



**LOCAL AGENCY FORMATION COMMISSION
MEETING AGENDA**

**Wednesday, May 10, 2017
9:00 a.m.**

Room 381B

**Kenneth Hahn Hall of Administration
500 West Temple Street, Los Angeles 90012**

Commission

Jerry Gladbach
Chair

Donald Dear
1st Vice-Chair

Gerard McCallum
2nd Vice-Chair

Kathryn Barger
Richard Close
Margaret Finlay
Janice Hahn
David Ryu
David Spence

Alternate Members

Lori Brogin-Falley
Marqueece
Harris-Dawson
Sheila Kuehl
Judith Mitchell
Joseph Ruzicka
Greig Smith

Staff

Paul Novak
Executive Officer

Amber De La Torre
Doug Dorado
Michael Henderson
Alisha O'Brien
Patricia Wood

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The entire agenda package and any meeting related writings or documents provided to a majority of the Commissioners after distribution of the agenda package, unless exempt from disclosure pursuant to California Law, are available at the LAFCO office and at www.lalafco.org.

- 1. CALL MEETING TO ORDER**
- 2. PLEDGE OF ALLEGIANCE WILL BE LED BY CHAIRMAN GLADBACH**
- 3. DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)**
- 4. SWEARING-IN OF SPEAKER(S)**
- 5. INFORMATION ITEM(S) – GOVERNMENT CODE §§ 56751 & 56857 NOTICE**
 - a. Reorganization No. 2017-04 to the Las Virgenes Municipal Water District (Amendments to the Las Virgenes Municipal Water District, Los Angeles County Waterworks District No. 29-Malibu, and West Basin Municipal Water District Spheres of Influence; Detachment from Los Angeles County Waterworks District No. 29-Malibu and West Basin Municipal Water District; and Annexation to Las Virgenes Municipal Water District).

6. CONSENT ITEM(S)

All matters are approved by one motion unless held by a Commissioner or member(s) of the public for discussion or separate action.

- a. Approve Minutes of April 12, 2017.
- b. Operating Account Check Register for the month of April 2017.
- c. Receive and file update on pending proposals.
- d. Approve revised Minutes of March 8, 2017 (on page 18).

7. PUBLIC HEARING(S)

- a. Municipal Service Review (MSR) and Sphere of Influence (SOI) Update for the Antelope Valley Cemetery District, Artesia Cemetery District, Downey Cemetery District, Little Lake Cemetery District, and the Wilmington Cemetery District, and California Environmental Quality Act (CEQA) exemptions.
- b. Annexation No. 2015-06 to the Newhall County Water District (Tesoro), Amendment to the Newhall County Water District Sphere of Influence (SOI) and California Environmental Quality Act (CEQA) exemption.
- c. Annexation No. 2015-07 to the Newhall County Water District (Pinetree), Amendment to the Newhall County Water District Sphere of Influence (SOI) and California Environmental Quality Act (CEQA) exemption.

8. PROTEST HEARING(S)

(None)

9. OTHER ITEMS

- a. Legislative Update.
- b. Hidden Creeks Estates – Status Report.

10. COMMISSIONERS' REPORT

Commissioners' questions for staff, announcements of upcoming events and opportunity for Commissioners to briefly report on their LAFCO-related activities since last meeting.

11. EXECUTIVE OFFICER'S REPORT

Executive Officer's announcement of upcoming events and brief report on activities of the Executive Officer since the last meeting.

12. PUBLIC COMMENT

This is the opportunity for members of the public to address the Commission on items not on the posted agenda, provided that the subject matter is within the jurisdiction of the Commission. Speakers are reminded of the three-minute time limitation.

13. FUTURE MEETINGS

June 14, 2017

July 12, 2017

August 9, 2017

September 13, 2017

14. FUTURE AGENDA ITEMS

Items not on the posted agenda which, if requested, will be referred to staff or placed on a future agenda for discussion and action by the Commission.

15. ADJOURNMENT MOTION

Staff Report

April 12, 2017

Agenda Item No. 5.a.

GOVERNMENT CODE § 56857 NOTICE (For Informational Purposes Only, Receive and File)

Upon receipt of any proposed change of organization or reorganization that includes the annexation of territory to any district, if the proposal is not filed by the district to which annexation of territory is proposed, Government Code section 56857(a) requires LAFCO to place the proposal on its agenda for informational purposes only, and to transmit a copy of the annexation proposal to any district to which annexation is requested. Pursuant to Government Code section 56857(b), and within 60 days of the meeting date, the Las Virgenes Municipal Water District may adopt and submit to LAFCO a resolution requesting termination of the annexation proceedings. The law requires that any such resolution requesting termination must be "based upon written findings supported by substantial evidence in the record that the request is justified by a financial or service related concern." Prior to the Commission's termination of proceedings the resolution is subject to judicial review as provided in Government Code sections 56857(b) and (c).

LAFCO may not hear and consider the proposed reorganization until after the 60-day termination period has expired unless the annexing district adopts and submits to LAFCO a resolution supporting the reorganization.

The following is a summary of the reorganization proposal filed with LAFCO:

- a. ***Project Description - Reorganization No. 2017-04 to the Las Virgenes Municipal Water District (Amendments to the Las Virgenes Municipal Water District, Los Angeles County Waterworks District No. 29-Malibu, and West Basin Municipal Water District Spheres of Influence; Detachment from Los Angeles County Waterworks District No. 29-Malibu and West Basin Municipal Water District; and Annexation to Las Virgenes Municipal Water District).***

Landowner Ricardo Caravetta filed an application to annex 2.57± acres of vacant land to Las Virgenes Municipal Water District. The affected territory is proposed to be developed to include one single-family home.

Project Location - The affected territory is approximately 400 feet east of the intersection of Las Flores Canyon Rd. and Live Oak Meadow Rd, within unincorporated territory north of the City of Malibu.

The Executive Officer will transmit a copy of the annexation proposal to Los Angeles County Waterworks District No. 29-Malibu and West Basin Municipal Water District, as required by Government Code section 56857(a).

Recommended Action

Receive and file.



Local Agency Formation Commission
for the County of Los Angeles

 **DRAFT**

Commission

Voting Members

Jerry Gladbach
Donald Dear
Gerard McCallum
Kathryn Barger
Richard Close
Margaret Finlay
Janice Hahn
David Ryu
David Spence

Alternate Members

Lori Brogin-Falley
Marqueece
Harris-Dawson
Sheila Kuehl
Judith Mitchell
Joseph Ruzicka
Greig Smith

Staff

Paul A. Novak, AICP
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REGULAR MEETING

MINUTES OF THE LOCAL AGENCY FORMATION COMMISSION

FOR THE COUNTY OF LOS ANGELES

April 12, 2017

Present:

Jerry Gladbach, Chair

Kathryn Barger
Richard Close
Donald Dear
Margaret Finlay
Janice Hahn
Gerard McCallum
David Ryu
David Spence

Lori Brogin-Falley, Alternate
Joe Ruzicka, Alternate

Paul Novak, AICP; Executive Officer
Helen Parker, Legal Counsel

Absent:

Marqueece Harris-Dawson, Alternate
Sheila Kuehl, Alternate
Judith Mitchell, Alternate
Greig Smith, Alternate

1 CALL MEETING TO ORDER

The meeting was called to order at 9:03 a.m. in Room 381-B of the County Hall of Administration.

2 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Jerry Gladbach.

3 DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)

The Executive Officer (E.O.) read an announcement, asking that persons who made a campaign contribution of more than \$250 to any member of the Commission during the past twelve (12) months rise and state for the record the Commissioner to whom such campaign contributions were made and the item of their involvement (None).

The E.O. read an announcement, asking if any Commissioner had received a campaign contribution that would require disclosure and recusal from any item on today's agenda (None).

4 SWEARING-IN OF SPEAKER(S)

The Executive Officer swore-in three (3) members of the audience who planned to testify.

5 INFORMATION ITEM(S) – GOVERNMENT CODE §§ 56751 & 56857 NOTICE

None.

6 CONSENT ITEM(S) – OTHER

The Commission took the following actions under Consent Items:

- a. Approved Minutes of March 8, 2017.
- b. Approved Operating Account Check Register for the month of March 2017.
- c. Received and filed update on pending proposals.

MOTION:	DEAR
SECOND:	FINLAY
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, SPENCE, GLADBACH
NOES:	NONE

ABSTAIN: NONE
ABSENT: McCALLUM, RYU
MOTION PASSES: 7/0/0

7 PUBLIC HEARING(S)

- a. Municipal Service Review (MSR) and Sphere of Influence (SOI) Update for the Antelope Valley Cemetery District, the Artesia Cemetery District, the Downey Cemetery District, the Little Lake Cemetery District, and the Wilmington Cemetery District.

The E.O. indicated, and as noted on the Agenda, Item 7.a. was moved to the May 10th Commission meeting.

7 PUBLIC HEARING(S)

The following item was called for consideration:

- b. Municipal Service Review (MSR) and Spheres of Influence (SOI) Update for the Miraleste Recreation and Park District, the Ridgecrest Ranchos Recreation and Park District, and the Westfield Recreation and Park District.

The E.O. summarized the staff report on the Municipal Service Review (MSR) and Spheres of Influence (SOI) Update for the Miraleste Recreation and Park District, the Ridgecrest Ranchos Recreation and Park District and, the Westfield Recreation and Park District.

The E.O. thanked the representatives of the Ridgecrest Ranchos Recreation and Park District (District), and Doug Willmore and Kit Fox of the City of Rancho Palos Verdes (City) for their input and discussion of the issues surrounding the potential dissolution of the District.

Chair Gladbach also thanked LAFCO staff and representatives of the Ridgecrest Ranchos Recreation and Park District and the City of Rancho Palos Verdes.

Supervisor Hahn thanked the E.O. for working with all parties involved regarding the Ridgecrest Ranchos Recreation and Park District. Supervisor Hahn asked the E.O. to elaborate on why the District's Board wants to postpone the consideration of the dissolution until next year. The E.O. stated that District representatives are in the process of undergoing an entryway improvement project that involves upgrading landscape, signage, and a reconstruction of a wall. District representatives would like to finish their project before discussing a possible dissolution of the District. The City has no objections to taking over the services of the District, but will not do so unless the District supports the concept of dissolution. The E.O. stated that a dissolution would require negotiation of certain terms and conditions between the District and the City.

[Commissioner Ryu arrived at 9:13 a.m.]

The public hearing was opened to receive testimony. There being no testimony, the public hearing was closed.

The Commission took the following actions with respect to each of the three named recreation and park districts:

- Adopted the April 12, 2017 Recreation and Park Districts Municipal Service Review;
- Adopted the recommended determinations required for a Municipal Service Review as contained in both the staff report and the MSR pursuant to Government Code Section 56430;
- Adopted the recommended determinations required for the Update of the Spheres of Influence as contained in both the staff report and the MSR pursuant to Government Code Section 56425;
 - a. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Adopting the MSR and SOI for the Miraleste Recreation and Park District; Resolution No. 2017-14RMD.
 - b. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Adopting the MSR and SOI for the Ridgecrest Ranchos Recreation and Park District; Resolution No. 2017-15RMD.
 - c. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Adopting the MSR and SOI for the Westfield Recreation and Park District; Resolution No. 2017-16RMD.
- Directed the Executive Officer to add the words “Reconfirmed April 12, 2017” to the official LAFCO SOI maps for the Miraleste Recreation and Park District, the Ridgecrest Ranchos Recreation and Park District, and the Westfield Recreation and Park District.

MOTION:	HAHN
SECOND:	FINLAY
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, RYU, SPENCE, GLADBACH
ABSTAIN:	NONE
NOES:	NONE
ABSENT:	McCALLUM
MOTION PASSES:	8/0/0

7 PUBLIC HEARING(S)

The following item was called for consideration:

- c. Final Budget Fiscal Year 2017-2018.

The E.O. summarized the staff report on Final Budget Fiscal Year 2017-2018.

The public hearing was opened to receive testimony. There being no testimony, the public hearing was closed.

The Commission took the following action:

- Adopted the Final Budget for Fiscal Year 2017-2018.

MOTION:	FINLAY
SECOND:	DEAR
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, RYU, SPENCE, GLADBACH
ABSTAIN:	NONE
NOES:	NONE
ABSENT:	McCALLUM
MOTION PASSES:	8/0/0

8 PROTEST HEARING(S)

None.

9 OTHER ITEMS

The following item was called up for consideration:

- a. Status of Vector Control Services in Los Angeles County.

The E.O. summarized the staff report on Status of Vector Control Services in Los Angeles County.

Supervisor Barger asked if the Greater Los Angeles County Vector Control District (GLACVCD) is willing to provide temporary vector control services to the City of Vernon. The E.O. stated that the GLACVCD and the City of Vernon are negotiating terms for the District to serve Vernon at least on an interim basis.

[Commissioner McCallum arrived at 9:18 a.m.]

Commissioner Spence stated that the GLACVCD's Board will meet tomorrow on April 13th. Hopefully there will be an update about GLACVCD providing services to the City of Vernon. Commissioner Spence stated that the City of Vernon did not want to pay for fees, and believes it would be difficult to collect the fees from businesses. The City of Vernon does not want to use city funds to pay for mosquito and vector control services.

Commissioner Spence stated that the Vernon Chamber of Commerce understands the need for vector control services to protect employees.

The E.O. stated the GLACVCD would receive \$12,000 in tax revenue. The GLACVCD is interested in having an interim agreement with the City of Vernon to see what the actual costs would be to provide mosquito and vector control services.

The Commission took the following action:

- Received and filed.

MOTION:	BARGER
SECOND:	DEAR
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, McCALLUM, RYU, SPENCE, GLADBACH
NOES:	NONE
ABSTAIN:	NONE
ABSENT:	NONE
MOTION PASSES:	9/0/0

9 OTHER ITEMS

The following item was called up for consideration:

- b. Legislative Update.

Chair Gladbach requested that SB 634 (Wilk) be discussed last.

As requested by Chair Gladbach, the E.O. went on to discuss the remaining four bills (SB 693, AB 464, AB 979, and AB 1725). The E.O. noted that the written staff recommendation is asking the Commission to take a "support" position on SB 693, Senator Mendoza's bill to enable the formation of a new Lower San Gabriel Recreation and Park District. As noted in the staff report and because SB 693 recognizes LA LAFCO's role in the establishment of new special districts, staff is requesting the Commission support the bill.

The E.O. stated that while the staff report was being finalized, staff received requests from the California Association of Local Agency Formation Commissions (CALAFCO) asking LA LAFCO to provide written support letters for AB 464, AB 979, and AB 1725. The E.O. stated he would like to amend the recommendation for the Commission to take a “support” position on those three additional bills.

The E.O. stated that AB 464 is a legislative fix to address a deficiency in the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Act). The deficiency is created by a holding in a court case, *City of Patterson v. Turlock Irrigation District*. LAFCO staff and legal counsel concur that it is important for the Act to be amended to address this issue. The E.O. noted that CALAFCO has agreed in concept to an amendment, requested by Turlock Irrigation District; the verbiage will likely be negotiated, resulting in the Turlock Irrigation District removing its opposition to AB 464. AB 979 would streamline the process whereby special districts are seated on LAFCOs. While that streamlining would not impact LA LAFCO, we have been asked by CALAFCO to support the bill, given that Assemblymember Tom Lackey, the author, is from Los Angeles County. AB 1725 is the annual Omnibus Bill sponsored by CALAFCO. At this point, there is one item in the bill that would clarify LAFCO’s ability to recover fees for services rendered. CALAFCO’s Legislative Committee has approved and submitted five additional items, and staff expects they will be amended in AB 1725 in the upcoming weeks. The E.O. stated that all of the proposed items represent modest technical changes to the Act, and are intended to make the Act more clear and user-friendly. The E.O. noted that staff is requesting that the Commission approve a “support” position on the following bills: SB 693, AB 464, AB 979, and AB 1725.

The Commission took the following **as amended** action:

- Took “support” positions on SB 693 (Mendoza), AB 464 (Gallagher), AB 979 (Lackey), and AB 1725 (Assembly Local Government Committee), and directed staff to communicate this position in a letter to the respective authors, with copies provided to key members of the State Legislature and the Governor; and

MOTION:	FINLAY
SECOND:	BARGER
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, McCALLUM, SPENCE, GLADBACH
NOES:	NONE
ABSTAIN:	NONE
ABSENT:	NONE
MOTION PASSES:	9/0/0

Chair Gladbach recused himself from participating on SB 634 (Wilk) and left the room. First Vice-Chair Dear conducted the meeting during Chair Gladbach’s absence.

The E.O. noted that the Commission expressed concerns about SB 634 at the March 8th meeting.

The E.O. stated that, consistent with Commission direction, and after the March 8th meeting, the Commission took an “oppose unless amended” position relative to SB 634, Senator Wilk’s bill which proposes to consolidate the Castaic Lake Water Agency and Newhall County Water District. At this time, staff is making no recommendation to change that position. The E.O. stated that SB 634 will be considered by the Senate Governance & Finance Committee on April 19th, but there is discussion that it may be moved to April 26th.

The E.O. noted that after the posting of the agenda, staff received e-mails concerning SB 634 from Allan Cameron and Joan Dunn (copies provided to Commissioners).

The E.O. noted that there are ongoing discussions amongst stakeholders relative to SB 634. Staff plans to report back at the May 10th Commission meeting.

In the interim, the E.O. asked if the Commission was interested in forming an ad hoc committee, to include two or three commissioners, who would advise the E.O. on any proposed amendments to SB 634. Due to scheduling constraints, staff would conduct meetings by conference call.

The public hearing was opened to receive testimony.

First Vice-Chair Dear noted that Michael Alvord (Newhall County Water District) was available to answer any questions the Commission may have.

The Executive Officer swore-in two (2) additional members of the audience who planned to testify.

Carmillis “Cam” Noltemeyer, Treasurer of the Santa Clarita Organization for Planning and the Environment (SCOPE), came before the Commission. Ms. Noltemeyer stated that she also sits on the Whittaker Bermite Committee, which monitors a “brown field” in the middle of the City of Santa Clarita. Ms. Noltemeyer stated that she was at this meeting today representing herself as a Valencia Water Company (VWC) rate-payer. Ms. Noltemeyer stated she provided an information package (copies provided to the Commissioners) regarding the proposed consolidation between Castaic Lake Water Agency (CLWA) and Newhall County Water District (NCWD). Ms. Noltemeyer voiced that SB 634 should be rejected by the Legislature. Ms. Noltemeyer stated that Valencia Water Company, which is outlined in red on the map of the information package, and Los Angeles County Waterworks District No. 36 – Val Verde (CWWD36), were not included in this so-called “valley-wide merger”. Ms. Noltemeyer stated her view that this is a deceitful way of pushing this consolidation through without a vote, and it is not for the benefit of the ratepayers of the Valencia Water Company.

Lynne Plambeck, President of the SCOPE, came before the Commission. Ms. Plambeck stated

that she is a 24-year Board member of the Newhall County Water District but she is not representing NCWD, as she is the minority Board member who does not support the consolidation. She included her view that this is not a “merger”, it is a “take-over” of the Newhall County Water District. Ms. Plambeck stated that VWC and CWWD36 are not included, and create “islands” in the middle of the proposed consolidation.

Ms. Plambeck stated that if the Commission forms an ad hoc committee, she requested that the committee be a public meeting to allow for public input and comment.

Allan Cameron (Chief Executive Officer, Comprehensive Developing Consulting) came before the Commission. Mr. Cameron stated that he provided a letter to the Commission addressing why SB 634 is flawed legislation. Mr. Cameron stated that he supports a “hybrid” option as noted within the Background Issues Concerning SB 634 of the staff report. Mr. Cameron stated that this proposed consolidation should require a California Environmental Quality Act (CEQA) clearance. Mr. Cameron also voiced that the ad hoc committee should be a public meeting.

There being no further testimony, the public hearing was closed.

Supervisor Barger thanked the public for their input and testimony relating to SB 634.

Commissioner Close stated that LAFCO’s authority is limited and that the merits of the proposal are not currently before LAFCO.

The E.O. stated that CLWA was created as a special district act, and is governed by an eleven-member board. NCWD is governed by a five-member board. The board that is being proposed by the two districts is a combination of the two existing boards of fourteen members, eventually shrinking to a nine-member board. The E.O. stated that LAFCO’s authority to create a unique governing board is not clearly stated in the law, and it could be legally challenged. At a minimum, if the two districts were to be combined with a unique governing board, legislation is required for that. If two or more districts were to file an application with LAFCO to consolidate, Government Code Section 56853 states that the Commission shall approve the consolidation with certain terms and conditions.

The E.O. stated that the creation of “islands” relates to city annexations only, not special districts. Special districts often have irregular boundaries compared to city boundaries.

The E.O. stated that the ad hoc committee is not subject to the Brown Act.

Commissioner Finlay asked if the general public within the Santa Clarita Valley supports this consolidation. The E.O. stated that there has been a fair amount of media coverage, and CLWA and NCWD have had extensive public outreach regarding the proposed consolidation.

Legal Counsel stated that the E.O.'s recommendation for the Commission to consider forming an ad hoc committee, is another tool available to discuss SB 634, between meetings. Under the Brown Act, an ad hoc committee with a single purpose, with less than a quorum, is not subject to the Brown Act. If the Commission is not interested in forming an ad hoc committee, the Commission can call a special meeting as needed.

The E.O. withdrew the recommendation for the Commission to consider forming an ad hoc committee.

The Commission took the following action:

- Retained the existing position on SB 634 as "oppose unless amended".

MOTION:	BARGER
SECOND:	FINLAY
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, McCALLUM, RUZICKA (ALT. FOR GLADBACH), RYU, SPENCE
ABSTAIN:	NONE
NOES:	NONE
ABSENT:	NONE
MOTION PASSES:	9/0/0

As stated earlier, Chair Gladbach recused himself from SB 634.

10 COMMISSIONERS' REPORT

None.

[Chair Gladbach returned at 10:00 a.m.]

Chair Gladbach conducted the remainder of the meeting.

11 EXECUTIVE OFFICER'S REPORT

The registered voters of the unincorporated Wrightwood area, primarily in San Bernardino County and a portion within Los Angeles County, voted to approve the new formation of Wrightwood Community Services District (WCSD). The WCSD will provide park and recreation, street lighting, and solid waste services. Because the majority of the territory is located within San Bernardino County, San Bernardino LAFCO processed the proposal. Staff of LA LAFCO and the County of Los Angeles provided additional support and information to San Bernardino LAFCO.

Minutes

April 12, 2017

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On March 13th, the Antelope Valley Cemetery District (AVCD) filed a proposal with LAFCO to annex territory which would more than double the size of the district to include all of the Antelope Valley. The proposed expansion of the district's boundary will provide additional revenue to the AVCD.

Supervisor Hahn noted that she was working with the Wilmington Cemetery District's (WCD) Board to explore if the cemetery district's boundary could be expanded. It was concluded that the WCD already includes all of the Wilmington area. Supervisor Hahn stated that the cost and maintenance of the Wilmington cemetery property is high with low revenues, therefore it is becoming more difficult for the district to operate efficiently.

Chair Gladbach thanked First Vice-Chair Dear for conducting the meeting during his absence.

12 PUBLIC COMMENT

None.

13 FUTURE MEETINGS

May 10, 2017

June 14, 2017

July 12, 2017

August 9, 2017

14 FUTURE AGENDA ITEMS

None.

15 ADJOURNMENT MOTION

On motion of Commissioner McCallum, seconded by Commissioner Dear, the meeting was adjourned at 10:04 a.m.

