.

Current Text: Chaptered: 5/29/2014 pdf html

Summary:

This bill would enact the First Validating Act of 2014, which would validate the organization, boundaries, acts, proceedings, and bonds of the state and counties, cities, and specified districts, agencies, and entities. This bill contains other related provisions.

***SACRAMENTO LOCAL AGENCY FORMATION COMMISSION  
1112 I Street #100  
Sacramento, California 95814  
(916) 874-6458***

April 1, 2015

TO: Sacramento Local Agency Formation Commission  
FROM: Paul Green, Chairman, Special District Advisory Committee  
RE: ***Special District Advisory Committee - Confirmation of Candidates***

**RECOMMENDATION**

I respectfully recommend confirmation of all seven nominations to this Committee.

**BACKGROUND**

The Special District Advisory Committee (SDAC) was established as a standing committee by our Commission on October 1, 2003. The SDAC consists of a minimum of nine, but no more than seventeen, committee members, including the Alternate, and two Special District Commissioners.

It is the intent of our Commission to have a diverse representation of Special Districts on the committee. The committee includes representatives from recreation and parks, fire, water, flood control/ reclamation, and other types of Special Districts (SMUD, Resource Conservation, CSD, etc.)

Nominees must sit as current Board members on a Special District in Sacramento County, and must be nominated by their respective Board. Committee members will serve with no LAFCo compensation. Each committee member will serve a two-year term. Terms are staggered over a period of two years. Committee members are selected by the SDAC Nominating Committee, and must be confirmed by your Commission.

Information sharing is among the most valued elements of the SDAC. Accomplishments of the SDAC include:

- development of the Bylaws of the Advisory Committee;
- formulation of an equitable cost sharing formula for the Special District share of funding for the Commission;
- enhanced criteria for Special District representation during city-county property tax exchange agreement negotiations; and
- streamlining of the Special District Commission member selection process.

**CANDIDATES RECOMMENDED FOR CONFIRMATION**

<b>Office B: 1/15-12/16</b>	
<b><i>Nominations</i></b>	<b>District</b>
Carolyn Flood	Fair Oaks Cemetery District
Mike Stickney	Orangevale R&P District
Ryan Saunders	Del Paso Manor Water District
William Pavão	American River FCD
Rod Brewer	Cosumnes Community Services District
Craig Locke	Sac Suburban WD
Stacey Bastian	Rio Linda/ Elverta R&PD

**CURRENT MEMBERSHIP**

<b>Office A: 1/14-12/15</b>	
<b>Current Member</b>	<b>District</b>
Frederick Gayle	Sac Suburban WD
Gary Monk	Sac Metro FD
Rich Lozano	Cosumnes Community Services District
Brian Danza	Cordova Recreation & Park
Vacant	
Vacant	
Vacant	

**Office C (Commission Appointment Sub-Committee)**

Paul Green (Chair) Rio Linda/Elverta Water District  
Gay Jones (Chair) Sacramento Metro Fire District  
Ron Greenwood Carmichael Water District

SPECIAL DISTRICT ADVISORY COMMITTEE  
**Nomination Form**

RECEIVED

NOV 17 2014

SACRAMENTO LOCAL AGENCY  
COMMISSION

*Recommendation to the **SDAC Selection Committee***

In accordance with the bylaws of the Special District Advisory Committee, the  
Governing Board of the Del Paso Manor Water District  
nominates Ryan Saunders (Board Member)  
for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature:

Richard K. Allen

Board Chairperson

Date: November 3, 2014

ATTEST:

Debra J. Sedwick

District Manager or District Secretary

debrasedwick@sbcglobal.net

Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



## ▶ Ryan Saunders

2554 Butano Dr., Sacramento, CA 95821

Phone: 916-482-2121

Cell: 916-335-8814

E-mail: [ryan.saunders@sbcglobal.net](mailto:ryan.saunders@sbcglobal.net)

### **Objectives**

Sacramento County LAFCo Special District Advisory Committee

### **Education**

**Bachelor of Arts, University of California Davis** (1999)

- ▶ English Major
- ▶ Political Science Minor

### **Experience**

Director (09/10 – Present)

Del Paso Manor Water District (4268 Lusk Dr., Sacramento, CA 95864)

Director for Del Paso Manor Water District. Appointed by Board September 2010. Elected to four year term November 2010. Represent Del Paso Manor Water District on Board of Directors for the Regional Water Authority (1/11 – Present). Current member of Sacramento County LAFCo Special District Advisory Committee (1/13 – Present).

Area Manager, Workplace Transformation – West Region (6/14 – Present)

AT&T (3707 Kings Way, Suite B-15, Sacramento, CA 9582)

Supervise a team of 6 Senior Tactical Planning Managers that are responsible for AT&T's West Region (CA, NV, AZ, OR, WA, ID, MT, CO, UT, NM, WY, AK, HI, and Guam).

Senior Tactical Planning Manager (10/11 – 5/14)

AT&T (3707 Kings Way, Suite B-15, Sacramento, CA 95821)

Responsible for planning and space allocation of administrative facilities, work centers, and central offices in Contra Costa County, Napa County, and Sonoma County. Job functions include interface with internal clients to assign workspace, design of scope of work for build outs and moves, and high level budgetary estimates. Expertise in workspace design, space allocation, and project management. Objective is to allocate workspace to employees, design projects for internal clients, and design and facilitate moves of employees internally within a facility or from one facility to another. All objectives are attained within corporate standards, agreed upon timelines, and budgetary constraints.

Property Manager (4/07 - 9/11)

AT&T (2700 Watt Ave, Room 1071, Sacramento, CA 95821)

Responsible for facility infrastructure of Class A Data Center, Central Offices and Administrative facilities. Approximately 1.2 million square feet with 3000 occupants. Expertise in HVAC, fire/life/safety, security, janitorial, pest control, landscaping, and all preventative maintenance. Supervise two CWA non-management employees and five Johnson Controls engineers. Supervise monthly contracts with outside vendor providers of services. Objective is to maintain facilities at a level that provides for network reliability and the health and safety of occupants, all within budgetary constraints.

Project Manager (2/03 - 4/07)

AT&T (2700 Watt Ave, Room 1071, Sacramento, CA 95821)

Project manager for Consumer Markets Group. Responsible for call center infrastructure. From 2/03 to 8/04 supervised San Diego, Orange County, and Riverside County territory. 20 call centers with approximately 2700 employees. Responsible for computer hardware management, asset management, real estate projects, other infrastructure items. Coordinate all real estate projects and build-outs for call centers. Supervise and coordinate lease roll activities for call centers. Work directly with local call center management, Corporate Real Estate, OCS, Desktop Services, Property Management, CTS, Desktop Ordering, LROCC, and Unisource. From 9/04 to 4/07, changed territory to Northern California and Central Valley. Same responsibilities as above.

Call Center Manager (6/99 - 2/03)

AT&T (2700 Watt Ave, Room 1071, Sacramento, CA 95821)

Diverse Markets Group, Sacramento Hispanic Center. Manage efficiency levels for office of 130+ employees (Schedule adherence, Average Handle Time, % open time, other key indicators). Manage In-charge. Manage 3 staff associates. Manage all computer systems in office, including desktops, MIS, IEX, and Local Systems Administrator duties (all Execustar applications and other hardware issues). Manage office payroll. Manage all clerical and administrative activities in office, including pocket files, attendance files, PCR's, ordering of supplies, expense reports, Manage team of 15 Sales and Service Representatives to desired performance levels (Strategic attainment of revenue targets, CSQ targets, Adherence and Average Handle Time targets, SORD error reduction targets). Responsibilities include remote supervisory monitoring, one on one coaching and development, PDP evaluations, expense management, motivation.

### **Accomplishments/Skills**

- ▶ Special Districts Institute – Finance course completion (2011)
- ▶ Special Districts Institute – Administration course completion (2011)
- ▶ Building Operators Certification – Level 1
- ▶ Significant course work towards a Masters Degree in Public Policy and Public Administration at California State University, Sacramento.
- ▶ Analytical skills
- ▶ Communication skills
- ▶ Interpersonal skills

SPECIAL DISTRICT ADVISORY COMMITTEE  
**Nomination Form**

RECEIVED

DEC 15 2014


SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

*Recommendation to the **SDAC Selection Committee***

In accordance with the bylaws of the Special District Advisory Committee, the  
Governing Board of the Cosumnes Community Services District District  
nominates Rod Brewer (Board Member)

for the following position on the SDAC:

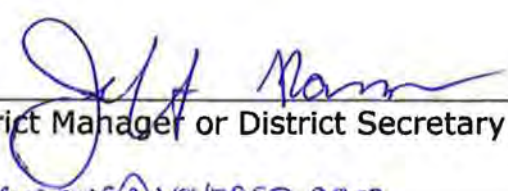
Office "B" -two year term (ends 12/31/16)

Signature: 

Board Chairperson

Date: 11/19/14

ATTEST:

  
District Manager or District Secretary

jefframos@yourcso.com

Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



**RODERICK C. BREWER**  
**10270 E. Taron Drive, # 212**  
**Elk Grove, California 95757**  
**Cell: (916) 208-8841**  
**E-mail: rodbrewer5@gmail.com**

**OBJECTIVE**

To be re-appointed as a commissioner to the Sacramento County LAFCo Special District Advisory Commission.

**WORK EXPERIENCE**

**SOUTHERN CALIFORNIA EDISON, SACRAMENTO, CA**

**SCE Public Affairs—Corporate Representative II/Corporate Representative III (April 2011-Present)**

- Advocate legislation and budget items that serve in the best interests of SCE's shareholders, customers, and the company.
- Effectively serve as a liaison to the Legislature and the Governor on communicating legislation and policy that affects SCE and its shareholders and customers.
- Monitors and reports legislative hearings and related activities of interest by the Legislature and Governor's Administration to SCE management and interested personnel.
- Serve as a liaison for SCE's strategic alliances through various entities in regards to advanced technology, electric transportation, net energy metering, feed-in-tariffs, and renewable portfolio standard legislation and policies.
- Coordinate related office activities.

**ASSEMBLY GOVERNMENTAL ORGANIZATION COMMITTEE, SACRAMENTO, CA**

**Principal Consultant (September 2008 – January 2011)**

- Analyzed and reviewed legislation and public policy regarding gambling, tribal affairs, tobacco regulation, the state lottery, and emergency preparedness.
- Consulted the chair, the committee members, and their staff on legislation and public policy that was eligible for consideration and action.
- Facilitated stakeholder meetings and negotiations of diverse groups in an effort to reach consensus on legislation.
- Planned public education events and drafted speeches and talking points for the committee chair.
- Provided assistance to the committee chair, chief consultant, and committee secretary when necessary.

**STATE SENATOR DEAN FLOREZ, SACRAMENTO, CA**

**Capitol Director (November 2004 – August 2008)**

- Drafted and managed the Senator's legislative package.
- Consulted the Senator in the following legislative areas: budget, transportation, health care, insurance, public safety, child welfare, agriculture, water, and the environment.
- Served as a liaison between the policy and fiscal committee consultants, legislative counsel attorneys and the Senator.
- Supervised the daily activities of the legislative staff.
- Provided assistance to the Senator, Chief of Staff, Policy Director, Press Secretary, and District Staff when necessary.

**STATE ASSEMBLYMEMBER SARAH REYES, SACRAMENTO, CA**

**Legislative Director (January 2002 – October 2004)**

- Drafted and managed the legislative package for the Member.
- Consulted the Member in policy areas including, but not limited to, agriculture, budget, banking, insurance, energy, environment, labor, public safety, telecommunications, and transportation.
- Served as a liaison between the policy and fiscal committee consultants and the Member.
- Oversaw the activities of the legislative staff and interns.
- Planned events, draft speeches and press releases, met with constituents and interest groups.

**STATE SENATOR KEVIN MURRAY, SACRAMENTO, CA**

**Legislative Aide/Consultant (January 1999 – January 2002)**

- Staffed legislation and consulted the Senator in the policy areas of banking, transportation, business and professions, education, energy, telecommunications, health, and labor.
- Served as a liaison between the policy and fiscal committee consultants and the Senator.
- Planned events, briefly conducted media relations activities, drafted press releases, speeches and talking points.
- Met with constituents and interest groups.
- Supervised the activities of interns and fellows.

**EDUCATION**

**UNIVERSITY OF CALIFORNIA, DAVIS**

**Bachelors of Arts, Political Science-Public Service (September 1990 – March 1994)**

**BOARDS/COMMISSIONS/COMMUNITY INVOLVEMENT**

**COSUMNES COMMUNITY SERVICES DISTRICT BOARD OF DIRECTORS**

**Board Member – Elected in the November 2010 General Elections (Dec. 2010 – Dec. 2014)**

**Board Member – Re-Elected in the November 2014 General Elections (Dec. 2014 – Present)**

**ELK GROVE – SACRAMENTO VALLEY SOAP BOX DERBY**

**President/Executive Director (June 2013 – Present)**

**SOUTHERN POVERTY LAW CENTER**

**Leadership Council Member (October 2003 – Present)**

**UC DAVIS CAL AGGIE ALUMNI ASSOCIATION**

**Lifetime Sustaining Alumni Member (May 1996 – Present)**

**SACRAMENTO REGIONAL HUMAN RIGHTS/FAIR HOUSING COMMISSION ADVISORY BOARD**

**Commissioner – Appointed by the Elk Grove City Council (March 2009 – October 2013)**

**ELK GROVE FOOD BANK SERVICES BOARD OF DIRECTORS**

**Board Member (July 2009 – December 2010)**

**REFERENCES**

**Available upon request**

SPECIAL DISTRICT ADVISORY COMMITTEE  
**Nomination Form**

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DEC 16 2014

SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

*Recommendation to the **SDAC Selection Committee***

In accordance with the bylaws of the Special District Advisory Committee, the Governing Board of the Orangevale Recreation & Park District District nominates Michael Stickney (Board Member) for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature: Michael Stickney  
Board Chairperson

Date: 12/11/14

ATTEST:

Greg Fell  
District Manager or District Secretary

greg@ovparks.com  
Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



**Qualifications of Michael Stickney**  
**Orangevale Recreation and Park District - Board Member**

9535 Elm Avenue  
Orangevale, CA 95662  
(916) 988-9784  
michaelstickny@aol.com

Thank you for considering me for appointment to the LAFCo Special District Advisory Committee. Particularly helpful are my current participation and long term service as a Board Member for the Orangevale Recreation and Park District. I would be pleased to contribute my time and experience to serve on the Special District Advisory Committee and represent the interests of special districts. I am a strong supporter of activities for all ages, local and regional trails, and the importance of public recreation and park facilities. I've lived in Sacramento County for over 30 years and support the efforts of local government to provide these exceptional services to the community.

**Experience/Accomplishments**

- Director with the Orangevale Recreation and Park District. Term: 2012-2016. Elected position: 1996-present. Served as Chairperson of the Board and as committee chair for the District's Finance, Personnel/Policy, Planning, Recreation, Trails, and Maintenance committees.
  1. Constructed community facilities including the Orangevale Swimming Pool, Activity Building, and numerous other park improvements.
  2. Involved in purchasing approximately nine additional acres of parkland for the District.
- Held various volunteer positions for youth sports organizations including President of the Folsom Sea Otters Swim Team and Manager of Orangevale Youth Soccer.
- Retired
- Education: AA Degree from Diablo Valley College
- Wastewater Grade V Certificate
- Work Experience
  1. El Dorado Irrigation District, Operator IV – 5 yrs.
  2. Sacramento Regional County Sanitation District, Operator IV – 18 yrs.



**RIO LINDA ELVERTA  
RECREATION AND  
PARK DISTRICT**

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JAN 05 2015  
SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

December 18, 2014

Mr. Donald J. Lockhart, AICP  
Assistant Executive Officer, LAFCo  
1112 I Street, Suite 100  
Sacramento, CA 95814

Subject: Nomination for Special District Advisory Committee

Dear Mr. Lockhart:

Thank you for the opportunity to nominate a member of the Rio Linda Elverta Recreation and Park District Board of Directors for consideration to serve on the Special District Advisory Committee.

The District's Board of Directors met December 17, 2014 to discuss the nomination. As a result they have recommended Ms. Stacey Bastian for consideration. I have attached the completed nomination form to this correspondence for your consideration.

Should you require additional information please contact me. Thank you for your time and consideration.

Sincerely,

David L. Wigginton  
District Administrator.


810 Oak Lane  
Rio Linda, CA 95673  
916/991-5929 ~ Fax 916/991-2892  
[www.rleparks.com](http://www.rleparks.com)

**SPECIAL DISTRICT ADVISORY COMMITTEE  
Nomination Form**

*Recommendation to the **SDAC Selection Committee***

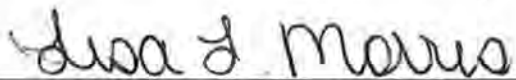
In accordance with the bylaws of the Special District Advisory Committee, the Governing Board of the Rio Linda Elverta Recreation + Park District nominates Stacey Bastian (Board Member) for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature:   
Board Chairperson

Date: 12/17/2014

ATTEST:

  
District Manager or District Secretary

DWIL@INTOWNDRLEPARKS.COM  
Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



SPECIAL DISTRICT ADVISORY COMMITTEE  
Nomination Form

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JAN 12 2015

SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

*Recommendation to the SDAC Selection Committee*

In accordance with the bylaws of the Special District Advisory Committee, the  
Governing Board of the FAIR OAKS CEMETERY District  
nominates CARDLYN FLOOD (Board Member)  
for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature: 

Board Chairperson

Date: 11-12-2014

ATTEST:



District Manager or District Secretary

terriperrin.pocde@gmail.com

Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



## CAROLYN FLOOD

CAROLYN FLOOD WAS FIRST APPOINTED TO THE FAIR OAKS CEMETERY BOARD OF TRUSTEES BY SUPERVISOR, DAVE COX, SERVING FROM 1993 TO 1996. IN APRIL OF 2006, SHE RETURNED TO THE BOARD AFTER BEING APPOINTED BY SUPERVISOR ROBERTA MacGLASHAN AND, SUBSEQUENTLY, WAS REAPPOINTED BY SUPERVISOR, SUSAN PETERS. SHE HAS BEEN A RESIDENT OF FAIR OAKS SINCE 1975.

CAROLYN IS A GRADUATE OF FRESNO STATE COLLEGE WHERE SHE COMPLETED HER REQUIREMENTS FOR A LIFETIME TEACHING CREDENTIAL IN ELEMENTARY EDUCATION. SHE RETIRED IN 2001 FROM THE FOLSOM-CORDOVA UNIFIED SCHOOL DISTRICT AFTER A TEACHING CAREER OF 33 YEARS.

SHE HAS WORKED WITHIN THE FIELD OF ACTING, MODELING, COMMERCIAL PRINT AND VOICE-OVERS. SHE CURRENTLY VOLUNTEERS HER TIME WITH LANDMARK WORLDWIDE, EDUCATION CORPORATION, FAITH EPISCOPAL CHURCH AND THE HOMEOWNER'S ASSOCIATION OF THE COMMUNITY WHERE SHE RESIDES. CAROLYN ENJOYS TRAVELING, PLAYING GAMES WITH FAMILY AND FRIENDS AND SPENDING TIME WITH HER GRANDCHILDREN.



**General Manager**

Robert S. Roscoe, P. E.

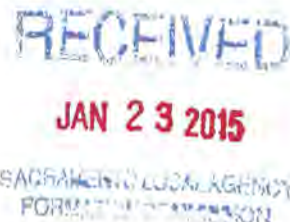


**Board of Directors**

President - Neil W. Schild  
Vice President - Kevin M. Thomas  
Frederick A. Gayle  
Craig M. Locke  
Robert P. Wichert

January 15, 2015

Donald J. Lockhart, AICP, Assistant Executive Officer  
Sacramento Local Agency Formation Commission  
1112 I Street, Suite 100  
Sacramento, CA 95814



RE: Nomination for Membership on SDAC

Dear Mr. Lockhart,

It is with great pleasure that I announce that Craig Locke was nominated unanimously by our Board for Office B of the Special District Advisory Committee.

I have enclosed the nomination form and Mr. Locke's resume. If there is anything else you require, please don't hesitate to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Christine Bosley".

Christine Bosley  
Executive Assistant to the General Manager  
Sacramento Suburban Water District  
(916) 679-3974  
cbosley@sswd.org

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**SPECIAL DISTRICT ADVISORY COMMITTEE  
Nomination Form**

***Recommendation to the SDAC Selection Committee***

In accordance with the bylaws of the Special District Advisory Committee, the Governing Board of the Sacramento Suburban Water District District nominates Craig Locke (Board Member) for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature: \_\_\_\_\_

Board Chairperson

Date: January 12, 2015

ATTEST:

\_\_\_\_\_  
District Manager or District Secretary

rroscoe@sswd.org  
Please print e-mail address

**Please attach resume of Nominee.**

**Please send completed nominations to:**

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



**Craig Locke PE**  
1931 Windemere Lane  
Sacramento, CA 95864  
(916) 919-3082

**EDUCATION:**

**California State University Sacramento, Graduated BS Civil Engineering, Tau Beta Pi Honor Society**  
**University of California Berkeley, BA History**

**CERTIFICATIONS:**

**California Registered Professional Engineer PE #60046**  
**California Storm Water Quality Association QSP/QSD Certification #23724**  
**California Department of Public Health D2 Registration #43633**  
**California Office of Emergency Services Safety Assessment Program ID #64412**  
**Association of Boards of Certification Class 1 Water Treatment OIT ID #W11404E**  
**FEMA Professional Continuity Practitioner Level I**

**COMMUNITY LEADERSHIP:**

**Sacramento Suburban Water District Board of Directors (Current)**  
**Mission Oaks Recreation and Parks District Board of Directors, (2013-2014)**  
Vice Chairman of District Board, Chairman of the Finance Committee  
**Local Agency Formation Commission - Special District Advisory Committee, (current)**  
**Arden Arcade Community Planning Advisory Council, (1998-2003)**  
Member of Board considering variances, tentative maps, use permits and discretionary actions

**EXPERIENCE:**

**Sacramento Housing and Redevelopment Agency, Sacramento, CA** 12/01- 1/14  
**Principal Construction Engineer, Sr. Analyst, Project Manager, Supervised by Mary Lyon**

SHRA Manager for Mather Redevelopment, prioritizing projects and funding to proactively provide infrastructure to serve the future development. Decisively managing redevelopment program while remaining adaptable to developing opportunities:

- Estimated costs and return on investment for rehabilitation or replacement
- Developed budgets and prioritize projects
- Authored and presented staff reports
- Procured designers adjusting scope to meet project goals, schedule and budget
- Bid and managed construction, insuring that the project remained on time and within budget

Created the backdrop for development at Mather as visualized by the County Board:

- Abandon existing roadways, utilities and substandard and/or undersized infrastructure
- Consolidate smaller parcels into campus sized parcels for development
- Reconfigure drainage structures and piped open channel segments
- Establish a 1270 acre Vernal Preserve to offset wetland takes by development

Negotiated collaborative agreements, established teams, secured funding and completed projects with:

- Sacramento County DOT, Sacramento Area Regional Sanitation District, Sacramento Area Sewer District, County Airports, private developers at Mather and City of Rancho Cordova

Outlined methods to serve 3,700 new Mather residences and updated master plans including:

- Creating arterial roadway preliminary alignments
- Defining Wetland Preserve boundaries
- Negotiating shed shifts in the Regional Sewer Master Plan
- Designing and constructing 10 MGD sewer trunk facilities
- Locating 5 Million gallon water storage site, 69kv electric routes and substation sites
- Preparing preliminary and offsite infrastructure cost estimates for funding plans

**Craig Locke PE**  
1931 Windemere Lane  
Sacramento, CA 95864  
(916) 919-3082

Collaborated with the Water Board and others, secured and managed grants to remediate:

- Underground Tank Fund and Orphan Tank Fund sites closure
- Soil Vapor Extraction construction and execution on Clean up Fund contamination sites
- Contaminated soil sites (Metals, VOC etc - multiple sites)

Lead public meetings, created engineering and plain language reports, and prepared documents for the dissolution of County Redevelopment:

- Prepared and submitted the application for a Notice of Completion
- Prepared and submitted the Long Range Property Management Plan for County assets
- Prepared Staff Reports and Resolutions for the County Board and Redevelopment Council

**Doucet and Associates**, Roseville, CA

12/99-12/01

**Project Manager**, Supervised by Rick Chavez

Led design team for commercial sites for national retailers and shopping centers. Provided IT support including server maintenance, hardware and software installation. Developed AutoCAD standards, provided computer training. Clients; Wal-Mart, HomeDepot, Les Schwab, Walgreens

**Nolte and Associates**, Sacramento, CA

2/99-12/99

**Project Engineer**, Supervised by Les Clark, Al Alcalá

Project manager designing and drafting entire plan sets and specifications.

- Residential Subdivision Design - Sunset West (213 lots), Bridgeway Island (275 lots)
- Industrial Design - Southport Industrial Complex Phase 3-4 large lot sub in West Sacramento
- Master Planning - Doyle Ranch (Roseville) Schumacher Ranch (Sacramento)

**Morton & Pitalo**, Sacramento, CA

12/97-2/99

**Staff Engineer**, Supervised by Rick Chavez

Supervised draftsman, master planning, commercial and residential plan sets creation

- Residential subdivision design - Ashley Woods (53 lot), Silverwood (73 lot)
- Multifamily Design - Vineyardgate Apts - 280 unit apartment complex in Roseville
- Shopping Center Design - Renaissance Creek - Roseville
- Master Planning - Westborough, Gateway West (Del Paso Blvd and Hwy 5, Sacramento)

**Bestor Engineers, Inc.**, Monterey, CA

**Project Manager/Staff Engineer**, Supervised by Jack Van Zander

9/90 - 12/97

Developed CAD standards and provided training for Cad and standard implementation

Redesigned Fort Ord roadways to satisfy the five municipalities with jurisdiction over the base

- Infrastructure Evaluation - Fort Ord Reuse Authority, roads drainage, water supply, electrical
- Use Permits/Zoning - Assisted Larry Sieman (LSA founder) cellular tower site location
- Residential Design: Rancho San Carlos, Bishop Ranch, Pebble Beach / Macomber Ranch.

**Surveyor/Survey Tech** - and Part time student employee (6/90 - 8/92)

Field survey crew and office survey data processing experience

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JAN 28 2015

SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

SPECIAL DISTRICT ADVISORY COMMITTEE  
Nomination Form

Recommendation to the SDAC Selection Committee

In accordance with the bylaws of the Special District Advisory Committee, the  
Governing Board of the American River Flood Control District District  
nominates William Pavao (Board Member)

for the following position on the SDAC:

Office "B" -two year term (ends 12/31/16)

Signature: [Signature]  
Board Chairperson  
Date: Jan. 24, 2015

ATTEST:

[Signature]  
District Manager or District Secretary  
Tim KERR (TKERR@ARFCD.ORG)  
Please print e-mail address

Please attach resume of Nominee.

Please send completed nominations to:

Donald J. Lockhart, AICP, Assistant Executive Officer.  
Sacramento LAFCo  
1112 "I" Street; Suite 100  
Sacramento CA 95814



# WILLIAM J. PAVÃO

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1807 7<sup>th</sup> Avenue ♦ Sacramento, California 95818 ♦ Telephone: 916-654-5913

## EXPERIENCE

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### STATE OF CALIFORNIA, CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE:

*Executive Director, August 2005 – January 2015*

- ◆ Directed the single largest resource available in California for financing the development of affordable rental housing, the Low Income Housing Tax Credit Program. Funded over 140,000 affordable apartment units.
- ◆ Administered a legislatively established Committee of State constitutional officers chaired by the State Treasurer, and including the State Controller, and the Director of the State Department of Finance. Analyzed and recommended to the Committee over \$1.5 billion dollars annually in federal and state investments for affordable housing development.
- ◆ Oversaw an annually growing portfolio of over 3000 rental properties, certifying to federal and state taxing authorities that the portfolio complies with program requirements.
- ◆ Administered \$800 million in federal American Recovery and Reinvestment Act of 2009 funds for affordable rental housing development. Provided critical financing to 137 projects statewide that could not have proceeded otherwise, creating over 11,000 development-related jobs.
- ◆ Represented the Committee and the State Treasurer on the California Housing Finance Agency Board and the California Housing Consortium board of directors. Also represented the Committee to the Legislature, other constitutional officers, local government officials, and other high level program stakeholder groups.
- ◆ Was California's principal contact with the Federal Internal Revenue Service and California Franchise Tax Board on all matters related to the State's Low Income Housing Tax Credits.
- ◆ Initiated monthly office hours in the Treasurer's Southern California Office in Los Angeles. Accepted applications in the Southern California Office for the first time the program's history.

## EXPERIENCE CONTINUED

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### STATE OF CALIFORNIA, DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

*Deputy Director, Division of Financial Assistance, March 1998 – August 2005*

- ◆ Managed a Division of 180 staff with 25 subordinate managers administering federal- and state-funded programs from loan origination through portfolio management
- ◆ Oversaw the full range of housing programs including homeless assistance; HOME and Section 8 rental assistance; service-enriched transitional housing; permanent supportive housing; deeply-targeted rental housing, and homeownership assistance. Also oversaw community development efforts including economic development; enterprise zones; Indian assistance; public infrastructure; and community facilities
- ◆ Developed legislative initiatives creating new, omnibus rental and homeownership programs, the Multifamily Housing Program and the CalHome Program. Also established consistent multifamily underwriting protocols for all Department programs
- ◆ Strategically prepared for and implemented the \$2.1 billion “Housing and Emergency Shelter Trust Funds Act of 2002” (Proposition 46), making initial funding available within 60 days of the general election, in contrast to Department’s historic start-up exceeding one year. Directed a record-setting allocation of over \$400 million in housing and community development funding in initial year.
- ◆ Developed close working relationship with professional housing organizations and stakeholders including the Southern California Association of Non-Profit Housing; Nonprofit Housing Association of Northern California; San Diego Housing Federation; the California Coalition for Rural Housing; Housing California; the California Council for Affordable Housing; the League of California Cities; and the County Supervisors Association.
- ◆ During tenure as Deputy Director, increased annual awards from \$100 million to \$500 million, for a total of over \$1.5 billion through over 4,000 awards. In the last three years alone, over 25,000 housing units were assisted.

### VOLUNTEERS IN SERVICE TO AMERICA (VISTA)

- ◆ Served one-year term as neighborhood organizer in Grand Rapids, Michigan with the Catholic Human Development Organization. Helped low-income neighborhoods suffering chronic disinvestment identify needs and advocate access to city resources. June 1979 – June 1980

## EXPERIENCE CONTINUED

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### BOARD MEMBERSHIPS

*American River Flood Control District Board of Trustees, March 2010 – Present*

*Southern California Association of Nonprofit Housing (SCANPH) Board of Directors, January - Present*

## SKILLS AND ABILITIES

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- ◆ Extensive experience managing State-administered programs with high dollar volumes, risk, and political sensitivity
- ◆ Excellent analytical and writing skills
- ◆ Ability to implement automation techniques for improved efficiency
- ◆ Extensive public speaking experience describing and defending policies and practices throughout the state
- ◆ Ability to understand and articulate policies behind technical implementation practices
- ◆ Ability to resolve competing interests among differing parties

## EDUCATION

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### UNIVERSITY OF CALIFORNIA, BERKELEY

*Masters Degree: Social Welfare Administration and Planning, 1982*

Coursework outside of major included housing, public policy, regional planning, public health organizing, and ethnic studies. Interned with the City of Berkeley's Rent Stabilization Board.

### UNIVERSITY OF CALIFORNIA, BERKELEY

*Dual Degree: A.B. in Social Welfare and Psychology, 1979*

Coursework outside of majors included statistics, economics, and history. Interned for Housing Committee of the East Bay Gray Panthers.

## REFERENCES

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AVAILABLE UPON REQUEST



**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

*1112 I Street, Suite #100  
Sacramento, California 95814  
(916) 874-6458*

**April 1, 2015**

TO: Sacramento Local Agency Formation Commission  
FROM: Peter Brundage, Executive Officer  
RE: Herald Fire Protection District Status Update (LAFC 06-14)

**RECOMMENDATION:**

Receive and File the status report on the Herald Fire Protection District.

**DISCUSSION:**

**Background**

On February 18, 2015, I attended a regularly scheduled Board meeting of the Herald Fire Protection District. I discussed the concerns raised by the Commission at LAFCo's February 4, 2015 meeting and explained that aside from proposing a reorganization of consolidation that LAFCo does not have any jurisdiction over District operations. The Board of Directors is responsible for setting the operation policies and procedures of the District.

The Herald Fire Protection District serves the southeast portion of Sacramento County. The District is surrounded by the Cosumnes Community Services District, the Wilton Fire Protection District, and Sacramento Metropolitan Fire Protection District.

The attached map illustrates the boundary relationships and approximate location of fire stations which serve the southern portion of Sacramento County.

The majority of calls for service within Herald Fire Protection District are primarily for emergency medical responses. In these situations, an ambulance is dispatched from Cosumnes Community Services District. Note: none of the rural fire districts transport patients to hospitals. Generally, the rural fire districts provide basic life support (BLS) as first responders.

## **Summary of the Process for LAFCo Initiated Reorganizations/Consolidations**

LAFCO's have been given the statutory authority to initiate reorganizations and/or consolidations of affected local agencies.

*The most critical challenge facing LAFCo initiated consolidations is to find an agency willing to assume responsibility.*

## **Summary of LAFCo Initiated Reorganization/Consolidation Process**

- LAFCo's may initiate consolidations or reorganizations;
- LAFCo's are required to study the impacts and make determinations;
- LAFCo's may utilize a reorganization committee;
- LAFCo may impose terms and conditions;
- LAFCo must hold a public hearing on the proposal;
- LAFCo must conduct a protest hearing;
- If sufficient protest is made, LAFCo must submit it to the voters as outlined below.

## **LAFCO-Initiated Consolidation**

LAFCO may only initiate a consolidation that is consistent with a recommendation or conclusion of a study prepared pursuant to Sections 56378, 56425, or 56430 and the LAFCO determinations specified in Section 56881(b). (§ 56375(a)(3).) Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area under review.

Section 56881 (b) requires LAFCO to make both the following determinations with regard to a proposed LAFCO-initiated consolidation:

- (1) Public service costs of a proposal LAFCO is authorizing are likely to be less than or substantially similar to the costs of alternate means of providing the service; and
- (2) Consolidation promotes public access and accountability for community services needs and financial resources.

Although not required, where LAFCO initiates a consolidation, Section 56827(c) "encourages" LAFCO to utilize a reorganization committee to review the consolidation proposal.

Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the consolidation proposal. LAFCO may also impose terms and conditions pursuant to Sections 56885.5 and 56886. It is important to keep in mind that if a conflicting proposal is submitted to LAFCO within 60 days of the submission of the original consolidation proposal, LAFCO cannot approve the original consolidation proposal until it considers the second conflicting proposal. (§ 56657.)

**a. Protest/Election/Certificate of Completion**

LAFCO must provide notice and hold a public protest hearing in the affected territory for a LAFCO-initiated consolidation. (§57008.) The protest hearing must be noticed pursuant to Section 57025 (regarding method and timing of notice) and Section 57026 (regarding content of notice). At any time prior to the conclusion of the protest hearing, any registered voter within inhabited territory that is the subject of a proposed consolidation, or any owner of land within inhabited or uninhabited territory subject to a proposed consolidation, may file a written protest against the consolidation. (§ 57051.)

LAFCO is not required to place the LAFCO-initiated consolidation before the voters unless written protests have been filed in accordance with the requirements of Section 57113. (§57077.2(b)(4).). For changes of organization consisting of consolidation of two or more districts, Section 57113 requires that LAFCO submit a consolidation to the voters if LAFCO receives protests signed by either of the following:

- (a) In the case of inhabited territory, protests have been signed by either of the following:
  - (1) At least 10 percent of the number of landowners within any subject agency within the affected territory who own at least 10 percent of the assessed value of land within the territory. However, if the number of landowners within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the landowners who own at least 25 percent of the assessed value of land within the territory of the subject agency.
  - (2) At least 10 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory. However, if the number of voters entitled to vote within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the voters entitled to vote.
- (b) In the case of a landowner-voter district, the territory is uninhabited and protests have been signed by at least 10 percent of the number of landowners

within any subject agency within the affected territory, who own at least 10 percent of the assessed value of land within the territory.

However, if the number of landowners entitled to vote within a subject agency is less than 300, protests shall be signed by at least 25 percent of the landowners entitled to vote.

(§ 57113(a) and (b) (emphasis added).) For LAFCO-initiated proposals, the method of and formula for calculating protests are the same regardless of whether a resolution of objection is filed by a subject agency.(§ 57077.2(b)(4).)

If a sufficient protest is made, LAFCO is required to submit the consolidation to the voters. LAFCO's resolution must designate the territory in which the elections will be held, provide the question to be submitted to the voters, specify any consolidation terms and conditions, and state the vote required to confirm the consolidation. (§§ 57115, 57118.) The election will be held within the territory of each district ordered to be consolidated. (§ 57118(a).) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters vote against the consolidation in any of the districts ordered to be consolidated, LAFCO must adopt a certificate of completion terminating proceedings. (§§ 57177.5(b), 57179.) However, if the majority of the voters in both districts ordered to be consolidated vote in favor of consolidation, LAFCO must execute a certificate of completion confirming the order of consolidation. (§ 57177.5(a).) If no election is required to be held, the LAFCO Executive Officer must still execute a certificate of completion and make the requisite filings. (§ 57200.)

Finally, I have attached a paper prepared by Best, Best, and Krieger that sets forth the various procedures and requirements.

## **Current Operations**

### **Report Back Regarding Dispatch to Fire Call**

I received the attached email and dispatch information from Jim Templeton regarding information requested by the Commission related to Herald Fire Protection District response to a mobile home fire. Chief Templeton indicates that resources from Herald Fire were dispatched and in route within 8 minutes after receiving the call related to the fire. In addition, units from Cosumnes Community Services District and Wilton Fire Protection District responded.

## **Staffing**

The Herald Fire Protection District is currently recruiting for additional volunteer firefighters as well as a permanent Fire Chief. The Board of Directors have requested that they approve all new hires.

## **Governance**

The Herald Fire Protection District is governed by five (5) Board of Directors. Currently, all seats are filled based on the November 2014 election.

## **Financial Audit and Accounting Procedures**

The District has hired Richardson and Company to conduct a financial audit of the District. The audit is in progress, however, at this time the date of completion has not been determined. District staff recognizes the need to complete the audit and implement appropriate accounting practices, policies, and procedures related to expenditure control and internal control procedures.

In addition, the District has hired an independent Certified Public Accountant to research financial information from previous years needed to complete the audit. Similar to Rio Linda Elverta Community Water District, the financial records of the Herald Fire Protection District are incomplete and lacking. Therefore, the initial audit may not be able to issue a favorable opinion as the current financial condition of the District unless past information can be found.

## **Budget**

The District has adopted a Final Budget for FY 2014-15 as required by State law.

## **Reserves and Cash Flow**

The District is using excess fund balance to eliminate past debt and establish a reserve for emergencies.

While the reserves have decreased, District staff has indicated that there should be sufficient cash flow for this year's current operation and maintenance budget.

## **District Policies and Procedures**

The current management staff has indicated that they will be addressing all of the issues identified by the Sacramento Grand Jury in order to reach compliance. They will be examining personnel policies, operational policies, and the Fire Fighter Bill of Rights. The Fire Chief has also indicated that they will be incorporating a citizen's group to review the proposed policies and recommendations to the Board of Directors prior to a Public Hearing.

Existing policy and procedures are under review by a sub-committee.

## **Operations and Maintenance**

The District is currently working on upgrading and repairing equipment as needed.

## **Training**

The Fire Chief has indicated that they will be working on establishing appropriate training for all staff and volunteers.

## **PERS**

The District is current with all payments to Cal PERS.

## **Conclusion**

District staff realizes that it may take a while to make all the necessary changes and improvements. However, it appears that they have been willing to acknowledge and also identify the issues in order to evaluate the appropriate course of action to be taken.

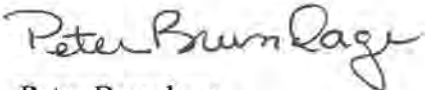
District staff will be working with the Board of Directors to establish the priority actions to address both concerns raised by the community and the Sacramento Grand Jury.

Based on various e-mails and conflicting information, it is difficult to make an accurate assessment of the current situation. For example, a recent e-mail indicated that the HFPD did not adequately respond to a fire, however, an article in the Galt Herald indicated that HFPD was first on the scene and that fire crews from both Cosumnes and Wilton provided assistance (see attachments). Thus, it is difficult to accurately assess the situation or determine the underlying reasons and issues that are the cause of the concerns.

