

MINUTES OF THE LOCAL AGENCY
FORMATION COMMISSION FOR LOS ANGELES COUNTY

May 12, 2004

Present:

Henri F. Pellissier, Chairman
Yvonne Brathwaite Burke
Donald L. Dear
James DiGiuseppe
Jerry Gladbach
Cindy Miscikowski
Zev Yaroslavsky

Kenneth I. Chappell, Alternate
Richard Close, Alternate
Robert W. Goldsworthy, Alternate
Cristina Cruz-Madrid, Alternate
Greig Smith, Alternate

Sandor L. Winger, Deputy Executive Officer
John Krattli, Legal Counsel

Absent:

Carol Herrera
Beatrice Proo
Donald Knabe, Alternate

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The meeting was called to order at 9:00 a.m.

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Pledge of Allegiance led by Henri F. Pellissier, Chairman.

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The following matter was called up for consideration:

Santa Catalina Island – Municipal Service Review and Sphere of Influence
Update

[Commission Yaroslavsky in at 9:12 a.m.]

On motion of Commissioner Yaroslavsky, unanimously carried (Commissioners Burke, Herrera, and Proo being absent), the Commission took the following actions:

- Opened the public hearing to receive testimony on the Municipal Service Review and seeing no none the public hearing was closed.
- Adopted the attached Municipal Service Review report for Santa Catalina Island and the determination contained in the report, as required by Government Code section 56430.
- Made a finding that the approval of this Sphere of Influence Update is not subject to the California Environmental Quality Act because, as set forth in State CEQA Guidelines section 15061, it can be seen with certainty that there is no possibility that expansion of the City of Avalon's Sphere of Influence will have a significant effect on the environment.
- Approved the City's of Avalon's Sphere of Influence update, as recommended in the Municipal Service Review report, and made the following determinations, in accordance with Government Code section 56425:

A. Present and Planned Land Uses in the Area

The land area within the current sphere is coterminous with the boundaries of the City of Avalon. The sphere is surrounded on three sides by unincorporated Santa Catalina Island and the Pacific Ocean creates the fourth boundary. The coastal accretions in the area are under the jurisdiction of the State Lands Commission. Present land uses in the City of Avalon mostly include residential, commercial, and open space and planned land uses in the area include commercial and residential developments.

Minute Order No. 3 (Cont'd)

The SOI expansion area identified in the Municipal Service Review is zoned for industrial use. There is an eight-acre solid waste disposal facility in the SOI expansion area. There is a canyon on the city's current boundary in this area that is a potential site for municipal warehouses.

B. Present and Probable Need for Public Facilities and Services in the Area

The need for municipal services in the existing sphere will include development of 88 units to the coastal Hamilton Cove development and a 100-250 room resort at Descanso Beach with support housing for workers in Bird Park. In order to be built, the developers must finance new wells to tap groundwater resources, new reservoirs or other storage facilities, and/or expansion of the seawater desalination facilities.

In the SOI expansion area, fresh water flow is limited. Saltwater service is not available in this area and a street in the SOI expansion area is privately owned and unpaved, although it is traveled heavily by residents transporting items to the disposal site. Transfer of this road to the City of Avalon would improve safety and decrease vehicle maintenance costs.

C. Present Capacity of Public Facilities and Adequacy of Public Service that the Agency Provides or is Authorized to Provide

The properties within the City of Avalon receive services from a variety of local agencies. With regard to public services provided to the existing sphere area, the present capacity of public facilities is limited for some municipal services. For example, current demand at the City's landfill will cause it to be filled within 20 years. In addition, there is a current inadequacy of the existing fresh water supply to accommodate growth in the sphere area.

The present adequacy of public services include poor maintenance standards and scarce financing for privately-owned roads in the City of Avalon. In the SOI expansion area, there are no significant service challenges; the only identified service challenge in this area involves the lack of saltwater availability above 170-foot elevation.

D. Existence of Any Social or Economic Communities of Interest

The City of Avalon has a long and rich history, with a high degree of community identity. The SOI expansion area is located in an industrial community where the water utility, electric utility, wastewater treatment facility, and landfill are located. In the vicinity of the SOI expansion area, there are Williamson Act lands that are owned by the Catalina Island

Minute Order No. 3 (Cont'd)

Conservancy and are protected for open space and recreational purposes. Those lands, however, are generally uphill from the SOI expansion area, and would not be affected by an increase in industrial use in the SOI expansion area.

- Adopted the attached Resolution No. 2004-0 Making Determinations and Updating the Sphere of Influence for the City of Avalon approving the recommended expansion of the Sphere of Influence for the City of Avalon.

[Commissioner Burke in at 9:15 a.m.]

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The following matter was called up for consideration:

Hearing on 2004-2005 Final Budget

On motion of Commissioner Yaroslavsky, unanimously carried (Commissioners, Herrera and Proo being absent), the Commission approved the attached 2004-2005 Final Budget.

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Chairman Pellissier introduced the new commissioners:

Donald L. Dear of the West Basin Municipal Water will serve as the Special District representative on the commission filling the seat vacated by William Wentworth. Councilman Greig Smith was appointed by the City of Los Angeles' Council President Alex Padilla to be the alternate member representing the city of Los Angeles.

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On motion of Commissioner Dear, unanimously carried (Commissioners Herrera and Proo being absent), the commission approved the reappointment of Ken Chappell as the alternate public member, for a four-year term expiring on the first Monday in May 2008.

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On motion of Commissioner Gladbach, unanimously carried (Commissioners Herrera and Proo being absent), the minutes of the meeting held on April 28, 2004 were approved.

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On motion of Commissioner Gladbach, unanimously carried (commissioners Herrera and Proo being absent), the Operating Account Check Register and Money Market Account Register for the month of April was approved.

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The Deputy Executive Officer gave an update on the status of the Municipal Service Reviews. He reported that a letter was drafted to James Stahl, Chief Engineer for Los Angeles County Sanitation Districts, requesting that County Sanitation Districts share the cost of preparing Municipal Service Reviews for the 25 Sanitation Districts.

On motion of Commissioner Yaroslavsky, unanimously carried (Commissioners Herrera and Proo being absent), the attached letter was approved.

In addition, the Deputy Executive Officer further indicated that a letter drafted by Legal Counsel, John Krattli, on County Counsel letterhead, be sent to the outstanding local agencies that have not responded wholly, or in part to the three Requests For Information that have been sent to said agencies.

On motion of Commissioner DiGiuseppe, unanimously carried (Commissioners Herrera and Proo being absent), the attached letter was approved.

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The Deputy Executive Officer presented the pending proposal status report and noted that no new proposals have been filed with LAFCO.

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No one came forward during the period allowed for public comment.

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The next meetings will be May 26, 2004 and June 9, 2004.

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There was no new business to be placed on any future agenda.

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On motion of Commissioner Gladbach, unanimously carried, (Commissioners Herrera, and Proo being absent), the meeting adjourned at 9:35 a.m.

Respectfully submitted,

Sandor L. Winger
Deputy Executive Officer