Respectfully submitted,

Paul Novak, AICP, Executive Officer

9:41 AM

05/01/17

Accrual Basis

LAFCO 03 Register Report April 2017

Type	Date	Num	Name	Memo	Amount	Balance
10000 Cash Unrestricted						
10003 Operating Account						
Bill Pmt -Check	04/06/2017	8370	Alisha O'Brien*	Reimbursement: Mileage	-19.23	-19.23
Bill Pmt -Check	04/06/2017	8371	Charter Communications	Acct # 8245100171576...	-518.97	-538.20
Bill Pmt -Check	04/06/2017	8372	Gina Duche	Bookkeeping: 5.0 Hrs	-125.00	-663.20
Bill Pmt -Check	04/06/2017	8373	Mail Finance	Cust#416653, 30Jan-1...	-378.17	-1,041.37
Bill Pmt -Check	04/06/2017	8374	Promac Imaging Systems Co	Acct#LA07, 02/28/17-0...	-207.52	-1,248.89
Bill Pmt -Check	04/06/2017	8375	Wells Fargo	Bill ID 90136655707, 0...	-380.63	-1,629.52
Bill Pmt -Check	04/13/2017	8376	Aldrich And Associates	February 2017-April 2017	-1,950.00	-3,579.52
Bill Pmt -Check	04/13/2017	8377	Certified Records Managment	Storage period 04/01/1...	-281.73	-3,861.25
Bill Pmt -Check	04/13/2017	8378	CoreLogic	Acct#200-694038-RR6...	-28.80	-3,890.05
Bill Pmt -Check	04/13/2017	8379	CTS Glendale	LAFCO - Monthly Servi...	-550.00	-4,440.05
Bill Pmt -Check	04/13/2017	8380	Edward J. Gladbach	Reimbursement: Stipen...	-405.46	-4,845.51
Bill Pmt -Check	04/13/2017	8381	Gina Duche	Bookkeeping: 5.0 Hrs	-125.00	-4,970.51
Bill Pmt -Check	04/13/2017	8382	LA County Chief Administrative Office	Cust#C000766, Jan-Fe...	-478.96	-5,449.47
Bill Pmt -Check	04/13/2017	8383	LACERA	LAFCO OPEB: March ...	-1,906.49	-7,355.96
Bill Pmt -Check	04/13/2017	8384	Platinum Consulting	LA LAFCO	-148.50	-7,504.46
Check	04/14/2017	DD	Ambar De La Torre	Salary, April 14, 2017	-1,715.25	-9,219.71
Check	04/14/2017	DD	Douglass Dorado	Salary, April 14, 2017	-2,599.19	-11,818.90
Check	04/14/2017	DD	Michael E. Henderson	Salary, April 14, 2017	-1,898.62	-13,717.52
Check	04/14/2017	DD	Patricia Knoebi-Wood	Salary, April 14, 2017	-1,253.41	-14,970.93
Check	04/14/2017	DD	Paul Novak	Salary, April 14, 2017	-4,167.65	-19,138.58
Check	04/14/2017	DD	Alisha O'Brien	Salary, April 14, 2017	-1,995.60	-21,134.18
Check	04/14/2017	DM	Federal Tax Deposit	Payroll Taxes, April 14,...	-3,716.70	-24,850.88
Check	04/14/2017	DM	State Income Tax	Payroll Taxes, April 14,...	-860.87	-25,711.75
Check	04/14/2017	49158...	ADP	Processing charges for ...	-133.11	-25,844.86
Bill Pmt -Check	04/20/2017	8385	ATT	Acct#990566760, 04/1...	-230.33	-26,075.19
Bill Pmt -Check	04/20/2017	8386	County Counsel	Legal services: Februar...	-4,569.28	-30,644.47
Bill Pmt -Check	04/20/2017	8387	Gina Duche	Bookkeeping: 5.0 Hrs	-125.00	-30,769.47
Bill Pmt -Check	04/20/2017	8388	Office Depot*		-96.95	-30,866.42
Bill Pmt -Check	04/20/2017	8389	The Lincoln National	LALAFCO-BL-1565902	-202.26	-31,068.68
Bill Pmt -Check	04/27/2017	8390	LACERA	Employee/Employer c...	-9,177.89	-40,246.57
Bill Pmt -Check	04/27/2017	8391	80 South Lake LLC	VOID: NO000758-1	0.00	-40,246.57
Bill Pmt -Check	04/27/2017	8392	Bank of America*	BofA 4024 4210 0091 5...	-1,212.25	-41,458.82
Bill Pmt -Check	04/27/2017	8393	Daily Journal		-47.25	-41,506.07
Bill Pmt -Check	04/27/2017	8394	Gina Duche	Bookkeeping: 5.0 Hrs	-125.00	-41,631.07
Bill Pmt -Check	04/27/2017	8395	LACERA	Contributions- March 2...	-51.39	-41,682.46
Bill Pmt -Check	04/27/2017	8396	Motor Parks	Cust#025-001, Unreser...	-540.00	-42,222.46
Bill Pmt -Check	04/27/2017	8397	Office Depot*	Acct#32368442	-186.63	-42,409.09
Bill Pmt -Check	04/27/2017	8398	Printing and Copy Store	Classic Crest Letterhead	-206.01	-42,615.10
Bill Pmt -Check	04/27/2017	8399	Tropical Interior Plants	Service: March 2017	-100.00	-42,715.10
Bill Pmt -Check	04/27/2017	8400	Paul A. Novak	State Senate SB634	-55.00	-42,770.10
Bill Pmt -Check	04/27/2017	8401	Teachers Insurance	Prop#55501, Unit#870,...	-7,748.17	-50,518.27
Check	04/28/2017	31373...	Kathryn Barger	Stipend, April 28, 2017	-134.90	-50,653.17
Check	04/28/2017	31373...	Lori W. Brogin	Stipend, April 28, 2017	-138.53	-50,791.70
Check	04/28/2017	31373...	Richard Close	Stipend, April 28, 2017	-138.53	-50,930.23
Check	04/28/2017	DD	Donald L. Dear	Stipend, April 28, 2017	-138.53	-51,068.76
Check	04/28/2017	31373...	Margaret E. Finlay	Stipend, April 28, 2017	-138.53	-51,207.29
Check	04/28/2017	31373...	Edward G. Gladbach	Stipend, April 28, 2017	-138.52	-51,345.81
Check	04/28/2017	DD	Janice Hahn	Stipend, April 28, 2017	-136.45	-51,482.26
Check	04/28/2017	DD	Gerard McCallum II	Stipend, April 28, 2017	-138.52	-51,620.78
Check	04/28/2017	DD	David E Ryu	Stipend, April 28, 2017	-138.53	-51,759.31
Check	04/28/2017	DD	David Spence	Stipend, April 28, 2017	-138.53	-51,897.84
Check	04/28/2017	DD	Ambar De La Torre	Salary, April 28, 2017	-2,143.38	-54,041.22
Check	04/28/2017	DD	Douglass Dorado	Salary, April 28, 2017	-2,599.19	-56,640.41
Check	04/28/2017	DD	Michael E. Henderson	Salary, April 28, 2017	-1,898.63	-58,539.04
Check	04/28/2017	DD	Patricia Knoebi-Wood	Salary, April 28, 2017	-1,253.42	-59,792.46
Check	04/28/2017	DD	Paul Novak	Salary, April 28, 2017	-4,167.65	-63,960.11
Check	04/28/2017	DD	Alisha O'Brien	Salary, April 28, 2017	-1,995.60	-65,955.71
Check	04/28/2017	DM	Federal Tax Deposit	Payroll Taxes, April 28,...	-192.33	-66,148.04
Check	04/28/2017	DM	Federal Tax Deposit	Payroll Taxes, April 28,...	-3,747.79	-69,895.83
Check	04/28/2017	DM	State Income Tax	Payroll Taxes, April 28,...	-865.36	-70,761.19
Total 10003 Operating Account					-70,761.19	-70,761.19
Total 10000 Cash: Unrestricted					-70,761.19	-70,761.19
TOTAL					-70,761.19	-70,761.19

AGENDA ITEM NO. 6c - May 10, 2017						
PENDING PROPOSALS AS OF May 3, 2017						
	LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
1	DD Annexation 2006-12 to Los Angeles County Waterworks District No. 40	Land Resource Investors	Annex 20 acres of vacant land located at the northeast corner of Avenue J and 37th Street East, City of Lancaster. Will be developed into 80 single family homes.	Incomplete filing: property tax transfer resolution, registered voter and landowner labels.	5/16/2006	Unknown
2	DD Annexation No. 2006-46 to Los Angeles County Waterworks District No. 40	New Anaverde, LLC	Annex 1,567 acres of vacant land located near Lake Elizabeth Road and Avenue S in the city of Palmdale. Will be developed into 313 single family home.	Incomplete filing: CEQA, registered voter labels, landowner labels, and approved map and legal.	10/5/2006	Unknown
3	DD Annexation No. 2011-17 (2006-50) to Los Angeles County Waterworks District No. 40	Behrooz Haverim/Kamyar Lashgari	Annex 20.62 acres of vacant land located south of Avenue H between 42nd Street West and 45th Street West in the City of Lancaster. To be developed into single family homes	Incomplete filing: property tax transfer resolution, registered voter and landowner labels.	12/1/2006	Unknown
4	DD Annexation 2008-13 to Los Angeles County Waterworks District No. 40	Lancaster School Dist.	Annex 20.47 acres of vacant land located 2 miles west of the Antelope Valley frw. And the nearest paved major streets are ave. H. And Ave. I, in the City of Lancaster. For future construction of a school.	Need BOE fees to place on agenda for approval. Emailed district for fees on 4-18-17.	9/22/2008	Unknown
5	DD Reorganization 2010-04 Los Angeles County Waterworks District No. 29	Malitex Partners, LLC	Detach 88 acres of vacant land from the Las Virgenes Municipal Water District and annex same said territory to Los Angeles County Waterworks District No 29 and West Basin Municipal Water District. The project includes future construction of three homes and dedicates open space. The project site is located north of Pacific Coast Highway at the end of Murphy Way, in the unincorporated area adjacent to Malibu.	Notice of Filing sent 07-15-10. Incomplete filing: CEQA. EIR on hold 4-14-15. Applicant requested to keep this file open, pending details how to proceed with the project 04/29/15.	6/9/2010	Unknown
6	DD City of Palmdale Annexation 2010-05	City of Palmdale	49.6 acres located adjacent to residential properties to the southwest, southeast, and separated by the Amargosa Creek to the north.	Notice of Filing sent 1-3-11. Incomplete filing: property tax transfer resolution, insufficient CEQA, unclear pre-zoning ordinance, approved map and legal. Need to include DUC.	10/25/2010	Unknown
7	DD Reorganization 2011-16 (Tesoro del Valle)	Montalvo Properties LLC	Annexation to NCWD and CLWA SOI Amendments for both ddistricts. 801.53 acres regional access is provided via Interstate 5 (1-5) for north/south travelers from the east, and State Route 126 (SR-126) for travelers from the west. The existing local thoroughfare that provides access to the proposed area is Copper Hill Drive, which can be accessed directly from Tesoro del Valle Drive or Avenida Rancho Tesoro.	Notice of Filing sent 05-31-11. Incomplete filing: property tax transfer resolution. Project has changed ownership. Need new application	5/5/2011	Unknown
8	DD City of Los Angeles Annexation 2011-27	Forestar Group	685 acres of uninhabited territory located east of Browns Canyon Road and northwest of Mason Ave, in the unincorporated area just north of the City of Los Angeles.	Notice of Filing sent 2-15-12. Incomplete filing: property tax transfer resolution, CEQA, pre-zoning ordinance, map of limiting addresses, list of limiting addresses, and approved map and legal.	12/8/2011	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
9	DD	City of Palmdale Annexation 2011-19	City of Palmdale	405 acres of uninhabited territory located between Palmdale Blvd and Ave S and 80th and 85th Street East.	Notice of Filing sent 3-22-12 Incomplete filing: property tax transfer resolution, inadequate CEQA, maps of limiting addresses, list of limiting addresses, and approved map and legal. DUC adjacent	3/8/2012	Unknown
10	DD	Annexation 2014-04 to the City of Calabasas	City of Calabasas	annex approximately 43.31± acres of uninhabited territory to the City of Calabasas. The affected territory is generally located along Agoura Road between Liberty Canyon Road and Malibu Hills Road, in Los Angeles County unincorporated territory adjacent to the City of Agoura Hills and Calabasas.	Notice of Filing sent 3-20-14 Incomplete filing: property tax transfer resolution, CEQA, pre-zoning ordinance, radius map, landowner and registered voter labels, landowner consent letter, approved map and legal	3/18/2014	Unknown
11	DD	Annexation No. 2014-09 to Los Angeles County Waterworks District No. 36, Val Verde (Los Valles Development)	SFI Los Valles LLC	SOI Amendment and Annexation of 10± acres located north of Halsey Canyon Road and Los Valles Drive, all within unincorporated territory of Castaic	Notice of Filing sent 10-02-14. Incomplete filing: CEQA, and approved map and legal. CEQA hearing in May with the County.	7/15/2014	Unknown
12	DD	Reorganization No. 2014-03 to the City of Calabasas	City of Calabasas	176± acres immediately north of and adjacent to the 101 freeway between the City of Calabasas and Hidden Hills.	Notice of Filing sent 1-8-15, Incomplete filing: property tax transfer resolution, CEQA, pre-zoning ordinance, radius map, mailing labels of landowners and registered voters, approved map and legal.	12/10/2014	Unknown
13	DD	Annexation No. 2015-11 to the City of Palmdale (Desert View Highlands)	City of Palmdale	284 acres inhabited territory. Generally located north and south of Elizabeth Lake Road between Amargosa Creek and 10th street west, in Los Angeles County unincorporated territory surrounded by the City of Palmdale	Notice of Filing sent 9-22-15 Incomplete filing: property tax resolution, attachment 'A' plan for municipal services, CEQA (NOD), party disclosure, pre-zoning, map of limiting addresses, registered voter info	9/15/2015	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
14	DD	Annexation No. 2015-09 to the City of Pomona	City of Pomona	5.76 acres uninhabited territory. Located south of Valley Blvd approximately 2500' east of Grand Ave. adjacent to the City of Industry and Pomona.	Notice of Filing sent 9-23-15 Incomplete filing: property tax transfer resolution, attachment "A" plan for municipal services, CEQA, party disclosure, pre-zoning, limiting addresses, radius within affected territory, registered voters within 300' radius, landowners within affected territory, landowners within 300' radius, map and legal not approved	9/22/2015	Unknown
15	AD	Annexation No. 2015-06 to the Newhall County Water District	Newhall County Water District	0.10 acres uninhabited territory. Located south of Newhall Ranch Road, west of Copper Hill Drive, in the City of Santa Clarita. Existing booster station facility.	agenda, May 10, 2017	9/24/2015	Jun-2017
16	DD	Annexation No. 2015-07 to the Newhall County Water District	Newhall County Water District	2.43 acres uninhabited territory. Located south of the Antelope Valley Freeway (SR-14), east of Sand Canyon Road, in the City of Santa Clarita. Construction of a water well.	agenda, May 10, 2017	9/24/2015	Jun-2017
17	DD	Annexation No. 2015-10 to the City of Agoura Hills	City of Agoura Hills	117 acres uninhabited territory. Located northeast and southwest of Chesebro Road directly north of the Highway 101	Notice of Filing sent 11-3-15 Incomplete filing: property tax transfer resolution.	11/2/2015	Unknown
18	DD	Reorganization No. 2016-01 to the Las Virgenes Municipal District	Las Virgenes Municipal Water District	Detachment from West Basin Municipal Water District, and annexation to the Las Virgenes Municipal Water District. Both districts require SOI amendments. The territory consists of 26 single-family homes, generally located south of Cairnloch Street, west of Summit Mountain Way, all within the City of Calabasas.	Notice of Filing sent 04-19-16 Incomplete filing: property tax transfer resolution, and map and legal not approved.	2/22/2016	Unknown
19	DD	Annexation No. 2016-31 to the San Gabriel Valley Mosquito and Vector Control District	San Gabriel Valley Mosquito and Vector Control District	Annex 2,221 acres of uninhabited territory to the San Gabriel Valley Mosquito and Vector Control District. The affected territory includes the entire City of South Pasadena. Amendments to the SGVMVCD Sphere of Influence to include the entire cities of South Pasadena and Baldwin Park.	Notice of Filing sent 09-08-16 Incomplete filing: property tax transfer resolution, and map and legal not approved.	8/30/2016	Aug-2017
20	AD	Annexation No. 2016-32 to the San Gabriel Valley Mosquito and Vector Control District	San Gabriel Valley Mosquito and Vector Control District	Annex 4,333 acres of uninhabited territory to the San Gabriel Valley Mosquito and Vector Control District. The affected territory includes the entire City of Baldwin Park.	Notice of Filing sent 09-08-16 Incomplete filing: property tax transfer resolution, and map and legal not approved.	8/30/2016	Aug-2017
21	AD	Annexation 422 to District No. 14	Sanitation Districts	40.149 acres of uninhabited territory. Located on the northwest corner of Avenue L and 60th Street West, all within the City of Lancaster.	Notice of Filing sent 11-3-16 Incomplete filing: property tax transfer resolution.	11/2/2016	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
22	DD	Reorganization No. 2016-08 to the City of Bradbury	City of Bradbury	2.96 acres of uninhabited territory located east of the intersection of Wild Rose Ave and Deodar Lan, in the City of Monrovia	Notice of Filing sent 11-1-16 Incomplete filing: property tax transfer resolution, additional LAFCO fees, pre-zoning, registered voter info, approved map and legal.	10/25/2016	Unknown
23	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1081	Sanitation Districts	72.46 acres of uninhabited territory. Located on Henry Mayo Drive approximately 400 feet southwest of Commerce Center Drive, all within Unincorporated Los Angeles County.	Notice of Filing sent 12-6-16 Incomplete filing: property tax transfer resolution.	11/23/2016	Unknown
24	DD	Annexation No. 2016-34 to the San Gabriel Valley Mosquito and Vector Control District (entire City of Pasadena)	San Gabriel Valley Mosquito and Vector Control District	14,800 acres of inhabited territory. The entire City of Pasadena is bordered by the City of La Canada Flintridge and the unincorporated communities of La Crescenta-Monrovia, Altadena, and Kinneloa Mesa to the north, the cities of Sierra Madre and Arcadia to the east, the cities of San Marino and South Pasadena to the south, and the cities of Los Angeles and Glendale to the west.	Notice of Filing sent 01-30-16 Incomplete filing: property tax transfer resolution, approved map and legal	1/25/2017	Unknown
25	AD	Annexation 751 to District No. 21	Sanitation Districts	0.545 acres of uninhabited territory. Located on Foothill Boulevard immediately south of Regis Avenue, all within the City of Claremont.	Notice of Filing sent 02-09-17 Incomplete filing: property tax transfer resolution.	2/2/2017	Unknown
26	AD	Annexation 426 to District No. 22	Sanitation Districts	51.65 acres of uninhabited territory. Located south of Interstate 10 immediately east of Mesquite Lane, all within Unincorporated Los Angeles County.	Notice of Filing sent 02-09-17 Incomplete filing: property tax transfer resolution.	2/2/2017	Unknown
27	AD	Annexation 296 to District No. 15	Sanitation Districts	2.84 acres of uninhabited territory. Located on Turnbull Canyon Road approximately 200 feet north of Las Lomitas Drive, all within Unincorporated Los Angeles County.	Notice of Filing sent 02-09-17 Incomplete filing: property tax transfer resolution.	2/6/2017	Unknown
28	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1084	Sanitation Districts	236.34 acres of uninhabited territory. Located on The Old road immediately west of Interstate 5, approximately 2,500 feet south of Pico Canyon Road, all within unincorporated Los Angeles County.	Notice of Filing sent 02-14-17 Incomplete filing: property tax transfer resolution.	2/13/2017	Unknown
29	DD	Annexation No. 2017-03 to the Antelope Valley Cemetery District	Antelope Valley Cemetery District	inhabited territory. Located in and around the City of Palmdale (Parcel 1) and around the unincorporated area of Gorman (Parcel 2)	Notice of Filing sent 3-16-17 Incomplete filing: property tax transfer resolution, party disclosure, map and legal	3/13/2017	Unknown
30	DD	Reorganization No. 2017 to the Las Virgenes Municipal Water District	Las Virgenes Municipal Water District	uninhabited territory, located east of the intersection of Las Flores Canyon Road and Live Oak Meadow Road north of the City of Malibu	Notice of Filing sent 4-12-17 Incomplete filing: property tax transfer resolution, CEQA, approved map and legal.	4/6/2017	Unknown

REVISED MINUTES OF MARCH 8, 2017

Minutes

March 8, 2017

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MOTION: CLOSE
SECOND: McCALLUM
AYES: CLOSE, DEAR, FINLAY, McCALLUM, RUZICKA (ALT. FOR
GLADBACH), RYU, SPENCE
NOES: NONE
ABSTAIN: NONE
ABSENT: BARGER, HAHN
MOTION PASSES: ~~7/0/1~~ 7/0/0

As stated earlier, Chair Gladbach recused himself from Agenda Item 9.c.

[Commissioner Ryu left at 10:21 a.m.]

[Chair Gladbach returned at 10:21 a.m.]

Chair Gladbach returned after discussion of Agenda Item 9.c., and conducted the remainder of the meeting.

10 COMMISSIONERS' REPORT

None.

11 EXECUTIVE OFFICER'S REPORT

The E.O. noted that a copy of a letter (provided to the Commissioners) from CV Communities thanked the E.O. and staff, Alisha O'Brien and Doug Dorado, for their help and attentiveness to an annexation that was recently approved by the Commission.

Commissioner Spence requested an update regarding the City of Vernon annexation into the Greater Los Angeles County Vector Control District (GLACVCD or District). The E.O. stated that he recently attended a meeting with Truc Dever (General Manager, Greater Los Angeles County Vector Control District), GLACVCD Board member who is also a Councilmember with the City of Lakewood, members of the Vernon Chamber of Commerce, and a representative from the City of Vernon. The business community stated that it supports the annexation. It was determined that the business owners within the City of Vernon have agreed to provide the District access to properties when requested by the District. Some business owners have voiced that there are problems with midge flies and mosquitos, since the Los Angeles River is adjacent to those businesses, and are eager to have mosquito and vector control services. The E.O. stated that he plans to agendize an item at next month's meeting regarding vector control services in the



Commission

Voting Members

Jerry Gladbach
Donald Dear
Gerard McCallum
Kathryn Barger
Richard Close
Margaret Finlay
Janice Hahn
David Ryu
David Spence

Alternate Members

Lori Brogin-Falley
Marqueece
Harris-Dawson
Sheila Kuehl
Judith Mitchell
Joseph Ruzicka
Greig Smith

Staff

Paul A. Novak, AICP
Executive Officer

Amber De La Torre
Doug Dorado
Michael Henderson
Alisha O'Brien
Patricia Wood

80 South Lake Avenue
Suite 870
Pasadena, CA 91101
Phone: 626-204-6500
Fax: 626-204-6507

www.lalafco.org

REGULAR MEETING

MINUTES OF THE LOCAL AGENCY FORMATION COMMISSION
FOR THE COUNTY OF LOS ANGELES

March 8, 2017

Present:

Jerry Gladbach, Chair

Kathryn Barger
Richard Close
Donald Dear
Margaret Finlay
Janice Hahn
Gerard McCallum
David Ryu
David Spence

Lori Brogin-Falley, Alternate
Joe Ruzicka, Alternate
Greig Smith, Alternate

Paul Novak, AICP; Executive Officer
Erik Conard, Legal Counsel

Absent:

Marqueece Harris-Dawson, Alternate
Sheila Kuehl, Alternate
Judith Mitchell, Alternate

1 CALL MEETING TO ORDER

The meeting was called to order at 9:03 a.m. in Room 374-A (Business License Commission) of the County Hall of Administration.

2 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Jerry Gladbach.

3 DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)

The Executive Officer (E.O.) read an announcement, asking that persons who made a campaign contribution of more than \$250 to any member of the Commission during the past twelve (12) months rise and state for the record the Commissioner to whom such campaign contributions were made and the item of their involvement (None).

The E.O. read an announcement, asking if any Commissioner had received a campaign contribution that would require disclosure and recusal from any item on today's agenda (None).

4 SWEARING-IN OF SPEAKER(S)

The Executive Officer swore-in two (2) members of the audience who planned to testify.

5 INFORMATION ITEM(S) – GOVERNMENT CODE §§ 56751 & 56857 NOTICE

None.

6 CONSENT ITEM(S) – OTHER

The Commission took the following actions under Consent Items:

- a. Approved Minutes of February 8, 2017.
- b. Approved Operating Account Check Register for the month of February 2017.
- c. Received and filed update on pending proposals.
- d. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 424 to the Los Angeles County Sanitation District No. 14; Resolution No. 2017-10RMD.

- e. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 425 to the Los Angeles County Sanitation District No. 14; Resolution No. 2017-11RMD.
- f. Adopted the Resolution Making Determination, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 2008-09 (37-29) to the Los Angeles County Waterworks District No. 37 – Acton; Resolution No. 2017-12RMD

MOTION: BARGER
SECOND: DEAR
AYES: BARGER, DEAR, HAHN, SPENCE, SMITH (ALT. FOR
McCALLUM), GLADBACH
NOES: NONE
ABSTAIN: NONE
ABSENT: CLOSE, FINLAY, McCALLUM, RYU
MOTION PASSES: 6/0/0

[Commissioner Finlay arrived at 9:07 a.m.]

7 PUBLIC HEARING(S)

The following item was called for consideration:

- a. Reorganization No. 2015-14 to the City of Pomona (Franciscan Place).

The E.O. summarized the staff report on Reorganization No. 2015-14 to the City of Pomona (Franciscan Place).

The public hearing was opened to receive testimony on the SOI amendments. There being no testimony, the public hearing was closed.

The Commission took the following action:

- Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Reorganization No. 2015-14 to the City of Pomona (Franciscan Place); Amendments to the City of Diamond Bar, City of Pomona, Greater Los Angeles County Vector Control District, and San Gabriel Valley Mosquito and Vector Control District SOI: Detachment from the City of Diamond Bar and Greater Los Angeles County Vector Control District; Annexation to the City of Pomona, San Gabriel Valley Mosquito and Vector Control District, and Los Angeles County Sanitation District No. 21; Resolution No. 2017-13RMD.

MOTION: FINLAY
SECOND: DEAR
AYES: BARGER, DEAR, FINLAY, HAHN, SMITH (ALT. FOR
McCALLUM), SPENCE, GLADBACH
NOES: NONE
ABSTAIN: NONE
ABSENT: CLOSE, McCALLUM, RYU
MOTION PASSES: 7/0/0

8 PROTEST HEARING(S)

The following item was called for consideration:

- a. Annexation No. 1080 to the Santa Clarita Valley Sanitation District of Los Angeles County.

The E.O. stated that this is the Commission protest hearing pursuant to Government Code Section 57000 *et seq.* and that no written protest(s) have been received in advance of the hearing.

The protest hearing was opened to receive testimony and/or written protest(s). There being no testimony or written protest(s) submitted, the protest hearing was closed.

The Commission took the following action:

- Adopted the Resolution Making Determinations Ordering Annexation No. 1080 to the Santa Clarita Valley Sanitation District of Los Angeles County; Resolution No. 2017-01PR.

MOTION: BARGER
SECOND: FINLAY
AYES: BARGER, DEAR, FINLAY, HAHN, SMITH (ALT. FOR
McCALLUM), SPENCE, GLADBACH
NOES: NONE
ABSTAIN: NONE
ABSENT: CLOSE, McCALLUM, RYU
MOTION PASSES: 7/0/0

[Commissioner McCallum arrived at 9:11 a.m.]

9 OTHER ITEMS

The following item was called up for consideration:

- a. Proposed Budget Fiscal Year 2017-2018.

The E.O. summarized the staff report on Proposed Budget Fiscal Year 2017-2018.

[Commissioner Brogin-Falley arrived at 9:15 a.m.]

Supervisor Hahn asked if there is funding available in the Proposed Budget Fiscal Year 2017-2018 to expand a cemetery district's boundary. The E.O. stated that there is no funding set aside in the budget to expand a city or district boundary. An annexation application with accompanying LAFCO filing fees is usually filed by a special district, city, county, or an outside public agency, (under the law, LAFCO can't initiate an annexation proposal). The Commission adopted a fee waiver policy in 2011, whereby the Commission is required to vote on waiving fees for public agencies. The E.O. stated that he would require a letter requesting the fee waiver, which would be agendaized for Commission action.