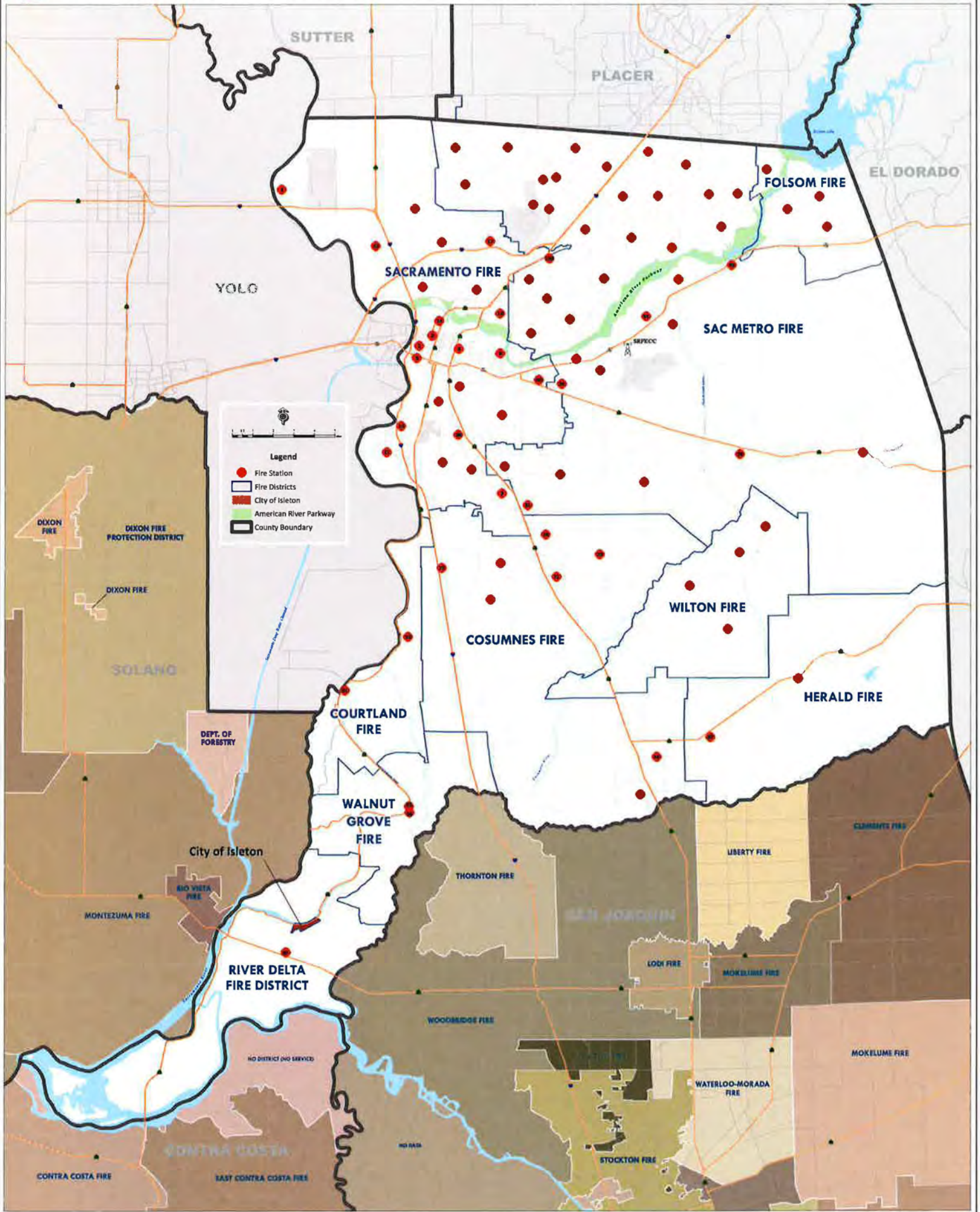
LAFCo staff will continue to monitor the status of District compliance with these issues and will provide any assistance that we can.

## **SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

Respectfully,



Peter Brundage  
Executive Officer

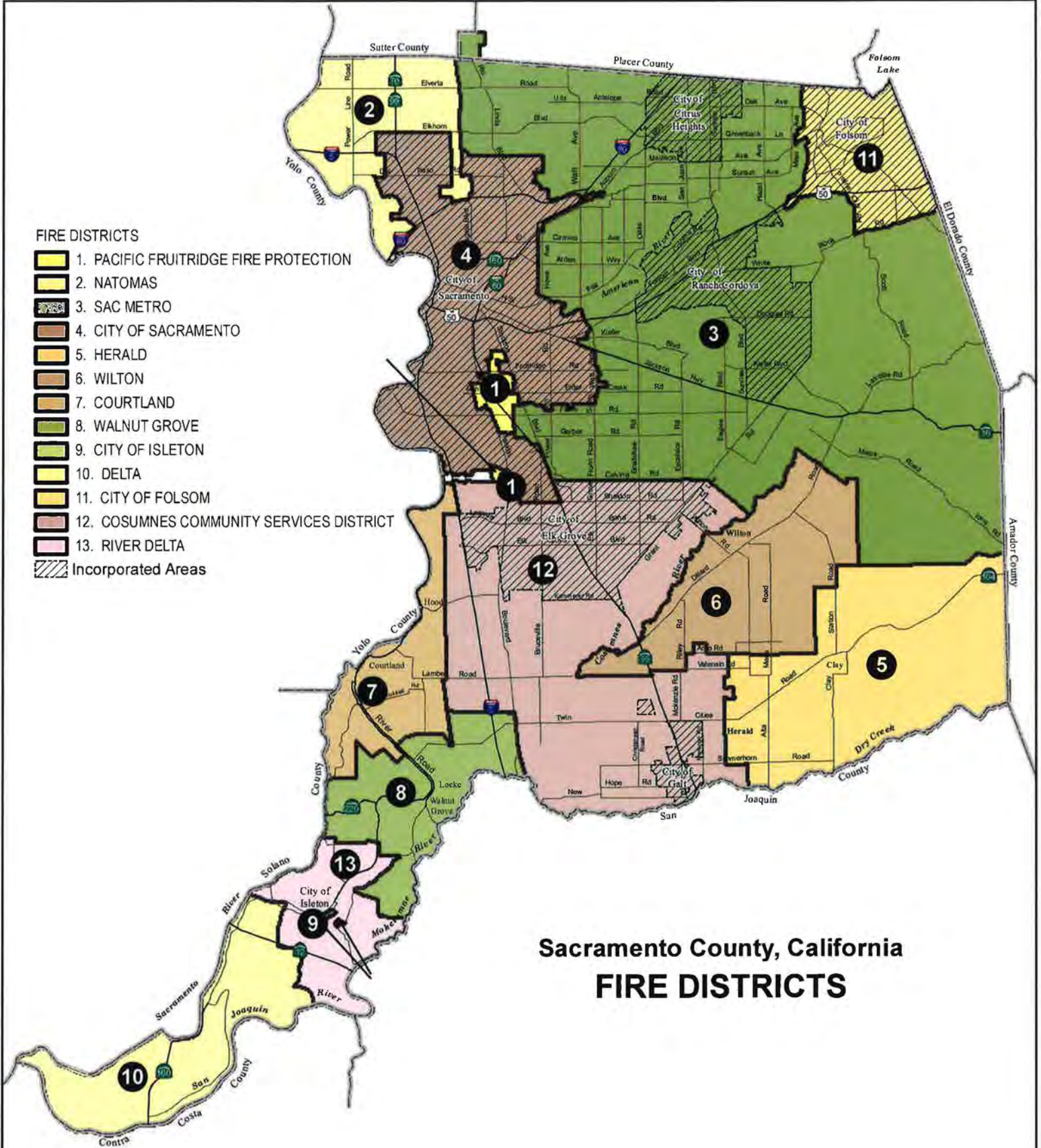






**FIRE DISTRICTS**

-  1. PACIFIC FRUITRIDGE FIRE PROTECTION
-  2. NATOMAS
-  3. SAC METRO
-  4. CITY OF SACRAMENTO
-  5. HERALD
-  6. WILTON
-  7. COURTLAND
-  8. WALNUT GROVE
-  9. CITY OF ISLETON
-  10. DELTA
-  11. CITY OF FOLSOM
-  12. COSUMNES COMMUNITY SERVICES DISTRICT
-  13. RIVER DELTA
-  Incorporated Areas



**Sacramento County, California  
FIRE DISTRICTS**





*Updated: January 1, 2015*

## MEMORANDUM

**TO:** CALAFCO  
**FROM:** Clark A. Alsop  
Paula C.P. de Sousa  
**RE:** CALAFCO: The Metamorphosis of Special Districts: Current Methods for Consolidation, Dissolution, Subsidiary District Formation and Merger

This Memorandum is intended to provide an updated overview of the typical methods for the reorganization of special districts. Of course, the procedures and processes for the consolidation, dissolution, merger and establishment of a subsidiary district may take various forms not delineated herein. Each Local Agency Formation Commission ("LAFCO") should work with its legal counsel to follow appropriate procedures.

### QUESTIONS PRESENTED

1. What are the various ways a special district may be modified under the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Gov. Code § 56000 *et seq.*)<sup>1</sup> (the "Act")?
2. How does the Act restrict the processes to modify special districts?

### SHORT ANSWERS

1. Districts may be modified through the following means or combination thereof:
  - A. Consolidation;
  - B. Dissolution, including Dissolution with Annexation;
  - C. Merger;
  - D. Establishment of a Subsidiary District.
2. These specific limitations apply to some of the processes listed above:
  - A. Consolidation: Historically, only districts formed under the same principal acts could be consolidated. As of 2005, the consolidation of two or more special districts not formed pursuant to the same principal act is permitted subject to certain procedures.
  - B. Merger: A city must consent to a merger affecting its territory whether LAFCO initiates it or the voters approved it.
  - C. Establishment of a Subsidiary District: A subsidiary district may be established only if it meets certain statutory requirements regarding the amount of subsidiary district territory and the number of district voters within the governing city's territory. Additionally, a city must consent to establishment of a subsidiary district affecting its territory.

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<sup>1</sup> All further citations are to the Government Code unless otherwise specified.  
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## DISCUSSION

### A. CONSOLIDATION

#### 1. Brief History

In 1986, the State Legislature amended the Act to include, in part, a definition for the term “consolidation.” Under the Act, a “consolidation” is defined as “the uniting or joining of two or more . . . districts into a single new successor district.” (§ 56030.) Prior to January 1, 2005,<sup>2</sup> only districts formed pursuant to the same principal act could consolidate. Now, the Act permits consolidation of two or more special districts not formed pursuant to the same principal act if certain procedures are followed. Additionally, as of July 1, 1994, LAFCOs have had the power to initiate proposals to consolidate districts. (§ 56375(a).) Before 1994, only districts or petitioners could initiate a consolidation proceeding.

Sections 56859 and 56860 require that proceedings to form a consolidated district must be conducted as authorized in the principal act of the district to be formed. (§ 56859.) However, Section 56100 specifies that for purposes of reorganization, LAFCO serves as the conducting authority and that the reorganization provisions of the Act prevail over any conflicting laws in the principal act of the district, subject to a commission determination.<sup>3</sup>

#### 2. LAFCO-Initiated Consolidation

LAFCO may only initiate a consolidation that is consistent with a recommendation or conclusion of a study prepared pursuant to Sections 56378, 56425, or 56430 and the LAFCO determinations specified in Section 56881(b). (§ 56375(a)(3).) Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area under review.

Section 56881(b) requires LAFCO to make both the following determinations with regard to a proposed LAFCO-initiated consolidation:

- (1) Public service costs of a proposal LAFCO is authorizing are likely to be less than or substantially similar to the costs of alternate means of providing the service; and
- (2) Consolidation promotes public access and accountability for community services needs and financial resources.

Although not required, where LAFCO initiates a consolidation, Section 56827(c) “encourages” LAFCO to utilize a reorganization committee to review the consolidation proposal.

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<sup>2</sup> Assembly Bill 2067, passed on September 10, 2004 and effective January 1, 2005, amended Section 56030 to permit consolidation of districts not formed pursuant to the same principal act. The Bill contained a sunset provision reinstating the prior law on July 1, 2008, but Senate Bill 819, passed July 20, 2007, deleted the sunset provision effective January 1, 2008.

<sup>3</sup> The California Legislature enacted a significant overhaul of California’s Public Employee retirement system in 2013. The effects of that legislation on special district employees as a result of reorganizations is beyond the scope of this paper.

Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the consolidation proposal. LAFCO may also impose terms and conditions pursuant to Sections 56885.5 and 56886. It is important to keep in mind that if a conflicting proposal is submitted to LAFCO within 60 days of the submission of the original consolidation proposal, LAFCO cannot approve the original consolidation proposal until it considers the second conflicting proposal. (§ 56657.)

**a. Protest/Election/Certificate of Completion**

LAFCO must provide notice and hold a public protest hearing in the affected territory for a LAFCO-initiated consolidation. (§ 57008.) The protest hearing must be noticed pursuant to Section 57025 (regarding method and timing of notice) and Section 57026 (regarding content of notice). At any time prior to the conclusion of the protest hearing, any registered voter within inhabited territory that is the subject of a proposed consolidation, or any owner of land within inhabited or uninhabited territory subject to a proposed consolidation, may file a written protest against the consolidation. (§ 57051.)

LAFCO is not required to place the LAFCO-initiated consolidation before the voters unless written protests have been filed in accordance with the requirements of Section 57113. (§57077.2(b)(4).) For changes of organization consisting of consolidation of two or more districts, Section 57113 requires that LAFCO submit a consolidation to the voters if LAFCO receives protests signed by either of the following:

- (a) In the case of inhabited territory, protests have been signed by either of the following:
  - (1) At least 10 percent of the number of landowners within any subject agency within the affected territory who own at least 10 percent of the assessed value of land within the territory. However, if the number of landowners within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the landowners who own at least 25 percent of the assessed value of land within the territory of the subject agency.
  - (2) At least 10 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory. However, if the number of voters entitled to vote within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the voters entitled to vote.
- (b) In the case of a landowner-voter district, the territory is uninhabited and protests have been signed by at least 10 percent of the number of landowners within any subject agency within the affected territory, who own at least 10 percent of the assessed value of land within the territory.

However, if the number of landowners entitled to vote within a subject agency is less than 300, protests shall be signed by at least 25 percent of the landowners entitled to vote.

(§ 57113(a) and (b) (emphasis added).) For LAFCO-initiated proposals, the method of and formula for calculating protests are the same regardless of whether a resolution of objection is filed by a subject agency. (§ 57077.2(b)(4).)

If a sufficient protest is made, LAFCO is required to submit the consolidation to the voters. LAFCO's resolution must designate the territory in which the elections will be held, provide the question to be submitted to the voters, specify any consolidation terms and conditions, and state the vote required to confirm the consolidation. (§§ 57115, 57118.) The election will be held within the territory of each district ordered to be consolidated. (§ 57118(a).) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters vote against the consolidation in any of the districts ordered to be consolidated, LAFCO must adopt a certificate of completion terminating proceedings. (§§ 57177.5(b), 57179.) However, if the majority of the voters in both districts ordered to be consolidated vote in favor of consolidation, LAFCO must execute a certificate of completion confirming the order of consolidation. (§ 57177.5(a).) If no election is required to be held, the LAFCO Executive Officer must still execute a certificate of completion and make the requisite filings. (§ 57200.)

**b. Effect of Consolidation**<sup>4</sup>

After the LAFCO Executive Officer files the requisite certificate of completion, the consolidated district succeeds to all the "powers, rights, duties, obligations, functions, and properties of all predecessor districts" which consolidated to form the consolidated district. (§57500.) Included in these rights and duties is liability of the consolidated district for all debts of the predecessor districts. (§ 57502.) The consolidated district "steps into the shoes" of the predecessor districts because it is as if the "consolidated district had been originally formed under the principal act." (§ 57500.)

**c. Effective Date**

Finally, the consolidation's effective date is the date set forth in LAFCO's resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the consolidation. (§ 57202(a).) If LAFCO's resolution does not establish an effective date, the consolidation is

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<sup>4</sup> This section of the Memorandum summarizes the default general conditions applicable to consolidations, as set out in Section 57500 *et seq.* Pursuant to Section 57302, these general conditions only apply if LAFCO does not impose any of the specific terms and conditions authorized under Section 56886. In the event LAFCO does impose terms and conditions under Section 56886, Section 57302 states that those terms and conditions become the "exclusive terms and conditions of the change of organization or reorganization and shall control over the general provisions of this part." The language in Section 57302 conflicts with newly enacted revisions to Section 56886, which specifies that terms and conditions imposed under Section 56886 "shall prevail in the event of a conflict between a specific term and condition authorized [pursuant to Section 56866] and any of the general provisions [set out at Section 57300 *et seq.*]." The Legislative Committee of the California Association of Local Agency Formation Commissions ("CALAFCO") will undertake a review of the inconsistencies between Sections 56886 and 57302.

effective on the date the consolidation is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

**3. District-Initiated Consolidation**

**a. Initiated by One District**

The legislative body of a district wishing to consolidate with another district must submit a Resolution of Application to the LAFCO Executive Officer of the principal county. (§ 56658(a).) The Application must contain the components set forth in Appendix "B" to this Memorandum, which include, in part, a Resolution of Application (see Appendix "C") and a Plan for Providing Services (see Appendix "D").

At least five days before the hearing, the Executive Officer must prepare a report on the Application, including his or her recommendation on the Application, and must give a copy of the report to every affected district, agency, and city. (§ 56665.) At the hearing, LAFCO hears and receives written and oral protests and evidence as well as the Executive Officer's report and the Plan for Providing Services. (§ 56666.) Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the proposal to consolidate. LAFCO may also impose terms and conditions pursuant to Sections 56885.5 and 56886. It is important to keep in mind that if a conflicting proposal is submitted to LAFCO within 60 days of the submission of the consolidation proposal, LAFCO cannot approve the original consolidation proposal until it considers the conflicting proposal. (§ 56657.)

**i. Protest/Election/Certificate of Completion**

Where a subject agency has not objected by resolution, the voter/landowner petition requirements for written protest are subject to Section 57077.2(b)(2). (§ 57077.2.) Section 57077.2(b)(2) provides that the applicable protest threshold is the threshold set out in Section 57077.2(b)(1)(A) and (B), i.e.:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within the territory subject to the consolidation who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, the territory.
- (B) In the case of a landowner-voter district, the territory is uninhabited and protests have been signed by at least 25 percent of the number of landowners within the territory subject to the consolidation, owning at least 25 percent of the assessed value of land within the territory.

To summarize, where a subject agency does not object to the consolidation, the protest is measured in the entire affected territory.

(*Id.*) On the other hand, if a subject agency does file a resolution of objection, then the method of, and formula for, calculating protests are set forth in Section 57077.2(b)(3), which provides:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within any subject agency within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory.
- (B) In the case of a landowner-voter district, the territory is uninhabited, and protests have been signed by at least 25 percent of the number of landowners within any subject agency within the affected territory, owning at least 25 percent of the assessed value of land within the subject agency.

(*Id.* (emphasis added).) Notably, where a subject agency has objected, the protest calculation is measured/calculated within any subject agency within the affected territory, as compared to measuring/calculating protests within the entire territory subject to consolidation, as is the case for consolidations without subject agency objection. Regardless, if LAFCO is required to submit a consolidation to the voters pursuant to either Section 57077.2(b)(2) or Section 57077.2(b)(3) protest thresholds, then the election must be held within the territory of each district ordered to be consolidated. (§57118(a).) LAFCO's resolution must provide the question to be submitted to the voters, specify any consolidation terms and conditions, and state the vote required to confirm the consolidation. (§ 57115.) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters vote against the consolidation in any one of the districts ordered to be consolidated, LAFCO must adopt a certificate of completion terminating proceedings. (§§ 57177.5(b), 57179.) However, if the majority of the voters in the districts ordered to be consolidated vote in favor of consolidation, LAFCO must execute a certificate of completion confirming the order of consolidation. (§ 57177.5(a).) If no election is required to be held, the LAFCO Executive Officer must still execute a certificate of completion and make the requisite filings. (§ 57200.)



ii. *Effect of Consolidation*<sup>5</sup>

After the LAFCO Executive Officer files the certificate of completion, the consolidated district succeeds to all the “powers, rights, duties, obligations, functions, and properties of all predecessor districts” which consolidated to form a consolidated district. (§ 57500.) Included in these rights and duties is liability of the consolidated district for all debts of the predecessor districts. (§ 57502.) The consolidated district “steps into the shoes” of the predecessor districts because it is as if the “consolidated district had been originally formed under the principal act.” (§ 57500.)

iii. *Effective Date*

The consolidation’s effective date is the date set forth in LAFCO’s resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the consolidation. (§ 57202(a).) If LAFCO’s resolution does not establish an effective date, the consolidation is effective on the date the consolidation is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

b. *Initiated by Two or More Districts*

Consolidation may also be initiated by the legislative bodies of two or more special districts. In order to start the consolidation process, the districts must adopt “substantially similar” Resolutions of Application to consolidate the districts. (§ 56853(a).) The Application must contain the components set forth in Appendix “B” to this Memorandum, which include, in part, a Resolution of Application (see Appendix “C”) and a Plan for Providing Services (see Appendix “D”).

LAFCO may change the terms of the consolidation set forth in the districts’ proposal. (§ 56853(b).) However, after any material modification to any of the terms of the consolidation proposal, LAFCO must provide mailed written notice of the change to the districts and cannot move forward on the consolidation for 30 days following that mailing without the districts’ written consent. (§ 56853(b).) During this 30 day time period, either district may file a written demand with the LAFCO Executive Officer, demanding that LAFCO make determinations only after notice and hearing on the proposals. If no written demand is made by either district, LAFCO may make those determinations without notice or a hearing. However, LAFCO cannot make any changes that would delete or add districts to the proposed consolidation without the written consent of the applicant districts. (§ 56853(c).)<sup>6</sup>

i. *Protest/Election/Certificate of Completion*

Upon receiving the districts’ proposals to consolidate, LAFCO must approve, or conditionally approve, the consolidation unless LAFCO receives a protest petition from the statutorily-mandated number of landowners/voters required to submit the consolidation to an election, as described below. (§ 56853(a).) Moreover, if a conflicting proposal is submitted to

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<sup>5</sup> See, Footnote 4.

<sup>6</sup> “The application of any provision of this subdivision may be waived by consent of all the subject agencies.” (§ 56852(b).)

LAFCO within 60 days of the submission of the proposal to consolidate, LAFCO cannot approve the proposal to consolidate until it considers the conflicting proposal. (§ 56657.)

LAFCO will order consolidation subject to confirmation of the voters, if it receives protests meeting the voter/landowner requirements of Section 57077.2(b)(1). (§ 57077.2.) Section 57077.2(b)(1) sets forth the following protest threshold:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within the territory subject to the consolidation who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, the territory.
- (B) In the case of a landowner-voter district, the territory is uninhabited and protests have been signed by at least 25 percent of the number of landowners within the territory subject to the consolidation, owning at least 25 percent of the assessed value of land within the territory.

(§ 57077.2 (b)(1).)

If sufficient protest requires LAFCO to submit a consolidation to the voters as calculated pursuant to Section 57077.2(b)(1), the election will be held within the territory of each district ordered to be consolidated. (§ 57118(a).) LAFCO's resolution must provide the question to be submitted to the voters, specify any consolidation terms and conditions, and state the vote required to confirm the consolidation. (§ 57115.) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters within the territory of any district vote against the consolidation, LAFCO must adopt a certificate of completion terminating proceedings. (§§ 57177.5(b), 57179.) However, if the majority of the voters in both districts ordered to be consolidated vote in favor of consolidation, the LAFCO Executive Officer must execute a certificate of completion confirming the order of consolidation. (§ 57177.5(a).) If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

ii. **Effect of Consolidation**<sup>7</sup>

After the LAFCO Executive Officer files the requisite certificate of completion, the consolidated district succeeds to all the "powers, rights, duties, obligations, functions, and properties of all predecessor districts" which were consolidated to form a consolidated district. (§ 57500.) Included in these rights and duties, a consolidated district becomes liable for all debts

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<sup>7</sup> See, Footnote 4.

of the predecessor districts. (§ 57502.) The consolidated district “steps into the shoes” of the predecessor districts because it is as if the “consolidated district had been originally formed under the principal act.” (§ 57500.)

iii. Effective Date

Finally, the effective date of the consolidation is the date set forth in LAFCO’s resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters approved the consolidation. (§ 57202(a).) If LAFCO’s resolution does not establish an effective date, the consolidation is effective on the date the consolidation is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

4. Petition-Initiated Consolidation

Special districts may be consolidated by petition signed by the requisite number of registered voters or landowners, depending upon the specifics of the district’s statutory authorization. Prior to circulating any petition, however, the proponents for change of organization must file a notice of intention to circulate a petition with LAFCO. (§ 56700.4(a).) After a notice of intention to circulate the petition is filed, the petition may be circulated for the appropriate signatures. (§ 56700.4(b).) For a consolidation, voters or landowners must sign a petition as follows:

- (a) For registered voter districts, by not less than 5 percent of the registered voters within each of the several districts.
- (b) For landowner-voter districts, by landowner-voters within each of the several districts constituting not less than 5 percent of the number of landowner-voters owning land within each of the several districts and who also own not less than 5 percent of the assessed value of land within each of the several districts.

(§ 56865.)

The petitioners must submit an Application for consolidation to the LAFCO Executive Officer of the principal county. (§ 56658(a).) Like a Resolution of Application filed by districts wishing to consolidate, the Application must contain those elements set forth in Appendix “B” to this Memorandum. Additionally, the petition must contain all of the requirements delineated in Section 56700(a) attached to this Memorandum as Appendix “C.” Within 30 days, excluding Saturdays, Sundays, and holidays, after the date of receiving a petition, the Executive Officer must cause the petition to be reviewed by either the Registrar of Voters or County Assessor, and must “prepare a certificate of sufficiency indicating whether the petition is signed by the requisite number of signers.” (§ 56706(a).) Once an application is deemed complete by the Executive Officer, the Executive Officer issues a certificate of filing to the applicant. (§ 56658(d)-(h).) Within 90 days of issuing the certificate of filing, the Executive Officer must set a hearing. (§ 56658(h).)

Before LAFCO may take action on a proposal to consolidate, LAFCO must hold a public hearing on the proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating the proposal to consolidate. LAFCO may also impose terms and conditions pursuant to Section 56885.5 and 56886.

**a. Protest Election/Certificate of Completion**

LAFCO is still not required to place the consolidation before the voters unless written protests have been filed meeting 1) the threshold in Section 57077.2(b)(2), if a subject agency has not objected by resolution to the proposal, or 2) the threshold in Section 57077.2(b)(3), if a subject agency has objected by resolution to the proposal. (§ 57077.2(a).) These threshold limits are described in greater detail in Section A(3) of this Memorandum, above.

If LAFCO is required to submit a consolidation to the voters pursuant to Section 57077.2(b)(2), the election will be held within the territory of each district ordered to be consolidated. (§ 57118(a).) LAFCO’s resolution must provide the question to be submitted to the voters, specify any consolidation terms and conditions, and state the vote required to confirm the consolidation. (§ 57115.) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters within the territory of any subject district vote against the consolidation, LAFCO must adopt a certificate of completion terminating proceedings. (§§ 57177.5(b), 57179.) However, if the majority of the voters in each district vote to consolidate the districts, LAFCO must execute a certificate of completion confirming the order of consolidation. (§ 57177.5(a).) If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

**b. Effect of Consolidation<sup>8</sup>**

After the LAFCO Executive Officer files the requisite certificate of completion, the consolidated district succeeds to all the “powers, rights, duties, obligations, functions, and properties of all predecessor districts” which consolidated to form a consolidated district. (§ 57500.) Included in these rights and duties, a consolidated district becomes liable for all debts of the predecessor districts. (§ 57502.) The consolidated district “steps into the shoes” of the predecessor districts because it is as if the “consolidated district had been originally formed under the principal act.” (§ 57500.)

**c. Effective Date**

Finally, the consolidation’s effective date is the date set forth in LAFCO’s resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the consolidation. (§ 57202(a).) If LAFCO’s resolution does not establish an effective date, the consolidation is effective on the date the consolidation is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

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<sup>8</sup> See, Footnote 4.

**5. Additional Procedures for Consolidation of Districts Not Formed by Same Principal Act**

Districts not formed under the same principal act may be consolidated if certain procedures are followed. In the past, only districts formed under the same principal act could be consolidated into a single district. For instance, under the former law, two municipal water districts could consolidate but an irrigation district and a municipal water district could not, even though they may have exercised many of the same powers and duties. After the 2004 and 2007 amendments,<sup>9</sup> the Act now permits the consolidation of two or more special districts not formed pursuant to the same principal act. For example, an irrigation district may consolidate with a municipal water district through LAFCO-initiated, district-initiated, or petition-initiated procedures as outlined above, subject to the following additional requirements and limitations.

**a. LAFCO-Initiated Consolidation**

As outlined in Section A(2) above, LAFCO may initiate a consolidation of districts. Where LAFCO initiates a consolidation of two or more special districts not formed pursuant to the same principal act, the proposal must be consistent with a recommendation or conclusion of a study prepared pursuant to Section 56378 or the written statement of determinations specified in Section 56430(a). (§ 56826.5(b).) The proposal must also ensure that services currently provided by both districts will not be hampered, that public services costs of the proposal are likely to be less than, or substantially similar to the costs of alternate means of providing the service, and that the consolidation promotes public access and accountability for community service needs and financial resources. (§ 56826.5(b)(1) – (3).)

**b. District-Initiated Consolidation**

As outlined in Section A(3)(a) and A(3)(b) above, special districts may initiate consolidation by resolution of application—by one district or jointly by two or more districts. In addition to all of the requirements delineated in Section 56700(a) and attached to this Memorandum as Appendix “C,” Section 56700(b) requires that an Application for consolidation of districts not formed pursuant to the same principal act must either:

- (1) Designate the district that shall be the successor and specify under which principal act the successor shall conduct itself;  
or
- (2) State that the proposal requires the formation of a new district and includes a plan for services prepared pursuant to Section 56653.

**c. Petition-Initiated Consolidation**

As outlined in Section A(4) above, special districts may be consolidated by petition signed by the requisite number of registered voters or landowners, depending upon the specifics of the district’s statutory authorization. Proponents must file a notice of intention with LAFCO,

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<sup>9</sup> Assembly Bill 2067, passed on September 10, 2004 and effective January 1, 2005, amended Section 56030 to permit consolidation of districts not formed pursuant to the same principal act. The Bill contained a sunset provision reinstating the prior law on July 1, 2008. Senate Bill 819 deleted the sunset provision effective January 1, 2008.

circulate a petition for signatures, and submit an Application for consolidation. (§ 56700.4(a) and (b); § 56865(a) and (b).) In addition to all of the requirements delineated in Section 56700(a) and attached to this Memorandum as Appendix "C," the Application for consolidation of districts not formed pursuant to the same principal act must do either of the following:

- (1) Designate the district that shall be the successor and specify under which principal act the successor shall conduct itself;  
or
- (2) State that the proposal requires the formation of a new district and includes a plan for services prepared pursuant to Section 56653.

(§ 56700(b).)

**d. Limitations on Consolidation of Districts Not Formed Under Same Act**

LAFCO may approve a proposal for reorganization that includes the consolidation of two or more special districts not formed pursuant to the same principal act only if both the following conditions are met:

- (1) The commission is able to designate a successor or successors, or form a new district or districts, authorized by their respective principal acts to deliver all of the services provided by the consolidating districts at the time of consolidation.
- (2) The commission determines that public services costs of the proposal are likely to be less than or substantially similar to the costs of alternate means of providing the service, and the consolidation promotes public access and accountability for community service needs and financial resources.

(§ 56826.5(a); § 56881(b).) The Act also requires LAFCO to determine whether any service provided at the time could be discontinued due to a lack of authority under the principal act of the successor. (§ 56886.5(b).) For example, an irrigation district and municipal water district may not be consolidated into a single irrigation district if the laws governing the resulting irrigation district would not allow it to perform all the functions of the extinguished water district. In this case, the commission shall consider the formation of a new district that is authorized to provide the service or services. (Id.)

**B. DISSOLUTION**

**1. Brief History**

As a result of the Gotch Amendment (AB 1335) to the Cortese-Knox Local Government Reorganization Act of 1985, proposals to dissolve a special district may be initiated by LAFCO itself. (§ 56000.) The purpose of the Gotch Amendment was to consolidate overlapping districts into a more coherent system of local government or dissolve districts that have outlived their purpose. However, by 2000, five years after the passage of the Gotch Amendment, only one LAFCO-initiated proposal had led to the dissolution of a special district. (Little Hoover Commission, Special Districts: Relics of the Past or Resources for the Future? 9 (2000).)

The Act defines “dissolution” as:

The disincorporation, extinguishment, or termination of the existence of a district and the cessation of all its corporate powers, except as the commission may otherwise provide pursuant to Section 56886 or for the purpose of winding up the affairs of the district.

(§ 56035.)

At present, the procedures for a dissolution may be commenced by the district, by petition, or by LAFCO itself.

**2. LAFCO-Initiated Dissolution**

A dissolution may be initiated by LAFCO if it is consistent with a recommendation or conclusion of a study prepared pursuant to Sections 56378, 56425, or 56430, and LAFCO makes the determinations specified in Section 56881(b). (§ 56375(a)(3).) Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence and conduct service reviews of the municipal services provided in the area for review.

Section 56881(b) requires LAFCO to make both of the following determinations with regard to the proposed dissolution:

- (1) Public service costs of a proposal that LAFCO is authorizing are likely to be less than or substantially similar to the costs of alternate means of providing the service.
- (2) The proposed dissolution promotes public access and accountability for community services needs and financial resources.

Before LAFCO may dissolve a district, LAFCO must hold a public hearing on the dissolution proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating the proposal to dissolve a district.

**a. Protest/Election/Certificate of Completion**

LAFCO is not required to place the dissolution before the voters, unless the required written protests have been filed as set out in Section 57113. (§ 57077.1(b)(3).) These threshold limits are detailed in Section A(2)(a) of this Memorandum, above. Additionally, if a change of organization only consists of a single dissolution, and the dissolution is “consistent with a prior action of the commission pursuant to Sections 56378, 56425, or 56430,<sup>10</sup> the commission may” order the dissolution without an election after “holding at least one noticed public hearing, and after conducting protest proceedings in accordance with this part.” (§ 57077.1(c)(2).) However, LAFCO must terminate proceedings entirely if a majority protest exists pursuant to Section 57078. (*Id.*)

If the requirements of Section 57077.1(c) are not met, and if a sufficient protest is made, LAFCO is required to submit the dissolution to the voters.<sup>11</sup> LAFCO’s resolution must designate the territory in which the elections will be held (which, in the case of a district dissolution, is the territory of the district ordered to be dissolved), provide the question to be submitted to the voters, specify any dissolution terms and conditions, and state the vote required to confirm the dissolution. (§§ 57115 & 57118.) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters vote against the dissolution, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) However, if the majority of the voters vote for the dissolution of a district, LAFCO must execute a certificate of completion confirming the order of dissolution. (§ 57176.) If no election is required to be held, the LAFCO Executive Officer must still execute a certificate of completion and make the requisite filings. (§ 57200.)

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<sup>10</sup> Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area under review.

<sup>11</sup> Section 57102, however, permits the commission to order the dissolution without an election (except in the case of a hospital district dissolution) if it makes any of the following findings specified in Section 57102. Section 57102 provides as follows:

- a) In any resolution ordering a dissolution, the commission shall make findings upon one or more of the following matters:
  - (1) That the corporate powers have not been used, as specified Section 56871, and that there is a reasonable probability that those powers will not be used in the future.
  - (2) That the district is a registered-voter district and is uninhabited.
  - (3) That the board of directors of the district has, by unanimous resolution, consented to the dissolution of the district.
  - (4) That the commission has authorized, pursuant to subdivision (a) of Section 57077.1, the dissolution of the district without an election.
- (b) If the commission makes any of the findings specified in subdivision (a), the commission may, except as otherwise provided in Section 57103, order the dissolution of the district without election.

The requirement provisions of Section 57077.1(c) control over the provisions of Section 57102, as applicable.



**b. Effect of Dissolution**<sup>12</sup>

After the LAFCO Executive Officer files the requisite certificate of completion, the dissolved district is extinguished and all of its corporate powers cease except to wind up the affairs of the district, or as required by a term or condition imposed on the dissolution by LAFCO. (§ 57450.) If the terms and conditions of the dissolution call for annexation of the district into a single existing district, the remaining assets of the dissolved district are distributed to the existing successor district. (§§ 57451(d), 56886.) If the dissolution calls for annexation and distribution of remaining assets of a dissolved district into two or more existing districts, then the existing district containing the greater assessed value of all taxable property within the territory of the dissolved district shall become the successor district. (§ 57451(e).) For dissolution without annexation, a city or county will become the successor agency for the district depending on which one contains the greatest assessed value of all taxable property within the territory of the dissolved district. (§ 57451(c).) A successor agency collects the dissolved district's assets and is empowered to wind up the business of the district - ensuring that all debts are paid, distributing assets and all other lawful purposes for the benefit of the lands, inhabitants and taxpayers within the territory of the dissolved district, as far as practicable. (§ 57452.) In the case of dissolution with annexation, the successor agency "steps into the shoes" of the former district and assumes its corporate powers over the dissolved district's territory. (§ 56886.)

**c. Effective Date**

Finally, the dissolution's effective date is the date set forth in LAFCO's resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the dissolution. (§ 57202(a).) If LAFCO's resolution does not establish an effective date, the dissolution is effective on the date the dissolution is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

**3. District-Initiated Dissolution (Either by Dissolving District or Affected Local Agency)**

The legislative body of a district may begin the process to dissolve the district by adopting a Resolution of Application, which must be submitted to LAFCO. (§§ 56654(a); 56858(a).) The Application must contain the components set forth in Appendix "B" to this Memorandum, which include, in part, a Resolution of Application (see Appendix "C") and a Plan for Providing Services (see Appendix "D"). At least 21 days before adopting the resolution, however, the district may give mailed notice to LAFCO and any affected districts and counties. (§ 56654(c).)

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<sup>12</sup> This section of the Memorandum summarizes the default general conditions applicable to dissolutions, as set out in Section 57450 *et seq.* Pursuant to Section 57302, these general conditions only apply if LAFCO does not impose any of the specific terms and conditions authorized under Section 56886. In the event LAFCO does impose terms and conditions under Section 56886, Section 57302 states that those terms and conditions become the "exclusive terms and conditions of the change of organization or reorganization and shall control over the general provisions of this part." The language in Section 57302 conflicts with newly enacted revisions to Section 56886, which specifies that terms and conditions imposed under Section 56886 "shall prevail in the event of a conflict between a specific term and condition authorized [pursuant to Section 56866] and any of the general provisions [set out at Section 57300 *et seq.*]." The Legislative Committee of CALAFCO will undertake a review of the inconsistencies between Sections 56886 and 57302.

Not less than five days prior to the hearing, the Executive Officer must prepare a report on the Application, including his or her recommendation on the Application, and must give a copy of the report to every affected district, agency, and city. (§ 56665.) At the hearing, LAFCO hears and receives written and oral protests and evidence as well as the Executive Officer's report and the Plan for Providing Services. (§ 56666(b).) Section 56668 requires LAFCO to evaluate the dissolution proposal pursuant to the factors set forth in Appendix "A" to this Memorandum. LAFCO may also impose terms and conditions on the dissolution pursuant to Section 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

LAFCO is required to place the dissolution before the voters if written protests have been filed meeting Section 57077.1(b)(1), where a subject agency has not objected by resolution to the proposal, or Section 57077.1(b)(2), if a subject agency has objected by resolution to the proposal. (§ 57077.1(a).) Section 57077.1(b)(1) sets forth the following protest threshold:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, the affected territory.
- (B) In the case of a landowner-voter district, that the territory is uninhabited, and that protests have been signed by at least 25 percent of the number of landowners within the affected territory owning at least 25 percent of the assessed value of land within the territory.

Alternatively, Section 57077.1(b)(2) requires that written protests meet the following threshold:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within any subject agency within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory.

- (B) In the case of a landowner-voter district, that the territory is uninhabited, and that protests have been signed by at least 25 percent of the number of landowners within any subject agency within the affected territory, owning at least 25 percent of the assessed value of land within the subject agency.