[Commissioner Close arrived at 9:17 a.m.]

Commissioner Spence asked if staff is able to take care of the extra work due to the recent retirement of the Deputy Executive Officer (DEO). The E.O. stated that it has been an adjustment, and he is looking forward to the recruitment and hiring of a new DEO.

Commissioner Spence asked if the Proposed Budget Fiscal Year 2017-2018 includes the new DEO salary. The E.O. said "yes".

Commissioner Finlay asked why is there a 27% rate increase in health insurance – is this due to "bumped-up" insurance plans, or just overall health insurance increases? The E.O. stated that it is an overall increase in health insurance. The E.O. noted that overall increased health insurance also factors in the health insurance for the future hire of the new Deputy Executive Officer. The E.O. stated that, about two years ago, staff worked with a broker to research different health plans, and it was concluded that the County has the best rate and is less expensive compared to other providers.

Commissioner Finlay asked why is there a 20% increase in staff travel and conferences. The E.O. stated that this is due to increased costs associated with workshops, conferences, and lodging itself, and is not due to increased staff attendance.

The public hearing was opened to receive testimony. There being no testimony, the public hearing was closed.

The Commission took the following action:

- Approved the Proposed Budget for Fiscal Year 2017-2018;
- Pursuant to Government Code Section 56381, directed staff to forward the Proposed Budget for Fiscal Year 2017-2018 to the County of Los Angeles, as well as the 88 cities and 53 independent special districts in Los Angeles County, for their comment; and
- Set April 12, 2017, for hearing on adoption of the Final Budget for Fiscal Year 2017-2018.

MOTION:	SPENCE
SECOND:	FINLAY
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, McCALLUM, SPENCE, GLADBACH
NOES:	NONE
ABSTAIN:	NONE
ABSENT:	RYU
MOTION PASSES:	8/0/0

On a separate issue, the E.O. thanked Supervisor Hahn for her staff's assistance in addressing some complicated service delivery issues in the City of Downey and in the City of Rancho Palos Verdes, both of which will be considered in the Municipal Service Reviews on next month's Agenda.

9 OTHER ITEMS

The following item was called up for consideration:

- b. Hidden Creeks Estates – Status Report.

The E.O. summarized the staff report on Hidden Creeks Estates.

The Commission took the following action:

- Received and Filed.

MOTION:	DEAR
SECOND:	FINLAY
AYES:	BARGER, CLOSE, DEAR, FINLAY, HAHN, McCALLUM, SPENCE, GLADBACH
NOES:	NONE

ABSTAIN: NONE
ABSENT: RYU
MOTION PASSES: 8/0/0

9 OTHER ITEMS

Chair Gladbach recused himself from voting on Agenda Item 9.c. Chair Gladbach announced that First Vice-Chair Dear would conduct the meeting during his absence.

Commissioner Finlay asked why Chair Gladbach is recusing himself. Chair Gladbach stated that the third bullet in the staff report, SB 634 (Wilk), concerns Castaic Lake Water Agency where he serves on the Board of Directors.

The following item was called up for consideration:

c. Legislative Update.

The E.O. summarized the staff report on the Legislative Update.

The E.O. noted that there is a change from what was in the written staff recommendation. It concerns the third bullet point in the staff report, SB 634 (Wilk). SB 634 is a bill authored by Senator Scott Wilk, and it proposes to consolidate two water agencies: Castaic Lake Water Agency (CLWA) and Newhall County Water District (NCWD). This bill represents a proposed “legislative consolidation” of the two water agencies. The State legislature can take the same actions that are under LAFCOs authority. Absent a legislative action, the proposed consolidation would typically involve an application filed with LAFCO, by one or both districts, and consideration and action by the Commission. After the drafting of the staff report and posting of the Agenda for today’s meeting, staff learned just yesterday that SB 634 is scheduled to be considered by the Senate Natural Resources and Water Committee (Committee) on Tuesday, March 28th. Given this new information, the E.O. revised the recommendation from the written report.

The E.O. stated that the new recommendation is for the Commission to consider taking a position of “oppose unless amended” to SB 634, and further direct staff to prepare the appropriate letters to the Governor and State legislatures. In addition to State Legislation, the “oppose unless amended” letter would be a request that the two agencies file a proposal with Los Angeles LAFCO, thereby enabling the Commission to consider the proposed consolidation. Typically, such a letter would come from the Commission Chair – in this instance, given Chair Gladbach’s recusal from Agenda Item 9.c., the E.O. recommended that the letters be signed by First Vice-Chair Dear or Second Vice-Chair McCallum. Should the Commission decide to take a position, the E.O. stated that he would consider traveling to Sacramento on March 28th to testify before the Committee.

In fairness to the two agencies, the E.O. noted that district representatives recently alerted him that the two water agencies are considering a legislative approach rather than a LAFCO approach. The E.O. was contacted by individuals who are opposed to the consolidation. As a courtesy, all of these parties, both in support of and opposing the consolidation, were alerted that this item would be considered at today's meeting. The E.O. noted that the issue here is not the consolidation itself – where LAFCO staff and the two districts differ is about the process, and how best to consider a proposed consolidation of two districts. The E.O. stated that he remains concerned about any “legislative approaches” to consolidation of special districts, and the potential example it may set for other agencies in Los Angeles County. For this reason, the E.O. recommended that the Commission take an “oppose unless amended” position on SB 634. The E.O. stated that this is not the first time a bill in Sacramento proposes an action that a local LAFCO can execute. The E.O. noted that typically there is heightened sensitivity among the board members of the California Association of Local Agency Formation Commissions (CALAFCO) about anything perceived as a “by-pass” of the local LAFCO process.

Supervisor Barger asked what is the timeline to process the consolidation through State Legislature compared to LAFCO. The E.O. stated that if the consolidation was processed through the end of the Legislature session in September, and signed, the consolidation would take effect on January 1, 2018. The typical time to process a proposal with LAFCO is about 12 months. The E.O. stated that LAFCO could, more or less, mirror what would occur at the Legislature level, and take about the same amount of time. The E.O. stated that there is one complicated factor, CLWA is a Special Act district created by the State Legislature which governs the governing Castaic Lake Water Agency Board of Directors. In this proposed consolidation, CLWA currently has a governing structure different than what is being proposed. LAFCO doesn't specifically have the authority in the law to determine a governing structure, and this would require legislative action. The E.O. stated that this has been done in other instances, where a bill was authored by Senator Lara to create an agency with a specific governing structure; at LAFCO's request, Senator Lara amended the bill to require LAFCO approval.

Supervisor Barger asked if the proposed consolidation would still need to be processed through State Legislature, and then processed through LAFCO. The E.O. said “yes”. It would be considered a “hybrid” approach – through both the State Legislature and LAFCO. The E.O. stated that the LAFCO approach will afford an opportunity for the residents within the Santa Clarita Valley to have a local body (LAFCO) to hear their concerns.

Commissioner Finlay stated that when a city councilmember recuses themselves from a meeting, that person is required to leave the room completely and not seat-in as a member of the audience. Commissioner Finlay asked if this would also apply to Chair Gladbach. Legal counsel stated that this is an open public meeting. There is no reason or requirement that Chair Gladbach must leave the room, only that he cannot participate in any discussion. Commissioner Dear stated that when he was Mayor, and when a city councilmember recused themselves, that person left the room. Chair Gladbach volunteered to leave the room for the duration of the discussion.

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Commissioner Finlay thanked Chair Gladbach for exiting the room.

Commissioner Finlay asked why the two districts want to consolidate. The E.O. stated that representatives of the two districts in attendance who can answer that question.

[Commissioner Ryu arrived at 9:30 a.m.]

Commissioner McCallum asked what is the purpose of “by-passing” LAFCO if it will take about the same amount time to process the consolidation either through the State Legislature or LAFCO. The E.O. stated that there is a concern regarding timing, but that can be addressed. Further, an action made by the Legislature does not require California Environmental Quality Act (CEQA) clearance, and would not be met with a CEQA challenge. Any LAFCO action is subject to CEQA review, and the CEQA clearance could be challenged.

[Supervisor Barger left at 9:30 a.m.]

[Supervisor Hahn left at 9:31 a.m.]

First Vice-Chair Dear asked the E.O. if the Commission still had a quorum. The E.O. said “yes”. The E.O. stated that Commissioner Ryu just arrived and Commissioner Ruzicka is sitting as a voting member, as an alternate for Chair Gladbach.

[Commissioner Brogin-Falley left at 9:33 a.m.]

First Vice-Chair Dear stated that there are five (5) members of the audience who planned to testify.

The E.O. swore-in three (3) additional members of audience who planned to testify.

Lynne Plambeck, President of the Santa Clarita Organization for Planning and the Environment (SCOPE), came before the Commission. Ms. Plambeck stated that she is a 24-year Board member of the Newhall County Water District but she is not representing NCWD, as she is the minority Board member who does not support the consolidation. Ms. Plambeck stated that she is here to support her constituents of the NCWD who also do not agree with the consolidation. Ms. Plambeck noted that the districts conducted “push” polls where the residents could not say no to the consolidation. Ms. Plambeck stated that NCWD is a well-functioning water district that is financially sound, and it is providing good water quality with great customer service. NCWD has served the community very well. This proposal is for the NCWD to consolidate into a water agency (CLWA) that has problems with water quality, including numerous arsenic violations. CLWA has enormous debt. Ms. Plambeck stated that NCWD has good budgeted reserves and debt will be paid off in three years. Ms. Plambeck stated that she is very concerned, and as are her constituents who live with the boundaries of the NCWD. Newhall County Water District is a

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60-year old water voter district created by the public, and if NCWD were to be dissolved, it should be dissolved by the public. Ms. Plambeck noted that this consolidation was not rallied by the public but rather was contemplated by upper management of CLWA and NCWD. Ms. Plambeck stated that she believes, as her constituents also believe, that CLWA wants to consolidate with NCWD so Castaic Lake Water Agency can gain control of the groundwater and send the water to the Newhall Ranch project which is not within a groundwater agency.

Ms. Plambeck stated that, back in 2000, through the State Legislature, CLWA acquired a groundwater agency, the Santa Clarita Water Company (SCWC). The public, and a tax payer group, litigated that acquisition, but failed. Ultimately, the Legislature gave CLWA permission to acquire the groundwater agency. Like the Metropolitan Water District of Southern California (MWD or Met), Newhall County Water District is a State Water wholesaler that only serves at wholesale and serves four (4) groundwater agencies, including Los Angeles County Waterworks District No. 36 – Val Verde. Ms. Plambeck noted that when CLWA took over the Santa Clarita Water Company, at that time, CLWA agreed that they would not serve outside the boundaries of the Santa Clarita Water Company (now known as the Santa Clarita Water Division after the CLWA acquisition). In 2012, CLWA acquired Valencia Water Company (VWC) as an owner only but not as a water service provider. The public is upset to the point where a recall has been filed. Ms. Plambeck stated that she is not sure if the recall will be successful, and noted that she is not involved with this recall. In 2005, CLWA tried to acquire the NCWD through a LAFCO Municipal Service Review (MSR) evaluation. The MSR found that NCWD was a well-functioned water district, as NCWD is today. As a result of that evaluation, NCWD and CLWA made agreements to swap portions of territory. Geographically, NCWD is in all these different areas because NCWD acquired mutual water companies that had failed or failing water systems. The only area where there is water service was supposed to get “swapped-out” as a result of the 2005 LAFCO MSR. Unfortunately, that has not come to pass. In 2012, Cameron Smyth (current Mayor of the City of Santa Clarita) was a state legislator. Mr. Smyth created a law that is special to the NCWD, whereby a proposed dissolution of the Newhall County Water District requires 10 % of the number of voters who reside within the district or at least 10 % of the number of landowners within the district who own at least 10 % of the assessed value of the land within the district (Government Code Section 57114.5); the standard threshold is twenty-five percent (25%).

Ms. Plambeck stated that the real reason that Newhall County Water District deserves to exist is because NCWD serves as a system of “checks and balances” on the shenanigans that are occurring in the Santa Clarita Valley. With the amount of development taking place in the Santa Clarita Valley, there are a lot of shenanigans pertaining to water service. Ms. Plambeck stated that it is important to have a small district like NCWD that is accessible to the ratepayers. The NCWD has 10,000 hook-ups with 30,000 voters. Ms. Plambeck stated that many believe that the proposed consolidation will end litigation between the two water agencies. There hasn’t been any litigation except that CLWA tried to raise NCWD’s water rates for State Water which would have been 80% higher than the two other water companies (SCWC and VWC) that were

acquired by CLWA. Ms. Plambeck stated that the increased water rates attempted by CLWA was a push for the Newhall County Water District to consolidate with Castaic Lake Water Agency. When CLWA acquired the Valencia Water Company, Newhall County Water District sued Castaic Lake Water Agency. CLWA went to the appellate court stating that CLWA was not providing water serve through Valencia Water Company, and that the CLWA only purchased and owns the stock shares of the VWC. Ms. Plambeck noted that CLWA employees are operating the Valencia Water Company. Ms. Plambeck stated that residents within the NCWD are upset, and do not support this consolidation.

Commissioner Close asked if Ms. Plambeck is a former LAFCO Commissioner. Ms. Plambeck said "yes". Commissioner Close asked Ms. Plambeck if she is in favor of the revised recommendation of "oppose unless amended" to SB 634. Ms. Plambeck stated that she agrees to the "oppose as amended" approach, and that the proposed consolidation should be filed with LAFCO, which would then be subject to Government Code Section 57114.5. Ms. Plambeck stated that she is also concerned that CEQA would be avoided if the proposed consolidation is processed through the State Legislature only.

Ms. Plambeck voiced her concern that Agenda Item 9.c. was agendized as a "receive and file" action, and it was not agenized as a voting action item.

Commissioner Close and Commissioner Finlay asked legal counsel if the Commission has the authority to vote the way the item was agendized. Legal counsel said "yes". Under the Brown Act, the Agenda was posted at least 72 hours before the meeting, and included the Legislative Update item on the Agenda, and that's all that is required for this type of item. The Commission does have broad discretion, under the Brown Act, not to accept the staff recommendation or deviate from the staff recommendation.

The E.O. stated that Agenda Item 9.c. was agendized properly, in good faith, with the information that staff had at the time of the written recommendation. The E.O. reiterated that he only received new information yesterday, via e-mail, that SB 634 will be heard by the Committee on March 28th, which would be before the next Commission meeting on April 12th. The E.O. stated that he sent e-mails to Ms. Plambeck, the general managers of both agencies, as well as their respective attorneys. The E.O. stated that his recommendation is different from what was recommended at the time the Agenda was sent out.

Ms. Plambeck thanked the E.O. for his fairness for both the proponents and opponents of this proposed consolidation. Ms. Plambeck stated that she was notified by the E.O. regarding the revised staff recommendation.

Commissioner Finlay asked Ms. Plambeck who would come here to support the consolidation. Ms. Plambeck stated that those who are in support of the consolidation are here in the audience.

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Ms. Plambeck mentioned that Castaic Lake Water Agency was meeting behind closed doors for nearly two years. CLWA gave a 24-hour notice for eminent domain proceedings approving an action with a \$60 million and \$73 expenditure of public funds, respectively. Ms. Plambeck stated that CLWA now has informational meetings after she filed a complaint with the District Attorney for Brown Act violations, where she believed it was inappropriate to have the eminent domain proceedings occur behind closed doors.

Commissioner Finlay asked why is the Legislature involved in this consolidation. Ms. Plambeck stated that both CLWA and NCWD Boards want to process the consolidation through the State Legislature only. Ms. Plambeck stated that she wants to preserve Newhall County Water District, and does not want to have a water monopoly within the Santa Clarita Valley.

Commissioner Finlay asked if CLWA boundaries are adjacent to the boundaries of the NCWD. Ms. Plambeck said "yes". Castaic Lake Water Agency is a larger agency compared to Newhall County Water District. Ms. Plambeck stated that CLWA is a State Water wholesaler. Castaic Lake Water Agency is a Special Act district created by the State Legislature in 1962, tasked similar to the Metropolitan Water District of Southern California. MWD provides wholesale water to retail water agencies, which Newhall County Water District is not a member agency of Met. Ms. Plambeck noted that CLWA is a "mini" Metropolitan Water District of Southern California. CLWA was not set up to serve retail water. Met is a State Water wholesaler that provide State Water from Northern California through the California Aqueduct, and down to retailers located in Southern California. The water retailers combine the State Water, put it into groundwater, and then service water customers directly. CLWA was not set up to serve water retailers.

Commissioner Spence asked if Senator Wilk represents the Santa Clarita Valley. Ms. Plambeck said "yes". Ms. Plambeck concluded that there should be a vote and more transparency.

First Vice-Chair Dear thanked Ms. Plambeck for her testimony.

Carmillis "Cam" Noltemeyer (Treasurer, SCOPE) came before the Commission. Ms. Noltemeyer stated that she was at this meeting today representing herself as a Valencia Water Company rate-payer. Ms. Noltemeyer voiced that VWC is not a part of this so-called "valley-wide merger". Ms. Noltemeyer stated that CLWA acquired Valencia Water Company, in 2012, through a stock purchase, an investment, not as a water enterprise of CLWA. Castaic Lake Water Agency has raised our water rates by 20%. CLWA has refused to say if VWC is a private or a public entity. Ms. Noltemeyer stated that she hopes LAFCO opposes the consolidation, and hopefully it's squashed at the Legislative level. VWC is one of the biggest agencies with the most wells. There are wells that are contaminated with perchlorate and volatile organic compounds (VOCs). Ms. Noltemeyer stated that CLWA has an agreement to treat the contaminated wells but CLWA is unwilling to provide information about how much it's costing to clean up the contaminated wells or how long the process will take.

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Ms. Noltemeyer stated that she sits on Whittaker Bermite Committee which oversees the Whittaker-Bermite property, an undeveloped 996-acre former munitions testing and manufacturing site that has contamination issues. This “brown field” is in the middle of the City of Santa Clarita. Ms. Noltemeyer stated Valencia Water Company pays dividends to Castaic Lake Water Agency. Commissioner Finlay asked if Ms. Noltemeyer is a ratepayer/customer of the Valencia Water District. Ms. Noltemeyer said “yes”.

Commissioner Smith asked how this testimony is relevant to this discussion. Ms. Noltemeyer stated that this is relevant because we are being treated as “purchased stock”, and this is why it’s relevant. VWC says they are a private company, and not required to give information. Ms. Noltemeyer stated that she obtained information from CLWA. Ms. Noltemeyer stated that Valencia Water Company had paid over \$3 million in dividends to Castaic Lake Water Agency. There are no elected representatives with the Valencia Water Company. This is not a “valley-wide” consolidation.

Commissioner Finlay stated that she didn’t have enough information to vote on this matter, and suggested that this item be continued to another date for the Commission to have additional time to review this item.

Commissioner McCallum stated that the Commission is being asked to send an “oppose unless amended” letter to Senator Wilk’s Office.

The E.O. stated that there are several different ways to accomplish consolidation. The E.O. noted that his preference is that the proposed consolidation should have two components to it – one, resolve governance issues with the Legislature, and two, a proposal should be filed with LAFCO by, one or both districts, for Commission consideration. If two special districts adopt similar resolutions to propose consolidating their agencies, the Commission is obligated, under the law, to approve it. The Commission would still have the ability to hear all testimony and impose reasonable terms and conditions, as it does for all changes of organization that come before the Commission. The E.O. stated that the Commission is in a better position to take an “oppose unless amended” position early rather than later. The next Commission meeting is April 12th, and holding a special meeting before March 28th is not likely, due to scheduling conflicts of the Commissioners. The E.O. stated that the Commission is not harmed by taking the position of “oppose unless amended”, and the Commission always has the ability to change their position on this bill later. The E.O. noted that, last year, the Commission took an “oppose unless amended” position on a similar bill. That bill was amended and the Commission removed its opposition. The E.O. stated that the Commission should take a position in advance of the first hearing, rather than waiting until after the Committee considers taking action on March 28th.

Commissioner Finlay stated that the staff recommendation is “receive and file.” The E.O. stated that “receive and file” was the original staff recommendation, and did not think the bill would be considered until after the April 12th Commission meeting. The E.O. received an email yesterday

from CALAFCOs Executive Director stating that SB 634 will be heard on March 28th. For that reason, the E.O. stated that he changed his recommendation from “receive and file” to now recommending that an “oppose unless amended” letter be to Senator Wilk’s Office. Commissioner Finlay asked if there is a revised written recommendation. The E.O. said “no”. It is a verbal recommendation and parties who are here today are aware of this new recommendation.

Motioned by Close, seconded by McCallum to take a position of “oppose unless amended” to SB 634.

First Vice-Chair Dear thanked Ms. Noltemeyer for her testimony.

Joseph Byrne (General Counsel, Castaic Lake Water Agency) came before the Commission. Mr. Byrne stated that it is unusual to have public comment after a motion is made. Mr. Byrne stated that he met with the E.O. over a year ago, and this is not an attempt to circumvent LAFCO. Castaic Lake Water Agency is a Special Act district, whereby, legislative action is required if CLWA wanted to dissolve, incorporate into another agency, or change the governing structure of the agency. Mr. Byrne stated that CLWA has been in communication with the E.O. who has been very helpful and clear on his position with the proposed consolidation. Mr. Byrne noted that CLWA incorporated the E.O.’s comments and suggestions into the legislative bill. Mr. Byrne stated that litigation has been going on for a long time between Castaic Lake Water Agency and Newhall County Water District. This proposed consolidation is a resolution to that litigation. Mr. Byrne noted that 14 out of 15 of the combined Board members of both agencies are in support of the consolidation. Mr. Byrne stated that CLWA has conducted extensive community outreach over the last year. CLWA conducted polling of the residents, who are in support of the consolidation. CLWA also conducted a formation study. This has been a long thought-through process between CLWA and NCWD. Mr. Byrne noted, according to the map prepared in the formation study, as Ms. Plambeck indicated, there are non-contiguous areas, and if a water district was formed from these boundaries, it would not be the best approach. CLWA is a State Water Project wholesale water contractor, but offers retail water service through the Santa Clarita Water Division. NCWD is incorporated into the boundaries of the CLWA – all within the same community and family of water districts. Mr. Byrne stated that the general managers of the Castaic Lake Water Agency and Newhall County Water District would like to give their testimony.

Commissioner Smith asked for clarification that CLWA, as the wholesale water provider, provides water service to a number of other agencies, NCWD, being one of those agencies CLWA services. Mr. Byrne said “yes”. Commissioner Smith then asked when did CLWA acquire Valencia Water Company. Mr. Byrne stated that, about 3 years, the CLWA purchased stock from the VWC, which is still a private entity. Commissioner Smith asked if CLWA acquired other agencies. Mr. Byrne stated that CLWA acquired the Santa Clarita Water Company in 1999, which is now part of the public agency (Castaic Lake Water Agency).

CLWA provides both wholesale water and retail water. There are other examples in the State where water wholesalers provide both wholesale and retail water service. There's no law which requires that a water agency can only be a wholesale water provider. MWD is one example where it provides both wholesale and retail water service. First Vice-Chair Dear thanked Mr. Byrne for his testimony.

Matt Stone (General Manager, Castaic Lake Water Agency) and Steve Cole (General Manager, Newhall County Water District) came before the Commission. Mr. Stone stated that he has had many years of experience working with LAFCOs in three different counties, and was very successful in the consolidation of two wholesale water districts. When the voters formed CLWA, the main issue was bringing in imported water, just as West Basin Municipal Water District was formed to bring in imported water through Met. Over time, the circumstances have evolved, and water resources management has changed. In the 1960s, water conservation wasn't an issue, and water agencies were not recycling water. Perchlorate contamination is now an issue in the Santa Clarita Valley. It was CLWA who had the scope that expanded across the individual water retailers who were impacted by the contamination. These water retailers pooled together as a group and entered into litigation against the polluters and ended up with a settlement of over \$100 million, a cost-savings to the community which otherwise would have been paid by ratepayers to clean up the contamination at the Whittaker Bermite site. CLWA has an agreement that provides on-going annual payments from the defendants in the case, in a settlement, for perchlorate treatment. That was a group effort. Mr. Stone stated that he believed this case unified "water thinking" in the Santa Clarita Valley.

Mr. Stone stated that we are now in an era where state policies are encouraging watershed basin planning, integrated water management plans, and urban water management plans that are reviewed on a regional and retail level. The newly implemented Sustainability Groundwater Management Act requires basin-wide substantiality planning. All of those water plans previously mentioned are pushing us to work regionally. Mr. Stone noted that when the two Boards of CLWA and NCWD met two years ago to resolve their litigation, and eventually through a facilitator, both agencies reached a common future vision to serve the Santa Clarita Valley. Mr. Stone stated that from a water resources management standpoint, the idea of consolidation makes sense. Mr. Stone stated that Mr. Cole will address efficiency gains by unifying retail water and wholesale water service. Mr. Stone stated that CLWA is not creating a water empire, it is trying to take the next logical step towards good water resources management and great customer service. Mr. Stone stated that CLWA and NCWD would like to expedite their vision.

Mr. Cole stated that an economies-of-scale study was conducted. The study conducted that efficiencies would be gained through the proposed consolidation. It was concluded that in a 10-year process, there would be a cost savings of \$14 million between the two agencies through economies-of-scale. The study also includes the governance structure, the integrated water resource planning and analysis, and a proposed service area map. Mr. Cole stated that the

Newhall County Water District conducted community outreach through workshops. Our customers and the public support to move forward with the consolidation. Mr. Cole noted that the Newhall County Water District voted 4-1 in favor of the consolidation.

[First Vice-Chair Dear left at 10:10 a.m.]

Second Vice-Chair McCallum conducted the meeting in the First Vice-Chair Dear's absence.

Commissioner Finlay asked Mr. Cole what will happen to your position as General Manager at the Newhall County Water District if the consolidation is successful. Mr. Cole stated that the previous mentioned study discusses how the economies-of-scale would be achieved. Both agencies have committed that those economies-of-scale would be achieved through attrition. There will not be direct lay-offs in the beginning but through the normal attrition of the agencies, there will be a cost-savings of 7% through staffing resources. Specific positions have not yet been identified.