If LAFCO is required to submit a dissolution to the voters pursuant to Section 57077.1(b), the election will be held within the territory of the district ordered to be dissolved.<sup>13</sup> (§ 57118(a).) LAFCO's resolution must provide the question to be submitted to the voters, specify any dissolution terms and conditions, and state the vote required to confirm the dissolution. (§ 57115.) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters vote against the dissolution, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) However, if the majority of the voters vote for the dissolution of a district, LAFCO must execute a certificate of completion confirming the order of dissolution. (§ 57176.) If no election is required to be held, the LAFCO Executive Officer must still execute a certificate of completion and make the requisite filings. (§ 57200.)

Notwithstanding the above, if a change of organization only consists of a single dissolution that is "consistent with a prior action of the commission pursuant to Sections 56378, 56425, or 56430,"<sup>14</sup> and the dissolution is "initiated by the district board," then LAFCO may "immediately approve and order the dissolution without an election or protest proceedings pursuant to this part." (§ 57077.1(c)(1).)<sup>15</sup> Alternatively, if a single dissolution is initiated by an affected local agency and if that single dissolution is "consistent with a prior action of the commission pursuant to Sections 56378, 56425, or 56430," then commission may" order the dissolution without an election after "holding at least one noticed public hearing, and after conducting protest proceedings in accordance with this part." (§ 57077.1(c)(2).) However, LAFCO must terminate proceedings entirely if a majority protest exists pursuant to Section 57078. (Id.)

**b. Effect of Dissolution**<sup>16</sup>

After the LAFCO Executive Officer files the requisite certificate of completion, the dissolved district is extinguished and all of its corporate powers cease, except to wind up the affairs of the district, or as required by a term and condition imposed on the dissolution by LAFCO. (§ 57450.) If the terms and conditions of the dissolution call for annexation of the district into a single existing district, the remaining assets of the dissolved district are distributed to the existing successor district. (§§ 57451(d), 56886.) If the dissolution calls for annexation and distribution of remaining assets of a dissolved district into two or more existing districts, then the existing district containing the greater assessed value of all taxable property within the

<sup>13</sup> See, Footnote 22 regarding where an election is held for a reorganization consisting of dissolution with annexation.

<sup>14</sup> Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area under review.

<sup>15</sup> See, Footnote 11.

<sup>16</sup> See, Footnote 12.

territory of the dissolved district shall become the successor district. (§ 57451(e).) For dissolution without annexation, a city or county will become the successor agency for the district depending on which one contains the greatest assessed value of all taxable property within the territory of the dissolved district. (§ 57451(c).) A successor agency collects the dissolved district's assets and is empowered to wind up the business of the district; ensuring that all debts are paid, distributing assets and all other lawful purposes for the benefit of the lands, inhabitants and taxpayers within the territory of the dissolved district, as far as practicable. (§ 57452.) In the case of dissolution with annexation, the successor agency "steps into the shoes" of the former district and assumes its corporate powers over the dissolved district's territory. (§ 56886.)

**c. Effective Date**

Finally, the dissolution's effective date is the date set forth in LAFCO's resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the dissolution. (§ 57202(a).) If LAFCO's resolution does not establish an effective date, the dissolution is effective on the date the dissolution is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

**4. Petition-Initiated Dissolution**

Special districts may be dissolved by petition signed by the requisite number of registered voters or landowners, which are set forth in Section 56870. Prior to circulating any petition, however, the proponent for change of organization must file a notice of intention to circulate a petition with LAFCO. (§ 56700.4(a).) After a notice of intention to circulate the petition is filed, the petition may be circulated for the appropriate signatures. (§ 56700.4(b).) Except as provided in Section 56871,<sup>17</sup> petitions for the dissolution of a district must be signed by:

- (a) For registered voter districts, by either of the following:
  - (1) Not less than 10 percent of the registered voters within the district.
  - (2) Not less than 10 percent of the number of landowners within the district who also own not less

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<sup>17</sup> Section 56871 sets forth alternative petition requirements if the petition for dissolution of a registered voter district is signed by three or more registered voters within the district (or by three or more landowners within a landowner-voter district) provided certain additional requirements are met. Under Section 56871, such a petition is deemed sufficient if the petition recites that the district has been in existence for at least three years, that the district has not used its corporate powers and that one or more of the following conditions have existed or now exist:

- (a) That during the three-year period preceding the date of the first signature upon the petition any of the following events have not occurred:
  - (1) There has not been a duly selected and acting quorum of the board of directors of the district.
  - (2) The board of directors has not furnished or provided services or facilities of substantial benefit to residents, landowners, or property within the district.
  - (3) The board of directors has not levied or fixed and collected any taxes, assessments, service charges, rentals, or rates or expended the proceeds of those levies or collections for district purposes.
- (b) That during the one-year period preceding the date of the first signature upon the petition a quorum of the duly selected and acting board of directors has not met for the purpose of transacting district business.
- (c) That, upon the date of the first signature upon the petition, the district had no assets, other than money in the form of cash, investments, or deposits.

than 10 percent of the assessed value of land within the district.

- (b) For landowner-voter districts, by not less than 10 percent of the number of landowner-voters within the district who also own not less than 10 percent of the assessed value of land within the district.

(§ 56870.)

Once a petition is qualified by the Executive Officer, the Executive Officer issues a certificate of filing to the applicant. (56658(d)-(h).) Within 90 days of issuing the certificate of filing, the Executive Officer must set a hearing. (§ 56658(h).) Within 35 days of the hearing, LAFCO must adopt a resolution making determinations approving or disapproving the proposal, with or without terms and conditions. (§ 56880.) If a conflicting proposal is submitted to LAFCO within 60 days of the submission of the proposal to dissolve, then LAFCO cannot approve the proposal to dissolve until it considers the conflicting proposal. (§ 56657.)

**a. Protest/Election/Certificate of Completion**

Where a subject agency has not objected by resolution, an election must be held if written protests are received meeting the voter/landowner petition requirements of Section 57077.1(b)(1). (§ 57077.1(a).) Where a subject agency files a resolution of objection, an election must be held if written protests have been filed meeting the threshold level set forth in Section 57077.1(b)(2). These thresholds are set forth in Section B(3)(a), above. Additionally, if a change of organization only consists of a single dissolution that is “consistent with a prior action of the commission pursuant to Sections 56378, 56425, or 56430,<sup>18</sup>” and the dissolution is initiated by petition, the commission may order the dissolution without an election after “holding at least one noticed public hearing, and after conducting protest proceedings in accordance with this part.” (§ 57077.1(c)(2).) However, LAFCO must terminate proceedings entirely if a majority protest exists pursuant to Section 57078. (*Id.*)<sup>19</sup>

If LAFCO is required to submit a dissolution to the voters pursuant to Section 57077.1(b), the election will be held and the measure must pass within the territory of each district ordered to be dissolved.<sup>20</sup> (§ 57118(a).) LAFCO’s resolution must provide the question to be submitted to the voters, specify any dissolution terms and conditions, and state the vote required to confirm the dissolution. (§ 57115.) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters vote against a dissolution, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) However, if the majority of the voters vote for the dissolution, the LAFCO Executive Officer must execute a certificate of completion

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<sup>18</sup> Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area under review.

<sup>19</sup> See, Footnote 11.

<sup>20</sup> See, Footnote 22 regarding where an election is held for reorganizations consisting of dissolution with annexation.

confirming the order of dissolution. (§ 57176.) If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

**b. Effect of Dissolution**<sup>21</sup>

After the LAFCO Executive Officer files the requisite certificate of completion, the dissolved district is extinguished and all of its corporate powers cease except to wind up the affairs of the district, or as required by a term or condition imposed on the dissolution by LAFCO. (§ 57450.) If the terms and conditions of the dissolution call for annexation of the district into a single existing district, the remaining assets of the dissolved district are distributed to the existing successor district. (§§ 57451(d), 56886.) If the dissolution calls for annexation and distribution of remaining assets of a dissolved district into two or more existing districts, then the existing district containing the greater assessed value of all taxable property within the territory of the dissolved district shall become the successor district. (§ 57451(e).) For dissolution without annexation, a city or county will become the successor agency for the district depending on which one contains the greatest assessed value of all taxable property within the territory of the dissolved district. (§ 57451(c).) A successor agency collects the dissolved district's assets and is empowered to wind up the business of the district - ensuring that all debts are paid, distributing assets and all other lawful purposes for the benefit of the lands, inhabitants and taxpayers within the territory of the dissolved district, as far as practicable. (§ 57452.) In the case of dissolution with annexation, the successor agency "steps into the shoes" of the former district and assumes its corporate powers over the dissolved district's territory. (§ 56886.)

**c. Effective Date**

Finally, the dissolution's effective date is the date set forth in LAFCO's resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the dissolution. (§ 57202(a).) If LAFCO's resolution does not establish an effective date, the dissolution is effective on the date the dissolution is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

**5. Dissolution with Annexation**

The Act's provisions expressly allow LAFCO to "select" a successor to "step into the shoes" of the dissolved district. Section 56886 permits LAFCO to impose a condition on a dissolution that will grant one agency all of the remaining assets of the dissolved district. (§ 56886(h) and (i).) When LAFCO imposes such conditions, the agency granted all of the dissolved district's remaining assets becomes the "successor" agency pursuant to Section 57451. Specifically, Section 57451(d) provides that:

If the terms and conditions provide that all of the remaining assets of a dissolved district shall be distributed to a single existing district, the single existing district is the successor.

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<sup>21</sup> See, Footnote 12.

In such an instance, for example, if one of the remaining assets of a dissolved district is that district's water distribution facilities, including pipelines and water treatment facilities, these assets will be put to use for the purpose of distributing water by the successor district. The provisions of Section 57463 support this conclusion. Section 57463 provides that after all debts are paid, any assets remaining may be used for any lawful purpose of the public agency to which the assets have been distributed for the benefit of the lands, inhabitants and taxpayers within the territory of the dissolved district, as far as practicable. (§ 57463.) Applying the intent of Section 57463 to the water distribution facilities example would allow the public agency to which the assets have been distributed to continue to use the water distribution facilities. In essence, the agency receiving the dissolved district's remaining assets, which may be the successor agency, steps into the shoes of the dissolved district.

**a. Initiation of Reorganization Consisting of Dissolution with Annexation**

A reorganization consisting of a dissolution with annexation may be initiated by petition, Resolution of Application by one special district, or if initiated pursuant to Section 56853, the reorganization can be initiated by the legislative bodies of two or more special districts.

**i. Protest/Election/Certificate of Completion**

When a reorganization application consists of a dissolution of one or more districts and the annexation of all or substantially all the territory into another district and the application is initiated by two or more districts pursuant to Section 56853, the protest thresholds to trigger an election are set out in Section 57077.3(b)(1)(A) and (B). Section 57077.3(b)(1)(A) and (B) provides as follows:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, the affected territory.
- (B) In the case of a landowner-voter district, that the territory is uninhabited, and that protests have been signed by at least 25 percent of the number of landowners within the affected territory, owning at least 25 percent of the assessed value of land within the territory.

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For proposals initiated by a single special district, or by petition, LAFCO must order the reorganization subject to confirmation by the voters if it receives protests meeting the following thresholds:

- (1) In the case of inhabited territory, protests have been signed by either of the following:
  - (A) At least 25 percent of the number of landowners within any subject agency within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (B) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory.
- (2) In the case of a landowner-voter district, the territory is uninhabited, and protests have been signed by at least 25 percent of the number of landowners within any subject agency within the affected territory, owning at least 25 percent of the assessed value of land within the subject agency.

(§ 57077.4(b)(1)(A) and (B).)

For dissolution with annexation initiated under Section 56853, if LAFCO is required to submit the reorganization to the voters pursuant to Section 57077.3(b), the election will be held and the measure must pass within the territory of each district ordered to be dissolved. (§ 57118(a).) On the other hand, if the dissolution with annexation is initiated by petition or by Resolution of Application by one district, and if there is sufficient protest under Section 57077.4, the election will be held separately within the territory of each affected district that has filed a petition meeting the requisite protest requirements.<sup>22</sup> LAFCO's resolution must provide the question to be submitted to the voters, specify any reorganization terms and conditions, and state the vote required to confirm the dissolution. (§ 57115.) The election procedures and requirements are set forth in Section 57125 *et seq.*

If an election is held and the majority of voters vote against the reorganization, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) However, if the majority of the voters vote for the dissolution, the LAFCO Executive Officer must execute a certificate of completion confirming the order of reorganization. (§ 57176.) If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

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<sup>22</sup> Section 57118(f) requires that elections for reorganizations consisting of a dissolution and annexation be held separately within the territory of each affected district that has filed a petition meeting the requirements of Section 57077.4(b).



**C. MERGER**

**1. Brief History**

Prior to 1965, the state of the law in California was that the inclusion of the entire territory of a special district within the boundaries of a city resulted in the automatic merger of the special district into the city, thereby eliminating the special district. The rationale behind this doctrine, dubbed the “Doctrine of Automatic Merger,” was the avoidance of the “duplication of functions - otherwise two distinct governmental bodies claiming to exercise the same authority, powers and franchises simultaneously over the same territory would ‘produce intolerable confusion, if not constant conflict.’” (*City of Downey v. Downey Water Dist.* (1962) 202 Cal.App.2d 786, 792 (citations omitted).)

In 1965, the Legislature enacted the District Reorganization Act of 1965, effective September 17, 1965 (Stats 1965 ch 2043 §§ 2), adding Government Code section 56400 as follows:

The Legislature hereby declares that the doctrine of automatic merger of a district with a city or the merger by operation of law of a district with a city shall have and be given no further force or effect. The existence of a district shall not be extinguished or terminated as a result of the entire territory of such district being heretofore or hereafter included within a city unless such district be merged with such city as a result of proceedings taken pursuant to this division.

This very language is now part of the Act and is set forth in Section 56116.

A merger now can only occur as a result of proceedings taken pursuant to the Act. The term “merger” for purposes of the Act is defined as:

The termination of the existence of a district when the responsibility for the functions, services, assets, and liabilities of that district are assumed by a city as a result of proceedings taken pursuant to this division.

(§ 56056.)

**2. LAFCO-Initiated Merger**

LAFCO may initiate a merger of a district with a city if it is consistent with a recommendation or conclusion of a study prepared pursuant to Sections 56378, 56425, or 56430 and LAFCO makes the determinations specified in Section 56881(b). (§ 56375(a)(3).) Sections 56378, 56425, and 56430 require LAFCO to study existing agencies and make determinations regarding spheres of influence and conduct service reviews of the municipal services provided in the area for review. Section 56881(b) requires LAFCO to make all of the following determinations with regard to the proposed merger:

- (1) Public service costs of a proposal that the LAFCO is authorizing are likely to be less than or substantially similar to the costs of alternate means of providing the service.
- (2) Promotes public access and accountability for community services needs and financial resources.

Before LAFCO may take action on a proposal to merger, LAFCO must hold a public hearing on the proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating a merger proposal.

All proposals for merger, except for proposals for the merger of an existing subsidiary district, also must consider the establishment of a subsidiary district as well.<sup>23</sup>

**a. Protest/Election/Certificate of Completion**

LAFCO is required to place a merger before the voters, regardless of whether a subject agency has objected, where written protests have been filed in accordance with Section 57113. (§ 57107(b)(3).) Notwithstanding Section 57107(b), the commission shall not order the merger without the consent of the subject city. (§ 57107(c).) Section 57113 requires LAFCO to submit a merger to the voters if LAFCO receives protests signed by the following:

- (a) In the case of inhabited territory, protests have been signed by either of the following:
  - (1) At least 10 percent of the number of landowners within any subject agency within the affected territory who own at least 10 percent of the assessed value of land within the territory. However, if the number of landowners within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the landowners who own at least 25 percent of the assessed value of land within the territory of the subject agency.
  - (2) At least 10 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory. However, if the number of voters entitled to vote within a subject agency is less than 300, the protests shall be signed by at least 25 percent of the voters entitled to vote.

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<sup>23</sup> Section 56118 specifically provides: “Except for a proposal for the merger of a then existing subsidiary district, any proposal for a merger or establishment of a subsidiary district authorized by this division shall contain a request in the alternative, requesting either a merger or the establishment of a subsidiary district, as may be determined during the course of the proceedings. Any proposal requesting only merger shall be deemed to also include a request for the establishment of a subsidiary district and any proposal requesting only the establishment of a subsidiary district shall be deemed to also include a request for merger.”

- (b) In the case of a landowner-voter district, the territory is uninhabited and protests have been signed by at least 10 percent of the number of landowners within any subject agency within the affected territory, who own at least 10 percent of the assessed value of land within the territory. However, if the number of landowners entitled to vote within a subject agency is less than 300, protests shall be signed by at least 25 percent of the landowners entitled to vote.

If required to submit a merger to the voters, the election will be held within the “entire territory of each district ordered to be merged with. . . or both within the district and within the entire territory of the city outside the boundaries of the district.” (§ 57118(b)).<sup>24</sup> LAFCO’s resolution must also provide the question to be submitted to the voters, specify any merger terms and conditions, and state the vote required to confirm the merger. (§ 57115.) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters vote against the merger, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) In addition, no new proposal for a merger or establishment of a subsidiary district involving the same district may be filed within two years of the date of the certificate of termination proceedings. (§ 57112 (a).) LAFCO may waive this prohibition if it finds the prohibition is detrimental to the public interest. (§ 57112(b).) However, if the majority of the voters vote for a merger, the LAFCO Executive Officer must execute a certificate of completion confirming the order of merger.<sup>25</sup> (§ 57177.) If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

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<sup>24</sup> Pursuant to Section 57108, however, if a petition meeting certain requirements is submitted prior to the conclusion of the protest hearing, the election will only be called, held and conducted within the district to be merged with, or established as, a subsidiary district of a city. Section 57108 provides as follows:

At any time prior to the conclusion of the protest hearing by the commission ordering the district to be merged with or established as a subsidiary district of a city, a petition may be filed with the executive officer referring, by date of adoption, to the commission’s resolution making determinations and requesting that any election upon that question be called, held, and conducted only within that district. Any petition so filed shall be immediately examined and certified by the executive officer by the same method and in the same manner as provided in Sections 56707 to 56711, inclusive, for the examination of petitions by the executive officer.

The commission shall forward the proposal to the affected city, and the affected city shall call, hold, and conduct any election upon the question of a merger or the establishment of a subsidiary district only within the district to be merged or established as a subsidiary district, if the executive officer certifies that any petition so filed was signed by either of the following:

- (a) In the case of a registered voter district, by not less than 10 percent of the registered voters of the district.
- (b) In the case of a landowner-voter district, by not less than 10 percent of the number of landowner-voters within the district who also own not less than 10 percent of the assessed value of land within the district.

<sup>25</sup> Section 57177 establishes additional requirements for certificates of completion confirming a merger and/or establishment of a subsidiary district.

**b. Effect of Merger**<sup>26</sup>

On the effective date of the merger, the district ceases to exist and all district funds and all district property is vested in the city. (§§ 57525 & 57526.) The city becomes liable on all debts of the merged district. (§ 57531.) The city must use district funds and property to pay outstanding bonds and other obligations of the merged district. (§ 57528.) If any debts are to be paid from taxes levied on property in the district, the city council will collect those taxes as they become due as provided for under the principal act of the merged district. (§ 57529.) All funds that are unencumbered by debt may be used for any lawful purpose by the city, however, the city, "so far as may be practicable," shall use those funds to benefit the land and inhabitants within the former merged district area. (§ 57533.)

**c. Effective Date**

Finally, the merger's effective date is the date set forth in LAFCO's resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the merger. (§ 57202(a).) If LAFCO's resolution does not establish an effective date, the merger is effective on the date the merger is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

**3. District/City-Initiated Merger**

The legislative body of a district or city wishing to merge with a city or district must submit a Resolution of Application to the LAFCO Executive Officer of the principal county. (§ 56658(a).) The Application must contain the components set forth in Appendix "B" to this Memorandum, which include, in part, a Resolution of Application (see Appendix "C") and a Plan for Providing Services (see Appendix "D").

Within 30 days of receiving the Application, the Executive Officer must determine if it is complete and acceptable for filing. (§ 56658(c).) If no determination is made within this time frame and the appropriate fees have been paid, then the Application shall be deemed to have been accepted for filing. (§ 56658(e).) The Executive Officer must accept an Application for filing if it is in the form prescribed by LAFCO and it contains all the information required in Appendix "B." (§ 56658(e).) Within 90 days of accepting a proposal for filing, the Executive Officer must set a hearing date. (§ 56658(h).)

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<sup>26</sup> This section of the Memorandum summarizes the default general conditions applicable to mergers, as set out in Section 57525 *et seq.* Pursuant to Section 57302, these general conditions only apply if LAFCO does not impose any of the specific terms and conditions authorized under Section 56886. In the event LAFCO does impose terms and conditions under Section 56886, Section 57302 states that those terms and conditions become the "exclusive terms and conditions of the change of organization or reorganization and shall control over the general provisions of this part." The language in Section 57302 conflicts with newly enacted revisions to Section 56886, which specifies that terms and conditions imposed under Section 56886 "shall prevail in the event of a conflict between a specific term and condition authorized [pursuant to Section 56866] and any of the general provisions [set out at Section 57300 *et seq.*]." The Legislative Committee of CALAFCO will undertake a review of the inconsistencies between Sections 56886 and 57302.

Before the hearing, the Executive Officer must prepare a report on the Application, including his or her recommendation on the Application and give a copy of the report to every affected district, agency, and city. (§ 56665.) At the hearing, LAFCO hears and receives written and oral protests and evidence as well as the Executive Officer's report and the Plan for Providing Services. (§ 56666.) Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the merger proposal. LAFCO may also impose terms and conditions pursuant to Section 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

LAFCO is required to place a merger before the voters, if written protests have been filed meeting the requirements of Section 57107(b)(1), where a subject agency has not objected by resolution to the proposal, or Section 57107(b)(2), where a subject agency has objected by resolution to the proposal. (§ 57107(a).) Notwithstanding Section 57107(b), the commission shall not order the merger without the consent of the subject city. (§ 57107(c).) Section 57107(b)(1) sets forth the following protest threshold:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, the affected territory.
- (B) In the case of a landowner-voter district, that the territory is uninhabited, and that protests have been signed by at least 25 percent of the number of landowners within the affected territory owning at least 25 percent of the assessed value of land within the territory.

Section 57107(b)(2) requires the following protest threshold:

- (A) In the case of inhabited territory, protests have been signed by either of the following:
  - (i) At least 25 percent of the number of landowners within any subject agency within the affected territory who own at least 25 percent of the assessed value of land within the territory.
  - (ii) At least 25 percent of the voters entitled to vote as a result of residing within, or owning land within, any subject agency within the affected territory.

- (B) In the case of a landowner-voter district, that the territory is uninhabited and protests have been signed by at least 25 percent of the number of landowners within any subject agency within the affected territory, owning at least 25 percent of the assessed value of land within the subject agency.

If LAFCO is required to submit a merger to the voters pursuant to Section 57107, the election will be held within the “entire territory of each district ordered to be merged with. . . or both within the district and within the entire territory of the city outside the boundaries of the district.” (§ 57118(b).)<sup>27</sup> LAFCO’s resolution must provide the question to be submitted to the voters, specify any terms and conditions, and state the vote required to confirm the merger. (§ 57115.) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters vote against the merger, LAFCO must adopt a certificate of termination of proceedings. (§ 57179.) In addition, no new proposal for a merger or establishment of a subsidiary district involving the same district may be filed within two years of the date of the certificate of termination proceedings. (§ 57112(a).) LAFCO may waive this prohibition if it finds the prohibition is detrimental to the public interest. (§ 57112(b).) However, if the majority of the voters vote for the merger, the LAFCO Executive Officer must execute a certificate of completion confirming the order of merger. (§ 57177.)<sup>28</sup> If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

**b. Effect of Merger**<sup>29</sup>

On the effective date of the merger, the district ceases to exist and all district funds and all district property is vested in the city. (§§ 57525 & 57526.) The city becomes liable on all debts of the merged district. (§ 57531.) The city must use district funds and property to pay outstanding bonds and other obligations of the merged district. (§ 57528.) If any debts are to be paid from taxes levied on property in the district, the city council will collect those taxes as they become due as provided for under the principal act of the merged district. (§ 57529.) All funds that are unencumbered by debt may be used for any lawful purpose by the city, however, the city, “so far as may be practicable,” shall use those funds to benefit the land and inhabitants within the former merged district area. (§ 57533.)

**c. Effective Date**

Finally, the merger’s effective date is the date set forth in LAFCO’s resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the merger. (§ 57202(a).) If LAFCO’s resolution does not establish an effective date, the merger is effective on the date the merger is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

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<sup>27</sup> See, Footnote 24.

<sup>28</sup> See, Footnote 25.

<sup>29</sup> See, Footnote 26.

**4. Petition-Initiated Merger**

A district of limited powers which overlaps a city may be merged into a city by petition signed by the requisite number of registered voters or landowners, depending upon the specifics of the district's statutory authorization. Prior to circulating any petition, however, the proponents for change of organization must file a notice of intention to circulate a petition with LAFCO. (§ 56700.4(a).) After a notice of intention to circulate the petition is filed, the petition may be circulated for the appropriate signatures. (§ 56700.4(b).) For a merger, voters or landowners must sign a petition as follows:

- (a) For a registered voter district, by either of the following:
  - (1) Five percent of the registered voters of the district.
  - (2) Five percent of the registered voters residing within the territory of the city outside the boundaries of the district.
- (b) For a landowner-voter district, by either of the following:
  - (1) Five percent of the number of landowner-voters within the district who also own not less than 5 percent of assessed value of land within the district.
  - (2) Five percent of the registered voters residing within the territory of the city outside the boundaries of the district.

(§ 56866.)

The petitioners must submit an Application for merger to the LAFCO Executive Officer of the principal county. (§ 56658(a).) The Application must contain those elements set forth in Appendix "B" to this Memorandum. Additionally, the petition must contain all of the requirements delineated in Section 56700 attached to this Memorandum as Appendix "C." Once a petition is qualified by the Executive Officer, the Executive Officer issues a certificate of filing to the applicant. (§ 56658(d)-(h).) Within 90 days of issuing the certificate of filing, the Executive Officer must set a hearing. (§ 56658(h).)

Before LAFCO may take action on a merger proposal, LAFCO must hold a public hearing on the proposal or report and recommendation of a reorganization committee. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the proposal. LAFCO may also impose terms and conditions pursuant to Section 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

LAFCO is required to place a merger before the voters, if written protests have been filed meeting the requirements of Section 57107(b)(1), where a subject agency has not objected by resolution to the proposal, or Section 57107(b)(2), where a subject agency has objected by resolution to the proposal. (§ 57107(a).) These threshold limits are delineated in Section C(3)(a), above. Notwithstanding Section 57107(b), the commission shall not order the merger without the consent of the subject city. (§ 57107(c).)

If LAFCO is required to submit a merger to the voters pursuant to Section 57107, the election will be held within the “entire territory of each district ordered to be merged with. . . or both within the district and within the entire territory of the city outside the boundaries of the district.” (§ 57118(b).)<sup>30</sup> LAFCO’s resolution must provide the question to be submitted to the voters, specify any merger terms and conditions, and state the vote required to confirm the merger. (§ 57115.) The election procedures and requirements are set forth in Section 57125 et seq.

If an election is held and the majority of voters vote against the merger, LAFCO must adopt a certificate of termination proceedings. (§ 57179.) However, if the majority of the voters vote for the merger, LAFCO Executive Officer must execute a certificate of completion confirming the order of merger. (§ 57177.)<sup>31</sup> If no election is required to be held, LAFCO must still execute a certificate of completion and make the requisite filings. (§ 57200.)

**b. Effect of Merger**<sup>32</sup>

On the effective date of the merger, the district ceases to exist and all district funds and all district property is vested in the city. (§§ 57525 & 57526.) The city becomes liable on all debts of the merged district. (§ 57531.) The city must use district funds and property to pay outstanding bonds and other obligations of the merged district. (§ 57528.) If any debts are to be paid from taxes levied on property in the district, the city council will collect those taxes as they become due as provided for under the principal act of the merged district. (§ 57529.) All funds that are unencumbered by debt may be used for any lawful purpose by the city, however, the city, “so far as practicable” shall use those funds to benefit the land and inhabitants within the former merged district area. (§ 57533.)

**c. Effective Date**

Finally, the merger’s effective date is the date set forth in LAFCO’s resolution, so long as it is neither earlier than the date the certificate of completion is executed, nor later than nine months after an election in which the majority of voters vote for the merger. (§ 57202(a).) If LAFCO’s resolution does not establish an effective date, the merger is effective on the date the merger is recorded by the county recorder, or if there are two counties involved, on the last date of recordation. (§ 57202(c).)

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<sup>30</sup> See, Footnote 24.

<sup>31</sup> See, Footnote 25.

<sup>32</sup> See, Footnote 26.



**5. Limitations on Merger**

As stated above the subject city must consent to the merger. (§ 57107(c).)

**D. ESTABLISHMENT OF A SUBSIDIARY DISTRICT**

**1. A Brief History**

The procedures for establishment of a subsidiary district were established by the legislature in 1965 by the adoption of the District Reorganization Act of 1965, effective September 17, 1965 (Stats 1965 ch 2043 §§ 2), which added Government Code sections 56073, 56401, and 56405.

For purposes of the current version of the Act, the term “subsidiary district” is a district in which a city council is designated as, and empowered to act as, the ex officio board of directors of the district. (§ 56078.) A subsidiary district may be established if, upon the date of the commission’s order, the commission determines that either of the following situations exist:

- (a) The entire territory of the district is included within the boundaries of a city.
- (b) A portion or portions of the territory of the district are included within the boundaries of a city and that portion or portions meet both of the following requirements.
  - (1) Represents 70 percent or more of the area of land within the district. . . .
  - (2) Contains 70 percent or more of the number of registered voters who reside within the district as shown on the voters’ register in the office of the county clerk or registrar of voters.

(§ 57105.)

**2. LAFCO-Initiated Establishment of a Subsidiary District**

LAFCO may initiate the establishment of a subsidiary district if it is consistent with a recommendation or conclusion of a study prepared pursuant to Sections 56378, 56425, or 56430, and LAFCO makes the determinations specified in Section 56881(b). (§ 56375(a)(3).) Sections 56378, 56425, and 56430 require LAFCO to study existing agencies, to make determinations regarding spheres of influence, and to conduct service reviews of the municipal services provided in the area for review. Section 56881(b) requires LAFCO to make all of the following determinations with regard to the proposed establishment of a subsidiary district:

- (1) Public service costs of a proposal that the LAFCO is authorizing are likely to be less than or substantially similar to the costs of alternate means of providing the service.

- (2) The proposal promotes public access and accountability for community services needs and financial resources.

Before LAFCO may take action on a proposal for the establishment of a subsidiary district, LAFCO must hold a public hearing on the proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating the proposal for the establishment of a subsidiary district.

All proposals for establishment of a subsidiary district must also consider merger.<sup>33</sup>

**a. Protest/Election/Certificate of Completion**

The protest and election procedures and the requirements for a certificate of completion for the establishment of a subsidiary district initiated by LAFCO are the same as the procedures applicable to LAFCO-initiated mergers, as more particularly described in Section C(2)(a), above.

**b. Effect of the Establishment of a Subsidiary District**<sup>34</sup>

On or after the effective date of the establishment of a subsidiary district, the city council shall be designated, and shall be empowered to act as the ex officio board of directors of the district. The district shall continue to operate as a separate legal entity with all of the powers, rights, duties, obligations, and functions provided for by the principal act, except for any provisions relating to the selection or removal of the members of the board of directors of the district. (§ 57534.) If a court determines that holding office both as a member of city council and as a member of the board of directors is incompatible, the court may order that person to vacate the board of director position but not the position on city council. (§ 57535.) The court must order the position on the board of directors to be filled in accordance with the principal act of the subsidiary district. (§ 57535.)

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<sup>33</sup> Section 56118 specifically provides: “Except for a proposal for the merger of a then existing subsidiary district, any proposal for a merger or establishment of a subsidiary district authorized by this division shall contain a request in the alternative, requesting either a merger or the establishment of a subsidiary district, as may be determined during the course of the proceedings. Any proposal requesting only merger shall be deemed to also include a request for the establishment of a subsidiary district and any proposal requesting only the establishment of a subsidiary district shall be deemed to also include a request for merger.”

<sup>34</sup> This section of the Memorandum summarizes the default general conditions applicable to establishment of a subsidiary district, as set out in Section 57525 *et seq.* Pursuant to Section 57302, these general conditions only apply if LAFCO does not impose any of the specific terms and conditions authorized under Section 56886. In the event LAFCO does impose terms and conditions under Section 56886, Section 57302 states that those terms and conditions become the “exclusive terms and conditions of the change of organization or reorganization and shall control over the general provisions of this part.” The language in Section 57302 conflicts with newly enacted revisions to Section 56886, which specifies that terms and conditions imposed under Section 56886 “shall prevail in the event of a conflict between a specific term and condition authorized [pursuant to Section 56866] and any of the general provisions [set out at Section 57300 *et seq.*].” The Legislative Committee of CALAFCO will undertake a review of the inconsistencies between Sections 56886 and 57302.

**c. Effective Date of the Establishment of a Subsidiary District**

The effective date for the establishment of a subsidiary district is the same as the effective date for a merger, as more particularly described in Section C(2)(c), above.

**3. District-Initiated Establishment of a Subsidiary District**

The legislative body of a district wishing to establish itself as a subsidiary district may submit a Resolution of Application to the LAFCO Executive Officer of the principal county. (§ 56658(a).) The Application must contain the components set forth in Appendix "B" to this Memorandum, which include, in part, a Resolution of Application (see Appendix "C") and a Plan for Providing Services (see Appendix "D").

Before the hearing, the Executive Officer must prepare a report on the Application including his or her recommendation on the Application and give a copy of the report to every affected district, agency, and city. (§ 56665.) At the hearing, LAFCO hears and receives written and oral protests and evidence as well as the Executive Officer's report and the Plan for Providing Services. (§ 56666.) Section 56668 requires LAFCO to consider the factors set forth in Appendix "A" to this Memorandum in evaluating the proposal. LAFCO may also impose terms and conditions pursuant to Section 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

The protest and election procedures and the requirements for a certificate of completion for the establishment of a subsidiary district initiated by a district are the same as the procedures applicable to district-initiated mergers, as more particularly described in Section C(3)(a), above.

**b. Effect of the Establishment of a Subsidiary District<sup>35</sup>**

On or after the effective date of the establishment of a subsidiary district, the city council shall be designated, and shall be empowered to act as the ex officio board of directors of the district. The district shall continue to operate as a separate legal entity with all of the powers, rights, duties, obligations, and functions provided for by the principal act, except for any provisions relating to the selection or removal of the members of the board of directors of the district. (§ 57534.) If a court determines that holding office both as a member of city council and as a member of the board of directors is incompatible, the court may order that person to vacate the board of director position but not the position on city council. (§ 57535.) The court must order the position on the board of directors to be filled in accordance with the principal act of the subsidiary district. (§ 57535.)

**c. Effective Date of the Establishment of a Subsidiary District**

The effective date for the establishment of a subsidiary district is the same as the effective date for a merger, as more particularly described in Section C(3)(c), above.

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<sup>35</sup> See, Footnote 34.

**4. City-Initiated Establishment of a Subsidiary District**

The legislative body of a city wishing to establish a subsidiary district may submit a Resolution of Application to the LAFCO Executive Officer of the principal county. (§ 56658(a).) The Application must contain the components set forth in Appendix “B” to this Memorandum, which include, in part, a Resolution of Application (see Appendix “C”) and a Plan for Providing Services (see Appendix “D”).

Section 56861 requires LAFCO to provide notice to subject districts within ten days of receiving such a proposal. Subject districts may then either 1) consent to the proposal or 2) adopt a resolution of intent to submit an alternative proposal. If a subject district files a resolution of intention to file an alternative proposal, the Executive Officer may not take further action on the original proposal for 70 days. (§ 56862.) If the subject district fails to submit an alternative proposal during that 70 day period, it is deemed to have consented to the original proposal. (*Id.*) If the subject district submits a timely alternative proposal, the Executive Officer will analyze and report on both the original proposal and the alternative proposal so that “both proposals may be considered simultaneously at a single hearing.” (*Id.*)

Before LAFCO may take action on a proposal for the establishment of a subsidiary district, LAFCO must hold a public hearing on the proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating a proposal for the establishment of a subsidiary district. LAFCO may also impose terms and conditions pursuant to Sections 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

The protest and election procedures and the requirements for a certificate of completion for the establishment of a subsidiary district initiated by a city are the same as the procedures applicable to city initiated mergers, as more particularly described in Section C(3)(a), above.

**b. Effect of the Establishment of a Subsidiary District<sup>36</sup>**

On or after the effective date of the establishment of a subsidiary district, the city council shall be designated, and shall be empowered to act as the ex officio board of directors of the district. The district shall continue to operate as a separate legal entity with all of the powers, rights, duties, obligations, and functions provided for by the principal act, except for any provisions relating to the selection or removal of the members of the board of directors of the district. (§ 57534.) If a court determines that holding office both as a member of city council and as a member of the board of directors is incompatible, the court may order that person to vacate the board of director position but not the position on city council. (§ 57535.) The court must order the position on the board of directors to be filled in accordance with the principal act of the subsidiary district. (§ 57535.)

**c. Effective Date of the Establishment of a Subsidiary District**

The effective date for the establishment of a subsidiary district is the same as the effective date for a merger, as more particularly described in Section C(3)(c), above.

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<sup>36</sup> See, Footnote 34.

**5. Petition-Initiated Establishment of a Subsidiary District**

A proposal to establish a district of limited powers as a subsidiary district of a city may be initiated by petition. Section 56866 requires that the petition be signed as follows:

- (a) For a registered voter district, by either of the following:
  - (1) Five percent of the registered voters of the district.
  - (2) Five percent of the registered voters residing within the territory of the city outside the boundaries of the district.
- (b) For a landowner-voter district, by either of the following:
  - (1) Five percent of the number of landowner-voters within the district who also own not less than 5 percent of assessed value of land within the district.
  - (2) Five percent of the registered voters residing within the territory of the city outside the boundaries of the district.

Section 56861 requires LAFCO to provide notice to subject districts within ten days of receiving such a proposal. Subject districts may then either 1) consent to the proposal or 2) adopt a resolution of intent to submit an alternative proposal. If a subject district files a resolution of intention to file an alternative proposal, the Executive Officer may not take further action on the original proposal for 70 days. (§ 56862.) If the subject district fails to submit an alternative proposal during that 70 day period, it is deemed to have consented to the original proposal. (*Id.*) If the subject district submits a timely alternative proposal, the Executive Officer will analyze and report on both the original proposal and the alternative proposal so that “both proposals may be considered simultaneously at a single hearing.” (*Id.*)

Before LAFCO may take action on a proposal for the establishment of a subsidiary district, LAFCO must hold a public hearing on the proposal. (§ 56662(b).) Section 56668 requires LAFCO to consider the factors set forth in Appendix “A” to this Memorandum in evaluating a proposal for the establishment of a subsidiary district. LAFCO may also impose terms and conditions pursuant to Section 56885.5 and 56886.

**a. Protest/Election/Certificate of Completion**

The procedures for protest, election and the requirements for the certificate of completion are the same as a petition-initiated merger, as more particularly described in Section C(4)(a), above.

**b. Effect of the Establishment of a Subsidiary District**<sup>37</sup>

On or after the effective date of the establishment of a subsidiary district, the city council shall be designated, and shall be empowered to act as the ex officio board of directors of the district. The district shall continue to operate as a separate legal entity with all of the powers, rights, duties, obligations, and functions provided for by the principal act, except for any provisions relating to the selection or removal of the members of the board of directors of the district. (§ 57534.) If a court determines that holding office both as a member of city council and as a member of the board of directors is incompatible, the court may order that person to vacate the board of director position but not the position on city council. (§ 57535.) The court must order the position on the board of directors to be filled in accordance with the principal act of the subsidiary district. (§ 57535.)

**c. Effective Date of the Establishment of a Subsidiary District**

The effective date for the establishment of a subsidiary district is the same as the effective date for a merger, as more particularly described in Section C(4)(a), above.

**6. Limitations on the Establishment of a Subsidiary District**

A proposal for the establishment of a subsidiary district cannot go forward without the consent of the subject city. (§ 57107(c).) Additionally a subsidiary district may only be established if on the date of LAFCO's order the statutory requirements regarding the amount of subsidiary district territory and the number of district voters within the governing city's territory are met.

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<sup>37</sup> See, Footnote 34.