Commissioner Finlay asked what happens to Newhall County Water District's Board if the consolidation is successful. Mr. Cole stated that the governance portion of the study explains how the new governance structure would be implemented. In the beginning, both Boards would merge, and then transitioned into a smaller Board over time through election cycles. The governance structure is set up in three divisions equally for voting purposes. Currently, NCWD is at-large and CLWA is a mixture of division at-large and appointed board-members. Mr. Cole stated that the California Voters Rights Act requirements will also be addressed.

Commissioner McCallum asked if the Commission had any other questions.

Commissioner Ruzicka asked if 14 of out the 15 Board members of both districts are in-favor of the consolidation. Mr. Cole said "yes".

Commissioner Ruzicka asked what is CLWA's relationship to MWD. Mr. Stone stated that CLWA is not a member agency of MWD.

Commissioner Finlay stated that she would abstain from voting on Item 9.b. due to lack of information, and requested that a comprehensive staff report be available at the April 12th meeting.

[First Vice-Chair Dear returned at 10:20 a.m.]

First Vice-Chair Dear conducted the meeting.

Commissioner Smith stated that it would be helpful to the Commissioners if the E.O. added additional information to the staff report – that LAFCO had requested that the Committee

postpone the hearing with the Committee for a couple of weeks while continuing negotiations.

Commissioner Smith stated that it would be in the best interest of the Commission to find a hybrid solution. Commissioner Smith suggested that in lieu of where the Committee did not postpone the hearing on SB 634, then send an “oppose unless amended” letter to Senator Wilk’s Office.

Commissioner Close asked if the revised motion is “oppose as amended” and that LAFCO should have a role in the proposed consolidation. The E.O. said “yes”.

The E.O. asked for confirmation that staff should contact Senator Wilk’s Office and ask if he would agree to postponing the Committee’s consideration of the bill until after the April 12th LAFCO meeting. This would give staff around four weeks to meet and discuss the matter further with both agencies. If the meeting of March 28th with the Committee moves forward, then prepare an “oppose unless amended” letter to Senator Wilk’s Office. Commissioner Smith said “yes”.

The E.O. noted that Mr. Stone stated that the hearing on SB 634 on March 28th is with the Senate Natural Resources and Water Committee, not the Senate and Governance Finance Committee. The E.O. noted that the “oppose unless amended” letter to be sent out can be applied to any of the two committees: Senate and Governance Finance Committee or the Senate Natural Resources and Water Committee.

Commissioner Finlay rescinded her abstention for Agenda Item 9.c.

The Commission took the following **as amended** action:

- Directed the Executive Officer to contact Senator Wilk’s Office to request a postponement, until after the April 12th Commission meeting, on the hearing for the consideration of SB 634 by the Senate Natural Resources and Water Committee scheduled for March 28, 2017;
- Directed the Executive Officer to be in further discussion with Castaic Lake Water Agency and Newhall County Water District;
- If, Senator Wilk does not agree to postpone the hearing on SB 634, directed the Executive Officer to draft an “oppose unless amended” letter for signature by First Vice Chair Dear or Second Vice-Chair McCallum to Senator Wilk’s Office, in advance, of the Senate Natural Resources and Water Committee on March 28th.

MOTION:	CLOSE
SECOND:	McCALLUM
AYES:	CLOSE, DEAR, FINLAY, McCALLUM, RUZICKA (ALT. FOR GLADBACH), RYU, SPENCE
NOES:	NONE
ABSTAIN:	NONE
ABSENT:	BARGER, HAHN
MOTION PASSES:	7/0/0

As stated earlier, Chair Gladbach recused himself from Agenda Item 9.c.

[Commissioner Ryu left at 10:21 a.m.]

[Chair Gladbach returned at 10:21 a.m.]

Chair Gladbach returned after discussion of Agenda Item 9.c., and conducted the remainder of the meeting.

10 COMMISSIONERS' REPORT

None.

11 EXECUTIVE OFFICER'S REPORT

The E.O. noted that a copy of a letter (provided to the Commissioners) from CV Communities thanked the E.O. and staff, Alisha O'Brien and Doug Dorado, for their help and attentiveness to an annexation that was recently approved by the Commission.

Commissioner Spence requested an update regarding the City of Vernon annexation into the Greater Los Angeles County Vector Control District (GLACVCD or District). The E.O. stated that he recently attended a meeting with Truc Dever (General Manager, Greater Los Angeles County Vector Control District), GLACVCD Board member who is also a Councilmember with the City of Lakewood, members of the Vernon Chamber of Commerce, and a representative from the City of Vernon. The business community stated that it supports the annexation. It was determined that the business owners within the City of Vernon have agreed to provide the District access to properties when requested by the District. Some business owners have voiced that there are problems with midge flies and mosquitos, since the Los Angeles River is adjacent to those businesses, and are eager to have mosquito and vector control services. The E.O. stated that he plans to agendize an item at next month's meeting regarding vector control services in the City of Vernon.

Commissioner Spence stated that he is pleased that a proposed annexation of the City of Vernon

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into the GLACVCD boundary is moving forward. This is a serious health risk that needs to be addressed.

The E.O. stated that Supervisor Barger's Office provided contact person at the Los Angeles County Department of Public Health, and that person is advising LAFCO and the GLACVCD. The E.O. stated that he had encouraged Vernon's elected officials to reach out to elected officials who sit on the GLACVCD Board. The Mayor of Vernon has spoken with the Councilmember of Lakewood who also sits on the GLACVCD Board. The E.O. stated that there will need to be support from the GLACVCD Board members to advocate the annexation.

12 PUBLIC COMMENT

None.

13 FUTURE MEETINGS

April 12, 2017

May 10, 2017

June 14, 2017

July 12, 2017

14 FUTURE AGENDA ITEMS

None.

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15 ADJOURNMENT MOTION

Commission Finlay asked if there was a change at the last minute regarding a different meeting room location at today's meeting. The E.O. stated that he was not aware that the room would be moved until he received an e-mail from Supervisor Barger's staff stating the Board of Supervisors (BOS) is holding a meeting on the same day as today's LAFCO meeting. With the election held on Tuesday, the BOS meeting was moved to today (Wednesday). The Agenda package referred to Room 374-A.

Commissioner McCallum stated that he encountered issues regarding parking. The E.O. stated that there have been on-going issues regarding parking, and he apologized for any inconvenience this may have caused.

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On motion of Commissioner Finlay, seconded by Commissioner Dear, the meeting was adjourned at 10:30 a.m.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Novak", with a stylized, cursive script.

Paul Novak, AICP, Executive Officer

Staff Report

May 10, 2017

Agenda Item No. 7.a.

Municipal Service Review (MSR) and Sphere of Influence (SOI) Update for the Cemetery Districts (Antelope Valley Cemetery District, Artesia Cemetery District, Downey Cemetery District, Little Lake Cemetery District, and Wilmington Cemetery District)

Executive Summary

Municipal Service Reviews and Sphere of Influence updates have been conducted for the five cemetery districts in the County. **Staff recommends expanded SOI boundaries for the Antelope Valley Cemetery District (AVCD), the Downey Cemetery District (DCD), and the Wilmington Cemetery District (WCD); and recommends reconfirming existing SOI boundaries for the Artesia Cemetery District (ACD), and the Little Lake Cemetery District (LLCD).**

Based on the analysis of the MSR and SOI determinations, the recommended expansion of the Antelope Valley Cemetery District's SOI boundary will facilitate a future annexation. The Antelope Valley Cemetery District filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the Antelope Valley Cemetery District's boundary. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the AVCD.

Staff recommends the expansion of the Downey Cemetery District's SOI boundary which would facilitate and encourage annexation of 2,700± acres or 4.22± square miles, the remainder of the City of Downey, into the Downey Cemetery District. Annexing the remainder of the City of Downey into the DCD would create a more logical boundary and avoid confusion to the public who don't understand why they live in Downey but do not live within the boundaries of the DCD. Such annexation may, additionally, provide additional property tax revenue for the continued operation and maintenance of the cemetery.

Staff also recommends the expansion of the Wilmington Cemetery District's SOI boundary to facilitate and encourage a future annexation of 13,752± acres or 21.49± square miles (a portion of the City of Los Angeles and a small area of unincorporated territory) into the WCD. Staff anticipates the Wilmington Cemetery District will file an application in the future. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the WCD.

Artesia Cemetery District and Little Lake Cemetery District have limited staff, and the district boards do not want to make changes to the district boundaries and future changes to the SOI boundaries are unlikely.

Background

Antelope Valley Cemetery District

The cemetery district was originally named the “Lancaster Cemetery District”, and was formed on January 31, 1950. The district changed its name from the “Lancaster Cemetery District” to the “Antelope Valley Cemetery District” on June 8, 2016. The AVCD is 697.60 square miles in size with a population density of 290 persons per square mile.

The AVCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. The Board meets twelve (12) times a year.

The Antelope Valley Cemetery District owns and maintains two cemetery properties: Lancaster Cemetery, located in the City of Lancaster, and Del Sur Cemetery, located in the County unincorporated territory of Del Sur. The Lancaster Cemetery property is 11 acres, and it is surrounded by developed land on all sides. Del Sur Cemetery is on a 10-acre historic cemetery that dates to the 1880s and no burials take place on-site.

The Commission established a Coterminous Sphere of Influence (SOI) for the AVCD on November 9, 1983. The Commission reconfirmed the Coterminous SOI on June 23, 2004.

Artesia Cemetery District

The Artesia Cemetery District was formed on September 24, 1928. The ACD is 13.1 square miles in size with a population density of 7,745 persons per square mile.

The ACD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. The Board meets at least six (6) times a year.

The ACD owns and maintains one cemetery property, Artesia Cemetery, located in the City of Cerritos. The cemetery property is eighteen (18) acres, and it is surrounded by developed land on all sides.

The Commission established a Coterminous Sphere of Influence (SOI) for the ACD on November 9, 1983. The Commission reconfirmed the Coterminous SOI on June 23, 2004.

Downey Cemetery District

The Downey Cemetery District was formed in 1928. The DCD is 10.7 square miles in size with a population density of 10,091 persons per square mile.

The DCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. The Board meets eight (8) to ten (10) times a year.

The DCD owns one cemetery property, Downey Cemetery, located in the City of Downey. The cemetery property is 10.73 acres, and it is surrounded by developed land on all sides. The City of Downey Department of Public Works maintains the cemetery property through a contact-for-service agreement with the Downey Cemetery District.

The Commission established a Coterminous Sphere of Influence (SOI) for the DCD on November 9, 1983. The Commission reconfirmed the Coterminous SOI on June 23, 2004.

Little Lake Cemetery District

The Little Lake Cemetery District was formed in the 1920s. The LLCD is 19.9 square miles in size with a population density of 7,430 persons per square mile.

The LLCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. The Board meets six (6) times a year.

The LLCD owns and maintains one cemetery property, Little Lake Cemetery, located in the City of Santa Fe Springs. The cemetery property is 9.7 acres, and it is surrounded by developed land on all sides.

The Commission established a Coterminous Sphere of Influence (SOI) for the LLCD on November 9, 1983. The Commission reconfirmed the Coterminous SOI on June 23, 2004.

Wilmington Cemetery District

The Wilmington Cemetery District (WCD) was formed on December 2, 1958. The WCD is 4.3 square miles in size with a population density of 12,038 persons per square mile.

The LLCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. The Board meets six (6) times a year.

The WCD owns and maintains one cemetery property, Wilmington Cemetery, located in the City of Los Angeles. The cemetery property is ten (10) acres, and it is surrounded by developed land on all sides.

The Commission established a Coterminous Sphere of Influence (SOI) for the WCD on November 9, 1983. The Commission reconfirmed the Coterminous SOI on June 23, 2004.

Cemetery Districts Draft SOI Determinations

Since 1971, LAFCOs have been required to develop and adopt a Sphere of Influence (SOI) for each city and special district. Government Code Section 56076 defines an SOI as “a plan for the probable physical boundaries and service area of a local agency, as determined by the Commission.”

Developing SOIs is central to the Commission’s purpose. As stated in Government Code Section 56425:

“In order to carry out its purposes and responsibilities for planning and shaping the logical and orderly development and coordination of local governmental agencies subject to the jurisdiction of the commission to advantageously provide for the present and future needs of the county and its communities, the Commission shall develop and determine the Sphere of Influence of each city and each special district, as defined by Section 56036, within the county and enact policies designed to promote the logical and orderly development of areas within the sphere.”

Section 56425(g) further requires that the Commission review and update SOIs “every five years, as necessary.”

Pursuant to Section 56425(e), the Commission is required to “consider and prepare a written statement of its determinations” prior to adopting or updating an SOI. Staff has prepared the following recommended SOI determinations for the Antelope Valley Cemetery District, Artesia Cemetery District, Downey Cemetery District, Little Lake Cemetery District, and Wilmington Cemetery District.

Antelope Valley Cemetery District

- A. Present and planned land uses in the area: The present land uses within the SOI are residential, vacant, commercial, and industrial. Given the amount of available vacant land, the population within the boundaries of the Antelope Valley Cemetery District is likely to grow significantly over the next twenty (20) years. The present land use for the cemetery itself contains seven (7) developed acres and four (4) undeveloped acres.
- B. Present and probable need for public facilities and services in the area: Antelope Valley Cemetery District has adequate space of in-ground burial plots and cremation niches, and can continue to meet the needs of the community for at least the next ten (10) years.

- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Antelope Valley Cemetery District offers in-ground burials and cremation niches. The seven (7) developed acres have 7,483 filed grave sites. The four (4) undeveloped acres can be used for the expansion of the cemetery, and the AVCD can place up to 447 in-ground burials and cremated remains.
- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI: Antelope Valley Cemetery District contains large areas of unincorporated territory with Disadvantaged Unincorporated Communities (DUCs), and unincorporated areas with DUCs are contiguous to the Antelope Valley Cemetery District and its existing SOI. DUCs are spread throughout the entire Antelope Valley Cemetery District's SOI. By its very nature as a cemetery district, the Antelope Valley Cemetery District does not provide three core government services: water, wastewater, and structural fire protection. Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there are large areas with DUCs located south and east of the City of Palmdale. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

These recommended SOI determinations for the Antelope Valley Cemetery District are addressed in Section 2 (Pages 3-4) of the attached Resolution Making Determinations No. 2017-00RMD.

Artesia Cemetery District

- A. Present and planned land uses in the area: The present land uses within the SOI are medium to high density residential, and commercial. The ACD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The present land use for the cemetery itself contains fourteen (14) developed acres and four (4) undeveloped acres.
- B. Present and probable need for public facilities and services in the area: Artesia Cemetery District has adequate space of in-ground burial plots and in-ground cremations, and the proposed construction of a cremation niche wall; the ACD

can continue to meet the needs of the community for at least the next ten (10) years.

- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Artesia Cemetery District offers in-ground burials and in-ground cremations. The fourteen (14) developed acres have 7,483 filed grave sites. The four (4) undeveloped acres can be used for the expansion of the cemetery, the ACD can place up to 300 in-ground burials and cremated remains.
- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI: There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no DUCs within or contiguous to the Artesia Cemetery District and its SOI. By its very nature as a cemetery district, the Artesia Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.

These recommended SOI determinations for the Artesia Cemetery District are addressed in Section 2 (Pages 3-4) of the attached Resolution Making Determinations No. 2017-00RMD.

Downey Cemetery District

- A. Present and planned land uses in the area: The present land uses within the SOI are low to medium density residential, commercial, and industrial. The DCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is eleven (11) acres with no further development possible.
- B. Present and probable need for public facilities and services in the area: The Downey Cemetery District offers in-ground burials ("pre-need" only) and cremation niches. The DCD no longer has grave sites available for sale, but has adequate space for cremations niches and can continue to meet the needs of the community for at least the next ten (10) years.
- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Downey Cemetery District offers in-ground burials and niche cremations. The DCD has approximately

10,000 filled or allocated grave sites with no remaining capacity for in-ground burials.

- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI: There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Downey Cemetery District and its SOI. By its very nature as a cemetery district, the Downey Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.

These recommended SOI determinations for the Downey Cemetery District are addressed in Section 2 (Pages 3-4) of the attached Resolution Making Determinations No. 2017-00RMD.

Little Lake Cemetery District

- A. Present and planned land uses in the area: The present land uses in the SOI are low to high density residential, commercial, and light industrial. The LLCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is 9.7 acres with no further development possible.
- B. Present and probable need for public facilities and services in the area: The Little Lake Cemetery District is almost filled to capacity for in-ground burials, and with the proposed construction of a cremation niche wall, the LLCD will be able to continue to meet the needs of the community for at least the next ten (10) years.
- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Little Lake Cemetery District offers in-ground burials and cremation niches. The 9.7 developed acres have 9,500 filed grave sites. The LLCD can place up to 113 in-ground burials and cremated remains.
- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any

disadvantaged unincorporated communities within the existing and proposed SOI: Little Lake Cemetery District contains one (1) small area of unincorporated territory within the Little Lake Cemetery District and its SOI. There are no unincorporated communities or DUCs contiguous to the Little Lake Cemetery District and its SOI. Little Lake Cemetery District does not provide core government services (water, wastewater, and structural fire protection). By its very nature as a cemetery district, the Little Lake Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.

These recommended SOI determinations for the Little Lake Cemetery District are addressed in Section 2 (Pages 3-4) of the attached Resolution Making Determinations No. 2017-00RMD.

Wilmington Cemetery District

- A. Present and planned land uses in the area: The present land uses within the SOI are medium to high density residential and commercial. The DCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is ten (10) acres with no further development possible.
- B. Present and probable need for public facilities and services in the area: Wilmington Cemetery District no longer has open plots available for “at-need” sales. Only “pre-need” burials are conducted, as all burial plots have been filled or allocated. At present, the District does not have the capacity to meet on-going and future demands for burials at the Wilmington Cemetery. These demands will be met only if District representatives succeed in developing a cremation niche wall or convincing individuals to relinquish un-used burial plots.
- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Wilmington Cemetery District offers in-ground burials (“pre-need” only) and cremation niches. The WCD has 9,350 filled grave sites. All cemetery plots are either filled or allocated.
- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI: There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Wilmington

Cemetery District and its existing SOI. Wilmington Cemetery District does not provide core government services (water, wastewater, and structural fire protection). By its very nature as a cemetery district, the Wilmington Cemetery District does not provide three core government services: water, wastewater, and structural fire protection. Within the area that is proposed to be added to the Wilmington Cemetery District's SOI, there is a small DUC at the northeast corner of an unincorporated island surrounded by the City of Los Angeles. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

These recommended SOI determinations for the Wilmington Cemetery District are addressed in Section 2 (Pages 3-4) of the attached Resolution Making Determinations No. 2017-00RMD.

Cemetery Districts Draft MSR Determinations

In order to prepare and to update a district SOI, the Commission is required, pursuant to Section 56430, to conduct a review of the municipal services in that particular district, and, further, to "consider and prepare a written statement of its determinations." Staff has prepared the following recommended MSR determinations for the Antelope Valley Cemetery District, Artesia Cemetery District, Downey Cemetery District, Little Lake Cemetery District, and Wilmington Cemetery District.

Antelope Valley Cemetery District

Population Projections:

- Antelope Valley Cemetery District consists of a combination of suburban and rural areas.
- Given the amount of available vacant land, the population within the boundaries of the Antelope Valley Cemetery District is likely to grow significantly over the next twenty (20) years.

Disadvantaged Unincorporated Communities:

- There are several DUCs within the existing boundaries of the Antelope Valley Cemetery District, and the District is currently serving residents of these DUCs.
- The boundaries of two of these DUCs, Area 6 and Area 7, (see Exhibit 2, on page 13, of the Draft Cemetery Districts MSR) extend outside the District/SOI boundary, which is an inadvertent result of the establishment of District boundaries several decades ago and the establishment of DUCs in early 2012.

- By its very nature as a cemetery district, the Antelope Valley Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.
- Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there are large areas with DUCs located south and east of the City of Palmdale. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

Present and Planned Capacity of Public Facilities:

- Antelope Valley Cemetery District has adequate space for in-ground burial plots and cremation niches, and can continue to meet the needs of the community for at least the next ten (10) years.

Financial Ability of Agencies to Provide Services:

- Antelope Valley Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.
- On-going and long-term financial challenges have not impeded the Antelope Valley Cemetery District's ability to provide services to its customers.
- Antelope Valley Cemetery District filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the Antelope Valley Cemetery District's boundary. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the AVCD.

Status of, and Opportunities for, Shared Facilities:

- Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Accountability for Community Service Needs:

- Antelope Valley Cemetery District representatives should commit to provide more readily-available agendas and minutes of monthly Board meetings in an on-line format.

Other Matters:

- The District Manager is currently training an office assistant to succeed her when the District Manager eventually retires from the Antelope Valley Cemetery District.
- AVCD staff has acknowledged that they need to plan for the retirement of a Grounds Supervisor.

These recommended MSR determinations for the Antelope Valley Cemetery District are addressed in Chapter Three (Pages 11-16) of the attached Draft Cemetery Districts Municipal Service Review.

The Lancaster Cemetery District's Existing Coterminous SOI (now known as the Antelope Valley Cemetery District) was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Exhibit "A"). The Antelope Valley Cemetery District filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the AVCD boundary. LAFCO staff recommends an SOI Amendment to expand the Antelope Valley Cemetery District's SOI boundary to facilitate the future annexation (see Exhibit "B").

Discussion/Analysis:

As outlined in the legislative intent (Section 56001) of the Act, "the Legislature recognizes that the logical formation and determination of local agency boundaries is an important factor in promoting orderly development." By including the entire Antelope Valley, the proposed SOI will be a more logical boundary for the AVCD. The proposed boundary includes those portions of Antelope Valley outside its current boundaries: the remaining portion of the City of Palmdale, remaining unincorporated territory in the Antelope Valley, as well as additional population centers in unincorporated Acton and Agua Dulce to the south along the Antelope Valley (State Route 14) Freeway corridor.

The proposed expansion of the SOI boundary is consistent with the District's proposal to annex the same territory into the AVCD. Future annexation of this area would have several benefits: one, it would align the name of the agency with boundaries that include all of the Antelope Valley; two, it would provide much-needed additional property tax revenues to the AVCD; third, it would enable those persons in Antelope Valley, Acton, and Agua Dulce—all of whom are currently outside the AVCD's current boundaries—to avail themselves of cemetery services without paying an "out-of-district" premium for services; and four, it promotes a more logical boundary for the Antelope Valley Cemetery District.

Artesia Cemetery District

Population Projections:

- Artesia Cemetery District is an urbanized area that is largely built-out.
- The population is unlikely to grow significantly over the next twenty (20) years.

Disadvantaged Unincorporated Communities:

- There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no DUCs within or contiguous to the Artesia Cemetery District and its SOI.
- By its very nature as a cemetery district, the Artesia Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.

Present and Planned Capacity of Public Facilities:

- Artesia Cemetery District has adequate space of in-ground burial plots and in-ground cremations, and the proposed construction of a cremation niche wall; the ACD can continue to meet the needs of the community for at least the next ten (10) years.

Financial Ability of Agencies to Provide Services:

- Artesia Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.
- On-going and long-term financial challenges have not impeded the Artesia Cemetery District's ability to provide services to its customers.
- In many prior years, the Artesia Cemetery District's expenses exceeded revenues.

Status of, and Opportunities for, Shared Facilities:

- The Artesia Cemetery District leases out a portion of the cemetery-owned property, as a neighborhood park, in exchange for a fifty percent (50%) reduction in the cost of recycled water provided by the City of Cerritos Department of Water & Power.
- Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Accountability for Community Service Needs:

- Artesia Cemetery District representatives are in the process of devoting time and resources to developing the Artesia Cemetery District's website to provide more readily-available information in an on-line format.

Other Matters:

(No additional determinations)

These recommended MSR determinations for the Artesia Cemetery District are addressed in Chapter Four (Pages 21-24) of the attached Draft Cemetery Districts Municipal Service Review.

The Artesia Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Exhibit "C"). The Artesia Cemetery District has a limited staff, and the District's Board does not want to make changes to its boundary. Future changes to the SOI boundary is unlikely; LAFCO staff therefore recommends that the Commission reconfirm the existing Coterminous SOI for the Artesia Cemetery District (see Exhibit "D").

Downey Cemetery District

Population Projections:

- Downey Cemetery District is an urbanized area that is largely built-out.
- The population is unlikely to grow significantly over the next twenty (20) years.

Disadvantaged Unincorporated Communities:

- There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Downey Cemetery District and its SOI.
- By its very nature as a cemetery district, the Downey Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.

Present and Planned Capacity of Public Facilities:

- Downey Cemetery District no longer has grave sites available for sale, but has adequate space for cremation niches and can continue to meet the needs of the community for at least the next ten (10) years.

Financial Ability of Agencies to Provide Services:

- Downey Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.
- Due to on-going and long-term financial challenges, the City of Downey has assumed most responsibilities (maintenance, management, and accounting and financial services) of the Downey Cemetery District.

Status of, and Opportunities for, Shared Facilities:

- Downey Cemetery District has a contract-for-service agreement with the City of Downey, in which, the City of Downey provides maintenance, management, and accounting and financial services to the Downey Cemetery District.
- Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Accountability for Community Service Needs:

- The City of Downey maintains and provides readily-available information about the Downey Cemetery District in an on-line format.
- Downey Cemetery District representatives should commit to provide more readily-available agendas and minutes of monthly Board meetings in an on-line format.

Other Matters:

(No additional determinations)

These recommended MSR determinations for the Downey Cemetery District are addressed in Chapter Five (Pages 29-32) of the attached Draft Cemetery Districts Municipal Service Review.

The Downey Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Exhibit "E").

LAFCO staff recommends an SOI Amendment to expand the Downey Cemetery District's SOI boundary would facilitate and encourage annexation of 2,700± acres or 4.22± square miles, the remainder of the City of Downey, into the DCD. Annexing the remainder of the City of Downey into the DCD would create a more logical boundary and avoid confusion to the public who don't understand why they live in Downey but do not live within the boundaries of the DCD. Such annexation may, additionally, provide additional property tax revenue for the continued operation and maintenance of the cemetery (see Exhibit "F").