**APPENDIX "A"**  
**FACTORS**

**Section 56668.**

Factors to be considered in the review of a proposal shall include, but not be limited to, all of the following:

- (a) Population and population density; land area and land use; per capita assessed valuation; topography, natural boundaries, and drainage basins; proximity to other populated areas; the likelihood of significant growth in the area, and in adjacent incorporated and unincorporated areas, during the next 10 years.
- (b) The need for organized community services; the present cost and adequacy of governmental services and controls in the area; probable future needs for those services and controls; probable effect of the proposed incorporation, formation, annexation, or exclusion and of alternative courses of action on the cost and adequacy of services and controls in the area and adjacent areas. "Services," as used in this subdivision, refers to governmental services whether or not the services are services which would be provided by local agencies subject to this division, and includes the public facilities necessary to provide those services.
- (c) The effect of the proposed action and of alternative actions, on adjacent areas, on mutual social and economic interests, and on the local governmental structure of the county.
- (d) The conformity of both the proposal and its anticipated effects with both the adopted commission policies on providing planned, orderly, efficient patterns of urban development, and the policies and priorities in Section 56377.
- (e) The effect of the proposal on maintaining the physical and economic integrity of agricultural lands, as defined by Section 56016.
- (f) The definiteness and certainty of the boundaries of the territory, the nonconformance of proposed boundaries with lines of assessment or ownership, the creation of islands or corridors of unincorporated territory, and other similar matters affecting the proposed boundaries.
- (g) A regional transportation plan adopted pursuant to Section 65080.
- (h) The proposal's consistency with city or county general and specific plans.
- (i) The sphere of influence of any local agency which may be applicable to the proposal being reviewed.
- (j) The comments of any affected local agency or other public agency.

**BEST BEST & KRIEGER**  
**ATTORNEYS AT LAW**

- (k) The ability of the newly formed or receiving entity to provide the services which are the subject of the application to the area, including the sufficiency of revenues for those services following the proposed boundary change.
- (l) Timely availability of water supplies adequate for projected needs as specified in Section 65352.5.
- (m) The extent to which the proposal will affect a city or cities and the county in achieving their respective fair shares of the regional housing needs as determined by the appropriate council of governments consistent with Article 10.6 (commencing with Section 65580) of Chapter 3 of Division 1 of Title 7.
- (n) Any information or comments from the landowner or owners, voters, or residents of the affected territory.
- (o) Any information relating to existing land use designations.
- (p) The extent to which the proposal will promote environmental justice. As used in this subdivision, "environmental justice" means the fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public services.

**Section 56668.3.**

- (a) If the proposed change of organization or reorganization includes a city detachment or district annexation, except a special reorganization, and the proceeding has not been terminated based upon receipt of a resolution requesting termination pursuant to either Section 56751 or Section 56857, factors to be considered by the commission shall include all of the following:
  - (1) In the case of district annexation, whether the proposed annexation will be for the interest of landowners or present or future inhabitants within the district and within the territory proposed to be annexed to the district.
  - (2) In the case of a city detachment, whether the proposed detachment will be for the interest of the landowners or present or future inhabitants within the city and within the territory proposed to be detached from the city
  - (3) Any factors which may be considered by the commission as provided in Section 56668.
  - (4) Any resolution raising objections to the action that may be filed by an affected agency.
  - (5) Any other matters which the commission deems material.
- (b) The commission shall give great weight to any resolution raising objections to the action that is filed by a city or a district. The commission's consideration shall be based only on financial or service related concerns expressed in the protest.



Except for findings regarding the value of written protests, the commission is not required to make any express findings concerning any of the factors considered by the commission.

**Section 56668.5.**

The commission may, but is not required to, consider the regional growth goals and policies established by a collaboration of elected officials only, formally representing their local jurisdictions in an official capacity on a regional or subregional basis. This section does not grant any new powers or authority to the commission or any other body to establish regional growth goals and policies independent of the powers granted by other laws.

**APPENDIX "B"**  
**CONTENTS OF A PROPOSAL APPLICATION**

Each application must include the following information:

- a. A petition or resolution of application initiating the proposal;
- b. A statement of the nature of each proposal;
- c. A map and description acceptable to the executive officer of the boundaries of the subject territory for each proposed change of organization or reorganization;
- d. Any data and information as may be required by any regulation of the commission;
- e. Any additional data and information as may be required by the executive officer pertaining to any of the matters or factors which may be considered by the commission;
- f. The names of the officers or persons, not to exceed three in number, who are to be furnished with copies of the report by the executive officer and who are to be given mailed notice of the hearing.

(§ 56652.)

**APPENDIX "C"**

**CONTENTS OF A RESOLUTION OR PETITION OF APPLICATION**

A resolution of application must include the following:

- a. State the proposal is made [pursuant to Part 3 of Division 3 of the Act [(§ 56650 et seq.)];
- b. State the nature of the proposal and list all proposed changes of organization;
- c. Set forth a description of the boundaries of the affected territory accompanied by a map showing the boundaries;
- d. Set forth any proposed terms and conditions;
- e. State the reason or reasons for the proposal;
- f. State whether the petition is signed by registered voters or owners of land.
- g. Designate not to exceed three persons as chief petitioners, setting forth their names and mailing addresses.
- h. Request that the proceedings be taken for the proposal [pursuant to Part 3 of Division 3 of the Act (§ 56650 et seq.)]; and
- i. State whether the proposal is consistent with the sphere of influence of any affected city or affected district.

(§§ 56654 and 56700.)

**APPENDIX "D"**  
**PLAN FOR PROVIDING SERVICES**

Local agencies submitting a resolution of application for a change of organization must submit a plan for providing services which must include the following:

- b. . . .
1. An enumeration and description of the services to be extended to the affected territory;
  2. The level and range of those services;
  3. An indication of when those services can feasibly be extended to the affected territory;
  4. An indication of any improvement or upgrading of structures, roads, sewer or water facility, or other conditions the local agency would impose or require within the affected territory if the change of organization or reorganization is completed;
  5. Information with respect to how those services would be financed.

(§ 56653(b).)

## Brundage. Peter

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**From:** Jim Templeton <jtemp84@gmail.com>  
**Sent:** Wednesday, February 04, 2015 7:42 PM  
**To:** Brundage. Peter  
**Subject:** dispatch for herald fire  
**Attachments:** call report pg1.pdf; report page 2.pdf

I have attached the dispatch information from the CAD system. Note several herald units went in foute within eight minutes. the retone was at the demnd of assistant chief grubba who explained to me the pagers failed to alret on the firsttone.

Poor weather conditions adversely affected our radio transmissions, however, it is fairly easy to extrapolate the arrival times.

Medic 46 was first on scene with water tanker 87 and engine 87 close behind. Engine 46 and the Wilton water tanker arrived shortly after.

Jim Templeton

02/04/15 11:50:31 Message To: FS087 Message Re-routed from terminal: HER801  
1 #38870002

Incident History for:#F15007737 02/04/15 11:46:09

CLOSED INCIDENT Closed PREM:  
A3 38S3 S3 STRUCTURE FIRE CODE 3 JUR:38 BATT:B38 0116  
15 #007737  
LOC 12977 HERALD RD ,HER 180 2  
097485000  
btwn 11700 BORDEN RD & 11700 QUIGGLE RD (V)  
SRC(911) KATHY 12977 HERALD RD CHEEK,  
KATHLEEN

2097485000 Map:435D2 TB:420C3

MOBILE HOME FIRE...

RCV:01/16/15 034042 ENT:01/16/15 034134 DSP:01/16/15 034203 RSP:01/16/15 034429

ONS:01/16/15 035452

ENG:01/16/15 040324 AMB:01/16/15 035452 ALS:01/16/15 035452

/034134 ENTRY (510167 ) D11 MOBILE HOME FIRE...  
/034140 SLGG (\*\*\*\*\* ) 38RPTR (P-UNIT) M46+ (P-XPT) E87 (P-UNIT) E  
88 (P-UNIT) E287 (P-UNIT) E388 (P-UNIT) E38  
7 (P-UNIT) WT88 (P-UNIT) WT87 (P-UNIT) WT81  
(P-UNIT) 3801 (P-UNIT)

/034203 DISP (510196 ) 38RPTR [00.0] (P-UNIT)  
/034203 \$ASNCAS (510196 ) 38RPTR \$38F15000014  
/034203 ASSG (510196 ) M46 [00.0] (P-XPT)  
/034203 \$ASNCAS (510196 ) M46 \$71F15000735  
/034203 ASSG (510196 ) E87 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) E88 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) E287 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) E388 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) E387 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) WT88 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) WT87 [00.0] (P-UNIT)  
/034203 ASSG (510196 ) WT81 [00.0] (P-UNIT)  
/034203 \$ASNCAS (510196 ) WT81 \$81F15000021  
/034203 ASSG (510196 ) 3801 [00.0] (P-UNIT)  
/034203 AJQ (510196 ) 38RPTR .Auto Alq  
/034304 MISC (510079 ) M46 .V/M LEFT FOR 3803 \*\*\*  
/034331 STPP (510167 ) TXT: UNK IF OCCUPIED...ACCESS THRU GRAVEL R  
OAD ON SOUTHSIDE OF LOC/RP WILL UNLOCK GATE

/034413 MISC (510196 ) 3802 B/C LL  
/034422 VOICED (510196 )  
/034429 \*ENROUT (717210 ) M46 [02:26]  
/034455 ENROUT (510079 ) WT81 [02:52]  
/034511 MISC (510196 ) 3801 .B/C LL  
/034723 MISC (510196 ) .V/M LEFT FOR 3803  
/034725 ENROUT (510079 ) E87 [05:22]  
.AWAITING MPW  
/035008 ENROUT (510079 ) 3801 [08:05]  
/035225 ENROUT (510079 ) E88 [10:22]  
/035231 ENROUT (510079 ) WT87 [10:28]

/035323	SUGG	(*****)		E46+ (P-UNIT)
/035329	ASSG	(510196)	) E46	[00.0] (P-UNIT)
/035329	VOICED	(510196)	)	
/035332	MISC	(510079)	) M46	.VIS FLAMES FROM RDWY
/035452	ONSCNE	(510079)	) M46	[12:49]
				.FULLY INV MOBILE HOME, BYSTANDER STATES UN
				OCCUPIED
/035552	*ENROUT	(717153)	) E46	[02:23]
/040324	*ONSCNE	(717153)	) E46	[09:55]
/040531	ONSCNE	(510079)	) WT81	[23:28]
/041309	ASSGOS	(510079)	) 3802	[IBO]
				.REQ SMUD TO CUT POWER
/041415	MISC	(510079)	) 3802	.ETA FOR SMUD 45 MIN
/042936	AIQ	(510079)	) E287	.NO RESPONSE
/042936	AIQ	(510079)	) E388	
/042936	AIQ	(510079)	) E387	
/042936	AIQ	(510079)	) WT88	
/050431	*AOR	(717210)	) M46	
/055818	AOR	(510079)	) WT81	
/063852	MISC	(510079)	)	.HERALD UNITS AND E46 STILL COMITTED PER 38
				02
/072533	CHGCHN	(510090)	) Channel: A6 --> A3	
/072552	MISC	(510090)	)	.PER 3801, REL TAC, UNITS REMAINING OS FOR
				MOP UP
/072654	*AOR	(717153)	) E46	
/075642	AOR	(510090)	) WT87	
/075642	AOR	(510090)	) 3802	
/080231	AOR	(510090)	) E87	
/080814	AOR	(510090)	) E88	
/080814	AOR	(510090)	) 3801	
/080817	CLOSE	(510090)	)	

+++3





**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street, Suite #100**  
**Sacramento, California 95814**  
**(916) 874-6458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission

FROM: Peter Brundage, Executive Officer

RE: **Fiscal Year (FY) 2015-16 Proposed Budget**

**CONTACT: Donald J. Lockhart AICP, Assistant Executive Officer (916) 874-2937**  
**Donald.Lockhart@SacLAFCo.org**

**RECOMMENDATION**

Adopt the Proposed FY 2015-16 Budget Resolution with total Appropriations of \$970,370.

**DISCUSSION**

This report outlines the FY 2015-16 Proposed Budget based on the best available information. Your Commission must adopt the Proposed Budget by May of each year and a Final Budget by June 15<sup>th</sup>. The Proposed Budget is based on an estimated Fund Balance by projecting year-end expenditures and revenues. Every attempt is made to accurately estimate Fund Balance because it is used as a base funding source for the following year's budget.<sup>1</sup>

The Proposed Budget is being presented this evening, in light of the cancelation of your May Commission meeting. That meeting is recommended to be canceled to accommodate the CALAFCO Staff Workshop.

The Proposed Budget reflects increases for our annual audit, office lease, and increases in charges for systems and data support provided by the County of Sacramento as discussed in this report.

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<sup>1</sup> The final Fund Balance will not be available from the County Auditor until late July or early August. Staff will report back to the Commission in August or September after the Year-End Fund Balance is available to advise the Commission if any adjustments are required.

**Summary FY 2015-16 Proposed Budget**

<b>Appropriations</b>	\$970,320
<b>Funding Sources</b>	
Project Revenues	150,000
Assessments	686,500
Fund Balance-General	116,320
Miscellaneous Project Revenue	15,000
Interest Earnings	<u>2,500</u>
<b>Total Revenue and Assessments</b>	\$970,320

**LAFCo Funding Sources**

LAFCo’s Budget is primarily funded from assessments from contributing agencies, Fund Balance, and project revenue. Project revenue can vary from year to year. The table below summarizes the estimated revenue and funding sources for FY 2015-16.

<b>Summary of Revenue Sources</b>		
<b>Source</b>	<b>Amount</b>	<b>Percent</b>
Fund Balance	\$116,320	12.0 %
Interest	2,500	0.2%
Assessments	686,500	70.7%
Project Revenue	<u>165,000</u>	<u>17.1%</u>
Total Base Budget	\$970,320	100.0%

Fund Balance or carryover is used to help fund next year’s budget. Historically, fund balance has averaged about \$100,000 to \$120,000 for the last several years. Fund Balance is dependent on cost savings and/or revenues in excess of revenue budgeted.

**Affected Agency Assessment**

The proposed budget assumes no assessment increase. Total contributions from other affected agencies will remain at \$686,500, the same as the last eight (8) years. LAFCo’s contribution from the cities, county, and special districts is \$228,833 for each category or 1/3 each. The cities and special districts allocation is calculated as a percentage of their revenue compared to the total revenue for their category. Consequently, individual assessments for each affected agency may vary from year to year, however, the 1/3 share in the amount of \$228,833 will not change next fiscal year. This calculation is pursuant

to State law [GC 56381] and uses the most recent State Controller's Report for Cities and Special Districts to make the assessment allocation to each affected agency.

### **Contributing Agencies**

The Proposed FY 2015-16 Proposed Budget will be distributed to LAFCo's Contributing Agencies for their review and comment.

### **Summary of Reserves, Year End Fund Balance Estimate, Revenues and Expenditures for current FY 2015-16 Budget**

#### **Estimated Fund Balance (6-30-15)**

Fund Balance (Undesignated)	\$116,320
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Currently the Year-End Balance is estimated to be \$116,320. This may be optimistic and it will be adjusted for the Final Budget based on actual information. The actual Year-End Fund Balance is not available until late July. If fund balance is greater than estimated the excess will be placed in reserves, however, if Fund Balance is lower than \$116,320, it may be necessary to transfer a sufficient amount from reserves to balance the FY 2015-16 budget.

#### **General Fund Reserves (6-30-15)**

Reserve Balance (6-30-2015)	\$220,933
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Currently, the Commission General Reserve Fund Balance is \$220,933. This amount has been set aside for unanticipated expenditures, revenue shortfalls and/or litigation. These funds cannot be spent without Commission approval. No increase or decrease is anticipated at this time except as described in the Fund Balance section of this report above.

#### **FY 2015-16 Proposed Budget**

The attached budget summarizes the FY 2015-16 Preliminary Proposed Budget. No significant changes are proposed for the base budget. Project revenue and project expenses are based on anticipated projects for FY 2015-16. The project costs are estimates and could change as would the revenue estimates when additional information becomes available.

#### **Summary of Budget Changes**

##### **Salary and Benefits-No Change**

Salary and Benefits do not reflect any COLA or equity adjustments pursuant to the County of Sacramento and City of Sacramento Personnel Budget Reports. LAFCo staff

are either employees of the County of Sacramento or City of Sacramento. Salary and Benefit adjustments are determined by the respective agencies i.e. either the approval of the Sacramento City Council or County Board of Supervisors. Minor changes represent changes in benefit costs such as medical insurance premiums, retirement contributions, increased employer or employee share of social security taxes, PERS, etc.

Estimated Increase: None

**Service and Supply Accounts**

The service and supply continue to reflect the increases in the amount incurred in the previous FY 2014-15 by approximately \$3,850 from FY 2012-13. These changes in the base budget are attributable to the following changes in allocated costs and auditing fees shown below.

The following table summarizes the net change from FY 2014-15 to FY 2015-16 Proposed Budget. This is a net increase in the FY 2015-16 Proposed Budget, based on current information.

<b>Summary of Budget Changes Between FY 2013-14 and FY 2014-15</b>	
Audit Fees	300
IT Web & Desktop	1000
IT Maintenance	50
WAN Network	300
Messenger Service	200
Lease Facility	<u>2,000</u>
<b>Total Net Increase</b>	<b>\$3,850</b>

**Contract Costs and Revenue**

LAFCo contracts for legal, environmental and surveyor services. All contracts include both reimbursable and non-reimbursable expenses. The reimbursable expenses are related to project and/or applications. The non-reimbursable expenses do not relate to specific projects or applications and reflect the on-going costs of operating as an independent LAFCo.

The following contract amounts represent non-reimbursable expenditures. These accounts have not increased in several years and remain the same as the previous year. For example, legal expenditures may include charges for legal opinions that may be requested by Commissioners, general legal advice, and information that is needed that is not related to a specific project.

**Non-Project**

Legal	\$60,000
Environmental Services	20,000
Surveyor	<u>0</u>
Total Net Cost	\$80,000

**Contingencies**

The Proposed Budget recommends that \$15,220 be budgeted in contingencies to offset unanticipated expenses or revenue shortfalls that may occur during the budget year. This minimal amount remains unchanged from last year. If it is not needed it is a savings that contributes to year-end carryover and Fund Balance.

**Summary of Project Costs and Revenues**

The following table highlights possible projects that may commence in the next fiscal year. The estimated cost of these projects will be entirely offset by revenue. These costs are estimates and could be either higher or lower.

**Estimated Project Costs**

City of Elk Grove SOIA	
Multi-sport Complex	\$25,000
Others TBD	25,000
New Projects	50,000
Project Contingency	<u>50,000</u>
<b>Total</b>	<b>\$150,000</b>

**Estimated Project Revenue**

Project Fees and Revenue	<u>\$150,000</u>
<b>Total</b>	<b>\$150,000</b>

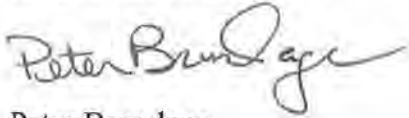
**Operating Efficiencies**

Staff continues to review overall expenditures and evaluate and implement all cost savings opportunities.

**Conclusion and Recommendation**

Based on the estimated year-end Fund Balance, the FY 2015-16 Preliminary Proposed Budget is balanced. However, it may be necessary to take money from reserves to offset any Year-End Fund Balance shortfall. Staff recommends that the Commission adopt the FY 2015-16 Proposed Budget.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Peter Brundage". The signature is fluid and cursive, with the first name "Peter" and last name "Brundage" clearly distinguishable.

Peter Brundage  
Executive Officer

Attachments

DL/PB  
(FY 2015-16 Proposed Budget, April 2015)

**Government Code 56381 - Statutory Funding Formula and Budget Process**

**56381.** (a) The commission shall adopt annually, following noticed public hearings, a proposed budget by May 1 and final budget by June 15. At a minimum, the proposed and final budget shall be equal to the budget adopted for the previous fiscal year unless the commission finds that reduced staffing or program costs will nevertheless allow the commission to fulfill the purposes and programs of this chapter. The commission shall transmit its proposed and final budgets to the board of supervisors, to each city, and to each independent special district.

(b) After public hearings, consideration of comments, and adoption of a final budget by the commission pursuant to subdivision (a), the auditor shall apportion the net operating expenses of a commission in the following manner:

(1) (A) In counties in which there is city and independent special district representation on the commission, the county, cities, and independent special districts shall each provide a one-third share of the commission's operational costs.

(B) The cities' share shall be apportioned in proportion to each city's total revenues, as reported in the most recent edition of the Cities Annual Report published by the Controller, as a percentage of the combined city revenues within a county, or by an alternative method approved by a majority of cities representing the majority of the combined cities' populations.

(C) The independent special districts' share shall be apportioned in proportion to each district's total revenues as a percentage of the combined total district revenues within a county. Except as provided in subparagraph (D), an independent special district's total revenue shall be calculated for non-enterprise activities as total revenues for general purpose transactions less revenue category aid from other governmental agencies and for enterprise activities as total operating and non-operating revenues less revenue category other governmental agencies, as reported in the most recent edition of the "Special Districts Annual Report" published by the Controller, or by an alternative method approved by a majority of the agencies, representing a majority of their combined populations. For the purposes of fulfilling the requirement of this section, a multicounty independent special district shall be required to pay its apportionment in its principal county. It is the intent of the Legislature that no single district or class or type of district shall bear a disproportionate amount of the district share of costs.

(D) (i) For purposes of apportioning costs to a health care district formed pursuant to Division 23 (commencing with Section 32000) of the Health and Safety Code that operates a hospital, a health care district's share, except as provided in clauses (ii) and (iii), shall be apportioned in proportion to each district's net from operations as reported in the most recent edition of the hospital financial disclosure report form published by the Office of Statewide Health Planning and Development, as a percentage of the combined independent special districts' net operating revenues within a county.

(ii) A health care district for which net from operations is a negative number may not be apportioned any share of the commission's operational costs until the fiscal year following positive net from operations, as reported in the most recent edition of the hospital financial disclosure report form published by the Office of Statewide Health Planning and Development.

(iii) A health care district that has filed and is operating under public entity bankruptcy pursuant to federal bankruptcy law, shall not be apportioned any share of the commission's operational costs until the fiscal year following its discharge from bankruptcy.

(iv) As used in this subparagraph "net from operations" means total operating revenue less total operating expenses.

(E) Notwithstanding the requirements of subparagraph (C), the independent special districts' share may be apportioned by an alternative method approved by a majority of the districts, representing a majority of the combined populations. However, in no event shall an individual district's apportionment exceed the amount that would be calculated pursuant to subparagraphs

(C) and (D), or in excess of 50 percent of the total independent special districts' share, without the consent of that district.

(F) Notwithstanding the requirements of subparagraph (C), no independent special district shall be apportioned a share of more than 50 percent of the total independent special districts' share of the commission's operational costs, without the consent of the district as otherwise provided in this section. In those counties in which a district's share is limited to 50 percent of the total independent special districts' share of the commission's operational costs, the share of the remaining districts shall be increased on a proportional basis so that the total amount for all districts equals the share apportioned by the auditor to independent special districts.

(2) In counties in which there is no independent special district representation on the commission, the county and its cities shall each provide a one-half share of the commission's operational costs. The cities' share shall be apportioned in the manner described in paragraph (1).

(3) In counties in which there are no cities, the county and its special districts shall each provide a one-half share of the commission's operational costs. The independent special districts' share shall be apportioned in the manner described for cities' apportionment in paragraph (1). If there is no independent special district representation on the commission, the county shall pay all of the commission's operational costs.

(4) Instead of determining apportionment pursuant to paragraph (1), (2), or (3), any alternative method of apportionment of the net operating expenses of the commission



may be used if approved by a majority vote of each of the following: the board of supervisors; a majority of the cities representing a majority of the total population of cities in the county; and the independent special districts representing a majority of the combined total population of independent special districts in the county. However, in no event shall an individual district's apportionment exceed the amount that would be calculated pursuant to subparagraphs (C) and (D) of paragraph (1), or in excess of 50 percent of the total independent special districts' share, without the consent of that district.

(c) After apportioning the costs as required in subdivision (b), the auditor shall request payment from the board of supervisors and from each city and each independent special district no later than July 1 of each year for the amount that entity owes and the actual administrative costs incurred by the auditor in apportioning costs and requesting payment from each entity. If the county, a city, or an independent special district does not remit its required payment within 60 days, the commission may determine an appropriate method of collecting the required payment, including a request to the auditor to collect an equivalent amount from the property tax, or any fee or eligible revenue owed to the county, city, or district. The auditor shall provide written notice to the county, city, or district prior to appropriating a share of the property tax or other revenue to the commission for the payment due the commission pursuant to this section. Any expenses incurred by the commission or the auditor in collecting late payments or successfully challenging nonpayment shall be added to the payment owed to the commission. Between the beginning of the fiscal year and the time the auditor receives payment from each affected city and district, the board of supervisors shall transmit funds to the commission sufficient to cover the first two months of the commission's operating expenses as specified by the commission. When the city and district payments are received by the commission, the county's portion of the commission's annual operating expenses shall be credited with funds already received from the county. If, at the end of the fiscal year, the commission has funds in excess of what it needs, the commission may retain those funds and calculate them into the following fiscal year's budget. If, during the fiscal year, the commission is without adequate funds to operate, the board of supervisors may loan the commission funds. The commission shall appropriate sufficient funds in its budget for the subsequent fiscal year to repay the loan.

**56381.6.** (a) Notwithstanding the provisions of Section 56381, for counties whose membership on the commission is established pursuant to Sections 56326, 56326.5, 56327, or 56328, the commission's annual operational costs shall be apportioned among the classes of public agencies that select members on the commission in proportion to the number of members selected by each class. The classes of public agencies that may be represented on the commission are the county, the cities, and independent special districts. Any alternative cost apportionment procedure may be adopted by the commission, subject to a majority affirmative vote of the commission that includes the affirmative vote of at least one of the members selected by the county, one of the members selected by the cities, and one of the members selected by districts, if special districts are represented on the commission.

(b) Allocation of costs among individual cities and independent special districts and remittance of payments shall be in accordance with the procedures of Section 56381. Notwithstanding Section 56381, any city that has permanent membership on the commission pursuant to Sections 56326, 56326.5, 56327, or 56328 shall be apportioned the same percentage of the commission's annual operational costs as its permanent member bears to the total membership of the commission, excluding any public members selected by all the members. The balance of the cities' portion of the commission's annual operational costs shall be apportioned to the remaining cities in the county in accordance with the procedures of Section 56381.

## Sacramento Local Agency Formation Commission

Proposed Budget FY 2015-16 (April, 2015)

### Base Budget with Projects

Acct	Description	Amended Final Budget 14-15	Proposed Budget 15-16	Change Increase/(Decrease) \$
<b>Salary and Benefit Accounts</b>				
1000	Total Salaries & Benefits	485,000	485,000	0
1005	Secretary Part time/Intern	37,000	37,000	0
1124	Commission Reimbursement	9,000	9,000	0
1240	Worker's Comp	500	500	0
1250	Unemployment	0	0	0
<b>Total 1000's Account</b>		<b>531,500</b>	<b>531,500</b>	<b>0</b>
<b>Service and Supply Accounts</b>				
2005	Advertising-public notice, meetings etc.	7,500	7,500	0
2022	Periodicals, Books, Subs	2,000	2,000	0
2029	Business & Conf Expenses	12,000	12,000	0
2035	Education/Training	2,200	2,200	0
2039	Employee Transportation	200	200	0
2051	Liability Insurance for Commission	7,000	7,000	0
2061	Membership CaLAFCo Dues	7,500	7,500	0
2076	Office Supplies	8,000	8,000	0
2081	Postage	5,000	5,000	0
2275	Rents/Leases Equipment-Copier	18,000	18,000	0
2505	Accounting/Audit Fees	8,800	9,100	300
2531	Legal Costs projects	0	0	0
2531	Legal-General	60,000	60,000	0
2591	Other Professional Services	30,000	30,000	0
2591	Misc Costs	0	0	0
2591	Misc Billable Project	150,000	150,000	0
2910	County Wide IT Services	1,500	1,550	50
2911	System Dev Svc Web & Desktop Suppor	18,000	19,000	1,000
2912	System Dev Sup Maintence	500	500	0
2916	WAN Wide Area Network	3,900	4,200	300
2917	Security Alarm Monitoring	0	0	0
2921	Printing Services/Duplication	2,250	2,250	0
2923	GS Messenger Services	3,500	3,700	200
2926	GS Stores	1,000	1,000	0
2934	P/W Charges	7,400	7,400	0
2943	Lease Facility Charges	52,500	54,500	2,000
2987	Telephone	3,000	3,000	0
2990	GS Other Dept Svc	500	500	0
2995	County Allocated Costs	7,500	7,500	0
<b>Total 2000's Account</b>		<b>419,750</b>	<b>423,600</b>	<b>3,850</b>
7900	Contingency Base	15,220	15,220	0
7901	Contingency Surplus	0	0	0
	General Purpose Reserve	0	0	0
<b>Total Contingency</b>		<b>15,220</b>	<b>15,220</b>	<b>0</b>
<b>Total Appropriations and Contingency</b>		<b>966,470</b>	<b>970,320</b>	<b>3,850</b>
	Less: Project Revenue-Variou	15,000	15,000	0
	Revenue Reimbursement-Projects	150,000	150,000	0
	Interest Earnings	2,500	2,500	0
	Fund Balance/Carryover	112,470	116,320	3,850
	Reserve or Fund Balance Betterment-Adjustment	0	0	0
	Assessments from Contributing Agencies	686,500	686,500	0
<b>Total Funding</b>		<b>966,470</b>	<b>970,320</b>	<b>3,850</b>
<b>Estimated Surplus/Shortfall</b>		<b>0</b>	<b>0</b>	<b>0</b>



**RESOLUTION NO. LAFC 2015-02-0401-00-00**

**THE SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

**RESOLUTION APPROVING THE  
FISCAL YEAR 2015-16 PROPOSED BUDGET**

**WHEREAS**, the Sacramento Local Agency Formation Commission has conducted a public hearing on April 1, 2015, during which all additions and deletions amending the Proposed Budget for Fiscal Year 2015-2016 (FY 2015-16) were considered and made.

**WHEREAS**, in accordance with Government Code Section 56381, that the Proposed Budget for FY 2015-16 is hereby adopted in accordance to the following:

(1)	Salaries and Employees Benefits	\$ 9,500
(2)	Services and Supplies	\$955,100 <sup>1</sup>
(3)	Other Charges	-0-
(4)	Fixed Assets	
	(A) Land	-0-
	(B) Structures and Improvements	-0-
	(C) Equipment	-0-
(5)	Expenditure Transfers	-0-
(6)	Contingencies	\$ 15,220
(7)	Provision for Reserve Increases	\$ 0
	<b>TOTAL BUDGET REQUIREMENTS</b>	<b>\$ 970,320</b>
	<b>TOTAL FUNDING</b>	<b>\$ 970,320</b>

**WHEREAS**, the FY 2015-16 Budget is subject to any salary and benefit changes made by the County Board of Supervisors and Sacramento City Council during their budget deliberations effecting LAFCo contracts with City and County staff. These positions are subject to salary and benefits which are approved by the respective agencies;

**WHEREAS**, that means of financing the expenditures program will be by monies derived from Revenue, Fund Balance Available, and Contributions from Affected Agencies in the amount of \$ 970,320.

**NOW THEREFOR, BE IT RESOLVED** that the Proposed Budget for FY 2015-16 be and is hereby adopted with the listed attachments which show in detail the approved appropriations subject to limitations attached hereto and by reference made a part hereof.

---

<sup>1</sup> Includes reimbursement to City and County of Sacramento for Salary and Benefits for Executive Officer, Assistant Executive Officer and Commission Clerk.

BE IT FURTHER RESOLVED that Resolution No. **L AFC 2015-02-0401-00-00** was adopted by the **SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**, on the **1st day of April 2015**, by the following vote, to wit:

	Motion	2nd	Aye	No	Absent	Abstain
Angelique Ashby			_____	_____	_____	_____
Sue Frost			_____	_____	_____	_____
Ron Greenwood			_____	_____	_____	_____
Jack Harrison			_____	_____	_____	_____
Gay Jones			_____	_____	_____	_____
Susan Peters			_____	_____	_____	_____
Phil Serna			_____	_____	_____	_____

Commission Vote Tally      Aye \_\_\_\_\_ No \_\_\_\_\_ Absent \_\_\_\_\_ Abstain \_\_\_\_\_  
 Passed                      Yes \_\_\_\_\_ No \_\_\_\_\_

By: \_\_\_\_\_  
**Angelique Ashby, Chair**  
**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

ATTEST: \_\_\_\_\_  
**Diane Thorpe**

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street, Suite 100**  
**Sacramento, California 95814**  
**(916) 874-6458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission

FROM: Peter Brundage, Executive Officer

RE: **Alby Property Annexation) to Sacramento Area Sewer District (SASD) (16-14) [CEQA Exemption per Section 15268(b)(4)]**

CONTACT: Donald J. Lockhart AICP, Assistant Executive Officer (916) 874-2937  
[Donald.Lockhart@SacLAFCo.org](mailto:Donald.Lockhart@SacLAFCo.org)

**RECOMMENDATION**

1. Find the California Environmental Quality Act (CEQA) Categorical Exemption as adequate and complete for the above cited project, and direct the Executive Officer to file the Notice of Exemption with the County Clerk Recorder
2. Approve the Alby Property Annexation to the Sacramento Area Sewer District (SASD.)
3. Waive the Conducting Authority protest proceedings due to 100% landowner and agency consent.

**FPPC DISCLOSURE**

No Commissioner has received any contributions from any parties involved with this proposal.

Project Proponents/ Chief petitioner

CONTACT: Dennis Alby  
7030 Folsom Auburn Road  
Folsom, CA 95630  
(916) 801-2925  
[dennis@dennisalby.com](mailto:dennis@dennisalby.com)

### **Project Description**

The applicants are unable to construct a septic system on-site because the affected territory is heavily encumbered by various utility easements. San Juan CSD (Water District) owns water lines that cross the property which provide potable water to the City of Roseville and Granite Bay. The Sacramento County line constitutes the north boundary of the parcel. The closest municipal sewer connection is adjacent to the property along Oak Hill Drive in Placer County. Connection to SASD facilities would be economically burdensome as the nearest tie-in is approximately 1.5 miles away in Oak Avenue.

In order to receive sewer service, the property will should be annexed into the SASD Service Area. Once annexed, the property will become a customer of SASD. SASD and Placer County are currently creating a Wastewater Operating Agreement and Wastewater Service by Contract (Agreement) which should be approved by both Boards in 2015. This Agreement will act as the mechanism to allow SASD to contract with Placer County to allow the property to use the Placer County sewer system. The Agreement is not subject to LAFCo purview, as it is an agreement solely involving two or more public agencies, (56133(f)).

The landowners will be responsible for all permit, connection and ongoing service fees and costs. Upon satisfaction of all SASD and Placer conditions of approval, SASD will have the means and Placer County will have the capacity to provide sewer service to the property. Annexation of this parcel will not adversely impact SASD existing customers.

### **Sphere of Influence**

The entire project is within the Sacramento County General Plan Urban Services Boundary (USB,) which constitutes the Sphere of Influence for the SASD.

### **Surrounding Land Uses**

The surrounding land uses are developed single family residential.

### **Assessed Valuation**

APN: 2270-0190-034: Total project Assessed Valuation is \$218,584.00

### **County of Sacramento General Plan and Zoning Consistency**

The project is consistent with both the County General Plan and applicable Zoning requirements.

### **LAFCo Standards, Policies and Procedures**

The proposal is consistent with your LAFCo Policies, Standards and Procedures. The residential land use is consistent with both the County General Plan and Zoning. This



project is also consistent with the SASD policy that sanitary sewer service will only be provided to parcels that are zoned for urban development in accordance with the terms and conditions of the District.

### **Conducting Authority Proceedings**

Staff recommends that the Conducting Authority protest proceedings be waived. The affected territory is owned solely by the project proponents. The adjacent neighborhood associations, affected property owners, and landowners within a 500 foot radius of the project site, have been notified of the date, time and place of the hearing on this proposal. The affected territory is deemed to be uninhabited, as there are fewer than 12 registered voters. No public or agency protest has been received.

### **Environmental Considerations**

The California Environmental Quality Act (CEQA) requires analysis of agency approvals of discretionary “projects.” However, ministerial projects are exempt from the requirements of CEQA. The determination of what is “ministerial” can most appropriately be made by the particular public agency involved based upon its analysis of its own Policies, Standards, and Procedures, and applicable CA Gov. Code. Your Commission action of project approval of this individual utility service connection is thus considered exempt pursuant to CA PRC Sec. 15268(b)(4).

### **Affected Agencies:**

#### **Sacramento Area Sewer District**

The affected agency has provided the following comments regarding the ability to provide service to the affected territory

The lands proposed for annexation are within the Sphere of Influence of the agency.

SASD has the means to enter into the Master Agreement with Placer County, which has the capacity to provide sanitary sewer conveyance and wastewater treatment with no adverse impacts to existing SASD or Placer County ratepayers. The project proponents should work closely w/SASD Permit Services to ensure compliance with SASD development and connection standards.

#### **Infrastructure/ Fees and Charges**

Development within the affected territory will be subject to the standards, ordinances, and mitigation fees established by the District, reducing any potential impacts to existing ratepayers to less than significant.

### **Other Affected Agencies**

The proposal was reviewed by the Sacramento Metro Fire District, and affected Sacramento County agencies. No objections were raised.

**EXECUTIVE OFFICER COMMENTS:**

The proposal is consistent with the County of Sacramento General Plan, the Municipal Services Review of the Sacramento Area Sewer District (SASD,) and your Commissions Local Policies, Standards, and Procedures. I respectfully recommend that your Commission:

1. Find the California Environmental Quality Act (CEQA) Categorical Exemption as adequate and complete for the project, and direct the Executive Officer to file the Notice of Exemption with the County Clerk Recorder
2. Approve the Alby Property Annexation to Sacramento Area Sewer District (SASD.)
3. Waive the Conducting Authority protest proceedings due to 100% landowner and agency consent.

Respectfully submitted,

***SACRAMENTO LOCAL AGENCY FORMATION COMMISSION***



**Peter Brundage  
Executive Officer**

Attachments:

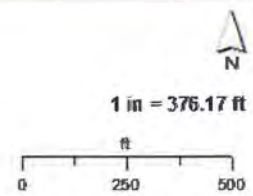
- A. Maps
- B. SASD Comment Letter

DL:dl

(Alby Anx SASD)






- Single Family Residence
- Vacant Land
- City Boundaries



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-  Single Family Residence
-  Vacant Land
-  City Boundaries



1 in = 376.17 ft



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# SACRAMENTO AREA SEWER DISTRICT

SERVING YOU 24/7

March 24, 2015

Don Lockhart, AICP  
Assistant Executive Officer  
Sacramento Local Agency Formation Commission  
1112 I Street, Suite 100  
Sacramento, CA 95814

**Subject: Annexation and Sewer Service for the Alby Property (APN #227-0190-034)**

Dear Mr. Lockhart:

## Board of Directors

Representing:

County of Sacramento  
City of Citrus Heights  
City of Elk Grove  
City of Folsom  
City of Rancho Cordova  
City of Sacramento

Property owners (Applicants), Dennis and Roxanne Alby, are requesting sewer service for their residence located at 8310 Santa Juanita Avenue Orangevale, CA 95662 (APN # 227-0190-034). This property is located within Sacramento County but is outside the Sacramento Area Sewer District (SASD) Service Area.

There is currently no sewer service to the property. The Applicants are unable to construct a septic system because San Juan Water District owns water lines on the property that provide potable water to the City of Roseville. The closest sewer connection is adjacent to the property along Oak Hill Drive in Placer County. Connection to SASD is not viable since the closest SASD manhole (MH # 376-227-1018) is approximately 1.5 miles away in Oak Avenue.

In order to receive sewer service, the property will need to be annexed into SASD Service Area. Once annexed, the property will become a customer of SASD. SASD and Placer County are currently creating a Wastewater Operating Agreement and Wastewater Service by Contract (Agreement) which should be approved by both Boards in 2015. This Agreement will act as the mechanism to allow SASD to contract with Placer County to allow the property to use the Placer County sewer system.