Discussion/Analysis:

Given that the DCD contracts with the City of Downey for the maintenance of the cemetery grounds, and accounting and financial services, the City of Downey maintains a DCD webpage through the City of Downey website, and operates a small office within the Barbara J. Riley Community & Senior Center. LAFCO should consider the establishment of a subsidiary district for the continued operation and efficiency of Downey Cemetery District.

Pursuant to Government Code Section 57105, an order establishing a district as a subsidiary district may be adopted if the Commission determines:

- (a) The entire territory of the district is included within the boundaries of a city.

OR

- (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) Represent 70 percent (70%) or more of the area of land within the district; and
 - (2) Contain 70 percent (70%) 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 register voters.

It is recommended that the Commission consider a future review for the establishment of Downey Cemetery District as a subsidiary district of the City of Downey. If successful, the Downey City Council is designated as, and empowered to act as, the board of directors of the cemetery district (Government Code Section 57534).

Were LAFCO to establish a subsidiary district, the property tax revenues assigned to the Downey Cemetery District would be allocated to the City. This would address certain inequities that currently exist. For example, the DCD receives approximately \$70,000 in property tax revenues, yet it pays the City roughly \$8,000 for doing all of the work associated with the cemetery (accounting, payroll, maintenance, and sales). The DCD has a bank account which the City cannot access. Further, the District has control of the land where the cemetery is located.

Establishment of a subsidiary district would better match revenues to responsibilities by vesting control of all assets, funds, and decision-making authority to the one party (City of Downey) which is currently performing all of the work required to operate the cemetery.

Determination:

- LAFCO staff recommends that the Commission consider a future review to establish the Downey Cemetery District as a subsidiary district of the City of Downey.

Outreach:

On March 28th, staff made a presentation to the Downey City Council concerning findings and recommendations for the Downey Cemetery District as outlined in the Cemetery Districts Draft MSR. Subsequent to that meeting, city staff communicated to LAFCO staff that the Downey City Council is not interested in assuming control of the District at this time.

Little Lake Cemetery District

Population Projections:

- Little Lake Cemetery District is an urbanized area that is largely built-out.
- The population is unlikely to grow significantly over the next twenty (20) years.

Disadvantaged Unincorporated Communities:

- The Little Lake Cemetery District contains one (1) area of unincorporated territory that is a DUC, located east of the City of Santa Fe Springs; it consists of residential, commercial, and light industrial zones. This DUC is part of a larger unincorporated community known as South Whittier. There are two (2) small areas of unincorporated territory that are DUCs, contiguous to the Little Lake Cemetery District and its SOI, located east of the City of Santa Fe Springs and north of the City of La Mirada; both in South Whittier, that consists of residential, commercial, and light industrial zones (see Exhibit 9, on page 40, of the Draft Cemetery MSR).
- By its very nature as a cemetery district, the Little Lake Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.

Present and Planned Capacity of Public Facilities:

- Given that the Little Lake Cemetery is almost filled to capacity for in-ground burials, and the proposed construction of a cremation niche wall; the LLCD will be able to continue to meet the needs of the community for at least the next ten (10) years.

Financial Ability of Agencies to Provide Services:

- Little Lake Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.

Status of, and Opportunities for, Shared Facilities:

- Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Accountability for Community Service Needs:

- Little Lake Cemetery District representatives should consider establishing a website to provide more information to the public in an on-line format.

Other Matters:

(No additional determinations)

These recommended MSR determinations for the Little Lake Cemetery District are addressed in Chapter Six (Pages 38-42) of the attached Draft Cemetery Districts Municipal Service Review.

The Little Lake Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Exhibit "G"). The Little Lake Cemetery District has a limited staff, and the District's Board does not want to make changes to its boundary. Future changes to the SOI boundary is unlikely; LAFCO staff therefore recommends that the Commission reconfirm the existing Coterminous SOI for the Little Lake Cemetery District (see Exhibit "H").

Wilmington Cemetery District

Population Projections:

- Wilmington Cemetery District is an urbanized area that is largely built-out.
- The population is unlikely to grow significantly over the next twenty (20) years.

Disadvantaged Unincorporated Communities:

- There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated

communities, and therefore no DUCs, within or contiguous to the Wilmington Cemetery District and its existing SOI.

- By its very nature as a cemetery district, the Wilmington Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.
- Within the area that is proposed to be added to the Wilmington Cemetery District's SOI, there is a small DUC located at the northeast corner of an unincorporated island surrounded by the City of Los Angeles. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

Present and Planned Capacity of Public Facilities:

- Wilmington Cemetery District no longer has open plots available for "at-need" sales. Only "pre-need" burials are conducted, as all burial plots have been filled or allocated.
- Wilmington Cemetery District representatives are in the process of contacting surviving family members, whose families have already paid for plots, who have not yet utilized their purchased plots. It is hoped that these families will relinquish or donate those unused burial plots back to the cemetery district, so that the District will have additional open plots available to generate new "pre-need" or "at-need" sales.
- District representatives should continue their efforts to acquire the funding necessary for the construction of a cremation niche wall.
- At present, the District does not have the capacity to meet on-going and future demands for burials at the Wilmington Cemetery. These demands will be met only if District representatives succeed in developing a cremation niche wall or convincing individuals to relinquish un-used burial plots.

Financial Ability of Agencies to Provide Services:

- Wilmington Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.
- On-going and long-term financial challenges have limited the Wilmington Cemetery District's ability to provide services to its customers. Most of these challenges are because all in-ground burials performed by the Wilmington Cemetery District are "pre-need" sales that had been paid many years ago, generate little or no new income

to the WCD, yet those services still need be to performed. The board of trustees is reluctant to increase its fee schedule to generate additional income.

- To increase additional revenues to the WCD budget, Wilmington Cemetery District anticipates filing an application to annex 13,752± acres or 21.49± square miles in the future. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the WCD.

Status of, and Opportunities for, Shared Facilities:

- Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Accountability for Community Service Needs:

- Wilmington Cemetery District representatives should consider establishing a website to provide more information to the public in an on-line format.

Other Matters:

(No additional determinations)

These recommended MSR determinations for the Wilmington Cemetery District are addressed in Chapter Seven (Pages 47-50) of the attached Draft Cemetery Districts Municipal Service Review.

The Wilmington Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Exhibit "T"). LAFCO staff recommends an SOI Amendment to expand the Wilmington Cemetery District's SOI boundary to facilitate and encourage annexation of 13,752± acres or 21.49± square miles (a portion of the City of Los Angeles and a small area of unincorporated territory) into the WCD. Staff anticipates the Wilmington Cemetery District will file an application in the future. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the Wilmington Cemetery District (see Exhibit "J").

Discussion/Analysis:

The proposed boundary follows the City of Los Angeles municipal boundary to the south, east, and west, and north to the Interstate 405 Freeway.

The proposed expansion of the SOI boundary is consistent with the proposed future District application to annex the same territory into the WCD. Future annexation of this area would have several benefits: one, it would provide much-needed additional property tax revenues to the WCD; and two, it would enable those persons in the portion of the City of Los Angeles and a small area of unincorporated territory—all of whom are currently outside the WCD's current boundaries—to avail themselves of cemetery services without paying an "out-of-district" premium for services.

California Environmental Quality Act (CEQA)

MSRs are feasibility and planning studies for possible future actions that have not been approved, adopted, or funded. The preparation and adoption of an MSR is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines section 15262.

The recommended Cemetery Districts MSR and SOI Update are exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended studies, periodic update, and recommended expansion of the current Spheres of Influence for the Antelope Valley Cemetery District, the Downey Cemetery District, and the Wilmington Cemetery District; and recommended confirmation of the current Coterminous Spheres of Influence for the Artesia Cemetery District and Little Lake Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3). In the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

Staff Recommendation:

In consideration of information gathered and evaluated for the proposed actions relative to the Cemetery Districts Draft MSR and SOI, staff recommends that the Commission:

- 1) Open the public hearing and receive testimony on the proposed Municipal Service Review and Sphere of Influence Update for the Cemetery Districts;
- 2) There being no further testimony, close the public hearing;
- 3) Adopt a finding that adoption of the Municipal Service Review and Sphere of Influence Update for the Cemetery Districts are exempt the California Environmental Quality Act because it can be seen with certainty that there is no possibility that the recommended studies, periodic update, and recommended expansion of the current Spheres of Influence for the Antelope Valley Cemetery District, the Downey Cemetery District, and the Wilmington Cemetery District;

and recommended confirmation of the current Coterminous Spheres of Influence for the Artesia Cemetery District and the Little Lake Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3). In the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines;

- 4) Adopt the May 10, 2017 Cemetery Districts Municipal Service Review;
- 5) Adopt the recommended determinations required for a Municipal Service Review as contained in both the staff report and the MSR pursuant to Government Code Sections 56430;
- 6) Adopt the recommended determinations required for the Update of the Spheres of Influence as contained in both the staff report and the MSR pursuant to Government Code Sections 56425:
 - a) Adopt the Resolution Making Determinations, Adopting the MSR and SOI Update for the Antelope Valley Cemetery District; as shown on the enclosed map (Exhibit "B");
 - b) Adopt the Resolution Making Determinations, Adopting the MSR and SOI Update for the Artesia Cemetery District; as shown on the enclosed map (Exhibit "D");
 - c) Adopt the Resolution Making Determinations, Adopting the MSR and SOI Update for the Downey Cemetery District; as shown on the enclosed map (Exhibit "F");
 - d) Adopt the Resolution Making Determinations, Adopting the MSR and SOI Update for the Little Lake Cemetery District; as shown on the enclosed map (Exhibit "H");
 - e) Adopt the Resolution Making Determinations, Adopting the MSR and SOI Update for the Wilmington Cemetery District as shown on the enclosed map (Exhibit "J");

- 7) Direct the Executive Officer to add the words “Amended May 10, 2017” to the official LAFCO SOI map for the Antelope Valley Cemetery District, the Downey Cemetery District, and the Wilmington Cemetery District; and
- 8) Direct the Executive Officer to add the words “Reconfirmed May 10, 2017” to the official LAFCO SOI map for the Artesia Cemetery District and the Little Lake Cemetery District.

Attachments:

- Draft Resolutions
- Draft Cemetery Districts Municipal Service Review and Sphere of Influence Update

RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES ADOPTING THE
MUNICIPAL SERVICE REVIEW (MSR) AND THE SPHERE OF INFLUENCE
(SOI) UPDATE FOR THE ANTELOPE VALLEY CEMETERY DISTRICT

WHEREAS, the Cortese-Knox-Hertzberg Local Governmental Reorganization Act of 2000 (California Government Code Section (Section) 56000 et seq) provides that a Local Agency Formation Commission (LAFCO) must adopt Spheres of Influence (SOIs) of each local governmental agency within its jurisdiction (Section 56425(a)) and that it must update, as necessary, each Sphere every five years (Section 56425(g));

WHEREAS, the SOI is the primary planning tool for LAFCO and defines the probable physical boundaries and service area of a local agency as determined by LAFCO;

WHEREAS, Section 56430 requires that in order to prepare and to update Spheres of Influence, the Commission shall conduct a Municipal Service Review prior to or in conjunction with action to update or adopt a Sphere of Influence;

WHEREAS, the Commission has undertaken the MSR and SOI Update for the Antelope Valley Cemetery District;

WHEREAS, the Executive Officer has submitted to the Commission an MSR and SOI Update, including a recommendation to expand the existing SOI for the Antelope Valley Cemetery District;

WHEREAS staff shared a copy of the Draft MSR with representatives of the Antelope Valley Cemetery District on February 9, 2017;

WHEREAS, the MSR and SOI Update for the Cemetery Districts contain the determinations required by Section 56430 for the municipal services provided by the

Antelope Valley Cemetery District;

WHEREAS, a map of the existing SOI of the Antelope Valley Cemetery District is attached as Exhibit “1” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, a map of the proposed SOI of the Antelope Valley Cemetery District is attached as Exhibit “3” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, the Executive Officer, pursuant to Government Code Section 56427, set May 10, 2017, as the hearing date on this MSR and SOI study proposal, and gave the required notice of public hearing pursuant to Section 56427;

WHEREAS, after being duly and proper noticed, the Commission held a public hearing on May 10, 2017, and at the hearing the Commission heard and received all oral and written protests, objections, and evidence which were made, presented, or filed, and all persons present were given an opportunity to hear and be heard;

WHEREAS, for the Antelope Valley Cemetery District, and pursuant to Section 56430(a)(2), the Commission has considered the impacts of the proposed MSR and SOI Update relative to Disadvantaged Unincorporated Communities (DUCs), noting that there are large areas of unincorporated territory with DUCs, and unincorporated areas with DUCs are adjacent to the Antelope Valley Cemetery District’s existing SOI;

WHEREAS, based upon staff review and the feasibility of governmental reorganization identified in Section 56425(h), staff has determined that any such reorganizations will further the goals of orderly development and affordable service

delivery, and therefore will recommend reorganization of the Antelope Valley Cemetery District;

WHEREAS, the proposed action consists of the adoption of the MSR and adoption of an SOI for the Antelope Valley Cemetery District; and

WHEREAS, the recommended MSR and SOI Update is exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended periodic update and recommended expansion of the Sphere of Influence for the Antelope Valley Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3); and, in the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The recommended actions are exempt from CEQA as set out herein.
2. The Commission adopts the Municipal Service Review for the Antelope Valley Cemetery District, as prepared and described in the staff report.
3. The Commission adopts the following written determinations and approves the Sphere of Influence Update for the Antelope Valley Cemetery District:
 - A. Present and planned land uses in the area: The present land uses within the SOI are residential, vacant, commercial, and industrial. Given the amount of available vacant land, the population within the boundaries of the Antelope Valley Cemetery District is likely to grow significantly over

the next twenty (20) years. The present land use for the cemetery itself contains seven (7) developed acres and four (4) undeveloped acres.

- B. Present and probable need for public facilities and services in the area: Antelope Valley Cemetery District has adequate space of in-ground burial plots and cremation niches, and can continue to meet the needs of the community for at least the next ten (10) years.
- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Antelope Valley Cemetery District offers in-ground burials and cremation niches. The seven (7) developed acres have 7,483 filed grave sites. The four (4) undeveloped acres can be used for the expansion of the cemetery, and the AVCD can place up to 447 in-ground burials and cremated remains.
- D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
- E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI. Antelope Valley Cemetery District contains large areas of unincorporated territory with Disadvantaged Unincorporated Communities (DUCs), and unincorporated areas with DUCs are contiguous to the Antelope Valley Cemetery District and its existing SOI. DUCs are spread throughout the entire Antelope Valley Cemetery District's SOI. By its very nature as a cemetery district, the Antelope Valley Cemetery District does not provide three core government services: water, wastewater, and structural fire protection. Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there are large areas with DUCs located south and east of the City of Palmdale. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

4. The Executive Officer's staff report and recommendations for adoption of the

MSR and adoption of an SOI Update for the Antelope Valley Cemetery

District are hereby incorporated by reference and adopted.

5. The Executive Officer is hereby directed to add the words "Amended May 10,

2017" to the official LAFCO SOI map for the Antelope Valley Cemetery

District.

6. The Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Section 56882 of the Government Code.

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

ABSTAIN:

ABSENT:

MOTION PASSES:

PAUL A. NOVAK, Executive Officer

RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES ADOPTING THE
MUNICIPAL SERVICE REVIEW (MSR) AND THE SPHERE OF INFLUENCE
(SOI) UPDATE FOR THE ARTESIA CEMETERY DISTRICT

WHEREAS, the Cortese-Knox-Hertzberg Local Governmental Reorganization Act of 2000 (California Government Code Section (Section) 56000 et seq) provides that a Local Agency Formation Commission (LAFCO) must adopt Spheres of Influence (SOIs) of each local governmental agency within its jurisdiction (Section 56425(a)) and that it must update, as necessary, each Sphere every five years (Section 56425(g));

WHEREAS, the SOI is the primary planning tool for LAFCO and defines the probable physical boundaries and service area of a local agency as determined by LAFCO;

WHEREAS, Section 56430 requires that in order to prepare and to update Spheres of Influence, the Commission shall conduct a Municipal Service Review prior to or in conjunction with action to update or adopt a Sphere of Influence;

WHEREAS, the Commission has undertaken the MSR and SOI Update for the Artesia Cemetery District;

WHEREAS, the Executive Officer has submitted to the Commission an MSR and SOI Update, including recommendations relative to any potential changes to the existing SOI for the Artesia Cemetery District;

WHEREAS staff shared a copy of Draft MSR with representatives of the Artesia Cemetery District on February 9, 2017;

WHEREAS, the MSR and SOI Update for the Cemetery Districts contain the determinations required by Section 56430 for the municipal services provided by the

Artesia Cemetery District;

WHEREAS, a map of the existing SOI of the Artesia Cemetery District is attached as Exhibit "4" of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, a map of the proposed SOI of the Artesia Cemetery District is attached as Exhibit "5" of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, the Executive Officer, pursuant to Government Code Section 56427, set May 10, 2017, as the hearing date on this MSR and SOI study proposal, and gave the required notice of public hearing pursuant to Section 56427;

WHEREAS, after being duly and proper noticed, the Commission held a public hearing on May 10, 2017, and at the hearing the Commission heard and received all oral and written protests, objections, and evidence which were made, presented, or filed, and all persons present were given an opportunity to hear and be heard;

WHEREAS, for the Artesia Cemetery District, and pursuant to Section 56430(a)(2), the Commission has considered the impacts of the proposed MSR and SOI Update relative to Disadvantaged Unincorporated Communities (DUCs), noting that there are no DUCs within or contiguous to the Artesia Cemetery District and its SOI;

WHEREAS, based upon staff review and the feasibility of governmental reorganization identified in Section 56425(h), staff has determined that any such reorganizations will not further the goals of orderly development and affordable service delivery, and therefore will not recommend reorganization of the Artesia Cemetery District;

WHEREAS, the proposed action consists of the adoption of the MSR and adoption of an SOI for the Artesia Cemetery District; and

WHEREAS, the recommended MSR and SOI Update is exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended periodic update and recommended confirmation of the current Coterminous Sphere of Influence for the Artesia Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3); and, in the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The recommended actions are exempt from CEQA as set out herein.
2. The Commission adopts the Municipal Service Review for the Artesia Cemetery District, as prepared and described in the staff report.
3. The Commission adopts the following written determinations and approves the Sphere of Influence Update for the Artesia Cemetery District:
 - A. Present and planned land uses in the area: The present land uses within the SOI are medium to high density residential, and commercial. The ACD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The present land use for the cemetery itself contains fourteen (14) developed acres and four (4) undeveloped acres.
 - B. Present and probable need for public facilities and services in the area: Artesia Cemetery District has adequate space of in-ground burial plots and

in-ground cremations, and with the proposed construction of a cremation niche wall, the ACD can continue to meet the needs of the community for at least the next ten (10) years.

- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Artesia Cemetery District offers in-ground burials and in-ground cremations. The fourteen (14) developed acres have 7,483 filed grave sites. The four (4) undeveloped acres can be used for the expansion of the cemetery, the ACD can place up to 300 in-ground burials and cremated remains.
 - D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
 - E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI. There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no DUCs within or contiguous to the Artesia Cemetery District and its SOI. By its very nature as a cemetery district, the Artesia Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.
4. The Executive Officer's staff report and recommendations for adoption of the MSR and adoption of an SOI Update for the Artesia Cemetery District are hereby incorporated by reference and adopted.
5. The Executive Officer is hereby directed to add the words "Reconfirmed May 10, 2017" to the official LAFCO SOI map for the Artesia Cemetery District.
6. The Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Section 56882 of the Government Code.

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

ABSTAIN:

ABSENT:

MOTION PASSES:

PAUL A. NOVAK, Executive Officer

RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES ADOPTING THE
MUNICIPAL SERVICE REVIEW (MSR) AND THE SPHERE OF INFLUENCE
(SOI) UPDATE FOR THE DOWNEY CEMETERY DISTRICT

WHEREAS, the Cortese-Knox-Hertzberg Local Governmental Reorganization Act of 2000 (California Government Code Section (Section) 56000 et seq) provides that a Local Agency Formation Commission (LAFCO) must adopt Spheres of Influence (SOIs) of each local governmental agency within its jurisdiction (Section 56425(a)) and that it must update, as necessary, each Sphere every five years (Section 56425(g));

WHEREAS, the SOI is the primary planning tool for LAFCO and defines the probable physical boundaries and service area of a local agency as determined by LAFCO;

WHEREAS, Section 56430 requires that in order to prepare and to update Spheres of Influence, the Commission shall conduct a Municipal Service Review prior to or in conjunction with action to update or adopt a Sphere of Influence;

WHEREAS, the Commission has undertaken the MSR and SOI Update for the Downey Cemetery District;

WHEREAS, the Executive Officer has submitted to the Commission an MSR and SOI Update, including recommendations relative to any potential changes to the existing SOI for the Downey Cemetery District;

WHEREAS staff shared a copy of the Draft MSR with representatives of the Downey Cemetery District on February 9, 2017;

WHEREAS, the MSR and SOI Update for the Cemetery Districts contain the determinations required by Section 56430 for the municipal services provided by the

Downey Cemetery District;

WHEREAS, a map of the existing SOI of the Downey Cemetery District is attached as Exhibit “6” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, a map of the proposed SOI of the Downey Cemetery District is attached as Exhibit “7” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, the Executive Officer, pursuant to Government Code Section 56427, set May 10, 2017, as the hearing date on this MSR and SOI study proposal, and gave the required notice of public hearing pursuant to Section 56427;

WHEREAS, after being duly and proper noticed, the Commission held a public hearing on May 10, 2017, and at the hearing the Commission heard and received all oral and written protests, objections, and evidence which were made, presented, or filed, and all persons present were given an opportunity to hear and be heard;

WHEREAS, for the Downey Cemetery District, and pursuant to Section 56430(a)(5), the Commission has considered the impacts of the proposed MSR and SOI Update relative to Disadvantaged Unincorporated Communities (DUCs), noting that there are no DUCs within or contiguous to the Downey Cemetery District and its SOI;

WHEREAS, based upon staff review and the feasibility of governmental reorganization identified in Section 56425(h), staff has determined that any such reorganizations will further the goals of orderly development and affordable service delivery, and therefore will recommend reorganization of the Downey Cemetery District;

WHEREAS, the proposed action consists of the adoption of the MSR and adoption of an SOI for the Downey Cemetery District; and

WHEREAS, the recommended MSR and SOI Update is exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended periodic update and recommended expansion of the existing Sphere of Influence for the Downey Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3); and, in the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The recommended actions are exempt from CEQA as set out herein.
2. The Commission adopts the Municipal Service Review for the Downey Cemetery District, as prepared and described in the staff report.
3. The Commission adopts the following written determinations and approves the Sphere of Influence Update for the Downey Cemetery District:
 - A. Present and planned land uses in the area: The present land uses within the SOI are low to medium density residential, commercial, and industrial. The DCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is eleven (11) acres with no further development possible.
 - B. Present and probable need for public facilities and services in the area: The Downey Cemetery District offers in-ground burials ("pre-need" only)

and cremation niches. The DCD no longer has grave sites available for sale, but has adequate space for cremations niches and can continue to meet the needs of the community for at least the next ten (10) years.

- C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Downey Cemetery District offers in-ground burials and niche cremations. The DCD has approximately 10,000 filled or allocated grave sites with no remaining capacity for in-ground burials.
 - D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest
 - E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI. There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Downey Cemetery District and its SOI. By its very nature as a cemetery district, the Downey Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.
- 4. The Executive Officer's staff report and recommendations for adoption of the MSR and adoption of an SOI Update for the Downey Cemetery District are hereby incorporated by reference and adopted.
 - 5. The Executive Officer is hereby directed to add the words "Amended May 10, 2017" to the official LAFCO SOI map for the Downey Cemetery District.
 - 6. The Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Section 56882 of the Government Code.

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

ABSTAIN:

ABSENT:

MOTION PASSES:

PAUL A. NOVAK, Executive Officer

**RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES ADOPTING THE
MUNICIPAL SERVICE REVIEW (MSR) AND THE SPHERE OF INFLUENCE
(SOI) UPDATE FOR THE LITTLE LAKE CEMETERY DISTRICT**

WHEREAS, the Cortese-Knox-Hertzberg Local Governmental Reorganization Act of 2000 (California Government Code Section (Section) 56000 et seq) provides that a Local Agency Formation Commission (LAFCO) must adopt Spheres of Influence (SOIs) of each local governmental agency within its jurisdiction (Section 56425(a)) and that it must update, as necessary, each Sphere every five years (Section 56425(g));

WHEREAS, the SOI is the primary planning tool for LAFCO and defines the probable physical boundaries and service area of a local agency as determined by LAFCO;

WHEREAS, Section 56430 requires that in order to prepare and to update Spheres of Influence, the Commission shall conduct a Municipal Service Review prior to or in conjunction with action to update or adopt a Sphere of Influence;

WHEREAS, the Commission has undertaken the MSR and SOI Update for the Little Lake Cemetery District;

WHEREAS, the Executive Officer has submitted to the Commission an MSR and SOI Update, including recommendations relative to any potential changes to the existing SOI for the Little Lake Cemetery District;

WHEREAS staff shared a copy of Draft MSR with representatives of the Little Lake Cemetery District on February 9, 2017;

WHEREAS, the MSR and SOI Update for the Cemetery Districts contain the determinations required by Section 56430 for the municipal services provided by the

Little Lake Cemetery District;

WHEREAS, a map of the existing SOI of the Little Lake Cemetery District is attached as Exhibit “8” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, a map of the proposed SOI of the Little Lake Cemetery District is attached as Exhibit “10” of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, the Executive Officer, pursuant to Government Code Section 56427, set May 10, 2017, as the hearing date on this MSR and SOI study proposal, and gave the required notice of public hearing pursuant to Section 56427;

WHEREAS, after being duly and proper noticed, the Commission held a public hearing on May 10, 2017, and at the hearing the Commission heard and received all oral and written protests, objections, and evidence which were made, presented, or filed, and all persons present were given an opportunity to hear and be heard;

WHEREAS, for the Little Lake Cemetery District, and pursuant to Section 56430(a)(2), the Commission has considered the impacts of the proposed MSR and SOI Update relative to Disadvantaged Unincorporated Communities (DUCs), noting that there are no DUCs within or contiguous to the Little Lake Cemetery District and its SOI;

WHEREAS, based upon staff review and the feasibility of governmental reorganization identified in Section 56425(h), staff has determined that any such reorganizations will not further the goals of orderly development and affordable service delivery, and therefore will not recommend reorganization of the Little Lake Cemetery District;

WHEREAS, the proposed action consists of the adoption of the MSR and adoption of an SOI for the Little Lake Cemetery District; and

WHEREAS, the recommended MSR and SOI Update is exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended periodic update and recommended confirmation of the current Coterminous Sphere of Influence for the Little Lake Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3); and, in the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The recommended actions are exempt from CEQA as set out herein.
2. The Commission adopts the Municipal Service Review for the Little Lake Cemetery District, as prepared and described in the staff report.
3. The Commission adopts the following written determinations and approves the

Sphere of Influence Update for the Little Lake Cemetery District:

- A. Present and planned land uses in the area: The present land uses in the SOI are medium to high density residential, commercial, and light industrial. The LLCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is 9.7 acres with no further development possible.