In order to receive sewer service, the property will be subject to the following SASD and Placer County (see attached) requirements:

1. The Applicants will create a sewer easement from APN 052-210-023 to 220-0190-032 for sewer construction. This easement needs to be a minimum of 10-feet wide, but may be wider depending on the depth of the sewer pipe. Easements will be shown on sewer plans and dedicated on the final map.
2. Applicants will be required to pay their fair share connection fee to connect to the Placer County sewer system. This connection fee will be determined by Placer County and will be paid to Placer County prior to issuance of the sewer permit.
3. Applicants will construct the sewer pipe to connect to Placer County manhole A13-49 (as shown in exhibit A) in accordance with Placer County requirements. Permits will be obtained from Placer County and the work will be performed by

**Prabhakar Somavarapu**  
*District Engineer*

**Rosemary Clark**  
*Director of Operations*

**Christoph Dobson**  
*Director of Policy & Planning*

**Karen Stoyanowski**  
*Director of Internal Services*

**Joseph Maestretti**  
*Chief Financial Officer*

**Claudia Goss**  
*Public Affairs Manager*

10060 Goethe Road  
Sacramento, CA 95827-3553  
Tel 916.876.6000  
Fax 916.876.6160  
www.sacsewer.com



**COUNTY OF PLACER  
FACILITY SERVICES DEPARTMENT**

Phone 530-886-4900 Fax 530-889-6809  
www.placer.ca.gov

MARY DIETRICH, DIRECTOR  
VALERIE BAYNE, ADMIN. SVS. MANAGER  
MARK RIDEOUT, DEPUTY DIRECTOR  
BILL ZIMMERMAN, DEPUTY DIRECTOR  
SCOTT BATTLES, DEPUTY DIRECTOR

February 20, 2015

Sacramento Area Sewer District  
Michael Meyer  
10060 Goeth Road  
Sacramento, CA 95827

**RE: REQUIREMENTS FOR SEWER SERVICE FOR ALBY SEWER CONNECTION  
APN: 227-0190-034-0000**

Dear Mr. Meyer:

The purpose of this letter is to define the requirements that must be met prior to the subject property's eligibility for connection. The owner of the property located on 8310 Santa Juanita Avenue, Orangevale, California, Dennis Alby, requested sewer service from Placer County Sewer Maintenance District 2 (District). The property resides in Sacramento County and cannot be annexed into the District; however, the District may accept the flows and serve the property through the Sacramento Area Sewer District (SASD) under the terms and conditions of the existing agreements with SASD and the pending *Wastewater Operating Agreement And Wastewater Service By Contract Between the Sacramento Regional County Sanitation District, the Sacramento Area Sewer District, and the County of Placer*. The District will not be able to serve the property until the following requirements are met:

1. Sewer service shall be constructed to serve APN 227-0190-034-0000 to District Manhole A13-49 (see Exhibit A). Prior to construction, all necessary sewer permits shall be obtained from Placer County to connect to public sewer infrastructure. Note: A bonded plumber shall be required to perform the work, which will be inspected by Facility Services, Environmental Engineering Division (Call prior to commencing work).
2. Secure a private sewer easement from APN 052-210-023 dedicated to APN 227-0190-034-0000 to provide an easement where the sewer service will be constructed to serve Mr. Alby's parcel. Note there is an existing equestrian easement located on APN 052-210-023 in this vicinity that could affect the acquisition of the private sewer easement (see Book M of Maps Page 29 attached). The private sewer easement shall be a minimum of 10-foot wide (wider easements may be required if the depth of the sewer line exceeds 10-

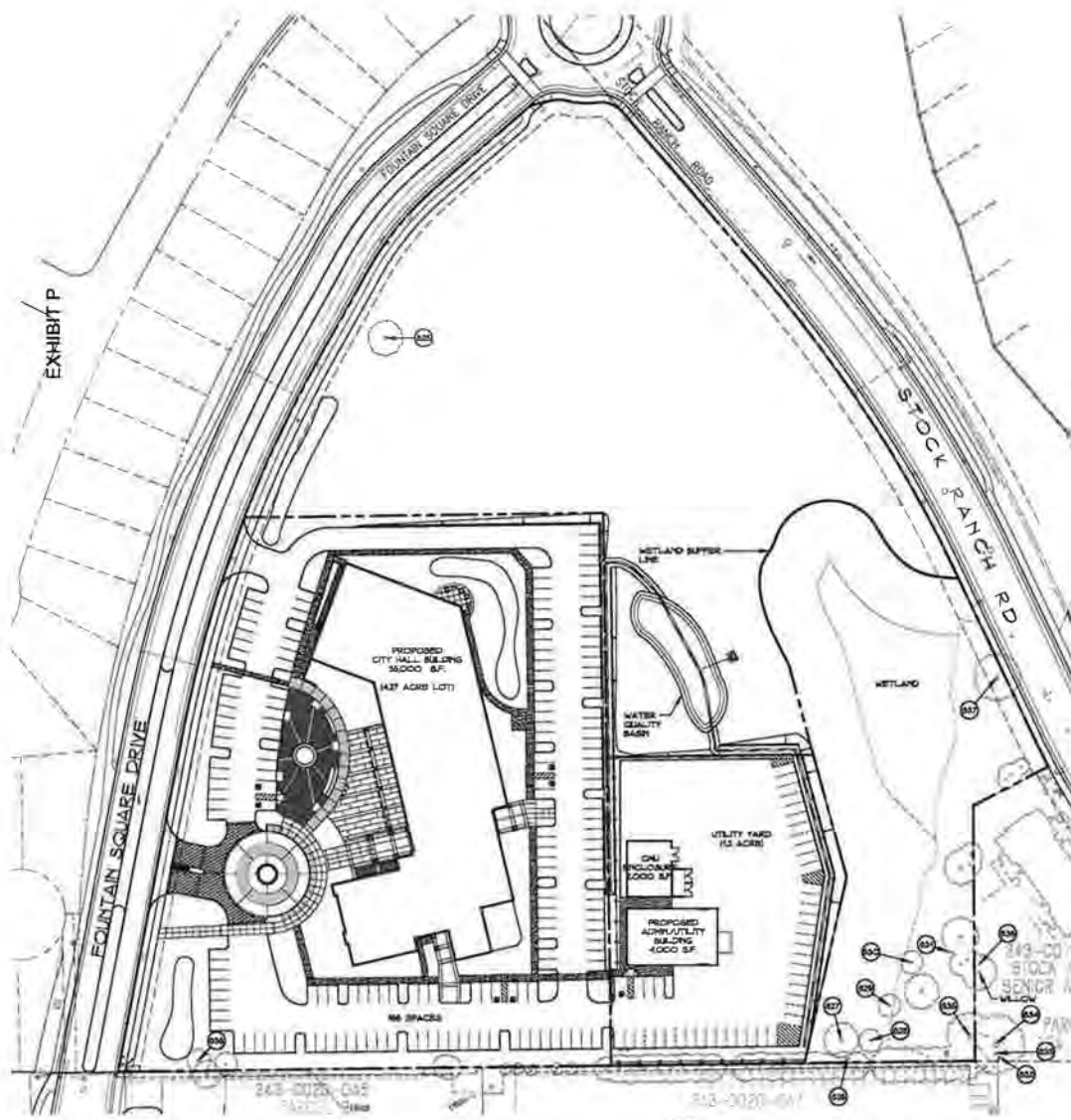
11476 C Avenue Auburn CA 95603  
Entrance at 2855 2<sup>nd</sup> Street

Administration – Building Maintenance – Capital Improvements – Museums – Parks  
Property Management – Environmental Engineering – Utilities

# Citrus Heights City Hall

6350 Fountain Square Drive  
Citrus Heights, California

Application For Design Review  
Permit



Site Plan

↑ = 50'-0"



LEGEND	
(10)	ARBORIST REPORT TREE NUMBER

### PROJECT INFORMATION

APR	145-0010-027-0000
STREET ADDRESS	6350 FOUNTAIN SQUARE DRIVE
CITY	CITRUS HEIGHTS, CALIFORNIA
JURISDICTION	CITY OF CITRUS HEIGHTS
ZONING	RD-30
GENERAL PLAN USE	COMMERCIAL
OCCUPANCY	B
TYPE OF CONSTRUCTION	TYPE 1/9 (NONHABIT)
STORES	ONE
BUILDING HEIGHT	30'-0"
SITE FIRE PROTECTION	WET SYSTEMS HYDRANTS
FIRE PROTECTION	CENTRALLY MONITORED FULLY SPRINKLERED BUILDING
PROPOSED BUILDING AREA	
CITY HALL	36,000 SQ. FT.
CORPORATOR YARD	4,000 SQ. FT.
PARKING PROVIDED	
PARKING SPACES 1/250 SQ. FT.	160
CITY HALL	
PARKING PROVIDED	4
UTILITY YARD	
UTILITY YARD	4,000 SQ. FT.
PARKING PROVIDED	4
LAND AREA	
CITY HALL	16,279 SQ. FT. (3/4 ACRES)
LAND AREA	16.28
P.A.R.	16.28
UTILITY YARD	
LAND AREA	12,538 SQ. FT. (0.28 ACRES)
P.A.R.	7.75
WATER QUALITY BASIN	
LAND AREA	15,620 SQ. FT. (0.36 ACRES)
BIKE PARKING PROVIDED	8
BIKE PARKING REQUIRED	8
BIKE PARKING PROVIDED	4
TYPE 1 RACKS	4
TYPE 2 LOCKERS	4

REFERENCE SHEET (A) FOR PROJECT KEYNOTES

### VICINITY MAP



### SHEET INDEX

<b>ARCHITECTURAL</b>
A0 OVERALL SITE PLAN
A1 ENLARGED SITE PLAN
A2 SITE & LIGHTING DETAILS
A3 ELEVATIONS
A4 ELEVATIONS
A5 FLOOR PLAN
A6 SECTIONS
<b>CIVIL</b>
C1 PRELIMINARY GRADING PLAN
C2 PRELIMINARY UTILITY PLAN
<b>LANDSCAPE</b>
L1 PRELIMINARY LANDSCAPE PLAN
L2 PRELIMINARY PLANT PALETTE
<b>ELECTRICAL</b>
E1 ENLARGED SITE LIGHTING PHOTOMETRIC

### PROJECT TEAM

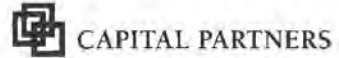
**OWNER'S REPRESENTATIVE:**  
CAPITAL PARTNERS  
DEVELOPMENT COMPANY, LLC  
1390 EL-GORE ROAD, SUITE 105  
RANCHO CONCORDA, CA 95720  
(916) 801-9500

**ARCHITECT:**  
PERKINS, WILLIAMS & GOTTFRELL ARCHITECTS  
1350 DATA DRIVE, SUITE 100  
RANCHO CONCORDA, CA 95720  
(916) 801-1400

**CIVIL ENGINEER:**  
NORTON & PITALO, INC.  
75 BUCH FORT CIRCLE, SUITE 100  
POLSON, CA 95630  
(916) 954-7821

**LANDSCAPE ARCHITECT:**  
GARTH RUPPNER  
410 DOUGLAS BLVD. #209-201  
GRANITE BAY, CA 95748  
(916) 787-2578

**ELECTRICAL ENGINEER:**  
NORBERS ENGINEERING  
6800 ROBERT J. MATTHEWS PARKWAY, #4  
EL DORADO HILLS, CA 95762  
TEL: (916) 853-5458



**PERKINS, WILLIAMS & GOTTFRELL**  
**A-R-C-H-I-T-E-C-T-S**  
1350 DATA DRIVE, SUITE 100, RANCHO CONCORDA, CA 95720  
916-801-1400 FAX 916-801-1404  
www.perkinswilliams.com

### Site Plan

Project:	CITRUS HEIGHTS CITY HALL
Job No.:	14551
Date:	2-18-15
Scale:	↑ = 50'-0"

**City of Citrus Heights - City Hall**  
6350 Fountain Square Drive, Citrus Heights, CA

# TRACT NO. 392 FOLSOM LAKE ESTATES UNIT NO. 2-C

A PLANNED UNIT DEVELOPMENT

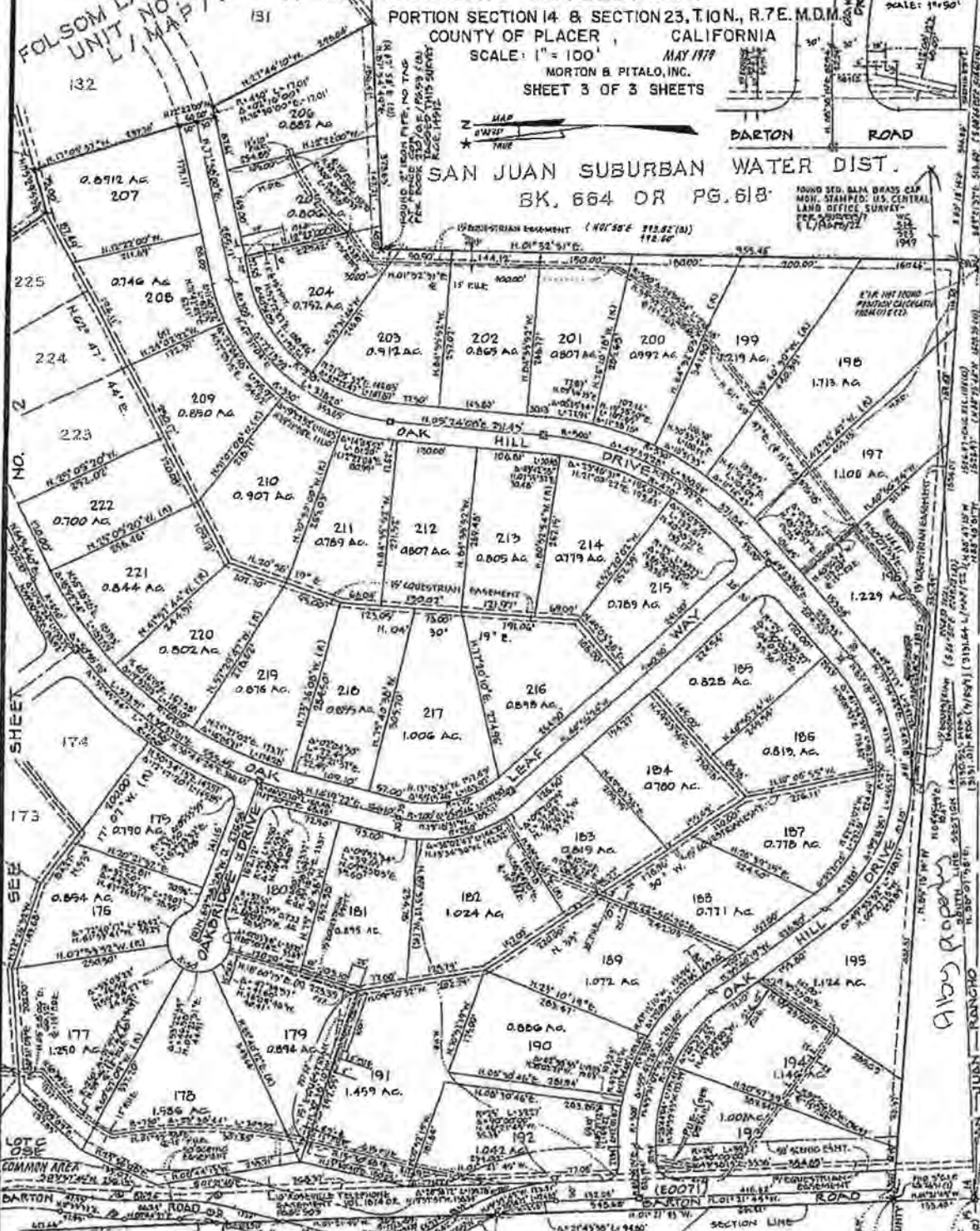
PORTION SECTION 14 & SECTION 23, T.10N., R.7E. M.D.M.  
COUNTY OF PLACER, CALIFORNIA

SCALE: 1" = 100'      MAY 1979  
MORTON & PITALO, INC.  
SHEET 3 OF 3 SHEETS

CONVITE LOS GRANDES  
ADJUSTAR LOS TORNOS  
POSICION CALCULADA  
PER 153.

AGE  
DETAIL  
SCALE: 1" = 50'

FOLSOM LAKE EST.  
UNIT NO. 2-B-22  
L/MAP 17



**CURVE DATA**

① R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
② R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
③ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
④ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑤ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑥ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑦ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑧ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑨ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"
⑩ R=100'	Δ=117°11'11.60"	L=100.00'	Δ=117°11'11.60"

1/4 COR. - SEC. COR. N. 1°21'45" W. 2751.96' (N. 1°20'22" W. 2751.97' L/MAP 22)

NOTE: NO DIRECT VEHICULAR ACCESS ONTO BARTON ROAD FROM LOTS ALONG SAID ROAD

Alford Call

BOOK M OF MAPS PAGE 29



RECEIVED

JAN 07 2015

SACRAMENTO LOCAL AGENCY  
FOR WATER TRANSMISSION

P.O. Box 2157 | 9935 Auburn Folsom Road | Granite Bay, CA 95746 | 916-791-0115 | sjwd.org



November 18, 2014

Meg de Courcy, Planner II  
Department of Community Development  
Planning and Environmental Review  
827 7th Street, Room 230  
Sacramento, CA 95814

Directors  
Edward J. "Ted" Costa  
Kenneth H. Miller  
Dave Peterson  
Pamela Tabin  
Bob Walters  
General Manager  
Shauna Lorange

**SUBJECT: REQUEST FOR REVIEW COMMENTS RELATED TO THE PROPOSED ALBY BUILDING IMPROVEMENTS PROJECT (APN 227-0190-034-0000)**

This letter is in response to the review of the "Alby Grading Plan" as has been prepared for the proposed Alby Building to be constructed on the existing vacant parcel on Barton Road, in Sacramento County. San Juan Water District (SJWD) and the City of Roseville (Roseville) appreciate this opportunity to provide your department with our conditions and concerns related to this project.

Both SJWD and Roseville jointly own and maintain several large diameter potable water transmission pipelines which are located within an easement on the subject parcel. These water pipelines supply potable drinking water to thousands of residents in the Sacramento region and therefore must be protected from damage, and provisions for access must also be maintained.

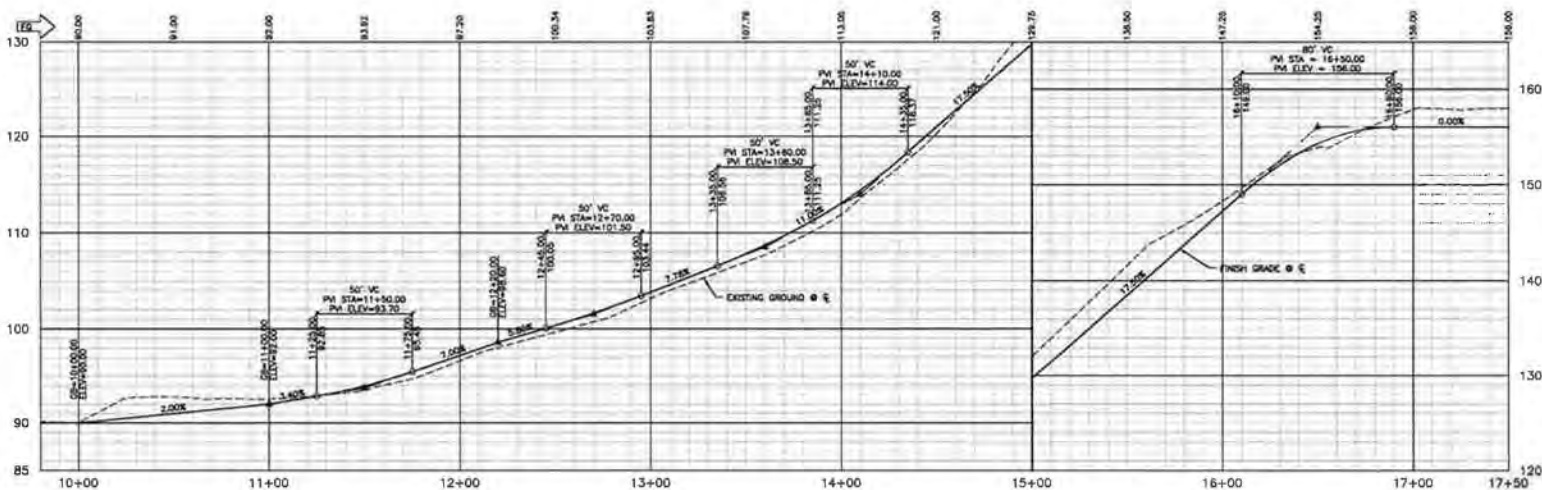
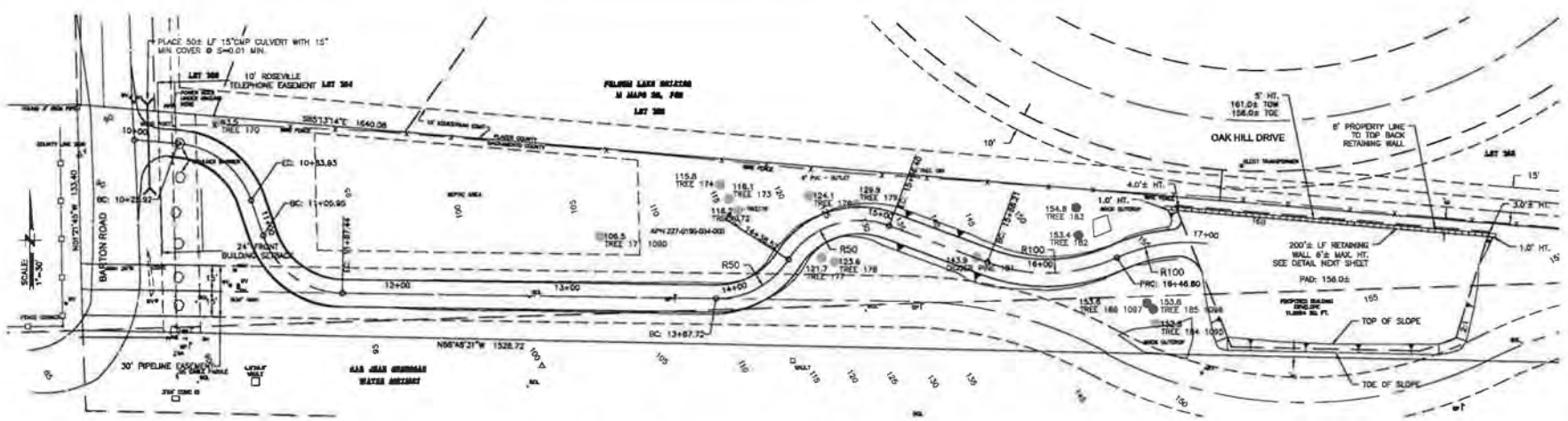
In the interest of the public, SJWD and Roseville share the following conditions and concerns related to the proposed use of the parcel for the proposed development improvements project:

1. Because of the close proximity to the large water transmission pipelines that exist within the easement on the parcel, as well as the typically limiting soils conditions in the area where this parcel is located, the use of a septic system should not be approved for this project. Instead the sanitary sewer discharge should gravity flow or be pumped to one of the existing sewer collection systems in the subdivisions located either to the north or to the south of the subject parcel.
2. Construction of the proposed driveway should be avoided in the alignment as shown on the site plan. Placement of the driveway on top of the pipeline easement is not conducive for required future access to the pipelines for maintenance and replacement.
3. Protection of the existing water transmission pipeline which is located on the Barton Road frontage of the parcel should be included in the project requirements.
4. An easement encroachment agreement will be required to be executed between the parcel owner and both SJWD and Roseville, depending on the extent of the project.

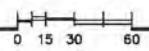
scale  
 H: 1"=30'  
 V: 1"=6'

designed  
 by  
 drawn  
 by  
 checked  
 by

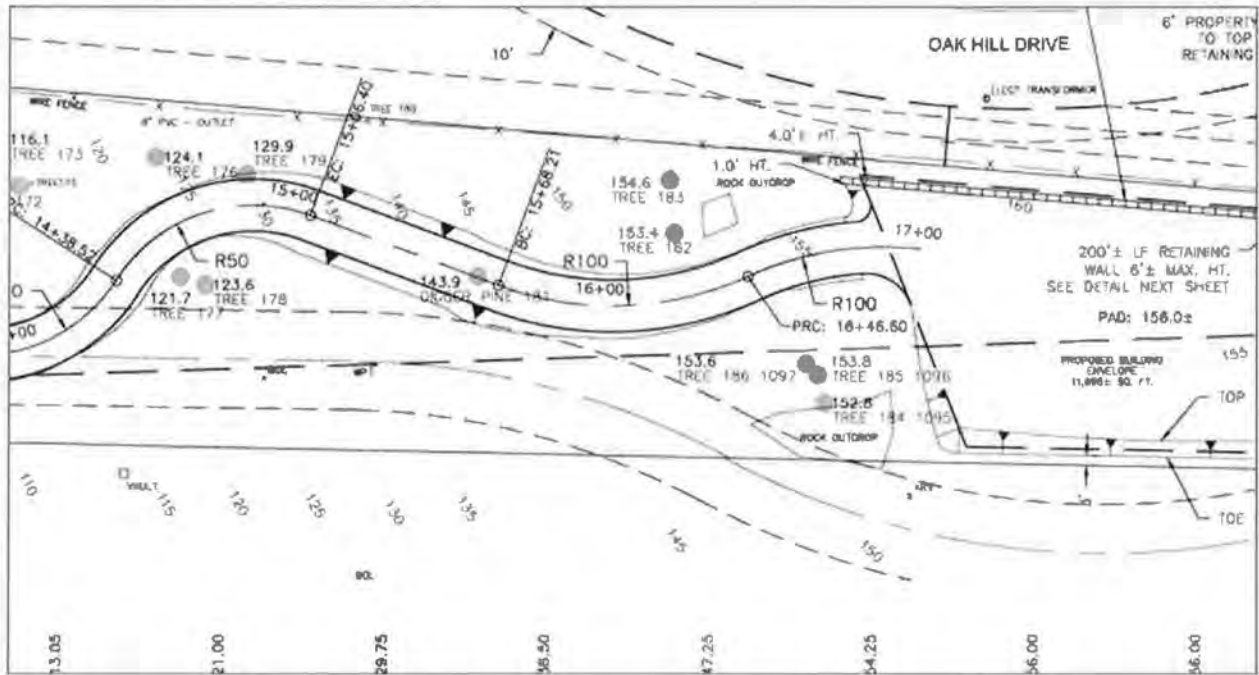
revision	date	description



WINTERIZATION AND EROSION CONTROL MEASURES SHALL BE IMPLEMENTED AS REQUIRED BY THE SACRAMENTO COUNTY INSPECTOR



**SJWD Water Pipeline Easement  
Area Boundary Line  
(Approx. location)**



**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

**1112 I Street, Suite #100  
Sacramento, California 95814  
(916) 874-6458**

**February 4, 2015**

**TO:** Sacramento Local Agency Formation Commission  
**FROM:** Peter Brundage, Executive Officer  
**RE:** Out of Agency Service Agreement Between Rancho Murieta Community Services District and Don Hutchinson (LAFC 05-15)

**RECOMMENDATION:**

1. Find that the proposed project is Categorically Exempt based on CEQA Guidelines 15269 (b).
2. Adopt the attached Resolution approving the Out of Agency Service Agreement between Rancho Murieta Community Services District and Don Hutchinson for domestic water service for an existing single family residence.

**DISCUSSION:**

**Project Location**

The project is located at 15020 Jackson Road, Sloughouse, Ca. 95683

Assessor's Parcel Number: 128-0080-009

**Project Description:**

Provide water service to an existing single family residence.

The Rancho Murieta Community Services District and Don Hutchinson, the property owner have requested approval to enter into an Out of Agency Service Agreement to provide water service to Mr. Hutchinson's property that lies adjacent to Rancho Murieta Community Services District.

***RESOLUTION NO. LAFC 2015-04-0401-05-15***

**THE SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

***RESOLUTION MAKING DETERMINATIONS AND APPROVING PERMANENT OUT OF AGENCY SERVICE AGREEMENTS FOR MUNICIPAL RETAIL WATER SERVICE BETWEEN RANCHO MURIETA COMMUNITY SERVICES DISTRICT AND DON HUTCHINSON (LAFC 05-15) (CEQA Exempt)***

**WHEREAS**, Section 56133 (c) of the Government Code provides that the Local Agency Formation Commission may authorize a public agency to enter into an Out of Agency Service Agreement to provide service for public health and safety reasons.

**WHEREAS**, Government Code Section 56133 (1) further provides that the public health and safety concerns be documented.

**WHEREAS**, Don Hutchinson has made a request to Rancho Murieta Community Services District to obtain domestic water service to a single family residence because an existing well has ran dry because of the current draught conditions. Water was being trucked in along with the use of bottled water.

**WHEREAS**, Government Code Section 56133 provides that the Local Agency Formation Commission may authorize Out of Agency Service Agreements for public health and safety issues outside a jurisdictions' Sphere of Influence.

**WHEREAS**, the property owner, Don Hutchinson (APNs: 128-0080-009) located at 15020 Jackson Road, Sloughhouse, CA. 95683 in the unincorporated area of Sacramento County, has requested that this affected territory be authorized to contract with Rancho Murieta Community Services District for permanent municipal retail water service, because the well cannot provide adequate water to serve an existing single family residence.

**WHEREAS**, Rancho Murieta Community Services District has the means and capacity to serve the single family residence, and the District has agreed to serve the affected territory; and

**WHEREAS**, at a public hearing held on April 1, 2015 the Sacramento Local Agency Formation Commission heard and received the evidence, both oral and documentary, submitted in support of the service proposal, and all persons present were given an opportunity to hear and be heard in respect to any matter relating to said proposal; and

**NOW, THEREFORE, BE IT RESOLVED** that, pursuant to powers provided in Section 56430 of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 that the LOCAL AGENCY FORMATION COMMISSION of the County of Sacramento (LAFCo) resolves and determinations as follows:

1. Notice as required by law has been made.
2. A CEQA Categorical Exemption Class I - 15269(b) has been determined to be adequate and complete for this out of service area agreement.

BE IT FURTHER RESOLVED that Resolution No. **LAFCo 2015-04-0204-05-15** was adopted by the **SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**, on the **1st day of April 2015**, by the following vote, to wit:

	Motion	2nd	Aye	No	Absent	Abstain
Angelique Ashby	_____	_____	_____	_____	_____	_____
Sue Frost	_____	_____	_____	_____	_____	_____
Ron Greenwood	_____	_____	_____	_____	_____	_____
Jack Harrison	_____	_____	_____	_____	_____	_____
Gay Jones	_____	_____	_____	_____	_____	_____
Susan Peters	_____	_____	_____	_____	_____	_____
Phil Serna	_____	_____	_____	_____	_____	_____

Commission Vote Tally    Aye \_\_\_\_\_ No \_\_\_\_\_ Absent \_\_\_\_\_ Abstain \_\_\_\_\_  
 Passed                    Yes \_\_\_\_\_ No \_\_\_\_\_

By: \_\_\_\_\_  
**Angelique Ashby, Chair**  
**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

ATTEST: \_\_\_\_\_  
**Diane Thorpe**  
**Commission Clerk**



**Notice of Exemption**

**To:**  Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

**From:** Sacramento LAFCo  
1112 I Street, Suite 100  
Sacramento, CA 95814

County Clerk  
County of Sacramento

**Project Title:** Rancho Murieta Out of Agency Service Agreement with Don Hutchinson (APN) 128-0080-009 [LAFC 05-15]

**Project Location – Specific:** 15020 Jackson Road, Sloughouse, CA 95683

**Project Location – City:** near Rancho Murieta, CA. **County:** Sacramento

**Description of Nature, Purpose, and Beneficiaries of Project:**

Provide Domestic water service to an existing single family residence based on public health and safety.

**Lead Agency Approving Project:** Sacramento Local Agency Formation Commission

**Name of Person or Agency Carrying Out Project:** Peter Brundage

**Exempt Status:** *(check one)*

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec 21080(b)(3); 15269(b));
- Emergency Project (Sec 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: \_\_\_\_\_
- Statutory Exemptions. State code number: \_\_\_\_\_

**Reasons why project is exempt:** An existing well dried up due to the current draught conditions. Water service needed to provide domestic water to residence.

**Lead Agency Contact Person:** Peter Brundage **Phone:** 916-874-5935

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_ **Title:** Env. Coordinator

Signed by Lead Agency

Date received for filing at OPR: NA



## Rancho Murieta Community Services District

15160 Jackson Road • P.O. Box 1050 Rancho Murieta, CA 95683 • 916-354-3700 • Fax 916-354-2082

Visit our website [www.rmcsd.com](http://www.rmcsd.com)

January 14, 2015

Peter Brundage  
Executive Officer  
Sacramento LAFCO  
1112 I Street, Suite 100  
Sacramento, CA 95814

RE: Out of Service Area Emergency Public Health Water Service Connection

Dear Mr. Brundage:

The Rancho Murieta Community Services District (District) hereby respectfully requests LAFCO approval for an Out of Service Area Emergency Public Health Water Service Connection for an adjacent ranch at 15020 Jackson Road.

This past summer, the District was approached by Don Hutchison for a potable water supply connection to his family's home as their water supply ran dry when the Cosumnes River ran dry. His family, wife and two (2) children, receive their water supply from a shallow collector well under the river. In anticipation of the river running dry, Don had been working unsuccessfully to obtain a grant to drill a new well since February of 2014. They ran completely out of water and had been trucking in water and bringing in bottled water for their needs, before our emergency connection.

The service is for domestic use only, rated at one equivalent dwelling unit (EDU) per District standards. To provide this service a one inch (1") connection was made to the District's water main, directly north of the property, per District standards. The District confirms there is sufficient water supply for this connection. The Hutchison's (Property Owner) were required to pay all District fees and obtain and fund all work associated with making this connection. It is their responsibility to obtain the final right of way access for their side of the water service supply line.

It is the intention of both the District and the property owner that this water service connection becomes their permanent domestic service for water. Water for ranch irrigation will be supplied by their existing well when available.

Thank you in advance for consideration of the District's request.

Sincerely,

Darlene Gillum  
General Manager

DG/sl

*Serving the Community for over 30 years*

Board of Directors: Gerald Pasek, *President* • Betty Ferraro, *Vice-President* • Paul Gumbinger • Michael Martel • Mark Pecotich  
General Manager • Darlene J. Gillum



### Assessor Parcel Viewer

128-0080-009-0000

What can I find?

6814713.1949443

- [Help](#) | [Layers](#) | [Legend](#) | [Select Parcels](#)
- [Recent Sales Activity](#) | [Measure](#) | [Search Results](#)
- [Parcel Details](#)

**Information for Parcel:**  
128-0080-009-0000

**PROPERTY INFORMATION**

Assessor Parcel # 12800800090000  
 Address 15020 JACKSON RD  
 City, Zip SLOUGHHOUSE 95683  
 Jurisdiction UNINCORPORATED  
 County Supervisor District Don Nottoli - District 5

**PROPERTY TAX BILL**

A summary of the most recent property tax bill is available on the e-PropTax site:  
 Tax Rate Area Code 51-107

**ASSESSOR'S ROLL VALUES**

Land Value	\$60,015
Improvement Value	\$86,721
Personal Property Value	\$0
Fixtures	\$0
Homeowner's Exemption	(\$7,000)
Other Exemption	\$0
Net Assessed Value	\$139,736

For changes made after September 15, 2014, please see Assessed Value Lookup viewer

- [LAND INFORMATION](#)
- [OWNER INFORMATION](#)
- [PROPERTY BUILDING INFORMATION](#)

Ground Floor Area	1430 sq ft
Upper Floor Area	0 sq ft
Finished Basement Area	0 sq ft
Converted Garage Area	0 sq ft
Addition Area	0 sq ft
Total Living Area	1430 sq ft
Garage Area	650 sq ft
Bedrooms	3
Baths	2
Dining Room	1
Family Room	0



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15020 Jackson Rd, Rancho Murieta, CA

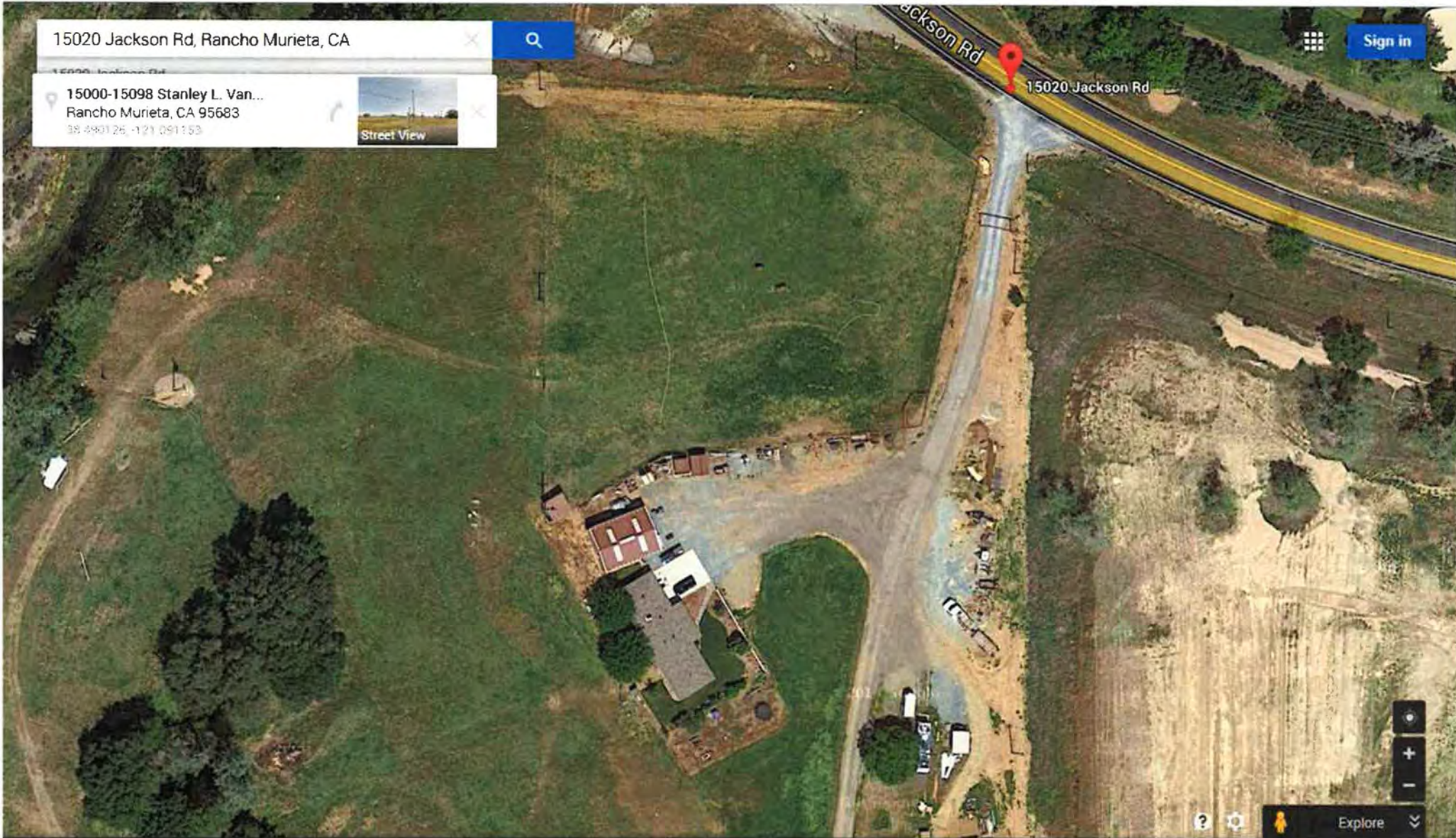


Sign in

15000-15098 Stanley L. Van...  
 Rancho Murieta, CA 95683  
 38 4801 26, -121 091 153

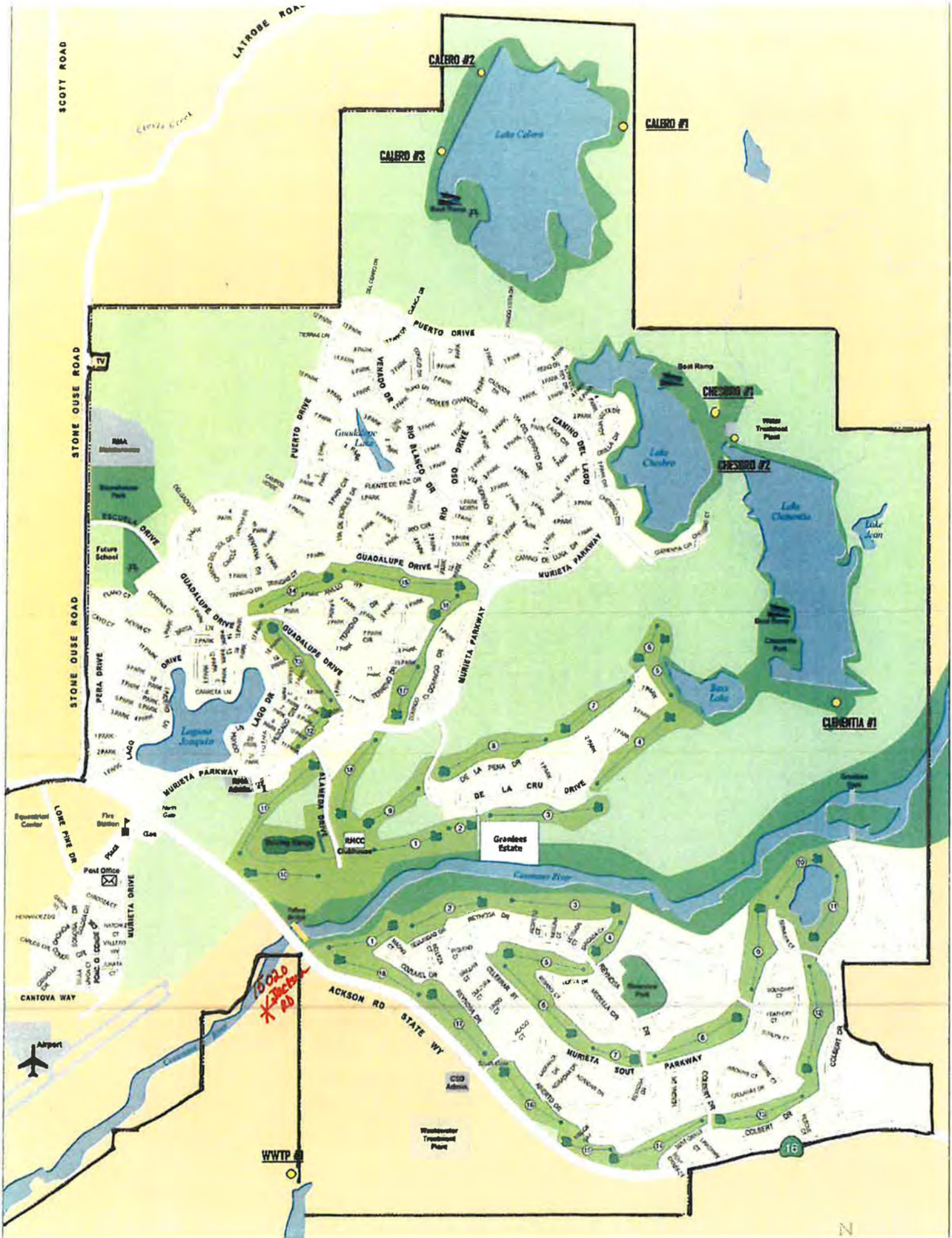


Street View



Help Settings Person icon Explore

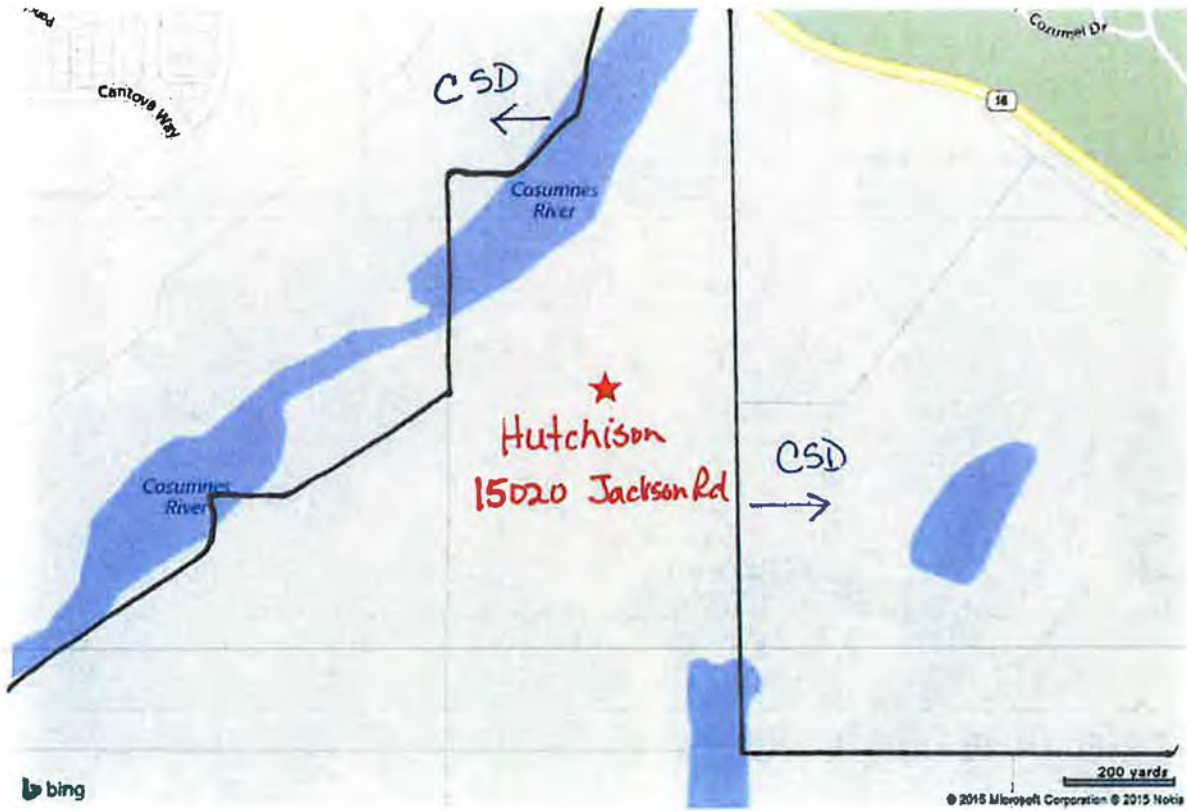




N

**Map Search**

For Owner Name  
**HUTCHISON**  
**95683**



**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street, Suite #100**  
**Sacramento, California 95814**  
**(916) 874-6458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission

FROM: Peter Brundage, Executive Officer

RE: **CITY OF CITRUS HEIGHTS NEW CITY HALL ANNEXATION TO  
CITRUS HEIGHTS WATER DISTRICT (01-15)**  
**[CEQA: Exempt]**

**Contact: Don Lockhart AICP, Assistant Executive Officer (916) 874-2837**

**RECOMMENDATION**

1. Approve the **Citrus Heights New City Hall Annexation to Citrus Heights Water District (01-15)** (APN: 243-0010-027) and authorize your Commission to waive Conducting Authority proceedings, due to one- hundred percent consent of affected landowners and affected agencies.

**PROJECT DESCRIPTION**

The proposal consists of annexing a vacant 12.80 acre parcel for purposes of providing municipal water supply. The site has been recently approved for the development of the New City Hall, with a related Corporation Yard, and Open Space/wetlands.

The proposal is a 100 percent landowner consent application for annexation to the Citrus Heights Water District, to secure water service for a municipal development, as required by the City of Citrus Heights General Plan.

The landowners initiated these proceedings by making application for service directly to the Citrus Heights Water District.

There are fewer than 12 registered voters in the proposal territory, thus the project is deemed uninhabited (Gov. Code. 56046)

**FPPC Disclosure**

No parties to this annexation have declared any contributions to any members of the Commission.

### **Background**

The annexation of the site is related recent land use decisions.

Panattoni Development Company (“Panattoni”) proposes to construct a Medical Office Building (MOB) for the use of Dignity Health Medical Foundation (“Dignity Health”) on the parcel that currently houses all of the City’s administrative buildings, with the exception of the Police Services Center (“City Hall Campus”), located at 7115 Greenback Lane (“Fountain Square Property”).

This annexation is for the related site. Capital Partners Development Company (“Capital Partners”) proposes to develop two buildings (primarily for use as City Hall and Utility Building) on the vacant parcel located at 6360 Fountain Square Drive (“Stock Property”) for the use of the City to administer municipal services. The two proposed development and three associated leases are collectively referred to as the Medical Office Building and City Hall Project.

### **LAFCo Policy, County General Plan, and Zoning Consistency:**

The proposed New City Hall Annexation is consistent with the Sacramento LAFCo Policies and Procedures, City of Citrus Heights General Plan, and the City Zoning Code. The provision of water by the District to serve existing and planned growth in the area is assumed in, and consistent with, the City General Plan.

### **Affected Agencies:**

The following districts were notified and have taken a position of no opposition to the proposed annexation:

- Sacramento Metropolitan Fire District
- Sunrise Recreation and Park District
- Sacramento Yolo Mosquito & Vector Control District
- Sacramento County Water Agency
- Sylvan Cemetery District

Sacramento Metropolitan Fire District supports the annexation. They commented that the proposed annexation may enhance life safety delivery capabilities to the affected territory.

### **Citrus Heights Water District**

The Citrus Heights Water District has provided the following comments:

### Water Supply

Surface water will be the primary source of water for the affected territory. Surface water comprises approximately 92% of the water supply delivered annually by the District. SJWD has anticipated CHWD serving this territory utilizing the water resources available through SJWD. SJWD has sufficient water supply and treatment plant capacity to provide wholesale water to CHWD to serve the affected territory.

The total water supply presently available to the District is estimated to be 25,500 acre feet annually. The District's components of water use for the past five years are as follows:

Year	Surface Water		Groundwater		Total af
	af	%	af	%	
2014	10,008	84.86	1,785	15.14	11,793
2013	14,416	96.88	465	3.12	14,881
2012	13,583	95.88	583	4.12	14,166
2011	12,290	92.74	962	7.26	13,252
2010	12,165	88.63	1,560	11.37	13,725
<b>5 Year Average</b>	<b>12,492</b>	<b>92.10%</b>	<b>1,071</b>	<b>7.90%</b>	<b>13,563</b>

One additional groundwater well is being constructed that will augment the District's availability of groundwater by approximately 1,500 acre feet per year by the end of CY 2015. Groundwater resources are used for peaking, emergencies, drought and environmental needs.

Citrus Heights Water District is among the signatories of the landmark Water Forum Memorandum of Understanding to protect the environmental benefits of the Lower American River and provide for reliable regional water supplies. CHWD has remained engaged in the ongoing efforts to implement the pact. These elements include researching appropriate river flows for fish, developing new upstream diversion agreements, organizing groundwater management programs, implementing water conservation programs, providing consistency in land use planning that impacts water supplies, and drafting potential recreational improvements at Folsom Lake. Since its inception, the Water Forum effort has been nationally recognized as a model of good public planning, providing an effective solution to related issues that affect a wide spectrum of interests.

### Water Mains

- It is anticipated that a public water main loop, likely 8-inch in size, will be required around the proposed City Hall building. This will be achieved by connecting to the existing 12-inch stub noted in bullet two above and to the existing Fountain Square 8-inch water main at the northwest corner of the site. An easement to the District will be required for this water main and appurtenances connected thereto.

### Fire Protection Facilities

- Fire protection facilities and requirements will need to be determined by Sacramento Metropolitan Fire District.
- It is likely that three or four additional fire hydrants will be required to achieve proper spacing for this commercial site.
- A Fire Sprinkler Connection will be required due to the size of the building. It is likely that the location of the connection will be along the Fountain Square Drive frontage rather than off the street southeast of the building as shown on the MP plans. So as not to impact the appearance of the entry to the site, a location near the northerly Fountain Square Drive driveway should be considered. Relocation of an existing fire hydrant at this driveway could be incorporated into the construction of the fire sprinkler connection.

### Water Service

- Water services for domestic and landscape irrigation together with backflow prevention assemblies will be required. Water pressure and water demand calculations will be used to determine proper sizing of the water service and meter. The location of the water services does not necessarily need to be along the street frontage but could come off of the water main loop at an accessible location.
- Please note that the District's normal operating water pressure in this area may exceed 80 psi, which may require a pressure regulating valve installation to meet local building codes.

### Design Notes

- The various design disciplines will need to coordinate efforts to avoid lighting, signage, trees and other conflicts with water mains, fire protection facilities and water services.

### **Fees and Charges**

Citrus Heights Water District is an "enterprise district" in that its revenue sources are based on user service charges and fees. The District receives no property tax revenues. Water rates are assessed on a metered basis for all accounts including residential, commercial, governmental, institutional and landscape irrigation accounts.



**EXECUTIVE OFFICER COMMENTS:**

The proposal is consistent with the City of Citrus Heights General Plan, the 2011 Municipal Services Review of the Citrus Heights Water District, and your Commissions Local Policies, Standards, and Procedures. I recommend that your Commission:

1. Approve the **Citrus Heights New City Hall Annexation to Citrus Heights Water District (01-15)** (APN: 243-0010-027) and authorize your Commission to waive Conducting Authority proceedings, due to one- hundred percent consent of affected landowners and affected agencies.

Respectfully submitted,

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**



**Peter Brundage  
Executive Officer**

DL:dl  
Attachments  
(New City Hall Annex to CHWD)

# 7264 Stock Ranch Road Citrus Heights, CA



 Greenback/Fountain Square Drive  
Retail Region

Capital Partners Development Company  
2890 Kilgore Road, Suite 115  
Ranch Cordova, CA

 CAPITAL PARTNERS  
Development Company, LLC

[www.capitaldevco.com](http://www.capitaldevco.com)



**North**

## **CITY OF CITRUS HEIGHTS**

**GPA 14-01, OTA 14-02,  
RZ14-01, DRP 14-06  
Proposed City Hall**

**Scale: None**

**Attachment 8**

**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street, Suite 100**  
**Sacramento, California 95814**  
**(916) 874-6458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission

FROM: Peter Brundage, Executive Officer

RE: **Easton Place and Glenborough Annexation to Sacramento County Regional County Sanitation District (SCRSD) and Sacramento Area Sewer District (SASD) [LAFCo 02-15]**

**RECOMMENDATION**

1. Approve the annexation Sacramento Regional County Sanitation District and Sacramento Area Sewer District to a proposed Development in the unincorporated area known as Easton Place and Glenborough.
2. Waive the Conducting Authority protest proceedings due to 100 percent landowner and agency consent.

**FPPC DISCLOSURE**

No Commissioner has received any contributions from any parties involved with this proposal.

**Project Proponents/ Chief petitioner**

CONTACT: Easton Development Company  
David Hatch  
1180 Iron Point Road Suite 350  
Folsom, CA 95630

**Project Description**

The applicant has submitted an application to annex Easton Place and Glenborough development projects into Sacramento Regional County Sanitation District and Sacramento Area Sewer District to provide sanitary sewer service.

### **Sphere of Influence**

The entire project is within the Sphere of Influence of both SRCSD and SASD.

### **Surrounding Land Uses**

The affected territory lies south of Highway 50 and west of Prairie City Road, and east of Hazel Avenue.

### **County of Sacramento General Plan and Zoning Consistency**

The project is consistent with the County of Sacramento General Plan and the Specific Plan for Glenborough at Easton and Easton Place.

### **Easton Project Description**

The overall Easton/Aerojet development project is approximately a 6,400-acre residential and commercial development planned by GenCorp Realty Investments. Two communities within this planning area are located within Sacramento County: Glenborough at Easton and Easton Place. These planning areas are located along the south side of Highway 50 between Hazel Avenue and Prairie City Road.

The project encompasses a complex set of land reuse challenges left from decades of gold dredging going back to the late 1800s, followed by more than 50 years of Aerojet's aerospace operations, which are still alive today. It also poses a unique opportunity to reclaim barren land into vital housing, recreation and commercial uses.

The Boroughs of Easton is a unique master-planned community designed by GenCorp Realty Investments, the real estate arm of GenCorp, Inc., parent company of Aerojet General Corporation.

GenCorp's total land holdings cover 12,680 acres. The overall planning areas for the Boroughs of Easton encompass approximately 1,400 acres. Of the areas being planned, Glenborough at Easton and Easton Place are in unincorporated Sacramento County; the balance falls inside the boundaries of the City of Rancho Cordova. GenCorp Realty Investments is managing the application, design, and construction of Glenborough and Easton Place in partnership with the County of Sacramento.

The nearly 1,200-acres encompassing Glenborough and Easton Place are located along the south side of Highway 50 between Hazel Avenue and Prairie City Road and are two distinctive planning areas where people can live, work and play. Approximately one-third of the total land area – most along the Alder Creek corridor fronting Highway 50 – will be dedicated as an open space and/or nature preserve. Glenborough and Easton Place will comprise luxury homes, high density housing, commercial, office and boutique shopping districts.

The vast majority of land slated for development will require significant investment before

construction can begin. Much of the land is covered with mine tailings – a legacy of gold mining operations from the late 1800s. After mining had concluded, these areas served as buffer land between the community and new owner Aerojet’s rocket test stands. Inaccessible for generations, Alder Creek and its many natural stands of Blue Oaks will be preserved as open space and will be opened to the community for recreation and enjoyment.

Formerly designated as a Superfund site, the lands proposed for the Easton Project were removed from environmental oversight in 2002, receiving clearance from federal and environmental regulators. Several areas within Glenborough at Easton require minimal clean-up, including an area once used as an office waste disposal site for Aerojet.

The Easton Project is consistent with the Sacramento Area Council of Governments’ principles for smart growth, incorporating infill and mixed land uses, protecting natural resources, and building pedestrian-friendly neighborhoods around public transportation. The project is considered infill because the Aerojet property is currently served by roads, water, sewer and utilities.

When complete, Glenborough and Easton Place will provide approximately 3,239 dwelling units (detached and attached units) and approximately 700,000 square feet of office and commercial uses.

Glenborough and Easton Place will also conform to the County of Sacramento’s precedent-setting Affordable Housing Ordinance, providing 15 percent of all housing for low-income families.

### **Transit Oriented Development**

The 183-acre Easton Place will include a substantial Transit Oriented Development, also known as TOD. As a TOD, Easton Place will place housing and commercial businesses within walking distance of the existing light-rail depot at Hazel Avenue and Folsom Boulevard. Through this Sacramento Regional Transit line, Easton Place residents will have convenient access to light rail lines traveling from the City of Folsom to downtown Sacramento, making Easton Place a regional shopping destination.

### **Environmental Stewardship**

Nearly 500 acres will be dedicated to open space. The bulk of the open space – approximately 255 acres – is the Alder Creek corridor. This 2.6-mile meandering creek area parallels Highway 50, and feeds into Lake Natoma along the American River.

The corridor is studded with Blue Oak and pine woodlands, wetlands and riparian habitat. Essentially untouched since the conclusion of gold mining activity in the mid-1900’s, the Alder Creek corridor is home to numerous wildlife species including wild turkey, white tail deer, waterfowl, coyote and foxes.

A resource conservation management plan is being developed for the Easton plan, outlining the protection of more than 18,000 trees and conservation of 274 acres of oak-dominated habitat.

## GenCorp and Aerojet

Owned by GenCorp, Inc., Aerojet moved to Sacramento in the 1950s and became a significant player in the emerging field of rocketry. A leading employer in the region, the company established operations on the abandoned mining fields which offered Aerojet abundant land with natural barriers for rocket testing. Because new technologies and manufacturing processes permit Aerojet to continue operations within a smaller industrial footprint, these former buffer lands are now available for productive reuse.

With 1,600 employees in Sacramento, Aerojet remains a vital regional employer. Aerojet will continue with their aerospace manufacturing operations, ensuring our nation with reliable access to space and a strong national defense.

## Adopted Land Uses

### Glenborough at Easton: Land Use Summary

Land Use	Acres	Units
<b>Residential</b>		
Low Density Residential (1 to 7 units/acre)	378.3	1,659
Medium Density Residential (7.1 to 12 units/acre)	77.9	627
High Density Residential (12.1 to 25 units/acre)	29.5	466
Subtotal	485.7	2,752
<b>Commercial &amp; Office</b>		
Mixed Use (Villages J and K)	64.6 <sup>a</sup>	487
Commercial	2.4	
Office	37.1	
Subtotal	104.1	487
<b>Open Space and Park</b>		
Parkways	43.5	
Community Resource Area	25.6	
Parks Open	53.0	
Space – Alder Creek	270.2	
Open Space	121.0	
Subtotal	513.3	
<b>Public/Quasi-Public</b>		
Fire Station, Church Site (Village J)	4.5	
Elementary Schools	20.3	
Middle School	19.9	
Subtotal	44.7	
<b>Major Roadways</b>	60.5	
<b>TOTAL</b>	<b>1,208.3</b>	<b>3,239</b>

### Glenborough at Easton: Residential Uses

	Density Range (units/acre)	Number of Units	Percentage of Units in Plan	Average Density in Range
Low Density Residential	1 to 7	1,659	51	4.4
Medium-Density Residential	7.1 to 12	627	19	8.0
High-Density Residential (includes CMU units)	12.1 to 25	953	30	12.5
<b>Totals</b>		<b>3,239</b>	<b>100</b>	<b>6.1</b>

CMU=Commercial Mixed Use

### Glenborough at Easton: Commercial and Office Square Footage

	Parcel	Acres	FAR	Maximum Square Footage
Office	H	13.5	0.25	147,000
Office	S	23.6	0.30	308,400
Commercial	O3	2.4	0.20	20,900
Commercial Mixed Use	J	10.5	0.16	72,100
Commercial Mixed Use	K	14.0	0.25	151,100
<b>Total</b>				<b>699,500</b>

FAR=Floor Area Ratio

### **LAFCo Standards, Policies and Procedures**

The proposal is consistent with your LAFCo Policies, Standards and Procedures. The land uses are consistent with both the County General Plan and zoning. This project is also consistent with the SRCSD and SASD policy that sanitary sewer service will only be provided to parcels that are zoned for urban development in accordance with the terms and conditions of the District.

### **Conducting Authority Proceedings**

Staff recommends that the Conducting Authority protest proceedings be waived. The affected territory is owned solely by the project proponents. The adjacent neighborhood associations, affected property owners, and landowners within a 500 foot radius of the project site, have been notified of the date, time and place of the hearing on this proposal. The affected territory is deemed to be uninhabited, as there are no registered voters. No public or agency

### **SRCSD and SASD Provision of Service**

SCRSD and SASD have the means and capacity to provide sanitary sewer service for the proposed project. (See attached letters).



The entire project area falls within the Sacramento Regional County Sanitation District (SRCSD) sphere of influence. The SRCSD, through three contributing agencies, provides wastewater treatment service to more than 400,000 homes and businesses and 80 industrial customers in Sacramento County. The contributing agencies are the City of Sacramento, City of Folsom, City of West Sacramento, and Sacramento Area Sewer District (SASD), formerly County Sanitation District 1. Sewers maintained by the contributing agencies collect wastewater from homes, offices, and other uses, and interceptor sewers maintained by SRCSD convey the flows for treatment to the Sacramento Regional Wastewater Treatment Plant (SRWTP), a secondary treatment facility.

The SRCSD service area is more than 300 square miles and serves more than 1 million people. The SRWTP treats an average of 167 million gallons of wastewater per day from the service area, according to 2000 estimates (SRCSD 2001). During peak periods of use, as much as 400 million gallons of wastewater per day may be piped to the treatment plant via thousands of miles of interceptors, trunks, and collector sewers. Treated wastewater is discharged into the Sacramento River south of Freeport Bridge.

The SRCSD completed a 2020 Master Plan for the treatment plant in 2001. This plan provides guidance on providing wastewater treatment service for the community through the year 2020 and describes wastewater treatment and reuse/disposal facility needs (SRCSD 2001). The demand for wastewater treatment services is projected based on Sacramento Area Council of Governments (SACOG) population projections for areas within Sacramento County (Sacramento County 2003). These population projections are presented in Chapter 5 (Population, Housing, and Employment) for the project area and vicinity. Average dry weather flows for the entire SRCSD service area, including West Sacramento, are projected at 218 million gallons per day (mgd) by the year 2020. Facility improvements are based on this projection and include construction or expansion of treatment plant facilities in phases over five- to 10-year intervals, as they are needed.

As a contributing agency, SASD provides service to the unincorporated areas of Sacramento County, including a portion of the project area. The current SASD service area is approximately 286 square miles with more than 2,700 miles of sewers and serves over 950,000 people (CSD-1 2006). SASD operates under a facilities master plan that describes the hydraulic capacity of the collector system and identifies future capital improvements that will be needed as its service area becomes more developed. The master plan was last updated in 2002 (CSD-1 2002); however, it is in the process of being updated, and a draft master plan update is available for public review (CSD-1 2006). These documents update the original 1993 master plan that was a joint effort between former CSD-1 and SRCSD. The project area is within the SASD Sphere of Influence, and portions of the project area currently connect to SASD trunk sewers. The project area is within the Aerojet Trunk Shed, which is served by the Folsom East and Aerojet Interceptors.

Currently, a portion of the project area between Alabama Avenue and Hazel Avenue is being served by several existing sewers that connect to the existing Aerojet administrative and office buildings. The sewer system between Alabama Avenue and Hazel Avenue connects to the SASD sewer system under Folsom Boulevard at Alabama Avenue and at a point about 400 feet west of Aerojet Road (MacKay and Soms 2007). All of the project

area flows into the Folsom East Interceptor. The Folsom East Interceptor connects into the Bradshaw Interceptor, which transports the wastewater via other sewers to the SRWTP in Elk Grove.

The remainder of the project area is not within the current service area of SASD and does not have a sewer system. Industrial buildings on Aerojet property outside of the administrative complex are served by private septic tanks. The 2006 SASD draft master plan update identifies the need for several new sewers in the vicinity of the project area. A new trunk line to serve the Aerojet property is expected to be needed between 2006 and 2010, according to the master plan update (CSD-1 2006). Although the Aerojet property is currently zoned for industrial uses, the master plan update assumes implementation of the Easton project by 2010 and development of other portions of the Aerojet property after 2020. A range of six to 30 equivalent single-family dwelling units (ESDs) per acre was used to project future wastewater generation in the project area and on the Aerojet property, which produced estimates of 55,167 ESDs for the entire property and 17 million gallons per day (mgd) average wastewater flows at buildout of the entire property (beyond 2020). New sewers in the project vicinity were designed to provide capacity for these estimated flows.

### **Infrastructure/ Fees and Charges**

Development within the affected territory will be subject to the standards, ordinances, and mitigation fees established by the Districts, reducing any potential impacts to existing ratepayers to less than significant.

### **Environmental Considerations**

CEQA Guideline 15183 mandates that projects which are consistent with the development density established by existing zoning, community plan, or general plan policies for which an EIR was certified shall not require additional environmental review, except as might be necessary to examine whether there are project-specific significant effects which are peculiar to the project or its site. The streamlines the review of such projects and reduces the need to prepare repetitive environmental studies.

On December 17, 2008, the County of Sacramento approved the Easton/Glenborough Specific Plan and certified an Environmental Impact Report – State Clearinghouse Number 2005062128. The County of Sacramento made Statement of Facts - Overriding Considerations, and adopted a Mitigation Monitoring and Reporting Program.

Sacramento LAFCo as a Responsible Agency may rely on the EIR prepared by the County of Sacramento provided it determines that the Mitigation Measures are appropriate and adequate related only to the provision of sewer service. Note: LAFCo has a limited role because it is only considering whether or not the affected territory should be annexed into SRCSD and SASD.

The following Mitigation Measures were adopted to address the construction of sanitary sewer services and impact related to increased demand for sewer service. These mitigation measures have reduced the impacts to less than significant.

These mitigation measures are appropriate and adequate to address the environmental impacts as identified by the lead agency (County of Sacramento).

**Project Mitigation Measures Related to Sanitary Sewer Service for the Affected Territory**

**Impact SS-1: Construction of new sewers in the project area could cause adverse effects on the environment.**

Construction of new collector sewers within the project area and a lift station near the Kimball Place crossing of Alder Creek would result in minimal adverse effects on the environment. Most sewers would be constructed entirely within the footprint of the proposed roads, buildings, homes, and other development. The development area would be graded in preparation for the development; therefore, impacts associated with sewer facility construction within the footprint of the proposed development would be minimal once the area has been cleared for development. Environmental effects of the development on various resources (e.g., cultural resources and biological resources) are analyzed in other chapters of this EIR. Although the development in its entirety may have significant environmental effects, construction of sewer lines within the development would be considered a minor environmental effect and would be less than significant.

In addition to the sewers within the development footprint, the project may include construction of a sewer main (2 miles long) along the Alder Creek corridor (within the proposed open space area) or construction of a lift station on the north side of the creek that would pump wastewater to a proposed trunk sewer in Easton Valley Parkway (see Plate PD-7). The Kimball Place lift station alternative would require a shorter sewer (1,000 feet long) along Alder Creek, unless an additional lift station is constructed within the Community Resource Area near Prairie City Road. SASD staff has identified the lift station alternative as the preferred option for sewer collection in the eastern portion of the project area. The staff has also committed to considering the Community Resource Area lift station during final design of the system between Kimball Place and Prairie City Road. Although both sewer options would be designed to follow the proposed trail system in the Alder Creek corridor, both sewers would require construction activities (i.e., trench digging, ground disturbance) in a sensitive area along the creek, which could adversely affect biological and cultural resources and result in increased erosion and sediment discharge into Alder Creek (see Chapters 10, 14, and 15). The longer sewer main would result in greater impacts to resources along the creek. The Kimball Place lift station alternative would significantly reduce adverse impacts while construction of the additional lift station near Prairie City Road would eliminate adverse impacts on resources within the Alder Creek corridor.

Although construction of most sewer lines and facilities in the project area would result in less than significant effects on the environment, construction of a sewer along the Alder Creek corridor could result in substantial impacts to biological and cultural resources and water quality, which would be a significant impact.

**Significance Level Before Mitigation: Significant.**

*Mitigation Measure SS-1a: Implement Best Management Practices identified in the Stormwater Pollution Prevention Plan during construction.*

Implement Mitigation Measure HWQ-2a.

*Mitigation Measure SS-1b: Implement measures to reduce construction impacts on special-status species and minimize indirect impacts on preserved oak trees.*

Implement Mitigation Measures BR-5, BR-9, BR-12, BR-14a, and BR-15.

*Mitigation Measure SS-1c: Implement measures to document and protect cultural resources in the Alder Creek Corridor Mining District.*

Implement Mitigation Measures CR-1a and CR-1b.

**Significance Level After Mitigation: Less than significant because implementation of the mitigation measures would ensure minimal construction impacts on water quality, biological resources, and cultural resources.**

**Impact SS-2: Project implementation would increase the demand for wastewater collection and treatment service provided by the Sacramento Area Sewer District and Sacramento Regional County Sanitation District.**

The project would result in an increase in approximately 3,239 dwelling units and about 700,000 square feet of commercial and office space in the project area. Based on calculations provided in the Easton Sanitary Sewer Study prepared by MacKay & Soms in October 2007, the proposed land uses would include an estimated 10,406 ESDs using SASD master plan estimates. In combination with an off-site area that would be served by the same sewer facilities (ESD estimate of 3,204), total peak wet weather flows would be approximately 8.15 mgd of wastewater (310 gallons per day [gpd] per ESD; 4.2 mgd average dry weather flows). The project would generate approximately 76 percent of this total, or 6.2 mgd peak wet weather flows (3.2 mgd average dry weather flows).

Construction of the facilities identified in the SASD master plan (CSD-1 2002) would ensure that the regional sewer system has adequate capacity to serve the project. Ultimate design flows for the project area and surrounding Aerojet property within the AJ Douglas-White Rock (AJD) sewer sub-sheds (an area of 1,889 acres within the Aerojet Trunk Shed) would total approximately 4.2 mgd SS-2 average dry weather flow or 8.15 mgd peak wet weather flow (MacKay and Soms 2007). Wastewater flows would be piped into the Folsom East system in Folsom Boulevard and would be conveyed via the Bradshaw Interceptor and other sewer lines to the SRWTP. The project's wastewater generation is within the projected wastewater quantity of the SASD master plan update (3.2 mgd, 19 percent of the 17 mgd total for the Aerojet property, average dry weather flows). The increased demand on sewer service would be a less than significant impact because the

existing and proposed sewers would have the capacity to serve the first phase of the project by 2010 and subsequent phases as new interceptors are completed in the vicinity.

The amount of wastewater generated by the project would be within the available capacity for the SRWTP. As discussed in Chapter 5 (Population, Housing, and Employment), the project's population estimate would be within the population projections for unincorporated Sacramento County under SACOG's projections. SRCSD's planned improvements to the wastewater treatment plant (SRCSD 2001) are based on SACOG projections and would ensure the facility has capacity to service the project area as well as other projected developments in the SRCSD service area. This impact is less than significant because the facilities would have capacity to serve the project.

**Significance Level Before Mitigation: Less than significant because existing and proposed sewer and wastewater treatment facilities would have the capacity to serve the project.**

**Other Affected Agencies**

Notice was given to affected agencies within the affected territory. No comments were received.

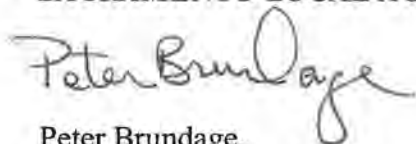
**EXECUTIVE OFFICER COMMENTS:**

The proposal is consistent with the County of Sacramento General Plan and the Glenborough and Easton Place Specific Plan. The sewer districts have the means and capacity to serve the affected territory and adequate mitigation measures have been adopted by the Lead Agency to address environmental impacts.

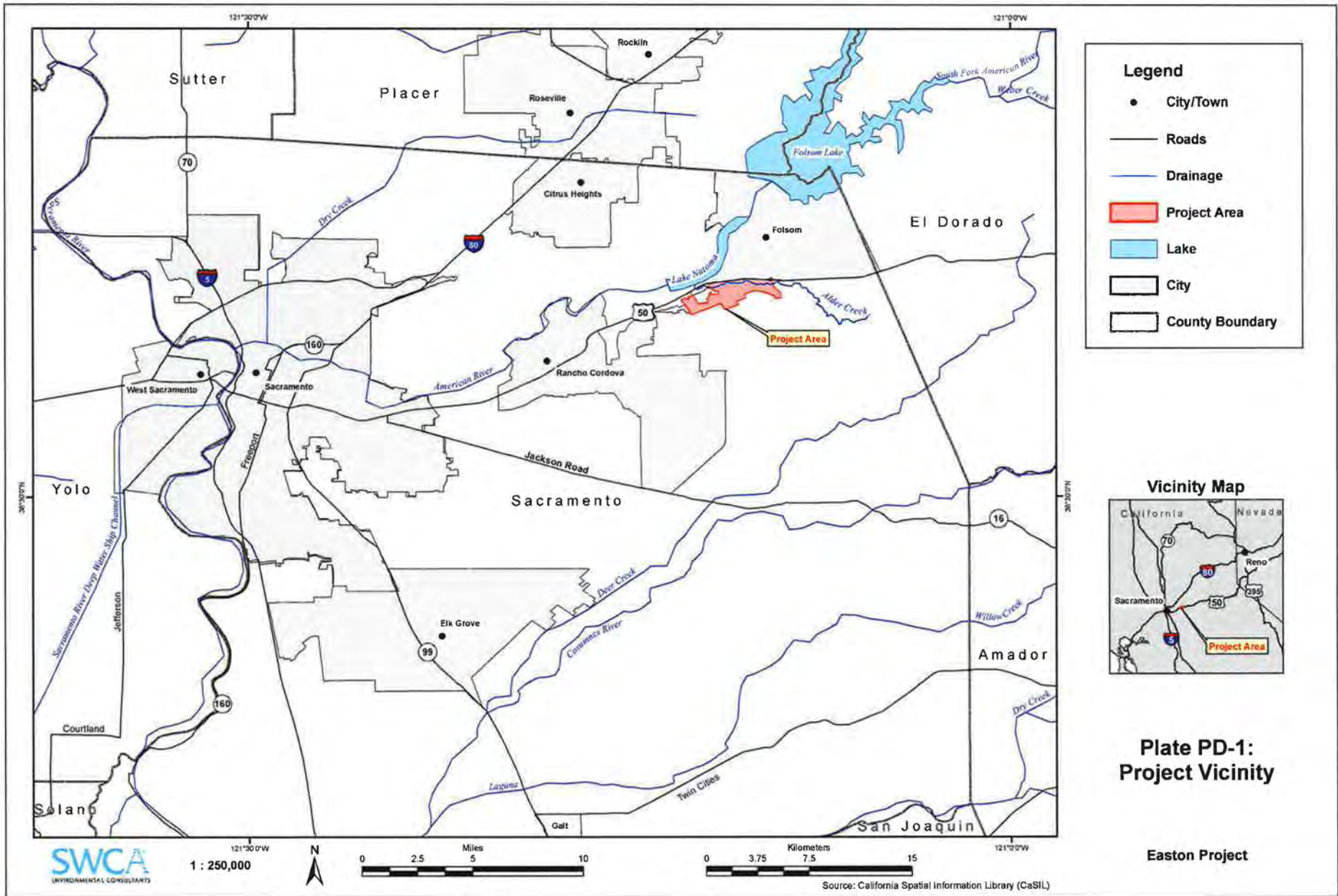
Therefore, it is recommended that the Commission approve the annexation of the affected territory into Sacramento Regional County Sanitation District and Sacramento Area Sewer District.