- B. Present and probable need for public facilities and services in the area: Given that the Little Lake Cemetery District is almost filled to capacity for in-ground burials, and with a proposed construction of niche wall, the Little Lake Cemetery will be able to continue to meet the needs of the community for at least the next ten (10) years.
 - C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Little Lake Cemetery District offers in-ground burials and cremation niches. The 9.7 developed acres have 9,500 filed grave sites. The LLCD can place up to 113 in-ground burials and cremated remains.
 - D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
 - E. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI. Little Lake Cemetery District contains one (1) small area of unincorporated territory within the Little Lake Cemetery District and its SOI. There are no unincorporated communities or DUCs contiguous to the Little Lake Cemetery District and its SOI. Little Lake Cemetery District does not provide core government services (water, wastewater, and structural fire protection). By its very nature as a cemetery district, the Little Lake Cemetery District does not provide three core government services: water, wastewater, and structural fire protection.
4. The Executive Officer's staff report and recommendations for adoption of the MSR and adoption of an SOI Update for the Little Lake Cemetery District are hereby incorporated by reference and adopted.
5. The Executive Officer is hereby directed to add the words "Reconfirmed May 10, 2017" to the official LAFCO SOI map for the Little Lake Cemetery District.
6. The Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Section 56882 of the Government Code.

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

ABSTAIN:

ABSENT:

MOTION PASSES:

PAUL A. NOVAK, Executive Officer

RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES ADOPTING THE
MUNICIPAL SERVICE REVIEW (MSR) AND THE SPHERE OF INFLUENCE
(SOI) UPDATE FOR THE WILMINGTON CEMETERY DISTRICT

WHEREAS, the Cortese-Knox-Hertzberg Local Governmental Reorganization Act of 2000 (California Government Code Section (Section) 56000 et seq) provides that a Local Agency Formation Commission (LAFCO) must adopt Spheres of Influence (SOIs) of each local governmental agency within its jurisdiction (Section 56425(a)) and that it must update, as necessary, each Sphere every five years (Section 56425(g));

WHEREAS, the SOI is the primary planning tool for LAFCO and defines the probable physical boundaries and service area of a local agency as determined by LAFCO;

WHEREAS, Section 56430 requires that in order to prepare and to update Spheres of Influence, the Commission shall conduct a Municipal Service Review prior to or in conjunction with action to update or adopt a Sphere of Influence;

WHEREAS, the Commission has undertaken the MSR and SOI Update for the Wilmington Cemetery District;

WHEREAS, the Executive Officer has submitted to the Commission an MSR and SOI Update, including a recommendation to expand the existing SOI for the Wilmington Cemetery District;

WHEREAS staff shared a copy of the Draft MSR with representatives of the Wilmington Cemetery District on February 9, 2017;

WHEREAS, the MSR and SOI Update for the Cemetery Districts contain the determinations required by Section 56430 for the municipal services provided by the

Wilmington Cemetery District;

WHEREAS, a map of the existing SOI of the Wilmington Cemetery District is attached as Exhibit "11" of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, a map of the proposed SOI of the Wilmington Cemetery District is attached as Exhibit "12" of the Cemetery Districts Draft MSR, attached hereto and incorporated by reference herein;

WHEREAS, the Executive Officer, pursuant to Government Code Section 56427, set May 10, 2017, as the hearing date on this MSR and SOI study proposal, and gave the required notice of public hearing pursuant to Section 56427;

WHEREAS, after being duly and proper noticed, the Commission held a public hearing on May 10, 2017, and at the hearing the Commission heard and received all oral and written protests, objections, and evidence which were made, presented, or filed, and all persons present were given an opportunity to hear and be heard;

WHEREAS, for the Wilmington Cemetery District, and pursuant to Section 56430(a)(2), the Commission has considered the impacts of the proposed MSR and SOI Update relative to Disadvantaged Unincorporated Communities (DUCs), noting that there are no DUCs within or contiguous to the Wilmington Cemetery District and its existing SOI;

WHEREAS, based upon staff review and the feasibility of governmental reorganization identified in Section 56425(h), staff has determined that any such reorganizations will further the goals of orderly development and affordable service

delivery, and therefore will recommend reorganization of the Wilmington Cemetery District;

WHEREAS, the proposed action consists of the adoption of the MSR and adoption of an SOI for the Wilmington Cemetery District; and

WHEREAS, the recommended MSR and SOI Update is exempt from the California Environmental Quality Act (CEQA) because it can be seen with certainty that there is no possibility that the recommended periodic update and recommended expansion of the existing Sphere of Influence for the Wilmington Cemetery District will have a significant effect on the environment pursuant to State CEQA Guidelines Section 15061(b)(3); and, in the alternative, this recommendation is not a project for purposes of CEQA because it is an organizational activity of government with no direct nor indirect effects on the physical environment and therefore is excluded from the definition of a project, pursuant to Section 15378(b) of the State CEQA Guidelines.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The recommended actions are exempt from CEQA as set out herein.
2. The Commission adopts the Municipal Service Review for the Wilmington Cemetery District, as prepared and described in the staff report.
3. The Commission adopts the following written determinations and approves the Sphere of Influence Update for the Wilmington Cemetery District:
 - A. Present and planned land uses in the area: The present land uses within the SOI are medium to high density residential and commercial. The DCD is an urbanized area that is largely built-out, and the population is unlikely to grow significantly over the next twenty (20) years. The cemetery property is ten (10) acres with no further development possible.

- B. Present and probable need for public facilities and services in the area: Wilmington Cemetery District no longer has open plots available for “at-need” sales. Only “pre-need” burials are conducted, as all burial plots have been filled or allocated. At present, the District does not have the capacity to meet on-going and future demands for burials at the Wilmington Cemetery. These demands will be met only if District representatives succeed in developing a cremation niche wall or convincing individuals to relinquish un-used burial plots.
 - C. Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide: The Wilmington Cemetery District offers in-ground burials (“pre-need” only) and cremation niches. The WCD has 9,350 filled grave sites. All cemetery plots are either filled or allocated.
 - D. Existence of any social or economic communities of interest: There are no significant social or economic communities of interest.
 - D. Present and probable need for public facilities or services related to sewers, municipal and industrial water, and structural fire protection for any disadvantaged unincorporated communities within the existing and proposed SOI. There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Wilmington Cemetery District and its existing SOI. Wilmington Cemetery District does not provide core government services (water, wastewater, and structural fire protection). By its very nature as a cemetery district, the Wilmington Cemetery District does not provide three core government services: water, wastewater, and structural fire protection. Within the area that is proposed to be added to the Wilmington Cemetery District’s SOI, there is a small DUC at the northeast corner of an unincorporated island surrounded by the City of Los Angeles. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.
4. The Executive Officer’s staff report and recommendations for adoption of the MSR and adoption of an SOI Update for the Wilmington Cemetery District are hereby incorporated by reference and adopted.
5. The Executive Officer is hereby directed to add the words “Amended May 10,

2017” to the official LAFCO SOI map for the Wilmington Cemetery District.

6. The Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Section 56882 of the Government Code.

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

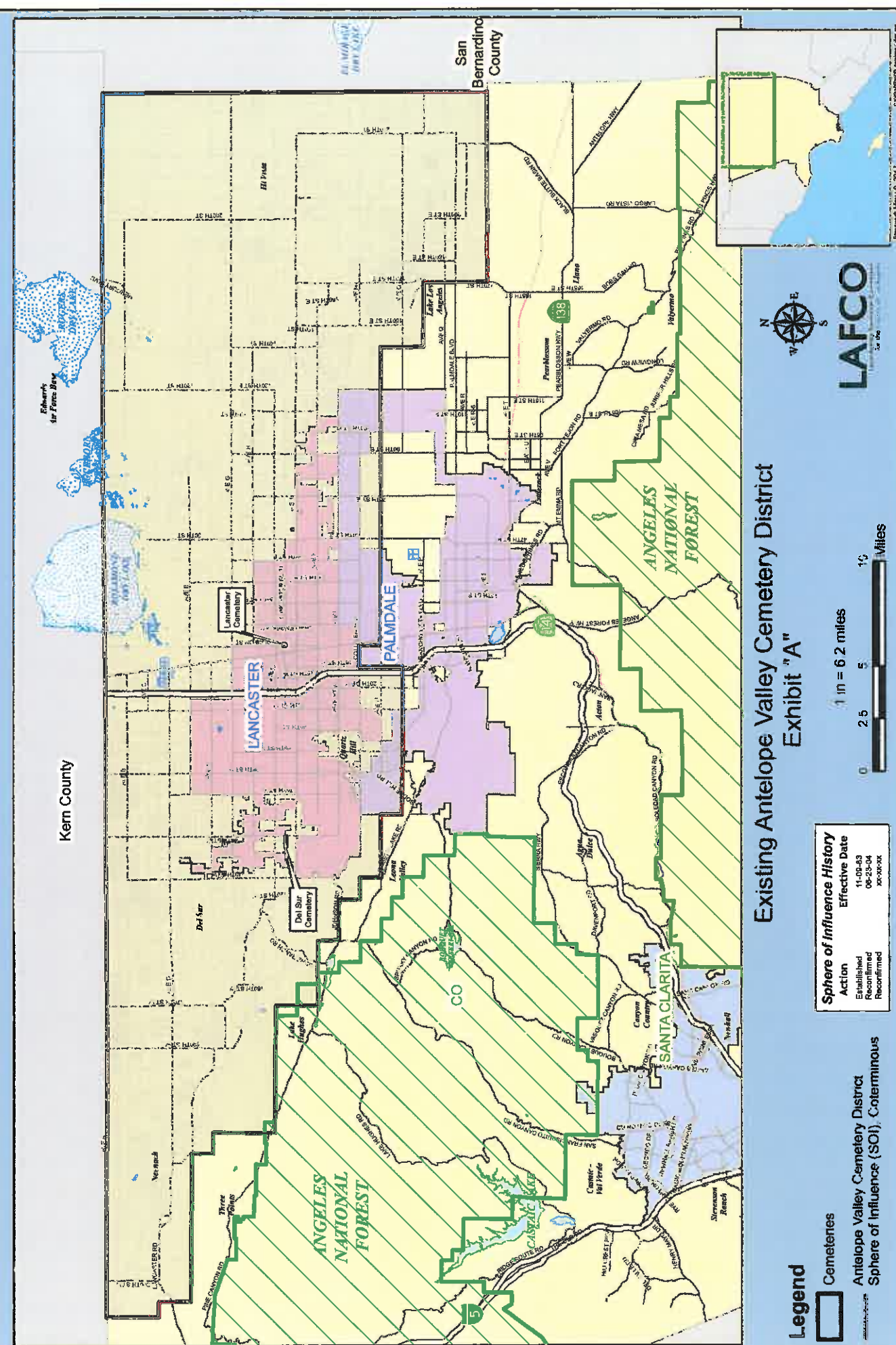
NOES:

ABSTAIN:

ABSENT:

MOTION PASSES:

PAUL A. NOVAK, Executive Officer



Existing Antelope Valley Cemetery District Exhibit "A"

Legend

- Cemeteries
- Antelope Valley Cemetery District Sphere of Influence (SOI), Continuous

Sphere of Influence History	
Action	Effective Date
Established	11-06-93
Reconfirmed	06-25-04
Reconfirmed	XX-XX-XX



Rancho Los Alamos y
Agua Caliente

Rancho
La Liebre

Parcel 2

ANTELOPE VALLEY
CEMETERY DISTRICT

LANCASTER

Palmdale

LOS PADRES
NATIONAL
FOREST

ANGELES
NATIONAL
FOREST

Ventura
County

Rancho
San Francisco

SANTA CLARITA

ANGELES
NATIONAL FOREST

SAN GABRIEL
MOUNTAINS
NATIONAL MONUMENT

San
Bernardino
County

Kern County

Del Sur
Cemetery

LANCASTER
Cemetery

Parcel 1

R 16W

R 15W

R 14W

R 13W

R 12W

R 11W

R 10W

R 9W

R 8W

T 08N

T 07N

T 06N

T 05N

T 04N

T 03N

Legend

Proposed SOI Amendment &
Annexation

Existing Antelope Valley Cemetery
District Boundary

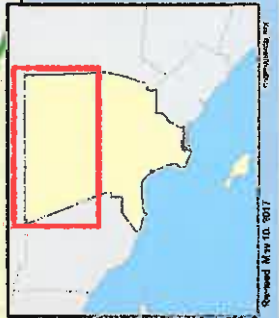
Cemeteries

Proposed Antelope Valley Cemetery District Sphere of Influence Exhibit "B"

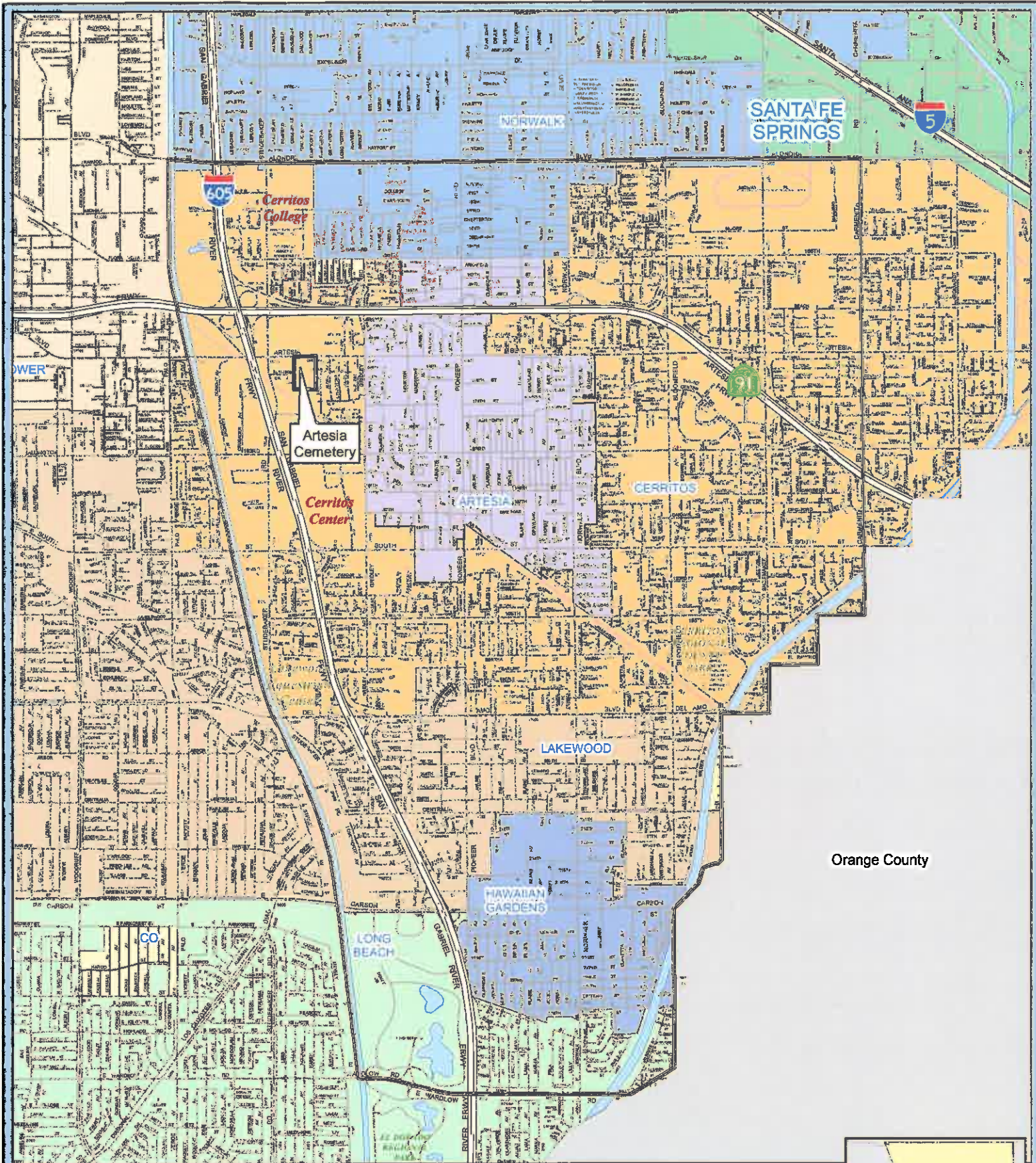


Sphere of Influence History	
Action	Effective Date
Established	11-08-88
Reconfirmed	08-25-04
Reconfirmed	Adopted

LAFCO



Revised May 10, 2017



Legend

Cemetery

Artesia Cemetery District

Sphere of Influence (SOI),

Coterminous

Sphere of Influence History

Action

Effective Date

Established

11-09-83

Reconfirmed

06-23-04

Reconfirmed

xx-xx-xx

1 in = 0.7 miles

0 0.25 0.5

Miles

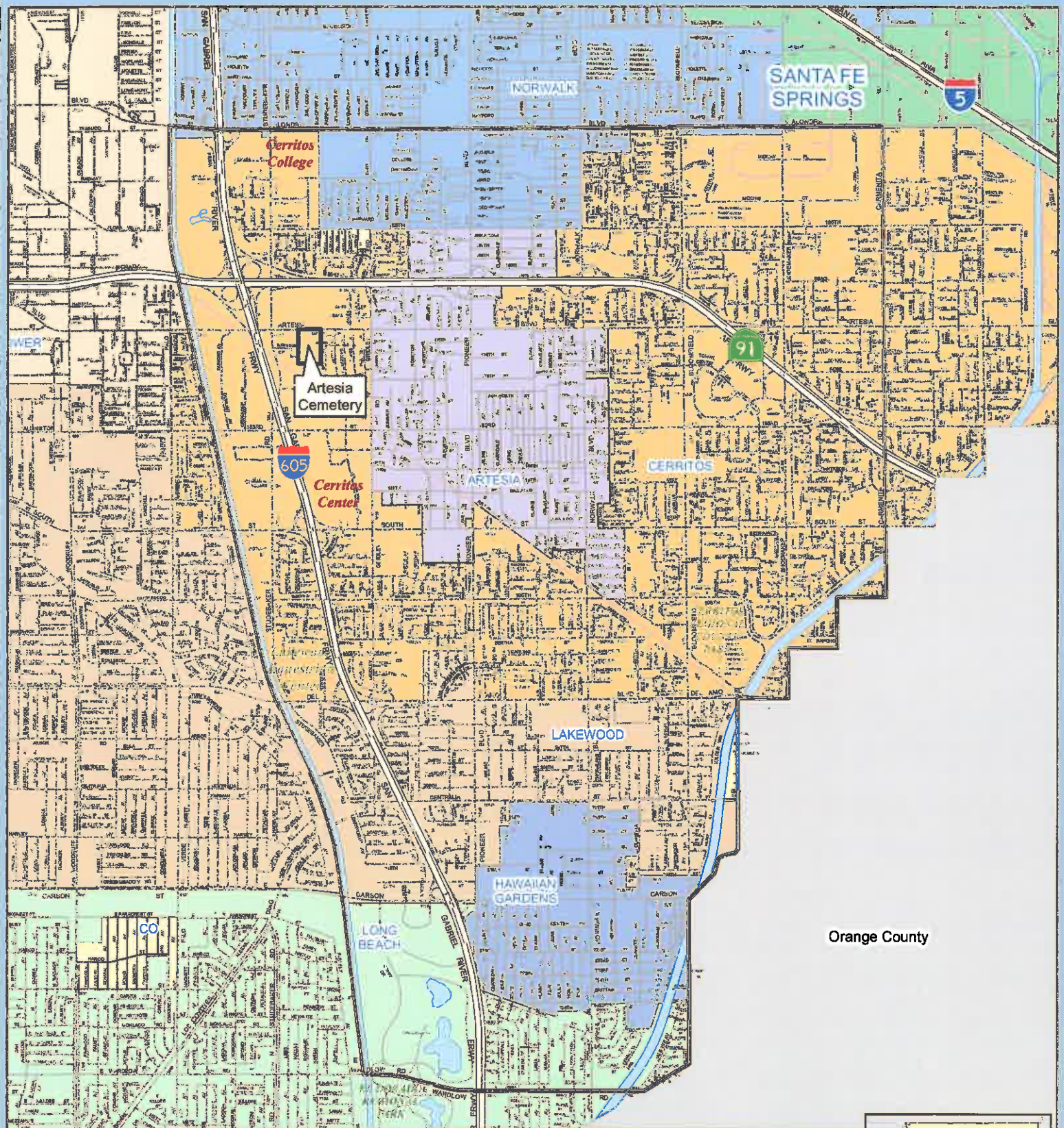


LAFCO
Local Agency Formation Commission
for the



Revised May 10, 2017

21G18W005000_Artesia_mxd



Legend

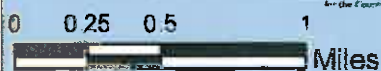
Cemetery

Artesia Cemetery District
Sphere of Influence (SOI),
Coterminous

Sphere of Influence History

Action	Effective Date
Established	11-09-83
Reconfirmed	06-23-04
Reconfirmed	XX-XX-XX

1 in = 0.7 miles

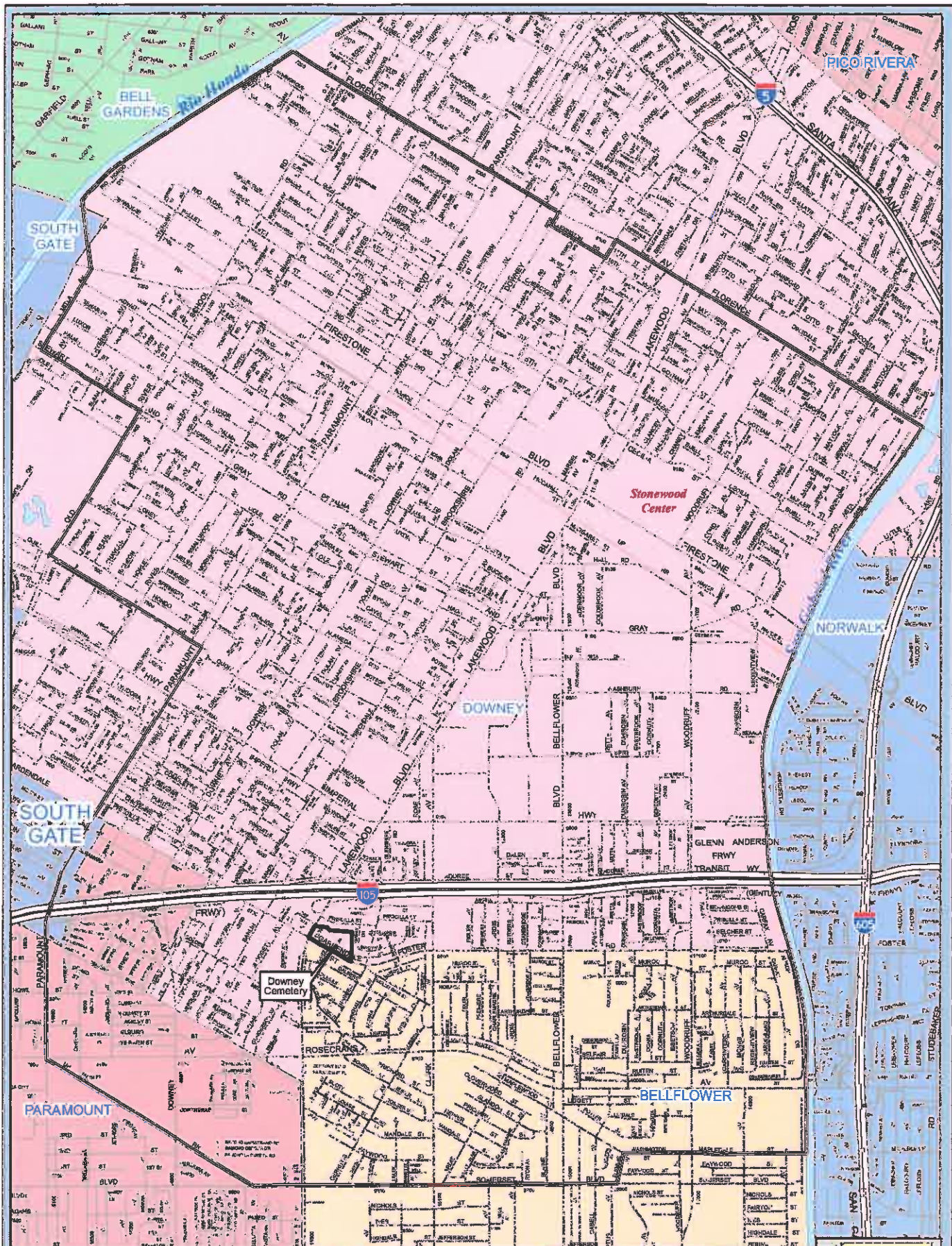


LAFCO
Local Agency Formation Commission
For the County of Los Angeles

Revised May 10, 2017




C:\GIS\MapDocs_Artesia.mxd



Legend

 Cemetery

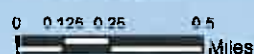
 Downey Cemetery District
Sphere of Influence (SOI),
Coterminous

Existing Downey Cemetery District Sphere of Influence Exhibit "E"

Sphere of Influence History

Action	Effective Date
Established	11-09-83
Reconfirmed	06-23-04
Reconfirmed	XX-XX-XX

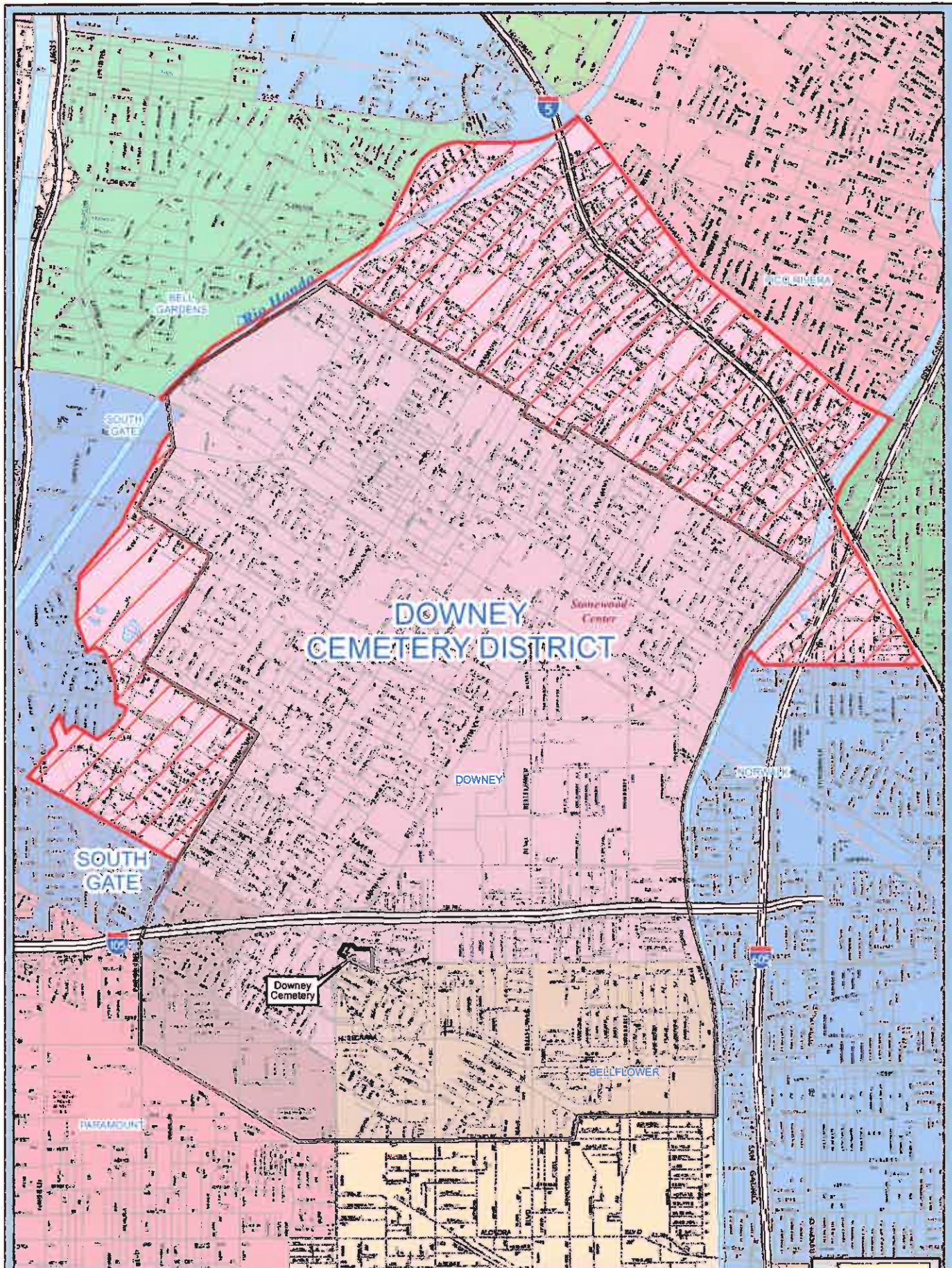
1 in = 0.5 miles



LAFCO
Los Angeles Federation of Councils




Revised May 10, 2011



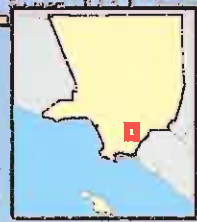


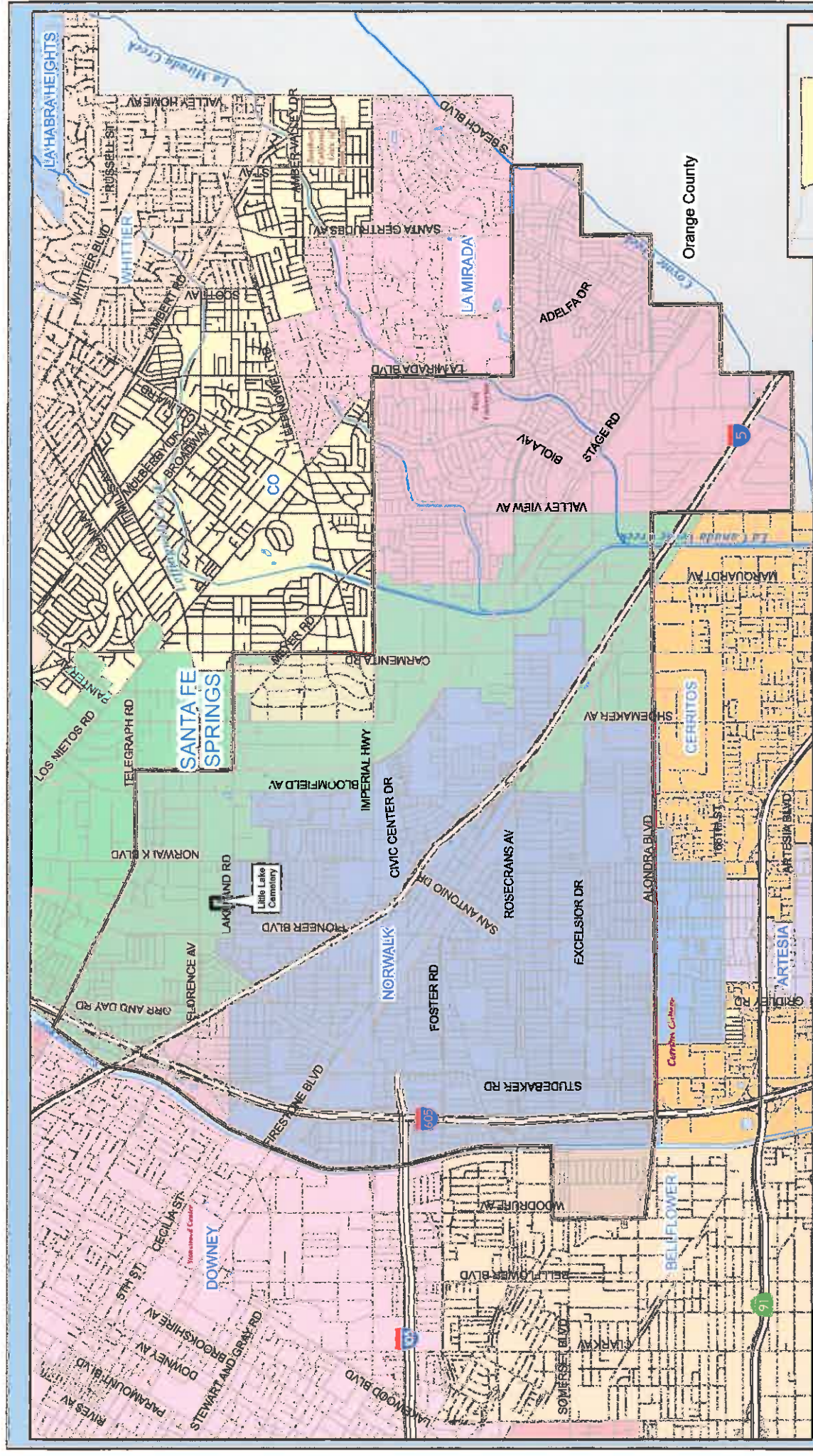
Proposed Downey Cemetery District Sphere of Influence Exhibit "F"

Legend

-  Proposed SOI Amendment & Annexation
-  Downey Cemetery District Boundary
-  Cemetery

Sphere of Influence History	
Action	Effective Date
Established	11-09-83
Reconfirmed	06-23-04
Reconfirmed	XX-XX-XX





Existing Little Lake Cemetery District Sphere of Influence Exhibit "G"



LAFCO
LOCAL AGENCY
FEDERAL COORDINATING ORGANIZATION



Legend

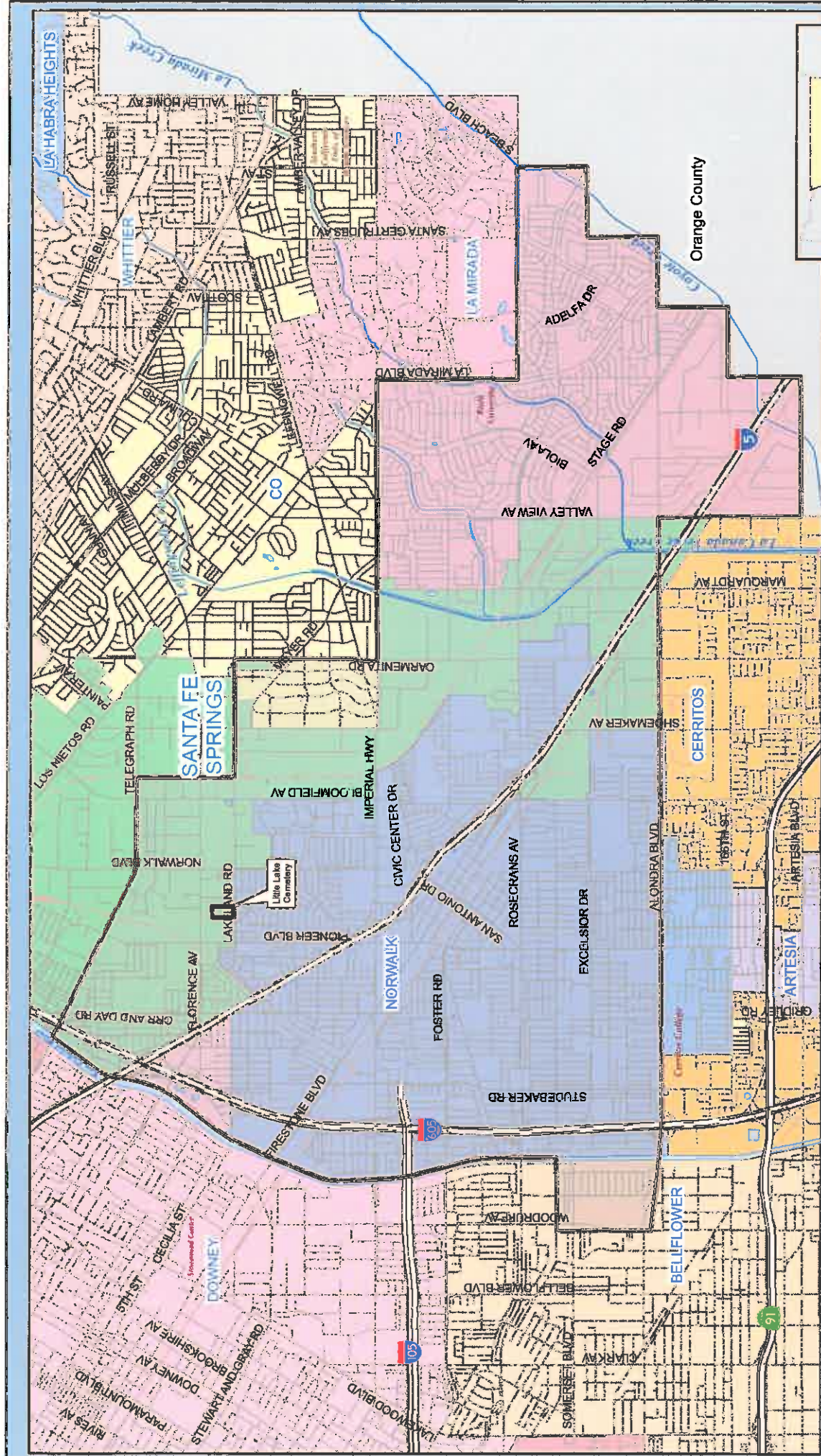


Little Lake Cemetery District
Sphere of Influence (SOI)
Coterminous

Sphere of Influence History	
Action	Effective Date
Established	11-09-83
Reconfirmed	06-23-04
Reconfirmed	XX-XX-XX



Copyright MapInfo, 2007



Legend



Cemetery
 Little Lake Cemetery District
 Sphere of Influence (SOI)
 Coleriminous

Sphere of Influence History	
Action	Effective Date
Established	11-08-83
Reconfirmed	06-23-04
Reconfirmed	xxxxxx

Proposed Little Lake Cemetery District Sphere of Influence Exhibit "H"

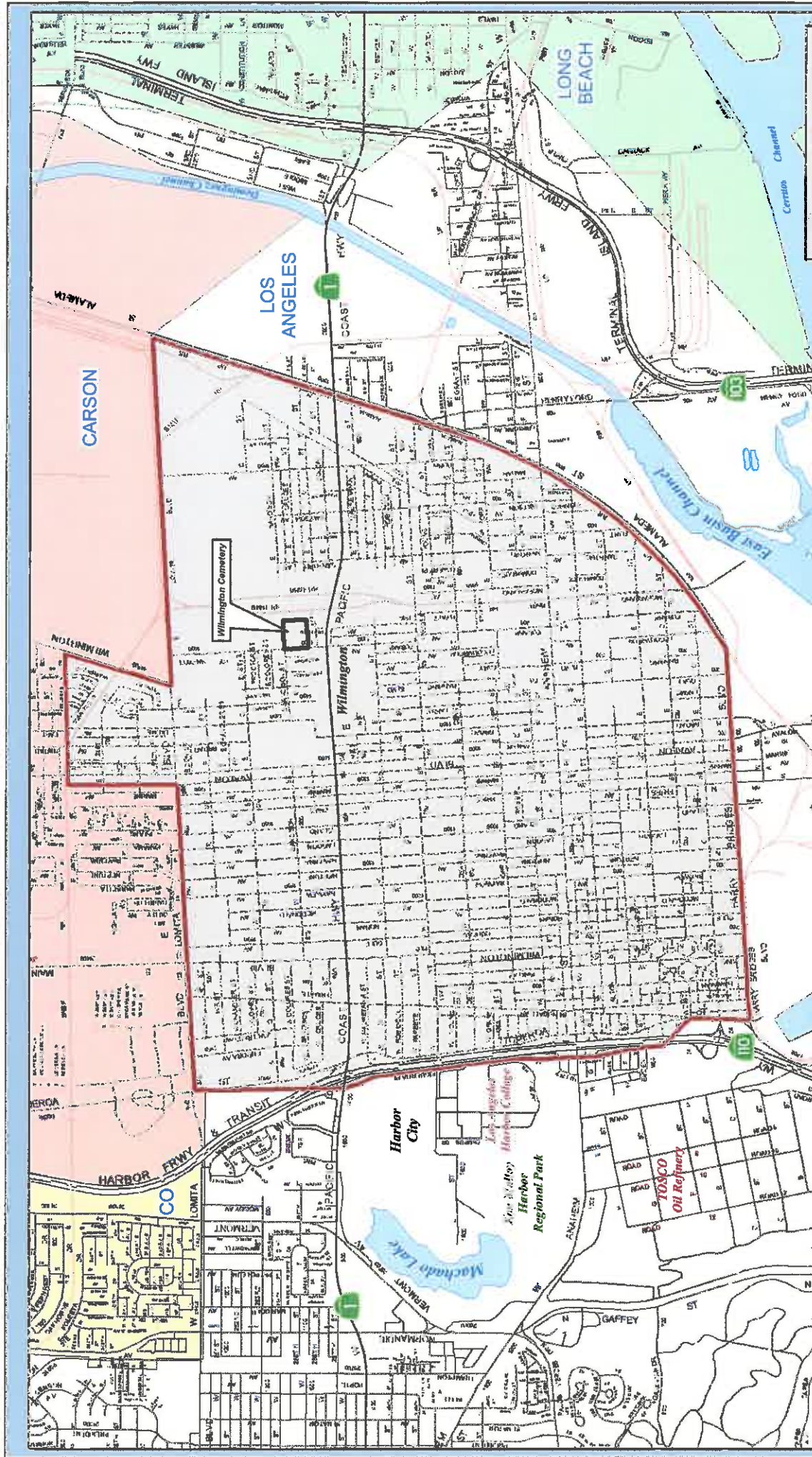
1 in = 1 miles



LAFCO
 Local Area
 Federal County Office



Revised: May 15, 2017



Existing Wilmington Cemetery District Sphere of Influence Exhibit "I"

Sphere of Influence History

Action	Effective Date
Established	11-09-93
Reconfirmed	06-29-04
Reconfirmed	xx-xx-xx

Legend

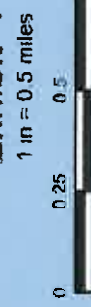


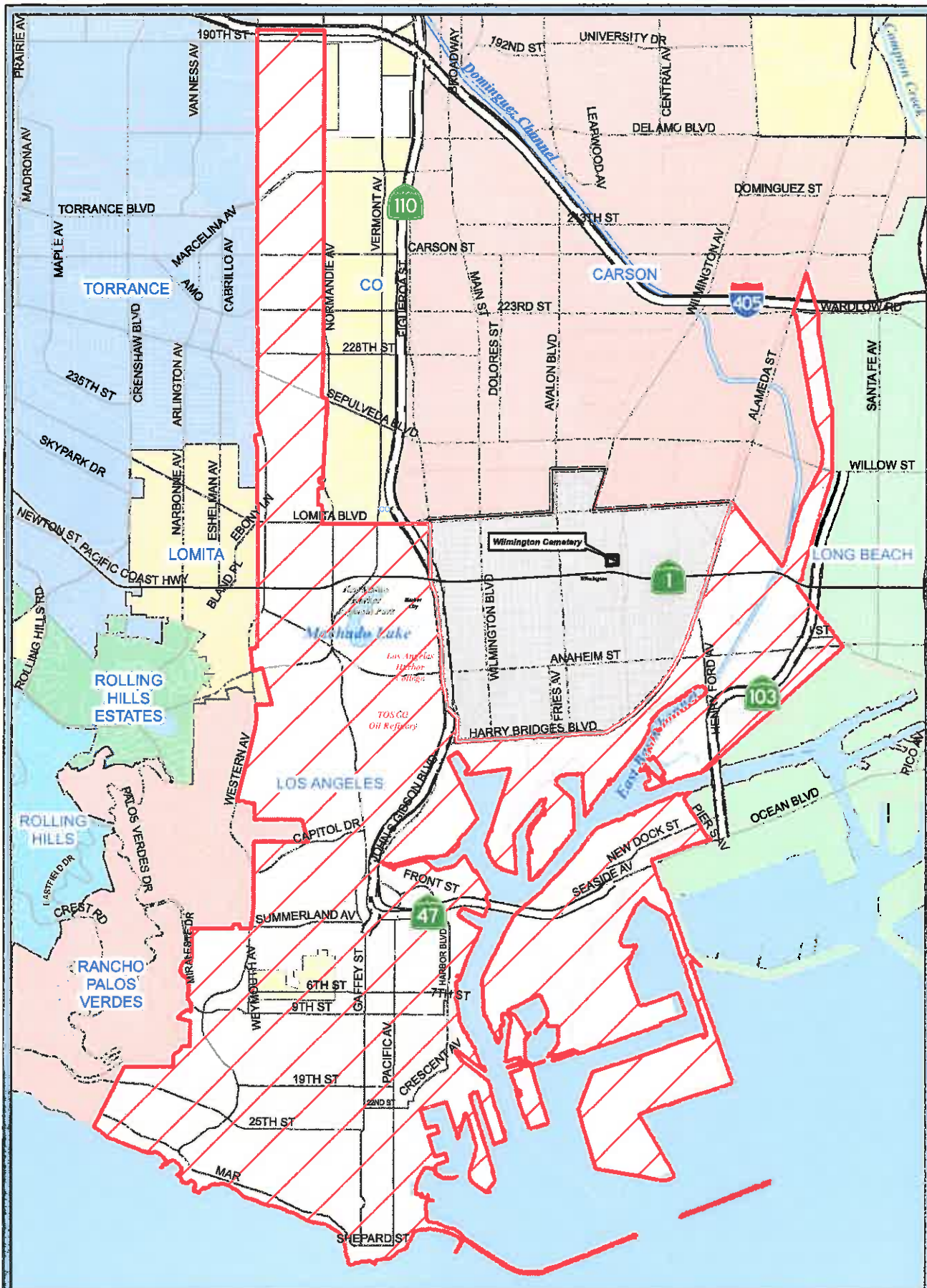
Wilmington Cemetery District
Sphere of Influence (SOI)
Coterminous



LAFCO

1 in = 0.5 miles





Legend

- Proposed SOI Amendment & Annexation
- Wilmington Cemetery District
- Cemetery

Sphere of Influence History

Action	Effective Date
Established	11-09-83
Reconfirmed	08-23-04
Reconfirmed	XX-XX-XX

Proposed Wilmington Cemetery District Sphere of Influence Exhibit "J"

1 in = 1.2 miles



LAFCO
Los Angeles Federation of Councils



Revised May 10, 2007

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DRAFT
Municipal Service Review
Cemetery Districts

May 10, 2017

Chapter One: LAFCO Background

Municipal Boundaries

The State of California possesses the exclusive power to regulate boundary changes. Cities and special districts do not have the right to change their own boundaries without State approval.

The California Constitution (Article XI, Section 2.a) requires the Legislature to “prescribe [a] uniform procedure for city formation and provide for city powers.” The Legislature also has the authority to create, dissolve, or change the governing jurisdiction of special districts because they receive their powers only through State statutes.

The Legislature has created a “uniform process” for boundary changes for cities and special districts in the Cortese Knox-Hertzberg Local Government Reorganization Act of 2000 (California Government Code Section 56000 *et seq.*, or “Act”). The Act delegates the Legislature’s boundary powers over cities and special districts to Local Agency Formation Commissions (LAFCOs) established in each county in the State. The Act is the primary law that governs LAFCOs and sets forth the powers and duties of LAFCOs.

In addition to the Act, LAFCOs must comply with the following State laws:

- California Revenue and Taxation Code Sections 93 and 99. LAFCO considers the revenue and taxation implications of proposals and initiates the property tax negotiation process amongst agencies affected by the proposal.
- California Environmental Quality Act (CEQA) (California Public Resources Code Section 21000 *et seq.*) and the related CEQA Guidelines (Title 14, California Code of Regulations Section 15000 *et seq.*). Applications before LAFCO are considered to be “projects” under CEQA, which requires that potential environmental impacts be analyzed prior to Commission action.
- Ralph M. Brown Act (California Government Code Section 54950 *et seq.*). Commonly known as the State’s “open meeting law,” the Brown Act insures that the public has adequate opportunity to participate in the LAFCO process.
- Political Reform Act (California Government Code Section 81000 *et seq.*). Commissioners, some LAFCO staff, and legal counsel are subject to the Political Reform Act, which requires the filing of annual reports of economic interests.

What are LAFCO's?

LAFCOs are public agencies with county-wide jurisdiction for the county in which they are located. LAFCOs oversee changes to local government boundaries involving the formation and expansion of cities and special districts.

In creating LAFCOs, the Legislature established four priorities: encourage orderly growth and development, promote the logical formation and determination of local agency boundaries, discourage urban sprawl, and preserve open space and prime agricultural lands.

Created by the State but with local (not State) appointees, each of the 58 counties in the State of California has a LAFCO. Each LAFCO operates independently of other LAFCOs, and each LAFCO has authority only within its corresponding county.

While a LAFCO may purchase services from a county (i.e., legal counsel, employee benefits, payroll processing), LAFCO's are not County agencies.

Local Agency Formation Commission for the County of Los Angeles ("LA LAFCO")

LA LAFCO regulates the boundaries of all 88 incorporated cities within the County of Los Angeles. LAFCO regulates most special district boundaries, including, but not limited to:

- California water districts
- Cemetery districts
- Community service districts ("CSDs")
- County service areas ("CSAs")
- County waterworks districts
- Fire protection districts
- Hospital and health care districts
- Irrigation districts
- Library districts
- Municipal utility districts
- Municipal water districts
- Reclamation districts
- Recreation and parks districts
- Resource conservation districts
- Sanitation districts
- Water replenishment districts

LAFCO does not regulate boundaries for the following public agencies:

- Air pollution control districts
- Bridge, highway, and thoroughfare districts
- Community college districts
- Community facility districts (aka "Mello-Roos" districts)
- Improvement districts
- Mutual water companies

- Private water companies
- Redevelopment agencies
- School districts
- Special assessment districts
- Transit and transportation districts

LAFCO does not regulate the boundaries of counties. County boundary adjustments are within the purview of the boards of supervisors for the involved counties.

State law specifically prohibits LAFCOs from imposing terms and conditions which “directly regulate land use, property development, or subdivision requirements.” In considering applications, however, State law requires that LAFCO take into account existing and proposed land uses, as well as General Plan and zoning designations, when rendering its decisions.