Respectfully submitted,

***SACRAMENTO LOCAL AGENCY FORMATION COMMISSION***



Peter Brundage,  
Executive Officer





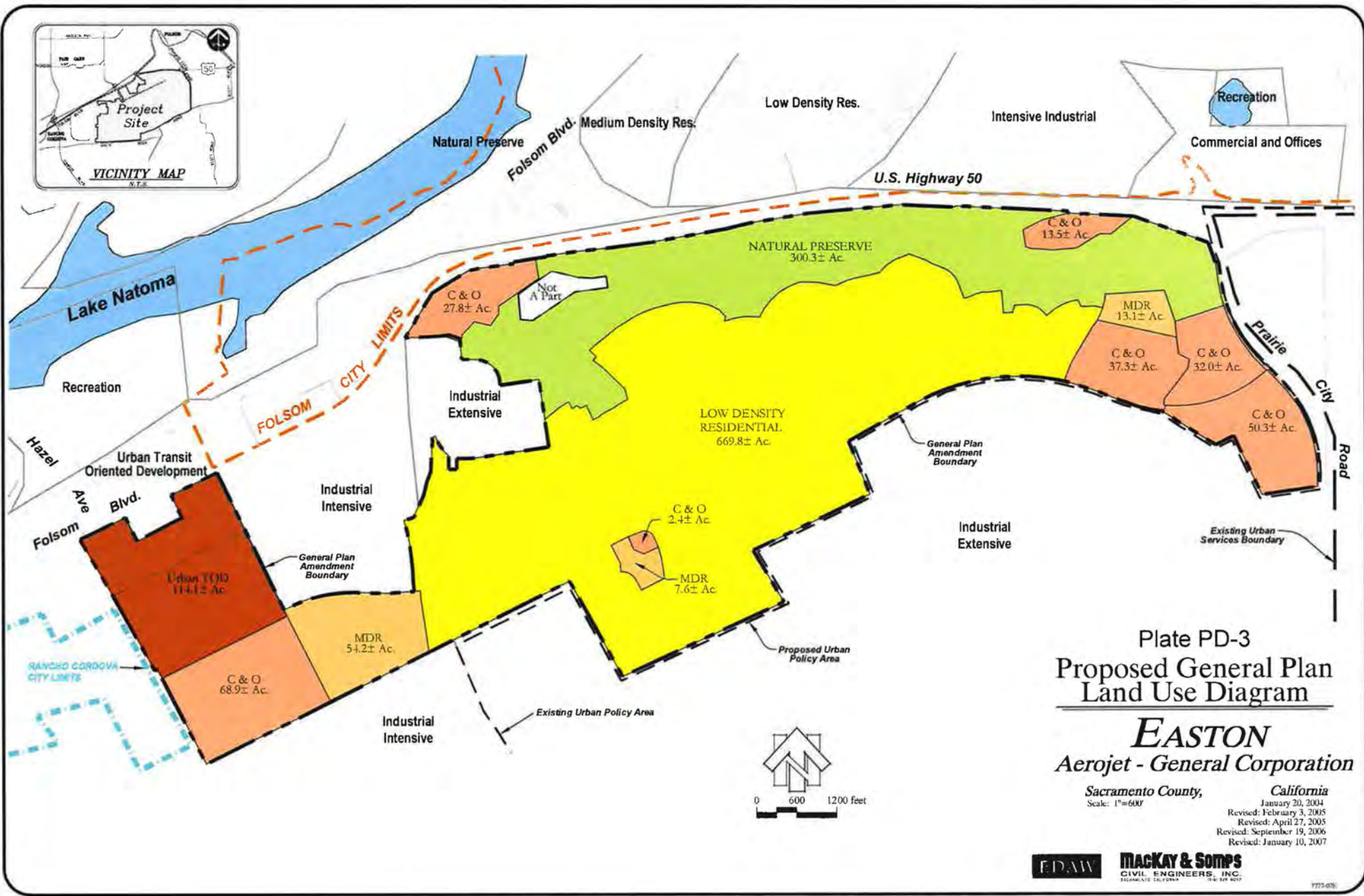
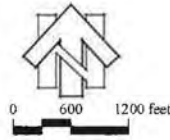


Plate PD-3  
**Proposed General Plan  
 Land Use Diagram**  
**EASTON**  
 Aerojet - General Corporation

Sacramento County, California  
 Scale: 1"=600'  
 January 20, 2004  
 Revised: February 3, 2005  
 Revised: April 27, 2005  
 Revised: September 19, 2006  
 Revised: January 10, 2007

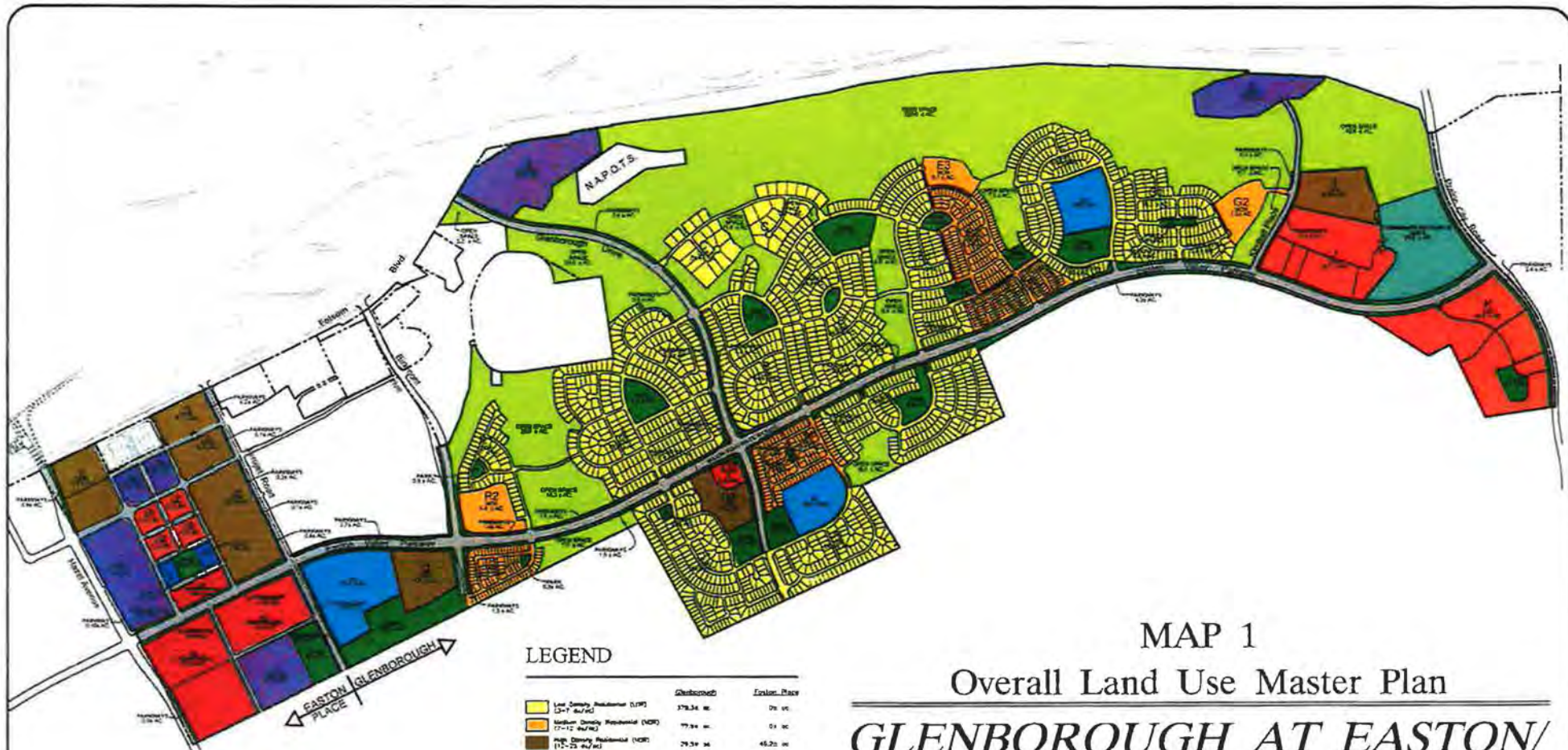


**EDAW** **MACKEY & SOMPS**  
 CIVIL ENGINEERS, INC.  
 SACRAMENTO, CALIFORNIA

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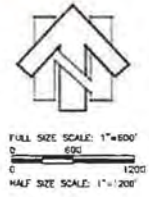






LEGEND

	Allocated	Excess/Deficit
Low Density Residential (LDR) [3-7 du/ac]	379.34 ac	0% VC
Medium Density Residential (MDR) [7-12 du/ac]	77.34 ac	0% VC
High Density Residential (HDR) [12-25 du/ac]	29.34 ac	46.20 ac
Mixed Use (MU)	88.14 ac	33.6 ac
Commercial	2.44 ac	49.24 ac
Office	27.14 ac	35.34 ac
Community / Medium Density	42.34 ac	0% VC
Multi-Family Residential	40.34 ac	21.14 ac
Parkways	43.04 ac	5.94 ac
Community Resource Area	25.44 ac	0% VC
Park	13.04 ac	7.54 ac
Public/IC Public	0% VC	2.08 ac
Open Space	121.24 ac	0% VC
Open Space (Water Cover)	270.24 ac	0% VC
<b>TOTAL AREA</b>	<b>1728.14 ac</b>	<b>182.08 ac</b>



MAP 1  
 Overall Land Use Master Plan  
**GLENBOROUGH AT EASTON/  
 EASTON PLACE**  
 Easton Development Company, LLC

Scale: 1"=600'

Sacramento County, California

June 30, 2014







March 25, 2015

RECEIVED

MAR 25 2015

SACRAMENTO LOCAL AGENCY FORMATION COMMISSION

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**Board of Directors**

- Representing:
- County of Sacramento
- County of Yolo
- City of Citrus Heights
- City of Elk Grove
- City of Folsom
- City of Rancho Cordova
- City of Sacramento
- City of West Sacramento

**Prabhakar Somavarapu**  
*District Engineer*

**Ruben Robles**  
*Director of Operations*

**Christoph Dobson**  
*Director of Policy & Planning*

**Karen Stoyanowski**  
*Director of Internal Services*

**Joseph Maestratti**  
*Chief Financial Officer*

**Claudia Goss**  
*Public Affairs Manager*

[www.srcsd.com](http://www.srcsd.com)

Don Lockhart, AICP  
Assistant Executive Officer  
Sacramento Local Agency Formation Commission  
1112 I Street, Suite 100  
Sacramento, CA 95814

**Subject: Annexation of Glenborough and Easton Place to Sacramento Regional County Sanitation District (LAFC #02-15)**

Dear Mr. Lockhart:

The Sacramento Regional County Sanitation District (Regional San) has the following comments regarding the Annexation of Glenborough and Easton Place to Sacramento Regional County Sanitation District (Regional San) (LAFC #02-15):

The Regional San Board of Directors adopted the Interceptor Sequencing Study (ISS) in February 2013. The ISS updated the SRCSD Master Plan 2000 and can be found on the Regional San website at <http://www.regionalsan.com/ISS>.

Regional San is not a land-use authority. Regional San sewer systems are designed using predicted wastewater flows that are dependent on land use information provided by each land use authority. Projects identified within Regional San planning documents are based on growth projections provided by land-use authorities. Sewer studies, including points of connection and phasing information will need to be completed to fully assess the impacts of any project that has the potential to increase existing or future flow demands. Onsite and offsite impacts associated with constructing sanitary sewers facilities to provide service to the subject project must be included in environmental impact reports.

Customers receiving service from Regional San are responsible for rates and fees outlined within the latest Regional San ordinances. Fees for connecting to the sewer system are set up to recover the capital investment of sewer and treatment facilities that serves new customers. The Regional San ordinance is located on their website at <http://www.regionalsan.com/ordinance>.

Regional San has the means and capacity to provide sanitary sewer conveyance without any negative impacts to existing customers.

If you have any questions regarding these comments, please contact me at 916-876-9994

Sincerely,

Sarena Moore  
Regional San/SASD  
Policy and Planning

Cc: Regional San Development Services, SASD Development Services, Michael Meyer, Dave Ocenosak, Christoph Dobson

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February 18, 2015

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FEB 20 2015  
SACRAMENTO LOCAL AGENCY  
FORMATION COMMISSION

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*Public Affairs Manager*

[www.srcsd.com](http://www.srcsd.com)

**Subject: Annexation of Glenborough and Easton Place to Sacramento Area Sewer District (SASD) (LAFC #02-15)**

Dear Mr. Lockhart:

Sacramento Area Sewer District (SASD) has the following comments regarding the Annexation:

The most current SASD planning document, the 2010 System Capacity Plan Update (SCP) was approved by the SASD Board of Directors in January 2012. The SCP can be found on the SASD website at <http://www.sacsewer.com/devres-standards.html>.

SASD is not a land-use authority. SASD sewer systems are designed using predicted wastewater flows that are dependent on land use information provided by each land use authority. Projects identified within SASD planning documents are based on growth projections provided by land-use authorities. Sewer studies, including points of connection and phasing information will need to be completed to fully assess the impacts of any project that has the potential to increase existing or future flow demands. Onsite and offsite impacts associated with constructing sanitary sewers facilities to provide service to the subject project must be included in environmental impact reports.

Customers receiving service from SASD are responsible for rates and fees outlined within the latest SASD ordinances. Fees for connecting to the sewer system are set up to recover the capital investment of sewer and treatment facilities that serves new customers. The SASD ordinance is located on the SASD website at <http://www.sacsewer.com/ordinances.html>.

SASD has the means and capacity to provide sanitary sewer conveyance with no negative impacts to existing SASD customers. The project proponents should work closely with SASD Permit Services to ensure proper connection to SASD facilities.

If you have any questions regarding these comments, please contact me at 916-876-9994

Sincerely,

Sarena Moore  
Regional San/SASD  
Policy and Planning

Cc: Regional San Development Services, SASD Development Services, Michael Meyer, Dave Ocenosak, Christoph Dobson



**EXHIBIT "A"**  
**DESCRIPTION OF PROPERTY TO BE ANNEXED TO THE**  
**SACRAMENTO AREA SEWER DISTRICT**

**ANNEXATION PARCEL 1**

All that real property being situated within a portion of the County of Sacramento, State of California, being further described as a portion of "Resultant Parcel 1A" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0637, Official Records of Sacramento County, a portion of "New Resultant Parcel 9" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0634, Official Records of Sacramento County, and a portion of that property described in that certain Grant Deed recorded November 24, 2009 in Book 20091124, at Page 1047, Official Records of Sacramento County and being more particularly described as follows:

Beginning at the southwest corner of said "Resultant Parcel 1A", thence from the **POINT OF BEGINNING** the following 7 courses and distances:

- 1) coincident with the westerly line of said "Resultant Parcel 1A", North 26°05'39" West a distance of 440.64 feet;
- 2) continuing along said westerly line, North 26°14'54" West a distance of 638.24 feet to a common corner with said "New Resultant Parcel 9";
- 3) coincident with a westerly line of said "New Resultant Parcel 9", North 29°12'28" West a distance of 519.46 feet to a line common with the property described in said Book 20091124, at Page 1047, Official Records of Sacramento County;
- 4) coincident with the lines of said property described in Book 20091124, at Page 1047, Official Records of Sacramento County, South 63°51'54" West a distance of 41.91 feet;
- 5) continuing along said lines, North 29°02'15" West a distance of 980.61 feet;
- 6) continuing along said lines, North 30°19'16" West a distance of 1247.14 feet; and
- 7) continuing along said lines, North 26°06'45" West a distance of 23.35 feet to the existing annexation line of the Sacramento Area Sewer District;

thence coincident with the existing annexation line of the Sacramento Area Sewer District for following 20 courses and distances:

- 8) North 63°43'15" East a distance of 12.36 feet;
- 9) North 74°48'06" East a distance of 49.47 feet;
- 10) North 64°05'02" East a distance of 683.67 feet;
- 11) South 26°29'57" East a distance of 1901.23 feet;
- 12) North 64°22'47" East a distance of 267.59 feet;
- 13) South 25°44'58" East a distance of 366.19 feet;
- 14) North 65°13'38" East a distance of 114.75 feet;
- 15) North 75°06'53" East a distance of 105.90 feet;
- 16) North 82°38'47" East a distance of 32.60 feet;
- 17) South 25°13'35" East a distance of 594.81 feet;



- 18) North 63°50'59" East a distance of 261.80 feet;
- 19) North 64°48'17" East a distance of 642.09 feet;
- 20) North 24°25'27" West a distance of 239.43 feet;
- 21) North 65°28'43" East a distance of 129.35 feet;
- 22) South 26°09'05" East a distance of 205.81 feet;
- 23) North 66°21'09" East a distance of 614.34 feet;
- 24) North 24°52'52" West a distance of 444.60 feet;
- 25) South 63°58'33" West a distance of 199.97 feet;
- 26) North 26°13'36" West a distance of 305.87 feet; and
- 27) South 89°35'33" East a distance of 3639.39 feet to a southerly line of said "Resultant Parcel 1A";
- 28) coincident with said southerly line of "Resultant Parcel 1A", South 63°21'53" West a distance of 2869.10 feet;
- 29) continuing along said southerly line, South 63°21'15" West a distance of 2900.69 feet to the Point of Beginning.

Containing 165.536 acres of land, more or less.

### ANNEXATION PARCEL 2

All that real property situated in the County of Sacramento, State of California, being a portion of "Resultant Parcel 1A" as described in that certain Grant Deed recorded in Book 20140812, at Page 0637, Official Records of Sacramento County and a portion of "New Resultant Parcel 9" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0634, Official Records of Sacramento County and being more particularly described as follows:

Beginning at the easterly most corner of said "Resultant Parcel 1A", thence from the **POINT OF BEGINNING** coincident with said "Resultant Parcel 1A" for the following 5 courses and distances:

- 1) South 81°41'52" West a distance of 926.72 feet;
- 2) North 25°36'36" West a distance of 986.39 feet;
- 3) South 63°04'37" West a distance of 297.48 feet;
- 4) North 57°56'58" West a distance of 937.62 feet; and
- 5) North 25°36'55" East a distance of 49.11 feet to a point of curvature;

thence leaving said "Resultant Parcel 1A" across a portion of "New Resultant Parcel 9" for the following 6 arcs, courses and distances:

- 6) from a radial line which bears South 04°57'57" West, 574.22 feet along the arc of a non-tangent 2049.00 foot radius curve to the right through a central angle of 16°03'25";
- 7) North 68°58'38" West a distance of 477.04 feet;
- 8) North 72°09'42" West a distance of 184.77 feet to a point of curvature;
- 9) from a radial line which bears North 18°05'07" East, 124.66 feet along the arc of a non-tangent 3245.00 foot radius curve to the left through a central angle of 02°12'04";
- 10) North 69°28'09" West a distance of 65.88 feet to a point of curvature; and

- 11) from a radial line which bears North  $14^{\circ}43'36''$  East, 1943.65 feet along the arc of a non-tangent 3251.00 foot radius curve to the left through a central angle of  $34^{\circ}15'18''$  to a point on said "Resultant Parcel 1A";

thence coincident with said "Resultant Parcel 1A" for the following 6 courses and distances:

- 12) South  $60^{\circ}49'16''$  West a distance of 1664.58 feet;
- 13) South  $21^{\circ}45'57''$  East a distance of 861.83 feet;
- 14) South  $64^{\circ}11'48''$  West a distance of 1943.81 feet;
- 15) South  $30^{\circ}48'16''$  East a distance of 896.35 feet;
- 16) South  $65^{\circ}24'13''$  West a distance of 2660.97 feet; and
- 17) North  $29^{\circ}04'03''$  West a distance of 1461.23 feet to the existing annexation line of the Sacramento Area Sewer District;

thence coincident with the existing annexation line of the Sacramento Area Sewer District for the following 4 courses and distances:

- 18) South  $89^{\circ}35'33''$  East a distance of 601.62 feet;
- 19) North  $00^{\circ}00'00''$  East a distance of 4121.48 feet;
- 20) North  $64^{\circ}48'31''$  East a distance of 2014.03 feet; and
- 21) North  $00^{\circ}00'00''$  East a distance of 486.48 feet to a line of said "Resultant Parcel 1A";

thence coincident with said "Resultant Parcel 1A" for the following 18 arcs, courses and distances:

- 22) North  $76^{\circ}19'38''$  East a distance of 228.35 feet;
- 23) North  $80^{\circ}38'23''$  East a distance of 889.64 feet;
- 24) North  $84^{\circ}44'06''$  East a distance of 1383.79 feet;
- 25) South  $87^{\circ}20'13''$  East a distance of 797.75 feet;
- 26) North  $02^{\circ}50'45''$  East a distance of 20.15 feet;
- 27) South  $87^{\circ}20'00''$  East a distance of 799.80 feet;
- 28) South  $87^{\circ}16'47''$  East a distance of 900.03 feet;
- 29) South  $02^{\circ}43'13''$  West a distance of 30.00 feet;
- 30) South  $87^{\circ}20'08''$  East a distance of 700.15 feet;
- 31) South  $87^{\circ}00'51''$  East a distance of 268.08 feet;
- 32) South  $70^{\circ}39'18''$  East a distance of 1194.10 feet;
- 33) South  $20^{\circ}27'08''$  East a distance of 321.29 feet;
- 34) North  $78^{\circ}01'44''$  East a distance of 42.74 feet;
- 35) South  $08^{\circ}07'13''$  East a distance of 315.65 feet to a point of curvature;
- 36) 1260.89 feet along the arc of a tangent 2000.00 foot radius curve to the left through a central angle of  $36^{\circ}07'18''$ ;
- 37) South  $44^{\circ}14'31''$  East a distance of 581.47 feet to a point of curvature;
- 38) 1535.41 feet along the arc of a tangent 2000.00 foot radius curve to the right through a central angle of  $43^{\circ}59'10''$ ; and
- 39) South  $00^{\circ}15'21''$  East a distance of 137.38 feet; to the Point of Beginning.

Containing 841.971 acres of land, more or less.

See Exhibits "B-1, B-2, and "B-3", plats to accompany description, attached hereto and made a part hereof.

This legal description was prepared by me or under my supervision pursuant to Section 8729 (2) of the Professional Land Surveyors Act.





Craig E. Spiess, PLS 7944  
License Expiration Date: 12-31-15

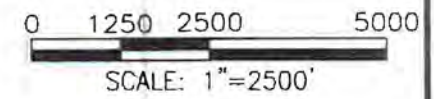
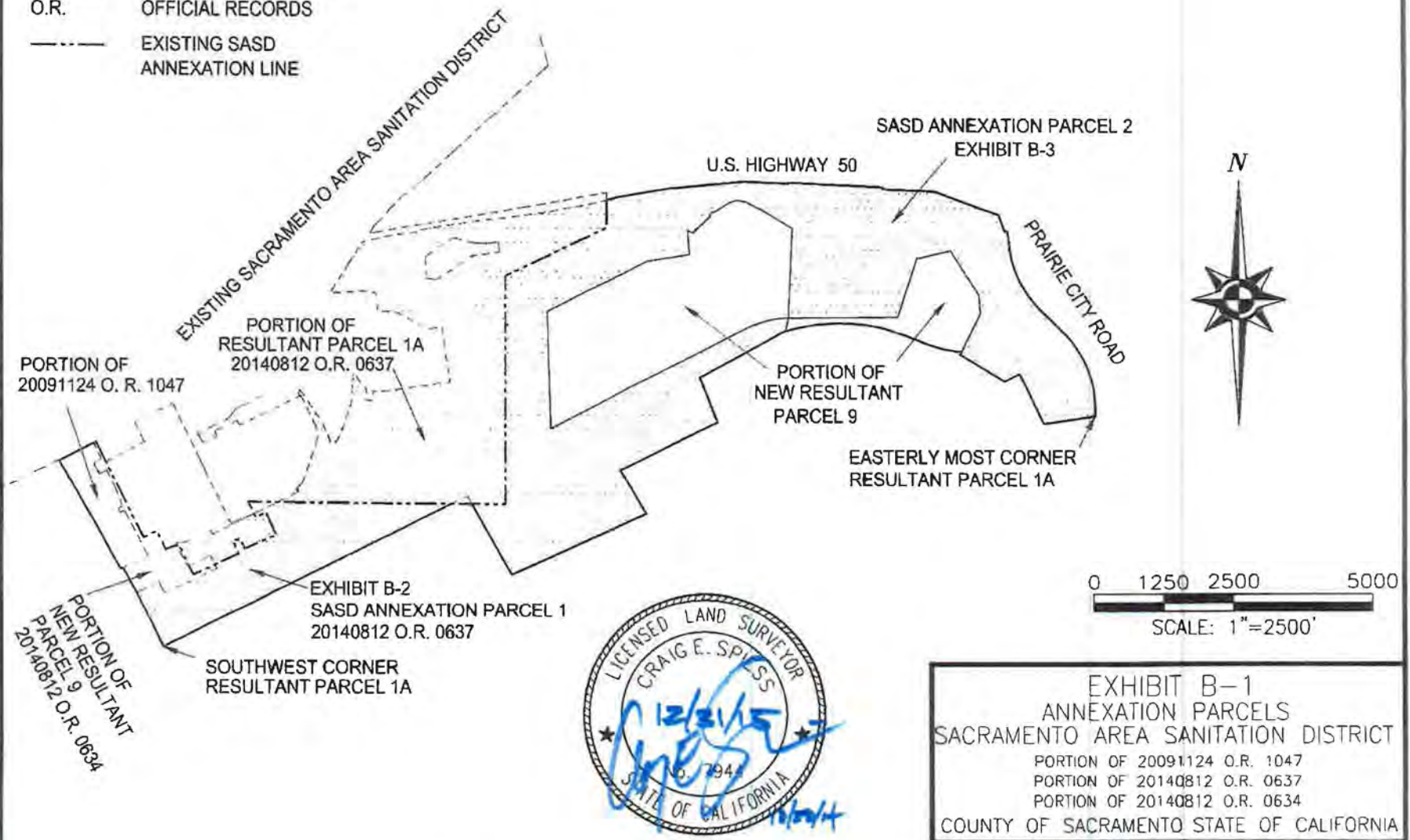
Date: 10/28/14



Prescription prepared by:  
**MACKAY & SOMPS CIVIL ENGINEERS, INC.**  
1552 Eureka Road, Suite 100, Roseville, CA 95661  
P:\27777\survey-MS\mapping\desc\SASD ANNEXATION\SASD ANNEXATION.doc

LEGEND:

-  RESULTANT PARCEL 1A
- O.R. OFFICIAL RECORDS
-  EXISTING SASD ANNEXATION LINE



IF A DISCREPANCY EXISTS BETWEEN THIS EXHIBIT AND THE ASSOCIATED DESCRIPTION, THE DESCRIPTION HOLDS. THIS EXHIBIT IS FOR GRAPHIC PURPOSES ONLY.

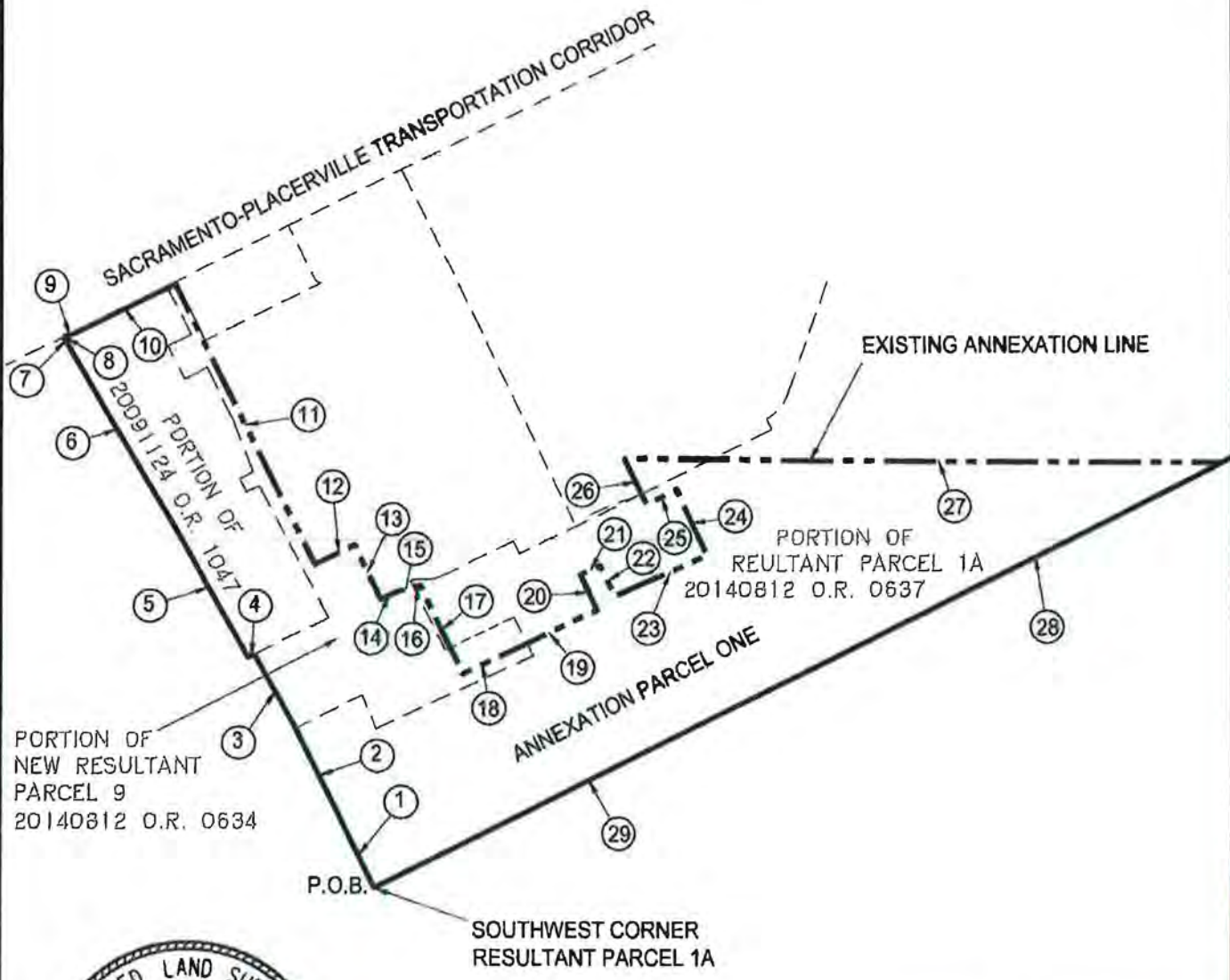
EXHIBIT B-1  
ANNEXATION PARCELS  
SACRAMENTO AREA SANITATION DISTRICT  
PORTION OF 20091124 O.R. 1047  
PORTION OF 20140812 O.R. 0637  
PORTION OF 20140812 O.R. 0634  
COUNTY OF SACRAMENTO STATE OF CALIFORNIA

**MACKEY & SOMPS**  
ENGINEERS PLANNERS SURVEYORS  
1552 Eureka Road, Suite 100, Roseville, CA 95661 (916) 773-1189

RMP	1"=2500'	10/28/2014	27777.360
DRAWN BY	SCALE	DATE	JOB NO.

**LEGEND**

- P.O.B. POINT OF BEGINNING
- O.R. OFFICIAL RECORD
- EXISTING SASD
- ANNEXATION BOUNDARY



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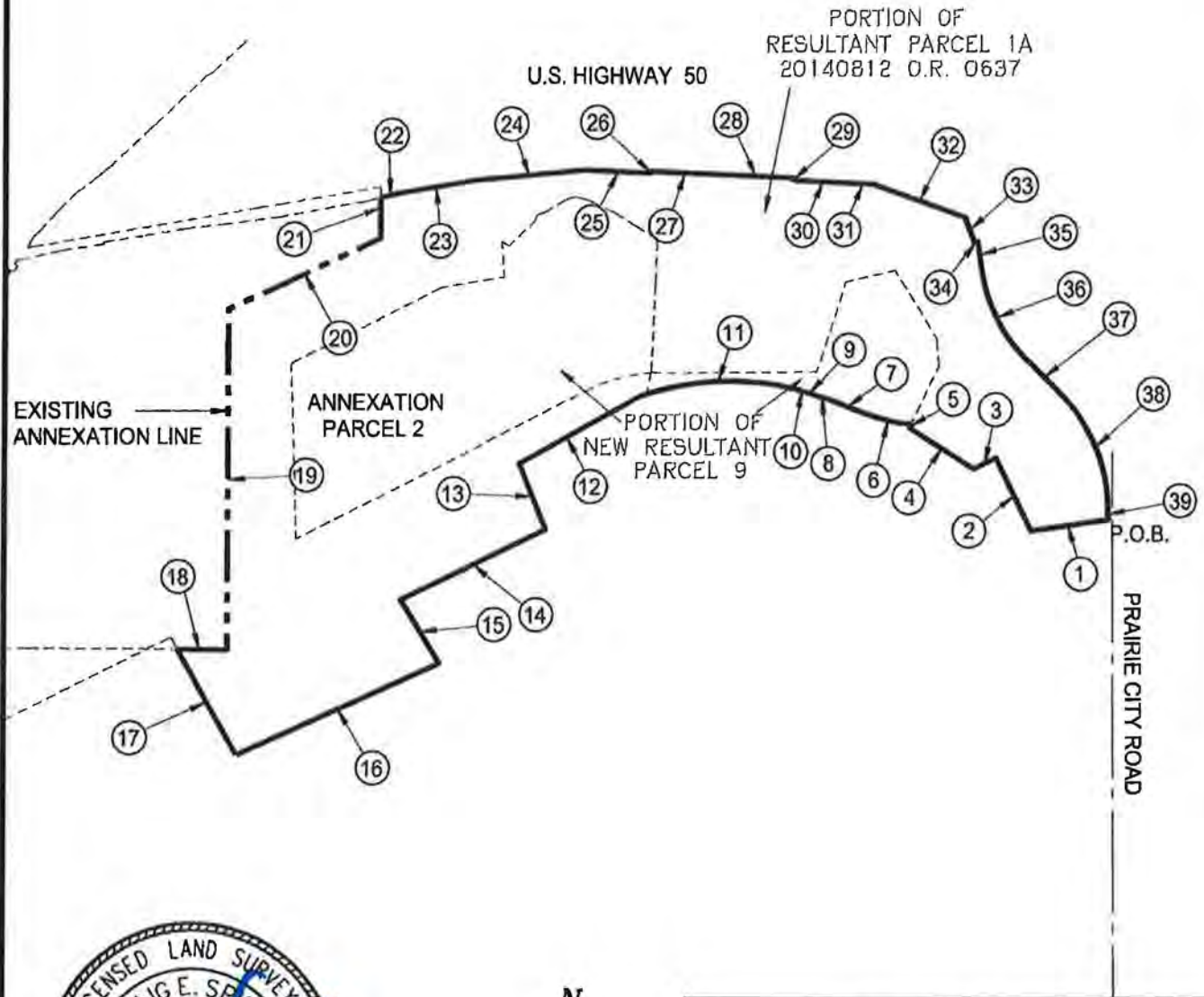
EXHIBIT B-2  
 ANNEXATION PARCEL 1  
 SACRAMENTO AREA SANITATION DISTRICT  
 PORTION OF 20091124 O.R. 1047  
 PORTION OF 20140812 O.R. 0637  
 PORTION OF 20140812 O.R. 0634  
 COUNTY OF SACRAMENTO STATE OF CALIFORNIA

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RMP	1"=1000'	10/28/2014	27777.360
DRAWN BY	SCALE	DATE	JOB NO.

**LEGEND**

- P.O.B. POINT OF BEGINNING
- O.R. OFFICIAL RECORD
- EXISTING SASD ANNEXATION BOUNDARY



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**EXHIBIT B-3**  
**ANNEXATION PARCEL 2**  
 SACRAMENTO AREA SANITATION DISTRICT  
 PORTION OF 20140812 O.R. 0637  
 COUNTY OF SACRAMENTO STATE OF CALIFORNIA

**Mackay & Somps**  
 ENGINEERS PLANNERS SURVEYORS  
 1552 Eureka Road, Suite 100, Roseville, CA 95661 (916) 773-1189

RMP	1"=2000'	10/28/2014	27777.360
DRAWN BY	SCALE	DATE	JOB NO.



**RESOLUTION NO. LAFC 2015-05-0401-02-15**

**THE SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

**MAKING DETERMINATIONS AND APPROVING THE EASTON PLACE AND  
GLENBOROUGH ANNEXATION TO SACRAMENTO AREA SEWER DISTRICT AND  
SACRAMENTO REGIONAL COUNTY SANITATION DISTRICT  
(LAFC 02-15) (CEQA Exempt)**

**WHEREAS**, pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, the Easton Development Company, LLC, has submitted a complete application for the annexation of approximately 1,200 acres located south of Highway 50 between Prairie City Road and Hazel Avenue, in Sacramento County, known as Easton Place and Glenborough Specific Plan, to Sacramento Area Sewer District (SASD) and Sacramento Regional County Sanitation District (SRCSD), more particularly described in Exhibit A, attached; and

**WHEREAS**, the Executive Officer of the Sacramento Local Agency Formation Commission has named the proposal: Easton Place and Glenborough Annexation to Sacramento Area Sewer District and Sacramento Regional County Sanitation District (LAFC 02-15), a reorganization as defined in the Cortese-Knox-Local Government Reorganization Act of 2000; and

**WHEREAS**, the territory proposed for reorganization is uninhabited (with less than 12 registered voters on-site); and

**WHEREAS**, the land owner and all affected public agencies have consented to the proposed reorganization; and

**WHEREAS**, the Commission has considered as A Responsible Agency the Environmental Impact Report, Statement of Facts and Overriding Consideration, Mitigation Monitoring and Reporting Program adopted by the County of Sacramento approving the Easton Place – Glenborough Specific Plan; and

**WHEREAS**, the Commission, as a Responsible Agency has determined that the EIR and Mitigation adopted by the County of Sacramento is adequate and complete to approve the annexations/reorganizations set forth herein; and

**WHEREAS** public notice has been provided in accordance with state law;

**NOW, THEREFORE, BE IT RESOLVED** that, pursuant to powers provided in Section 56430 of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 that the LOCAL AGENCY FORMATION COMMISSION of the County of Sacramento (LAFCo) resolves and determinations as follows:

1. The subject territory is within the Sphere of Influence of both SASD and SRCSD.
2. The proposed reorganization is consistent with the Master Services Elements of SASD and SRCSD.
3. The Districts have demonstrated that they have the means and capacity to provide sanitary sewer services to the affected territory.



- 4. The Commission hereby approves the annexation of the affected territory set forth in Exhibit "A" to Sacramento Regional County Sanitation District and Sacramento Area Sewer District.
- 5. The Commission shall waive the Conducting Authority proceedings as there is 100 percent landowner and affected agencies consent for this Uninhabited Reorganization for all matters related to the Proposal.

**BE IT FURTHER RESOLVED** that Resolution No. **L AFC 2015-05-0204-02-15** was adopted by the **SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**, on the **1st day of April 2015**, by the following vote, to wit:

	Motion	2nd	Aye	No	Absent	Abstain
Angelique Ashby			_____	_____	_____	_____
Sue Frost			_____	_____	_____	_____
Ron Greenwood			_____	_____	_____	_____
Jack Harrison			_____	_____	_____	_____
Gay Jones			_____	_____	_____	_____
Susan Peters			_____	_____	_____	_____
Phil Serna			_____	_____	_____	_____

Commission Vote Tally    Aye \_\_\_\_\_ No \_\_\_\_\_ Absent \_\_\_\_\_ Abstain \_\_\_\_\_  
   Passed    Yes \_\_\_\_\_ No \_\_\_\_\_

By: \_\_\_\_\_  
**Angelique Ashby, Chair**  
**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**

ATTEST: \_\_\_\_\_  
**Diane Thorpe**

**EXHIBIT "A"**  
**DESCRIPTION OF PROPERTY TO BE ANNEXED TO THE**  
**SACRAMENTO AREA SEWER DISTRICT**

**ANNEXATION PARCEL 1**

All that real property being situated within a portion of the County of Sacramento, State of California, being further described as a portion of "Resultant Parcel 1A" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0637, Official Records of Sacramento County, a portion of "New Resultant Parcel 9" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0634, Official Records of Sacramento County, and a portion of that property described in that certain Grant Deed recorded November 24, 2009 in Book 20091124, at Page 1047, Official Records of Sacramento County and being more particularly described as follows:

Beginning at the southwest corner of said "Resultant Parcel 1A", thence from the **POINT OF BEGINNING** the following 7 courses and distances:

- 1) coincident with the westerly line of said "Resultant Parcel 1A", North 26°05'39" West a distance of 440.64 feet;
- 2) continuing along said westerly line, North 26°14'54" West a distance of 638.24 feet to a common corner with said "New Resultant Parcel 9";
- 3) coincident with a westerly line of said "New Resultant Parcel 9", North 29°12'28" West a distance of 519.46 feet to a line common with the property described in said Book 20091124, at Page 1047, Official Records of Sacramento County;
- 4) coincident with the lines of said property described in Book 20091124, at Page 1047, Official Records of Sacramento County, South 63°51'54" West a distance of 41.91 feet;
- 5) continuing along said lines, North 29°02'15" West a distance of 980.61 feet;
- 6) continuing along said lines, North 30°19'16" West a distance of 1247.14 feet; and
- 7) continuing along said lines, North 26°06'45" West a distance of 23.35 feet to the existing annexation line of the Sacramento Area Sewer District;

thence coincident with the existing annexation line of the Sacramento Area Sewer District for following 20 courses and distances:

- 8) North 63°43'15" East a distance of 12.36 feet;
- 9) North 74°48'06" East a distance of 49.47 feet;
- 10) North 64°05'02" East a distance of 683.67 feet;
- 11) South 26°29'57" East a distance of 1901.23 feet;
- 12) North 64°22'47" East a distance of 267.59 feet;
- 13) South 25°44'58" East a distance of 366.19 feet;
- 14) North 65°13'38" East a distance of 114.75 feet;
- 15) North 75°06'53" East a distance of 105.90 feet;
- 16) North 82°38'47" East a distance of 32.60 feet;
- 17) South 25°13'35" East a distance of 594.81 feet;

- 18) North 63°50'59" East a distance of 261.80 feet;
- 19) North 64°48'17" East a distance of 642.09 feet;
- 20) North 24°25'27" West a distance of 239.43 feet;
- 21) North 65°28'43" East a distance of 129.35 feet;
- 22) South 26°09'05" East a distance of 205.81 feet;
- 23) North 66°21'09" East a distance of 614.34 feet;
- 24) North 24°52'52" West a distance of 444.60 feet;
- 25) South 63°58'33" West a distance of 199.97 feet;
- 26) North 26°13'36" West a distance of 305.87 feet; and
- 27) South 89°35'33" East a distance of 3639.39 feet to a southerly line of said "Resultant Parcel 1A";
- 28) coincident with said southerly line of "Resultant Parcel 1A", South 63°21'53" West a distance of 2869.10 feet;
- 29) continuing along said southerly line, South 63°21'15" West a distance of 2900.69 feet to the Point of Beginning.

Containing 165.536 acres of land, more or less.

### **ANNEXATION PARCEL 2**

All that real property situated in the County of Sacramento, State of California, being a portion of "Resultant Parcel 1A" as described in that certain Grant Deed recorded in Book 20140812, at Page 0637, Official Records of Sacramento County and a portion of "New Resultant Parcel 9" as described in that certain Grant Deed recorded August 12, 2014 in Book 20140812, at Page 0634, Official Records of Sacramento County and being more particularly described as follows:

Beginning at the easterly most corner of said "Resultant Parcel 1A", thence from the **POINT OF BEGINNING** coincident with said "Resultant Parcel 1A" for the following 5 courses and distances:

- 1) South 81°41'52" West a distance of 926.72 feet;
- 2) North 25°36'36" West a distance of 986.39 feet;
- 3) South 63°04'37" West a distance of 297.48 feet;
- 4) North 57°56'58" West a distance of 937.62 feet; and
- 5) North 25°36'55" East a distance of 49.11 feet to a point of curvature;

thence leaving said "Resultant Parcel 1A" across a portion of "New Resultant Parcel 9" for the following 6 arcs, courses and distances:

- 6) from a radial line which bears South 04°57'57" West, 574.22 feet along the arc of a non-tangent 2049.00 foot radius curve to the right through a central angle of 16°03'25";
- 7) North 68°58'38" West a distance of 477.04 feet;
- 8) North 72°09'42" West a distance of 184.77 feet to a point of curvature;
- 9) from a radial line which bears North 18°05'07" East, 124.66 feet along the arc of a non-tangent 3245.00 foot radius curve to the left through a central angle of 02°12'04";
- 10) North 69°28'09" West a distance of 65.88 feet to a point of curvature; and

- 11) from a radial line which bears North  $14^{\circ}43'36''$  East, 1943.65 feet along the arc of a non-tangent 3251.00 foot radius curve to the left through a central angle of  $34^{\circ}15'18''$  to a point on said "Resultant Parcel 1A";

thence coincident with said "Resultant Parcel 1A" for the following 6 courses and distances:

- 12) South  $60^{\circ}49'16''$  West a distance of 1664.58 feet;
- 13) South  $21^{\circ}45'57''$  East a distance of 861.83 feet;
- 14) South  $64^{\circ}11'48''$  West a distance of 1943.81 feet;
- 15) South  $30^{\circ}48'16''$  East a distance of 896.35 feet;
- 16) South  $65^{\circ}24'13''$  West a distance of 2660.97 feet; and
- 17) North  $29^{\circ}04'03''$  West a distance of 1461.23 feet to the existing annexation line of the Sacramento Area Sewer District;

thence coincident with the existing annexation line of the Sacramento Area Sewer District for the following 4 courses and distances:

- 18) South  $89^{\circ}35'33''$  East a distance of 601.62 feet;
- 19) North  $00^{\circ}00'00''$  East a distance of 4121.48 feet;
- 20) North  $64^{\circ}48'31''$  East a distance of 2014.03 feet; and
- 21) North  $00^{\circ}00'00''$  East a distance of 486.48 feet to a line of said "Resultant Parcel 1A";

thence coincident with said "Resultant Parcel 1A" for the following 18 arcs, courses and distances:

- 22) North  $76^{\circ}19'38''$  East a distance of 228.35 feet;
- 23) North  $80^{\circ}38'23''$  East a distance of 889.64 feet;
- 24) North  $84^{\circ}44'06''$  East a distance of 1383.79 feet;
- 25) South  $87^{\circ}20'13''$  East a distance of 797.75 feet;
- 26) North  $02^{\circ}50'45''$  East a distance of 20.15 feet;
- 27) South  $87^{\circ}20'00''$  East a distance of 799.80 feet;
- 28) South  $87^{\circ}16'47''$  East a distance of 900.03 feet;
- 29) South  $02^{\circ}43'13''$  West a distance of 30.00 feet;
- 30) South  $87^{\circ}20'08''$  East a distance of 700.15 feet;
- 31) South  $87^{\circ}00'51''$  East a distance of 268.08 feet;
- 32) South  $70^{\circ}39'18''$  East a distance of 1194.10 feet;
- 33) South  $20^{\circ}27'08''$  East a distance of 321.29 feet;
- 34) North  $78^{\circ}01'44''$  East a distance of 42.74 feet;
- 35) South  $08^{\circ}07'13''$  East a distance of 315.65 feet to a point of curvature;
- 36) 1260.89 feet along the arc of a tangent 2000.00 foot radius curve to the left through a central angle of  $36^{\circ}07'18''$ ;
- 37) South  $44^{\circ}14'31''$  East a distance of 581.47 feet to a point of curvature;
- 38) 1535.41 feet along the arc of a tangent 2000.00 foot radius curve to the right through a central angle of  $43^{\circ}59'10''$ ; and
- 39) South  $00^{\circ}15'21''$  East a distance of 137.38 feet; to the Point of Beginning.

Containing 841.971 acres of land, more or less.

*See Exhibits "B-1, B-2, and "B-3", plats to accompany description, attached hereto and made a part hereof.*

This legal description was prepared by me or under my supervision pursuant to Section 8729 (2) of the Professional Land Surveyors Act.



Craig E. Spiess, PLS 7944  
License Expiration Date: 12-31-15

Date: 10/28/14



Prescription prepared by:  
**MACKAY & SOMPS CIVIL ENGINEERS, INC.**  
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P:\27777\survey-MS\mapping\desc\SASD ANNEXATION\SASD ANNEXATION.doc

LEGEND:



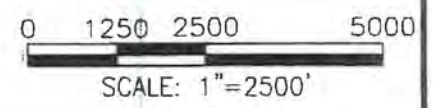
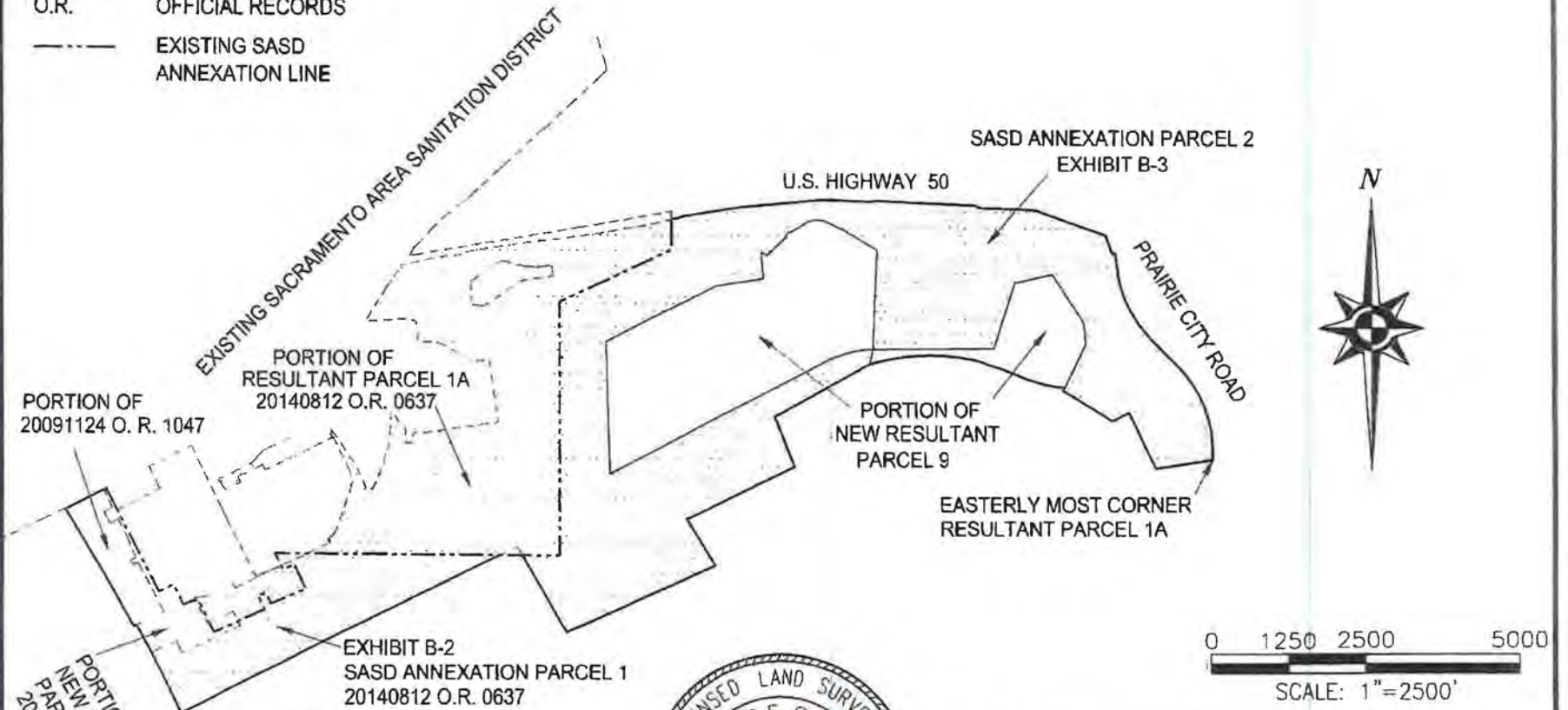
RESULTANT PARCEL 1A

O.R.

OFFICIAL RECORDS



EXISTING SASD  
ANNEXATION LINE



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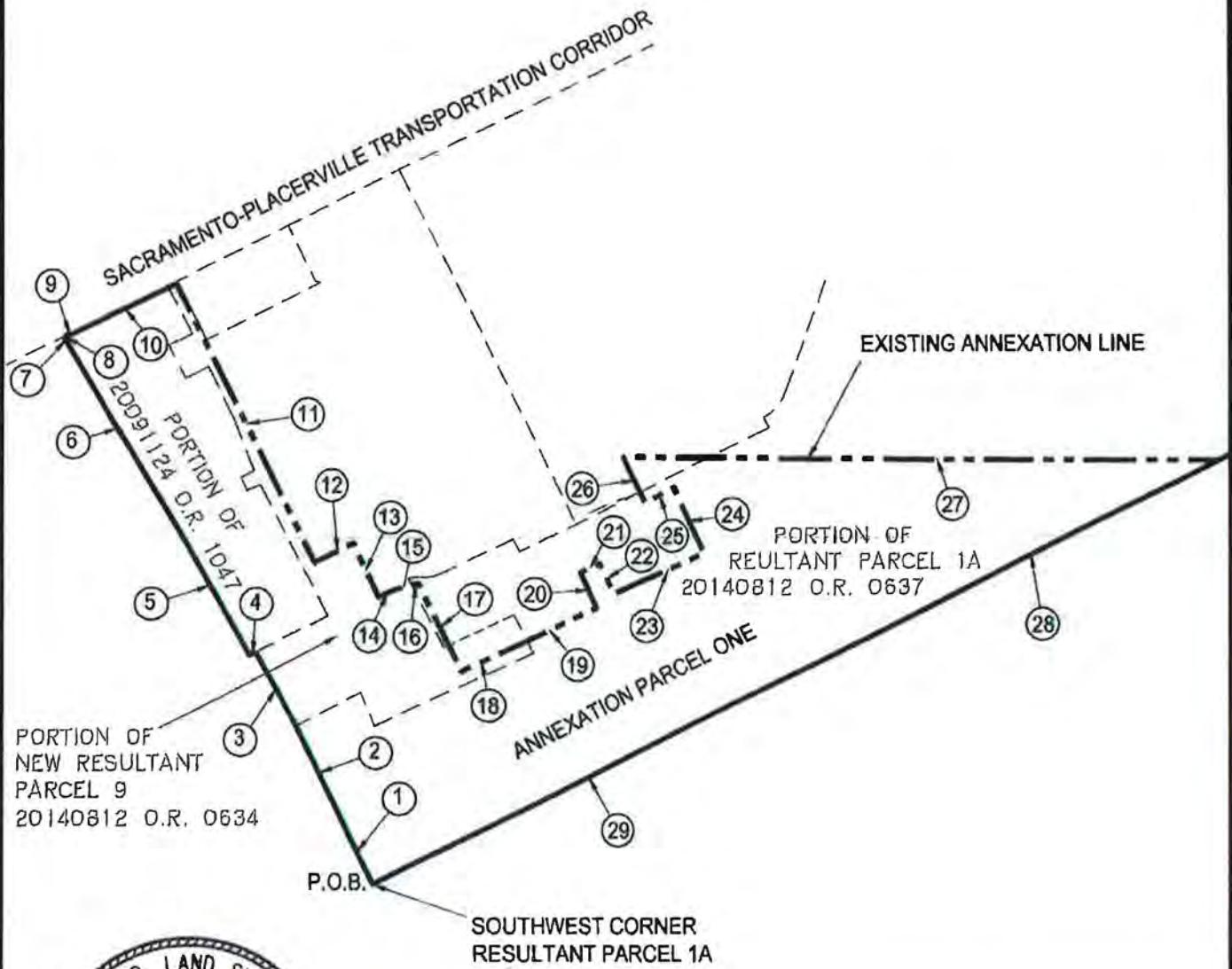
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PORTION OF 20140812 O.R. 0634  
COUNTY OF SACRAMENTO, STATE OF CALIFORNIA

**MACKEY & SOMPS**  
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1652 Eureka Road, Suite 100, Roseville, CA 95661 (916) 773-1189

RMP	1"=2500'	10/28/2014	27777.360
DRAWN BY	SCALE	DATE	JOB NO.

**LEGEND**

- P.O.B. POINT OF BEGINNING
- O.R. OFFICIAL RECORD
- EXISTING SASD ANNEXATION BOUNDARY



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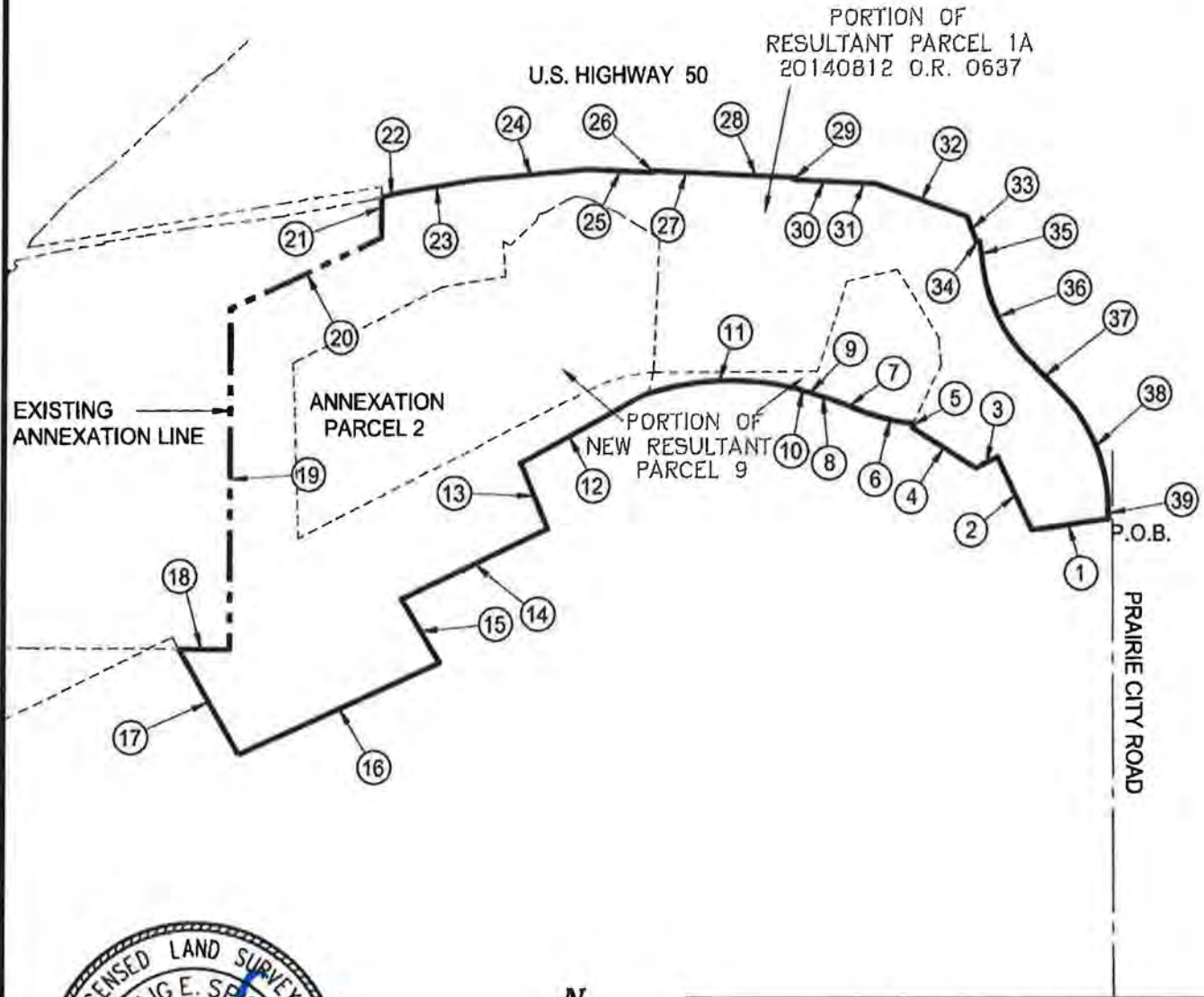
**EXHIBIT B-2**  
**ANNEXATION PARCEL 1**  
**SACRAMENTO AREA SANITATION DISTRICT**  
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 PORTION OF 20140812 O.R. 0637  
 PORTION OF 20140812 O.R. 0634  
**COUNTY OF SACRAMENTO STATE OF CALIFORNIA**

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RMP	1"=1000'	10/28/2014	27777.360
DRAWN BY	SCALE	DATE	JOB NO.

**LEGEND**

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EXHIBIT B-3  
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 SACRAMENTO AREA SANITATION DISTRICT  
 PORTION OF 20140812 O.R. 0637  
 COUNTY OF SACRAMENTO STATE OF CALIFORNIA

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**SACRAMENTO LOCAL AGENCY FORMATION COMMISSION**  
**1112 I Street, Suite 100**  
**Sacramento, California 95814**  
**(916) 874-6458**

April 1, 2015

TO: Sacramento Local Agency Formation Commission

FROM: Peter Brundage, Executive Officer

RE: **CALIFORNIA AMERICAN WATER COMPANY (CAL AM)**  
**SPHERE OF INFLUENCE AMENDMENTS AND**  
**CONCURRENT REORGANIZATIONS (ANNEXATIONS) TO**  
**SACRAMENTO REGIONAL COUNTY SANITATION**  
**DISTRICT (SRCSD) AND SACRAMENTO AREA SEWER**  
**DISTRICT (SASD) (03-15) [CEQA Exemption per Section**  
**15268(b)(4)]**

CONTACT: Donald J. Lockhart AICP, Assistant Executive Officer (916) 874-2937  
[Donald.Lockhart@SacLAFCo.org](mailto:Donald.Lockhart@SacLAFCo.org)

**RECOMMENDATION**

1. Find the California Environmental Quality Act (CEQA) Categorical Exemption as adequate and complete for the above cited project, and direct the Executive Officer to file the Notice of Exemption with the County Clerk Recorder.
2. Approve the Sphere of Influence Amendments for the Sacramento Regional County Sanitation District (SRCSD) and Sacramento Area Sewer District (SASD.)
3. Approve the concurrent Cal Am Annexation to SRCSD and SASD, for the Islandview Way Water Treatment Plant (IWWTP.)
4. Waive the Conducting Authority protest proceedings due to 100% landowner and agency consent.

**FPPC DISCLOSURE**

No Commissioner has received any contributions from any parties involved with this proposal.

**Project Proponents/ Chief petitioner**

Landowner: Cal Am Water Co. c/o Austin Peterson  
3701 Beloit Dr.  
Sacramento, CA 95838 (916) 568-4239

Agent: Carollo Eng. c/o Ryan Hook  
2880 Gateway Oaks Dr.  
Sacramento, CA 95833 (916) 576-4711

**Assessed Valuation**

APN: 142-0080-090 0.842 acres.  
Affected Territory Assessed Valuation: \$28,334

**Project Location**

The affected territory is a .8 acre well site and water treatment plant (WTP) at 13994 Islandview Way. Cal Am operates the IWWTP to provide potable water service to Walnut Grove.

The unincorporated river town of Walnut Grove is located in the Sacramento – San Joaquin Delta, 25+/- miles south of downtown Sacramento. Unique in Sacramento County, Walnut Grove is on both sides of the Sacramento River. The town is adjacent to the confluence of the Delta Cross Channel and Georgiana Slough. Walnut Grove is surrounded by tracts of reclaimed farmland.

**Project Description**

The applicant is requesting approval of concurrent Sphere of Influence Amendments and Reorganization (two annexations) of the IWWTP into the both the SRCSD and SASD in order to connect to the sanitary sewer service to provide conveyance (via SASD) and treatment (via SRCSD) of backwash waste material resulting from the water treatment operations. The existing sanitary sewer facilities are adequate to accommodate the flow, without adverse impacts to existing ratepayers.

**Project Justification**

The applicant has provided the following rationale for the proposal:

- Current operation of the IWWTP is to store backwash water onsite and then off-haul it by truck to the Sacramento Regional County Sanitation District (SRCSD) wastewater disposal facility at Roseville Road and Watt Avenue. The proposed connection to the SASD sanitary sewer collection system will eliminate the need to off-haul the stored wastewater water from the IWWTP. The SASD collection system will deliver the wastewater to the SRCSD Regional Wastewater Treatment Plant.
- This project only seeks to connect the existing water treatment facility to the existing sanitary sewer collection system, and is not intended for any expansion of Cal

Am's service area in Walnut Grove. All other existing facilities will continue to operate per the status quo and therefore, the project will not induce community growth. A future bathroom and drain from a chemical analyzer sink may be constructed as part of a planned future Operations Building at the IWWTP. These future wastewater flows would be combined with the backwash water discharge flows.

- Connection to the existing sanitary sewer system in Islandview Way will not require new off-site construction from the IWWTP as there is a 4-inch diameter sewer force main that was installed (in the access driveway roadbed) in anticipation of this service improvement. The existing force main is within Cal Am's 40-foot access easement from the treatment facility to Islandview Way.
- Concurrently processing the SOI amendments and the SRCSD/SASD sanitary sewer collection and treatment systems annexation will not only reduce operating expenses at the IWWTP and improve water service to the Walnut Grove community, but will also reduce traffic, air pollution, and noise in the area from off-hauling the wastewater under current operations of the treatment plant facility. The proposal is both more efficient and cost effective.

### **Sphere of Influence Amendments**

The project abuts the SOI of both the SRCSD and the SASD service boundaries. SASD has been operating and maintaining the collection systems and facilities since 1995. Walnut Grove was amended into the SRCSD SOI and service area in 2004.

The concurrent amendment of the SOI for each district will not result in any growth inducement, as the physical well site and water treatment plant have been in operation since before it was acquired by Cal Am. Your staff has conferred and confirmed with SASD staff that the collection facility is sized to accommodate only the existing IWWTP volume.

### **Sphere of Influence Review Requirements**

#### **Overview**

A Sphere of Influence (SOI) is defined as a plan for the probable physical boundaries and service area of a local agency, as determined by your Commission.

The intent of proceedings for a Sphere of Influence Amendment is to determine:

- Can the affected agencies provide efficient and cost-effective services?
- Does the proposed service provider(s) have adequate infrastructure to serve the area?

- Are there any environmental constraints, e.g. the conversion of agricultural land and open spaces to urban development?
- Are the proposed boundaries reasonable and logical?
- Identify any community or economic interests that could be impacted by future annexations

### **Policy Discussion**

In determining the Sphere of Influence of each local agency, the Commission shall consider and prepare a written statement of its determinations with respect to each of the following:

1. The present and planned uses in the area, including agricultural and open space lands.
2. The present and probable need for public facilities and services in the area.
3. The present capacity of public facilities and adequacy of public services that the agency (or agencies) provides or is authorized to provide.
4. The existence of any social or economic communities of interest in the area if the Commission determines that they are relevant to the agency.

In conducting a Sphere of Influence Review, the Commission shall comprehensively review all of the following:

- (a) Population, population density; land area and land use; per capita assessed valuation; topography, natural boundaries, and drainage basins; proximity to other populated areas; the likelihood of significant growth in the area, and in adjacent incorporated and unincorporated areas, during the next 10 years.
- (b) Need for organized community services; the present cost and adequacy of governmental services and controls in the area; probable future needs for those services and controls...

"Services," as used in this subdivision, refers to governmental services whether or not the services are services which would be provided by local agencies subject to this division, and includes the public facilities necessary to provide those services.

(c) The effect of the proposed action and of alternative actions, on adjacent areas, on mutual social and economic interests, and on the local governmental structure of the county.

(d) The conformity of both the proposal and its anticipated effects with both the adopted commission policies on providing planned, orderly, efficient patterns of urban development, and the policies and priorities set forth in Section 56377.

(e) The effect of the proposal on maintaining the physical and economic integrity of agricultural lands, as defined by Section 56016.

(f) The definiteness and certainty of the boundaries of the territory, the nonconformance of proposed boundaries with lines of assessment or ownership, the creation of islands or corridors of unincorporated territory, and other similar matters affecting the proposed boundaries.

(g) Consistency with city or county general and specific plans.

Your Commission shall consider the SOIA proposal and receive any oral or written testimony. The Commission may approve or disapprove, with or without amendment, wholly, partially, or conditionally, the request.

### **Surrounding Land Uses**

The surrounding land uses are developed single family residential, and the townsite of Walnut Grove to the east. The lands to the north, south and west are currently cultivated agricultural croplands.

### **County of Sacramento General Plan and Zoning Consistency**

The project is consistent with both the County General Plan and applicable Zoning requirements. County Planning staff has determined that the proposal is consistent with the Sacramento County General Plan:

1. General Plan policies (e.g. LU-1) prohibit inappropriate extension of services outside the Urban Services Boundary (USB.) We have determined that the project does not constitute an extension of urban services given that it is only a minor modification to existing facilities.
2. General Plan policy LU-73 addresses growth inducement by limiting the size of water treatment facilities to accommodate only capacities authorized under the General Plan. It is our understanding that the connection will be sized to the needs of the existing facility and the customers it currently serves, thereby minimizing the possibility of growth inducement.

### **LAFCo Standards, Policies and Procedures**

The proposal is consistent with your LAFCo Policies, Standards and Procedures. The water treatment plant land use is consistent with both the County General Plan and Zoning.

### **Conducting Authority Proceedings**

Staff recommends that the Conducting Authority protest proceedings be waived. The affected territory is owned solely by the project proponents. The affected property owners, and landowners within a 500 foot radius of the project site, have been notified of the date, time and place of the hearing on this proposal. The affected territory is deemed to be uninhabited, as there are fewer than 12 registered voters. No public or agency protest has been received.

### **Environmental Considerations**

The California Environmental Quality Act (CEQA) requires analysis of agency approvals of discretionary “projects.” However, ministerial projects are exempt from the requirements of CEQA. The determination of what is “ministerial” can most appropriately be made by the particular public agency involved based upon its analysis of its own Policies, Standards, and Procedures, and applicable CA Gov. Code. Your Commission action of project approval of this individual utility service connection is thus considered exempt pursuant to CA PRC Sec. 15268(b)(4).

### **Affected Agencies:**

#### **SRCS and SASD**

The affected agencies have provided the following comments regarding the ability to provide service to the affected territory

The lands proposed for annexation are within the Sphere of Influence of the agencies, as amended.

Both SRCS and SASD have the means and capacity to provide service without adverse impact to existing operations or ratepayers. The project proponents should work closely w/SASD Permit Services to ensure compliance with SASD development and connection standards. Service extension will be subject to the standards, ordinances, and mitigation fees established by the respective Districts.

### **Other Affected Agencies**

The proposal was reviewed by the Walnut Grove Fire District, and affected Sacramento County agencies. No objections were raised. The project was also reviewed by the Delta Protection Commission (DPC.) The DPC supports the proposal based upon the following:

Proposed projects within the Primary Zone of the Legal Delta must be consistent with the Commission's Land Use and Resource Management Plan (LURMP). The Project will benefit the Delta's heavily used road system by reducing or eliminating the need for the Cal Am to off-haul backwash water by truck. Further, the following LURMP policy supports the proposed project:

Utilities and Infrastructure:

P-5: Maintain roads within the Delta to serve the existing agricultural uses and supporting commercial uses, recreational users, and Delta residents. Promote the maintenance and enhancement of major thoroughfares already used as cross-Delta corridors.

**EXECUTIVE OFFICER COMMENTS:**

The proposal is consistent with the County of Sacramento General Plan, the Municipal Services Reviews of the Sacramento Regional County Sanitation District (SRCSD) and the Sacramento Area Sewer District (SASD,) and your Commissions Local Policies, Standards, and Procedures. I respectfully recommend that your Commission:

1. Find the California Environmental Quality Act (CEQA) Categorical Exemption as adequate and complete for the above cited project, and direct the Executive Officer to file the Notice of Exemption with the County Clerk Recorder.
2. Approve the Sphere of Influence Amendments for the Sacramento Regional County Sanitation District (SRCSD) and Sacramento Area Sewer District (SASD.)
3. Approve the concurrent Cal Am Annexation to SRCSD and SASD, for the 13994 Islandview Way Water Treatment Plant (IWWTP.)
4. Waive the Conducting Authority protest proceedings due to 100% landowner and agency consent.

Respectfully submitted,

***SACRAMENTO LOCAL AGENCY FORMATION COMMISSION***

**Peter Brundage**  
**Executive Officer**

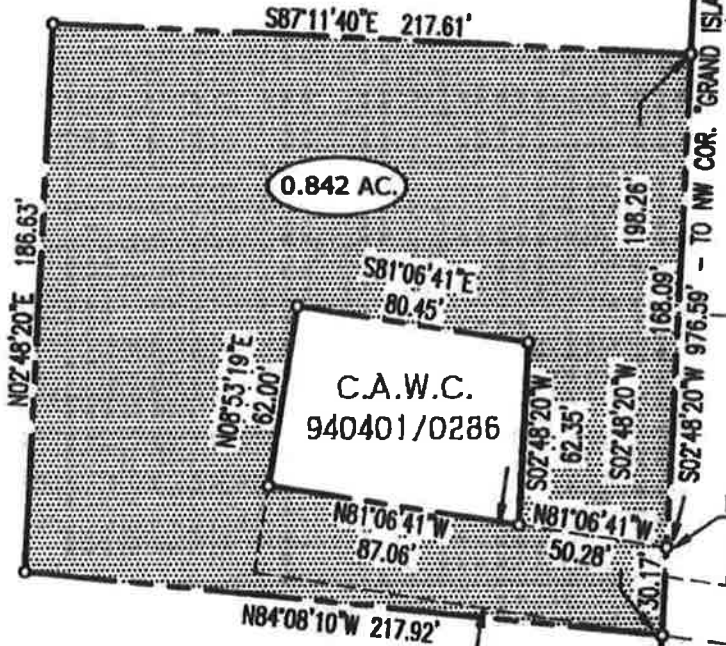
Attachments:

- A. Aerial photos
- B. Site plan

DL:dl

CaalAm Walnut Grove Anx SRCSD&SASD)

A.P.N. 142-0080-091  
 TOWNE FAMILY TRUST  
 930111/0344



NON-EXCLUSIVE INGRESS/EGRESS  
 EASEMENT PER 940401/0286

A.P.N. 142-0080-091  
 TOWNE FAMILY TRUST  
 930111/0344

GRAND ISLAND ESTATES

17

16

15

14

GRAND ISLAND ESTATES

S.D. 217-7

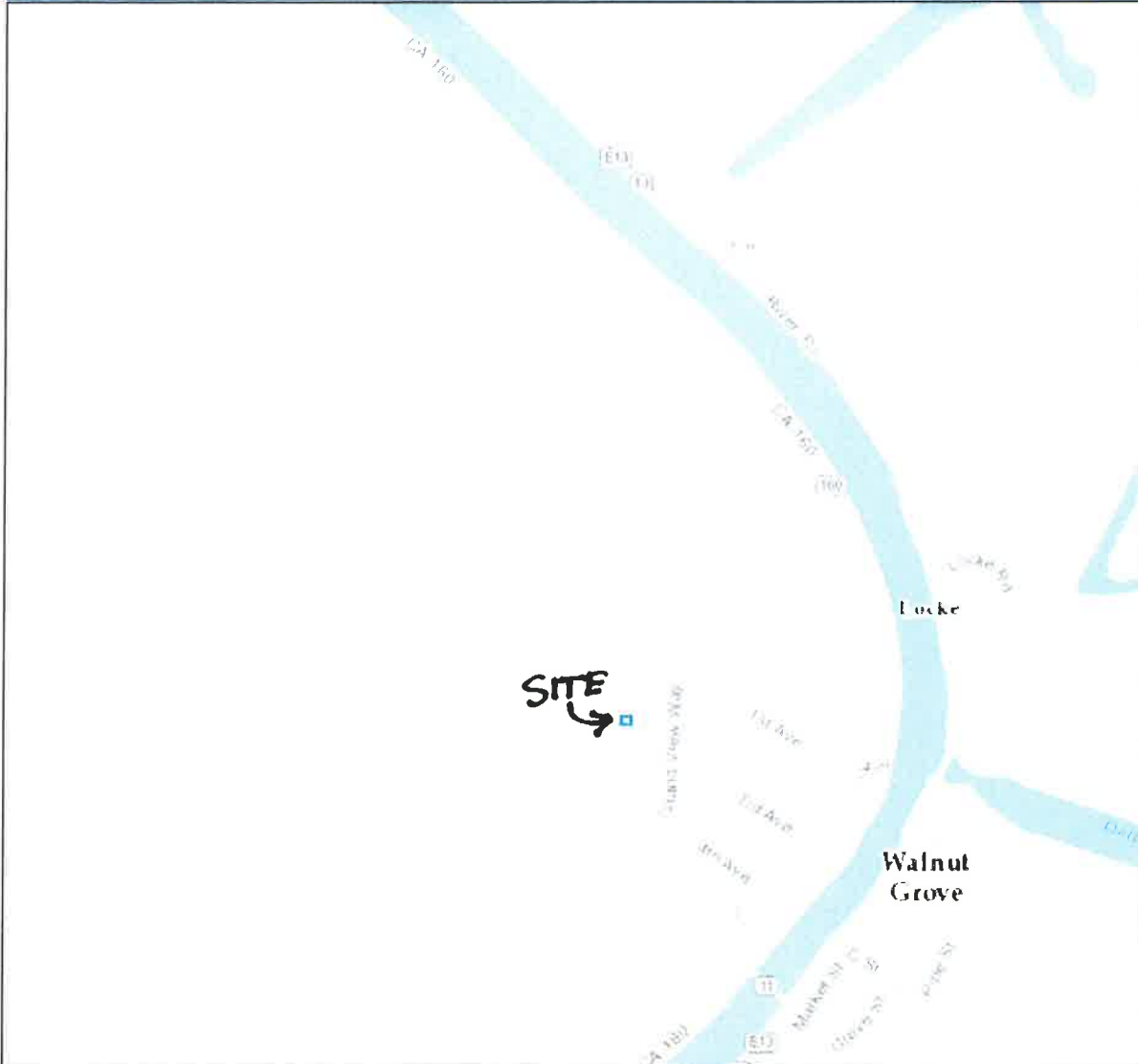
40' PRIVATE ACCESS EASEMENT  
 PER S.D. 217-7



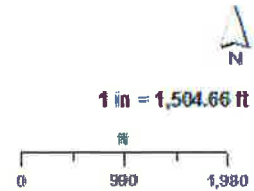
DATE: 12/19/2012

Exhibit 'B'		DATE: 12/19/2012	DRAWN BY: KAH	SHEET 1 OF 1
OWNER: Towne Family Trust, 12/20/89	A.P.N. 142-0080-091	SCALE: 1"=60'	JOB NO. 11-064-001	1
ACQUISITION AREAS: FEE AREA: 0.842 Ac.		CALIFORNIA AMERICAN WATER COMPANY		
cta Engineering & Surveying		Proposed Acquisition for WALNUT GROVE WELL SITE NO. 3 A Portion of Swamp and Overflow Land Survey No. 306		
		COUNTY OF SACRAMENTO STATE OF CALIFORNIA		





- City Boundaries
- Sacramento County Boundary

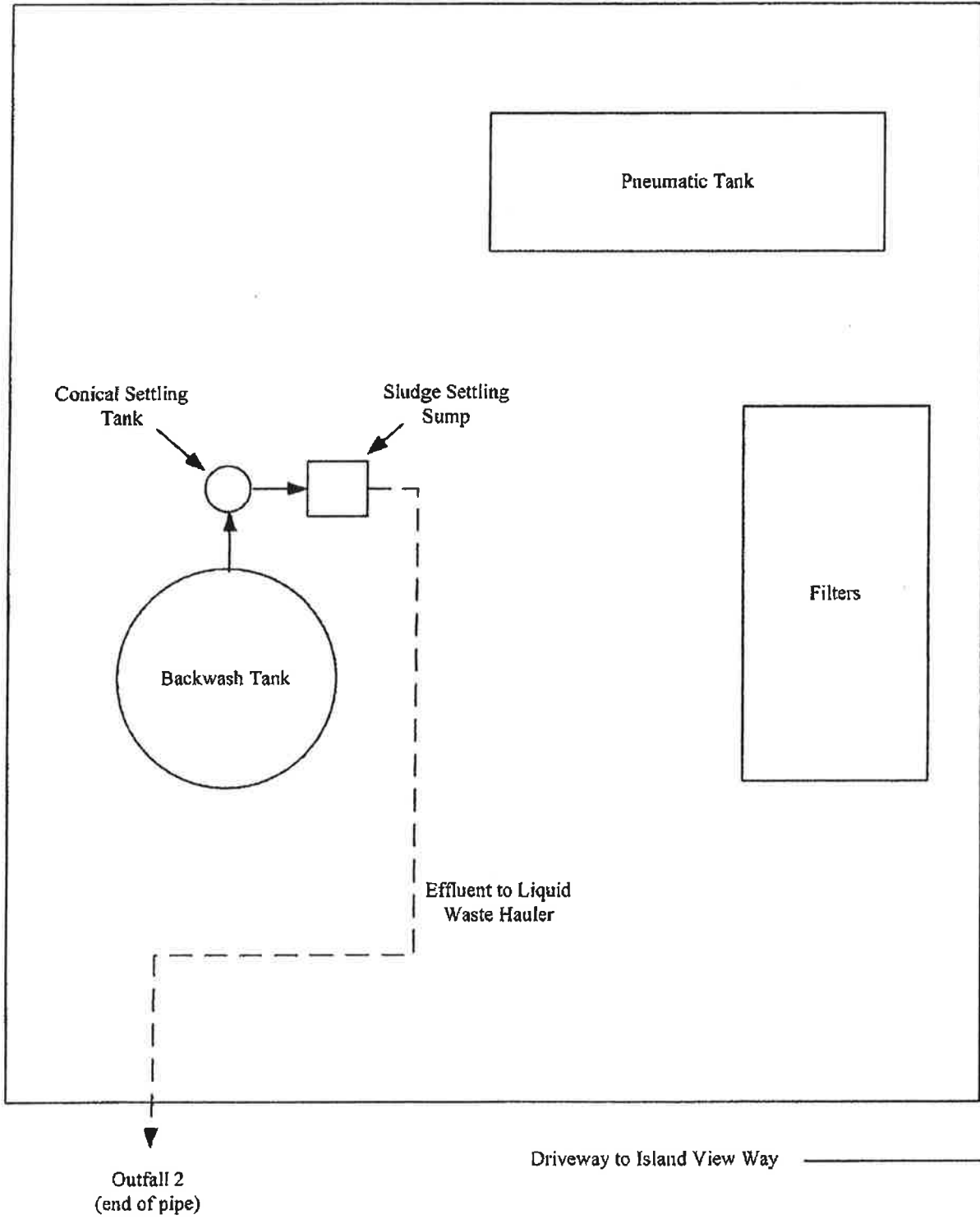


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Imagery ©2015 DigitalGlobe, U.S. Geological Survey, USDA Farm Service Agency, Map data ©2015 Google 200 ft

Attachment 1  
Outfall Location Schematic  
Outfall 2  
Island View WTP  
13994 Island View Way, Walnut Grove



# SACRAMENTO AREA SEWER DISTRICT

SERVING YOU 24/7

January 27, 2015

Austin Peterson, P.E.  
California American Water Company  
4701 Beloit Dr  
Sacramento, CA 95838

**Subject: Will Serve Letter for Public Sewer Availability for Sanitary  
Sewer Connection for Grove 3 Well and Treatment Plant  
Facility  
APN: 142-0080-090**

## Board of Directors

### Representing:

County of Sacramento  
City of Citrus Heights  
City of Elk Grove  
City of Folsom  
City of Rancho Cordova  
City of Sacramento

## Prabhakar Somavarapu

*District Engineer*

## Rosemary Clark

*Director of Operations*

## Christoph Dobson

*Director of Policy & Planning*

## Karen Stoyanowski

*Director of Internal Services*

## Joseph Maestretti

*Chief Financial Officer*

## Claudia Goss

*Public Affairs Manager*

10060 Goethe Road  
Sacramento, CA 95827-3553  
**Tel 916.876.6000**  
Fax 916.876.6160  
www.sacsewer.com

Dear Mr. Peterson:

This property is not located within the Sacramento Area Sewer District (SASD) or Sacramento Regional County Sanitation District (Regional San) service area boundaries. SASD will only serve this property if the Sacramento Local <sup>Agency</sup> Area Formation Commission (LAFCo) approves the annexation of the property into SASD and Regional San boundaries.

Public sewer infrastructure is available near the project area and additional sewer infrastructure is expected to be required to serve the project. However, SASD and Regional San do not guarantee sewer service or system capacity, either permanent or interim, to the property until LAFCo approves annexation and the property obtains proper permits to connect to the system and pays all facilities impact (capacity) fees.

The Districts shall issue a sewer permit to connect to the system when it determines that capacity is available and the property has met all other requirements for service. This process is "first come, first served". Once connected, the property has the entitlement to use the system. However, its entitlement is limited to the capacity accounted for by the payment of the appropriate fees.

If you have any questions regarding these comments, please call me at 876-6278, or call Amandeep Singh at 916-876-6296.

Sincerely,

*Stephen Moore*

Stephen Moore, P.E., M.B.A.  
Development Services