The Local Agency Formation Commission for the County of Los Angeles (LA LAFCO, the Commission, or LAFCO) is composed of nine voting members:

- Two members of the Los Angeles County Board of Supervisors (appointed by the Los Angeles County Board of Supervisors);
- One member of the Los Angeles City Council (appointed by the Los Angeles City Council President);
- Two members of city councils who represent the other 87 cities in the county other than the City of Los Angeles (elected by the City Selection Committee);
- Two members who represent independent special districts (elected by the Independent Special Districts Selection Committee);
- One member who represents the San Fernando Valley (appointed by the Los Angeles County Board of Supervisors); and
- One member who represents the general public (elected by the other 8 members).

LAFCO also has six alternate members, one for each of the six categories above.

The Commission holds its “regular meetings” at 9:00 a.m. on the second Wednesday of each month. The Commission periodically schedules “special meetings” on a date other than the second Wednesday of the month. Commission meetings are held in Room 381B of the Kenneth Hahn Hall of Administration, located at 500 West Temple Street in downtown Los Angeles. Public notice, including the Commission agenda, is posted at the Commission meeting room and on LAFCO’s web-site (www.lalafco.org).

The Commission appoints an Executive Officer and Deputy Executive Officer. A small staff reports to the Executive Officer and Deputy Executive Officer.

LAFCO’s office is located at 80 South Lake (Suite 870) in the City of Pasadena. The office is open Monday through Thursday from 7:00 a.m. to 5:00 p.m. The office is closed on Fridays.

What are LAFCO's responsibilities?

LAFCO oversees changes to local government boundaries involving the formation and expansion of cities and special districts. This includes annexations and detachments of territory to and/or from cities and special districts; incorporations of new cities; formations of new special districts; consolidations of cities or special districts; mergers of special districts with cities; and dissolutions of existing special districts. LAFCO also approves or disapproves proposals from cities and special districts to provide municipal services outside their jurisdictional boundaries (these public agencies can provide services outside of their boundaries under very limited circumstances).

An important tool used in implementing the Act is the adoption of a Sphere of Influence (SOI) for a jurisdiction. An SOI is defined by Government Code Section 56425 as "...a plan for the probable physical boundary and service area of a local agency." An SOI represents an area adjacent to a city or special district where a jurisdiction might be reasonably expected to provide services over the next twenty (20) years. The SOI is generally the territory within which a city or special district is expected to annex.

LAFCO determines an initial SOI for each city and special district in the County. The Commission is also empowered to amend and update SOIs.

All jurisdictional changes, such as incorporations, annexations, and detachments, must be consistent with the affected agency's Sphere of Influence, with limited exceptions.

Municipal Service Reviews

State law also mandates that LAFCO prepares Municipal Service Reviews (MSRs). An MSR is a comprehensive analysis of the municipal services, including an evaluation of existing and future service conditions, provided in a particular region, city, or special district. Related to the preparation of MSRs, and pursuant to State Law, LAFCOs must review and update SOIs "every five years, as necessary." The Commission adopted MSRs for all cities and special districts in the County prior to the January 1, 2008 deadline (Round One).

Some LAFCOs prepare MSRs for each city and special district in their region every five years. Other LAFCOs do not prepare MSRs proactively; rather, when a city, special district, or petitioner wants to expand the boundaries of an SOI, the LAFCO requires that the applicant pay for the preparation of an MSR in advance of the SOI determination. Most LAFCOs take an intermediate approach, above, preparing MSRs for a select group of cities and special districts every five years. This is the approach taken by the Commission (LA LAFCO) at its meeting of March 9, 2011. Staff is currently preparing MSR's for 9 cities and 14 special districts (Round Two). Staff has completed MSRs for four cities (Compton, Cudahy, Gardena, and Santa Clarita) and three special districts (Huntington Municipal Water District, Palmdale Water District, and Sativa County Water District), all of which have been adopted by the Commission.

In preparing MSRs, LAFCOs are required to make seven determinations:

- Growth and population projections for the affected area;

- The location and characteristics of any disadvantaged unincorporated communities (DUCs) within or contiguous to a city or district's SOI;
- Present and planned capacity of public facilities, adequacy of public services, and infrastructure needs of deficiencies;
- Financial ability of agencies to provide services;
- Status of, and opportunities for, shared facilities;
- Accountability for community service needs, including governmental structure and operational efficiencies; and
- Any other matter related to effective or efficient service delivery.

Although State law requires the preparation of MSRs, the State does not provide funding to LAFCOs to perform this work. Some MSRs are prepared utilizing existing LAFCO staff; in other instances, LAFCO retains a consultant. When consultants are required, LAFCOs utilize a portion of its existing annual budget; additionally, LAFCO may request voluntary contributions from the involved city or special district.

(Report continues on Page 6)

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Chapter Two: Cemetery District Enabling Act *(Health & Safety Code Sections 9000 – 9093)*

The Legislature authorized the creation of public cemetery districts in 1909 to assume responsibility for the ownership, improvement, expansion, and operation of cemeteries, and to meet the cultural, economic, religious, and social needs of California's diverse communities.

While interment customs and practices have changed since the creation of public cemetery districts, communities nevertheless continue to need the means to own, improve, expand, and operate public cemeteries that provide respectful and cost-effective interments.

Public cemeteries provide a cost benefit to the residents who live within the boundaries of the district, as public cemeteries tend to be less expensive than private cemeteries. Public cemeteries have limited budgets, are sensitive to raise rates, and are reluctant to have benefit assessments. Public cemeteries are not a one-stop shop for interment services, as public cemeteries are limited within the constraints of the Cemetery District Enabling Act.

Governing Body

The governing body, which is established by law to administer the operation of a public cemetery district, is composed of three (3) or five (5) trustees, as specified in the petition for the formation of the district. These trustees are appointed by the Board(s) of Supervisors to serve four-year terms. However, the governing body may instead be composed of the board of supervisors, by its resolution, after public hearings are held.

Cemetery districts are independent districts with independently elected boards or appointed boards whose directors serve fixed terms, unlike dependent districts that are governed by either a city council or county board of supervisors.

If formed pursuant to a consolidation or reorganization of two or more districts into a single district, LAFCO may change the number of directors of the consolidated or reorganized district provided that the resulting number of directors shall be an odd number and not less than five (5) directors. No maximum number of directors is specified. As terms expire, the number of directors shall be reduced through attrition until the number of directors is in conformance with the district's principal act or larger number specified by LAFCO.

Functions

The specified powers that the trustee's may exercise are to own, operate, improve, and maintain a cemetery by the district and provide interment services to residents who live within the boundaries of the district. A cemetery district may also acquire, construct, improve, maintain, or repair a mausoleum or columbarium for the placement of cremated remains.

A cemetery district may sell accessories and replacement objects that are necessary or convenient to interments, including but not limited to burial vaults, liners, and flower vases. A cemetery district may also charge a service fee for the placement of grave markers, that identify the interred, but is restricted from selling grave markers.

Cemetery district provides “at-need” (residents who need a plot at the time of death) and “pre-need” (residents who had already paid for a plot for future interment) sales. These public cemeteries are funded primarily by property tax revenues and from services rendered at the time of burial.

Many cemetery districts have endowment funds in reserve accounts to fund the regular care and maintenance of a cemetery property, which is primarily funded through the purchase of a grave or cremation niche determined by the minimum amount set by Health & Safety Code Section 8738.

With limited space and limited resources, many of the cemetery districts have installed niche cremation walls (a recessed space in a wall or in a columbarium used to place urns containing human remains) to accommodate its customers.

A cemetery district’s Board of Trustee’s shall limit interments to: persons who are residents of the district; persons who are former residents of the district and who acquired interment rights while they were residents of the district; persons who pay property taxes on the property located in the district; persons who formerly paid property tax on the property located in the district and who acquired interment rights while they paid those property taxes. Interment rights means the right to use or control the use of a plot, niche, or other space for the interment of human remains. Residents are entitled to burial costs at reduced rates compared to non-residents of the cemetery district who are subject to approval by the Board of Trustees’ and pay a fifteen percent (15%) out-of-district service charge.

Public cemeteries are subject to the provisions of the Ralph M. Brown Act, which governs open meetings and local government organizations.

Formation

The formation process is initiated by petition, signed by not less than twenty-five percent (25%) of the registered voters within the proposed district.

The proposal to form a new district may also be made by the adoption of a resolution of application by the legislative body of any county or city that contains property to be included in the district.

Prior to circulating petitions, the proponent shall file with the LAFCO Executive Officer a Notice of Intention that includes the name and mailing address of the proponent(s) and a written statement, not to exceed 500 words in length, setting forth the reasons for the proposal. After filing the Notice of Intention, the petition may be circulated for signatures.

After the formation proceedings have been initiated, LAFCO must conduct a noticed public hearing. After hearing public testimony, the Commission may either approve, modify, or deny the proposed formation. If it is approved, the Commission must also adopt terms and conditions for the formation, and establish a sphere of influence for the new district. The proposed formation is then scheduled for a protest hearing. At the protest hearing, the proceedings may be terminated if protested by fifty percent (50%) or more of the registered voters residing within the district. If no majority protest exists, the Commission shall either:

1. Order the formation subject to approval by the voters; or
2. Order the formation subject to approval by the voters of a special tax or by the property owners of a special benefit assessment.

With respect to the proposed boundaries of a cemetery district, the following territory may be included upon formation.

1. Incorporated and/or unincorporated territory;
2. Contiguous or non-contiguous territory; and
3. Within one or more counties.

Territory within another public cemetery district or another type of special district that provides cemetery services shall not be included in a public cemetery district.

Annexation

After a district has been formed, the boundaries of the district may be altered and outlying incorporated or unincorporated territory in one or more counties may be annexed into the district. Proceedings are to be initiated pursuant to Section 56000, et seq. of the Government Code.

There are five (5) cemetery districts located in the County of Los Angeles:

- Antelope Valley Cemetery District (formerly Lancaster Cemetery District);
- Artesia Cemetery District;
- Downey Cemetery District;
- Little Lake Cemetery District; and
- Wilmington Cemetery District.

(Report continues on Page 9)

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Chapter Three: Antelope Valley Cemetery District

The cemetery district was originally named the “Lancaster Cemetery District”, and was formed on January 31, 1950. The district changed its name from the “Lancaster Cemetery District” to the “Antelope Valley Cemetery District” on June 8, 2016.

The Antelope Valley Cemetery District (AVCD) owns and maintains two (2) cemetery properties: Lancaster Cemetery, located in the City of Lancaster, and Del Sur Cemetery, located in the County unincorporated territory of Del Sur.

Burials began at the Lancaster Cemetery in the mid-1890s. The actual cemetery was officially founded in 1902 when property owner and businessman Benjamin Carter donated the land (unincorporated territory) to the County of Los Angeles.¹ The cemetery property was later incorporated into the City of Lancaster in 1977.

The Antelope Valley Cemetery District provides ground maintenance to the Del Sur Cemetery, a historic cemetery that dates to the 1880s and no burials take place on-site.

The purpose of the AVCD is to provide the public with a cemetery within the constraints of the Cemetery District Enabling Act. The AVCD provides residents with “at-need” and “pre-need” sales, endowment care, liners or vaults, cremation sites, burial rights, opening and closing of graves, and setting of grave markers that identify the interred.

The population within the boundaries of the AVCD in 2010 was 202,574.² The AVCD is 697.60 square miles in size with a population density of 290 persons per square mile.

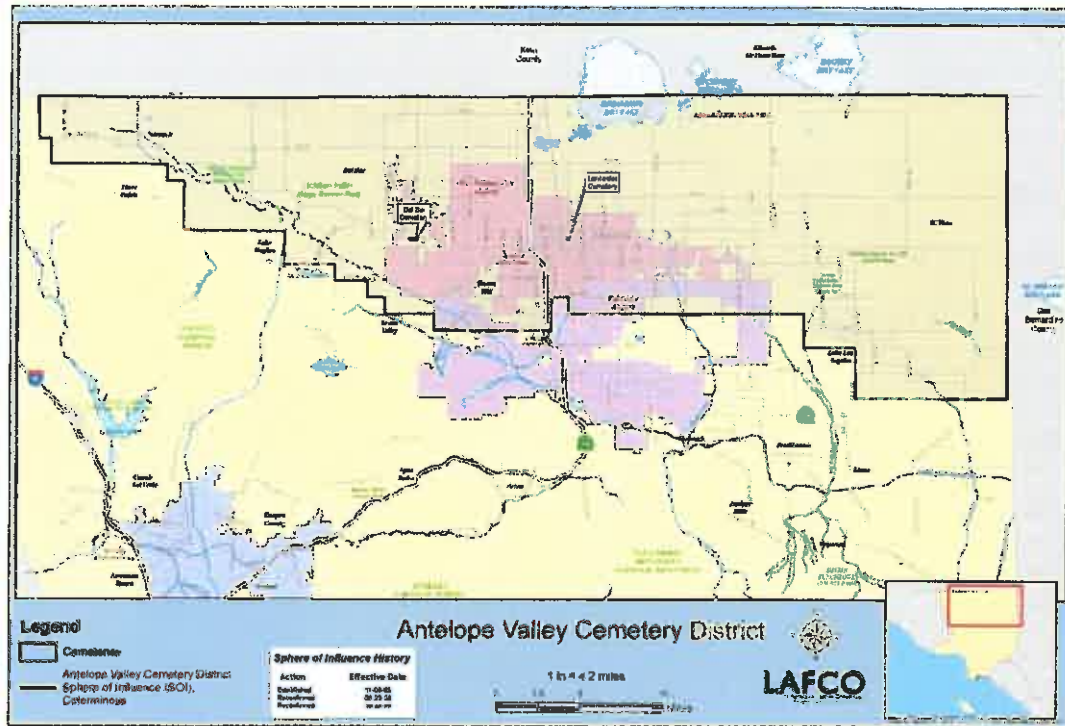
Antelope Valley Cemetery District and its Coterminous SOI boundary include the entire City of Lancaster, northern portions of the City of Palmdale, and large areas of unincorporated territory. The AVCD boundary is generally located south of Avenue A at the Kern County Line, west of the San Bernardino County Line, north of Avenue N, and east of 320th Street West (see Existing Antelope Valley Cemetery District Sphere of Influence, Exhibit 1, on Page 10). The AVCD is bisected by the Antelope Valley (State Route 14) Freeway. The topography of the AVCD is mostly flat with some small mountains in various locations.

(Report continues on Page 10)

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Exhibit 1

Existing Antelope Valley Cemetery District Sphere of Influence



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Antelope Valley Cemetery District

Discussion and Determinations

Government Code Section 56430 requires LAFCO to “conduct a service review of the municipal services” and to “prepare a written statement of its determinations” relative to several factors. This chapter addresses these factors and includes the recommended determinations.

Population Projections

According to the United States Census Bureau, the 2010 population of the Antelope Valley Cemetery District was 202,574.³ The AVCD consists of a combination of suburban and rural areas.

Given the amount of available vacant land, the population within the boundaries of the Antelope Valley Cemetery District is likely to grow significantly over the next twenty (20) years.

Determinations:

- **Antelope Valley Cemetery District consists of a combination of suburban and rural areas.**
- **Given the amount of vacant land, the population within the boundaries of the Antelope Valley Cemetery District is likely to grow significantly over the next twenty (20) years.**

Disadvantaged Unincorporated Communities

Pursuant to the State’s passage of Senate Bill 244, as of January 1, 2012, LAFCOs are required to make determinations regarding Disadvantaged Unincorporated Communities (DUCs) for an Update of a Sphere of Influence. The law defines a DUC as a community with an annual median household income that is less than eighty percent (80%) of the statewide annual median household income. The law also requires that LAFCOs consider “the location and characteristics of any disadvantaged communities within or contiguous to the sphere of influence” when preparing an MSR.

There are DUCs spread throughout the existing boundaries of the AVCD, including seven (7) areas that are DUCs (see Existing Antelope Valley Cemetery District Sphere of Influence with DUCs, Exhibit 2, on Page 13). Of the seven (7) areas, four (4) DUCs are surrounded by the City of Lancaster (Area 1, Area 3, Area 4, and Area 5): Area 1 consists of a combination of residential and vacant land; Area 3 consists of vacant land; and Area 4 and Area 5 consist of a combination of vacant and/or agriculture land. The three (3) remaining DUCs are Area 2, Area 6, and Area 7: Area 2 is a developed community that is composed of a part of unincorporated Quartz Hill; Area 6, which consists of vacant/agricultural land surrounded by the City of Palmdale, is owned by the City of Los Angeles/Los Angeles World Airports (LAWA); and Area 7

contains a very large DUC to the north of the cities of Lancaster and Palmdale (abutting Kern County) and east of the cities of Lancaster and Palmdale (abutting San Bernardino County); this DUC includes some development adjacent to the two cities, and large swaths of sparsely populated and/or vacant desert territory. The DUCs in Area 6 and Area 7 extend southerly, outside of the AVCD district boundary and its Coterminous SOI and district boundary.

In short, the District includes several DUCs within its existing boundaries. In this regard, the District is already serving residents of several DUCs. While there are two DUCs (Area 6 and Area 7), the boundaries of which are bisected by the District's southern boundary, this is an inadvertent result of the establishment of District boundaries several decades ago and the establishment of DUCs in early 2012 (as a result of passage of SB 244).

The District has not filed any proposals to annex new territory since the adoption of SB 244.

Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there are large areas with DUCs located south and east of the City of Palmdale.

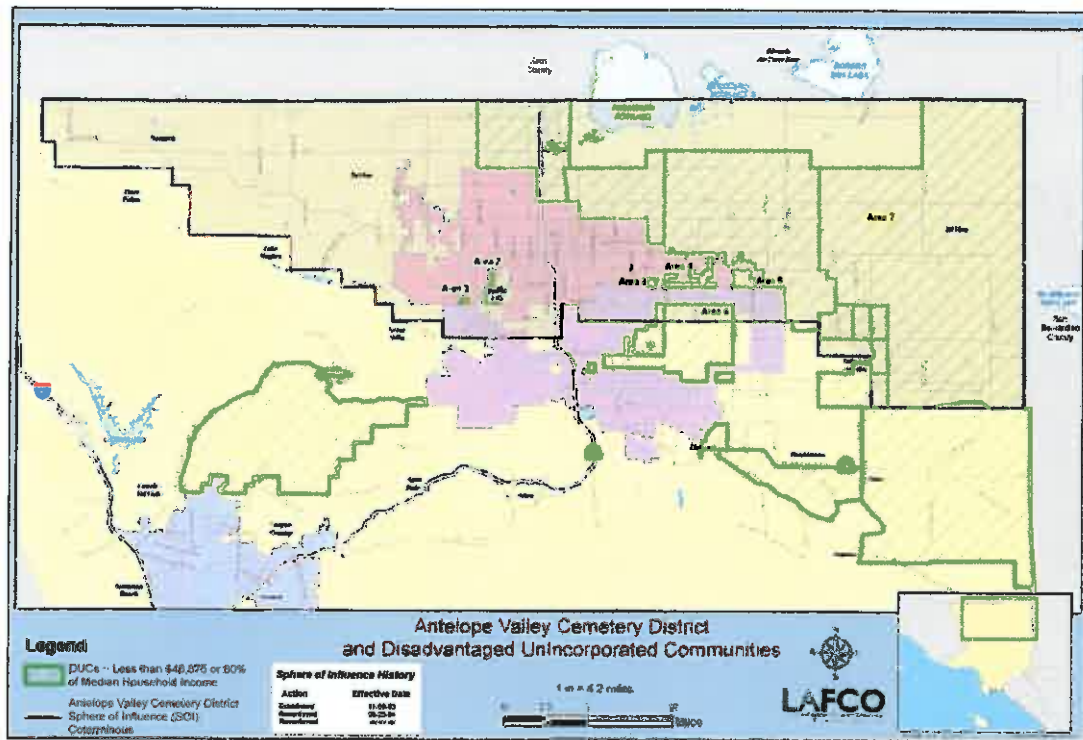
Determinations:

- **There are several DUCs within the existing boundaries of the Antelope Valley Cemetery District, and the District is currently serving residents of these DUCs.**
- **The boundaries of two of these DUCs (Area 6 and Area 7) extend outside the District/SOI boundary (see Exhibit 2, on page 13), which is an inadvertent result of the establishment of District boundaries several decades ago and the establishment of DUCs in early 2012.**
- **By its very nature as a cemetery district, the Antelope Valley Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.**
- **Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there are large areas with DUCs located south and east of the City of Palmdale. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.**

(Report continues on Page 13)

Exhibit 2

Existing Antelope Valley Cemetery District Sphere of Influence with DUCs



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Present and Planned Capacity of Public Facilities

The Antelope Valley Cemetery District owns and maintains two (2) cemetery properties: Lancaster Cemetery and Del Sur Cemetery.

Lancaster Cemetery

The Lancaster Cemetery has 7,483 filed grave sites with a present capacity of 447 open plots available for in-ground burials and in-ground cremations.⁴

The Lancaster Cemetery property is eleven (11) acres, and it is surrounded by developed land on all sides. There are currently seven (7) acres that are filled burial plots, and four (4) acres available for future burial plots.⁵

For Fiscal Year 2014-2015, the AVCD conducted 59 burials (37 full body burials and 29 in-ground cremations and cremation niches).⁶

The AVCD has a 64-niche columbarium. Of the sixty-four (64), thirty-eight (38) niches are available for cremated remains.⁷

AVCD has adequate space for in-ground burial lots and cremation niches, and can continue to meet the needs of the community for at least the next ten (10) years.

District staff indicated that grounds equipment requires replacement and water lines need to be upgraded.

Del Sur Cemetery

Del Sur Cemetery is on a 10-acre historic cemetery that dates to the 1880s. There is no official record or documentation, but it is estimated that seventeen (17) to sixty (60) individuals are buried at this site. The Antelope Valley Cemetery District was granted a conservation easement of the Del Sur Cemetery by Sustainable Property Holdings, LLC, to preserve the area in its current condition; and to maintain the historical, visual, and educational values of the cemetery property. The Del Sur Cemetery property, "Grant of Conservation Easement", was recorded with the Los Angeles County Registrar-Recorder/County Clerk on December 23, 2015. The AVCD provides ground maintenance only. No burials take place on-site.⁸

Determination:

- **Antelope Valley Cemetery District has adequate space for in-ground burial plots and cremation niches; and can continue to meet the needs of the community for at least the next ten (10) years.**

Financial Ability of Agencies to Provide Services

The AVCD's financial statement for Fiscal Year 2014-2015 ending June 30, 2015 reflects \$650,613 in revenue and \$436,355 in expenses with a year-end balance of \$214,258.⁹

Over 50% of the AVCD's burials for Fiscal Year 2014-2015 were "pre-need" that had been paid many years ago and generate little or no new income, yet the services must still be performed.¹⁰

For Fiscal Year 2014-2015, twenty-eight percent (28%) of the AVCD's income was property tax revenue; thirty-one percent (31%) was investment income and charges for service, such as sales of plots, burials fees, and other sales; and forty-one percent (41%) was from one-time non-recurring donations (recycled water system and land transfer).¹¹

The AVCD has no long-term debt.¹²

The Endowment Fund for Fiscal Year 2014-2015 is \$298,120.¹³

Given that there are 7,483 filled plots and 26 filled niches, \$675,290 should be within AVCD's Endowment Fund, and it is 44% funded. Additional funding is required to meet the minimum amounts set by Health & Safety Code Section 8738.

The AVCD receives funding through the Friends of the Lancaster Cemetery, Incorporated, a non-profit organization formed in 2007 to restore and replace headstones and monuments, conduct veterans' celebrations, and document and record histories of those interred at the cemetery which enhance the historical relevance of the Lancaster Cemetery.

AVCD has been struggling for years financially. To increase additional revenues to the AVCD budget, the AVCD filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the Antelope Valley Cemetery District's boundary. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the AVCD.

Determinations:

- **Antelope Valley Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.**
- **On-going and long-term financial challenges have not impeded the Antelope Valley Cemetery District's ability to provide services to its customers.**
- **Antelope Valley Cemetery District filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the Antelope Valley Cemetery District's boundary. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the AVCD.**

(Report continues on Page 16)

Status of, and Opportunities for, Shared Facilities

Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Determination:

- **Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.**

Accountability for Community Service Needs

The AVCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. Board members receive no stipends. The Board meets twelve (12) times a year. There is one (1) full-time District Manager, one (1) full-time office assistant, and three (3) full-time in-house groundskeepers.¹⁴

The AVCD has digitized information concerning all its filled gravesites, and this information can be accessed by staff through an on-site computer.

Although the AVCD has a well-maintained website, agendas and minutes of monthly Board meetings are not readily-available on the AVCD website.

Determination:

- **Antelope Valley Cemetery District representatives should commit to provide more readily-available agendas and minutes of monthly Board meetings in an on-line format.**

Other Matters

The current District Manager, Dayle DeBry, has been with the AVCD for 10 years. She is currently training an office assistant to succeed her when Ms. DeBry eventually retires from the AVCD.

AVCD staff has acknowledged that they need to plan for the retirement of a Grounds Supervisor.

Determinations:

- **The District Manager is currently training an office assistant to succeed her when the District Manager eventually retires from the Antelope Valley Cemetery District.**
- **AVCD staff has acknowledged that they need to plan for the retirement of a Grounds Supervisor.**

Antelope Valley Cemetery District

SOI Recommendation

Antelope Valley Cemetery District SOI Recommendation:

- **Expand Antelope Valley Cemetery District's Sphere of Influence to include the remainder of Antelope Valley as well as the unincorporated communities of Acton and Agua Dulce.** The Lancaster Cemetery District's Existing Coterminous SOI (now known as the Antelope Valley Cemetery District) was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Existing Antelope Valley Cemetery District Sphere of Influence, Exhibit 1, on Page 10). The Antelope Valley Cemetery District filed an application with LAFCO on March 13, 2017 to annex 420,965± acres or 657.75± square miles into the AVCD boundary. LAFCO staff recommends an SOI Amendment to expand the Antelope Valley Cemetery District's SOI boundary to facilitate the future annexation (see Proposed Antelope Valley Cemetery District Sphere of Influence, Exhibit 3, on Page 18).

Discussion/Analysis:

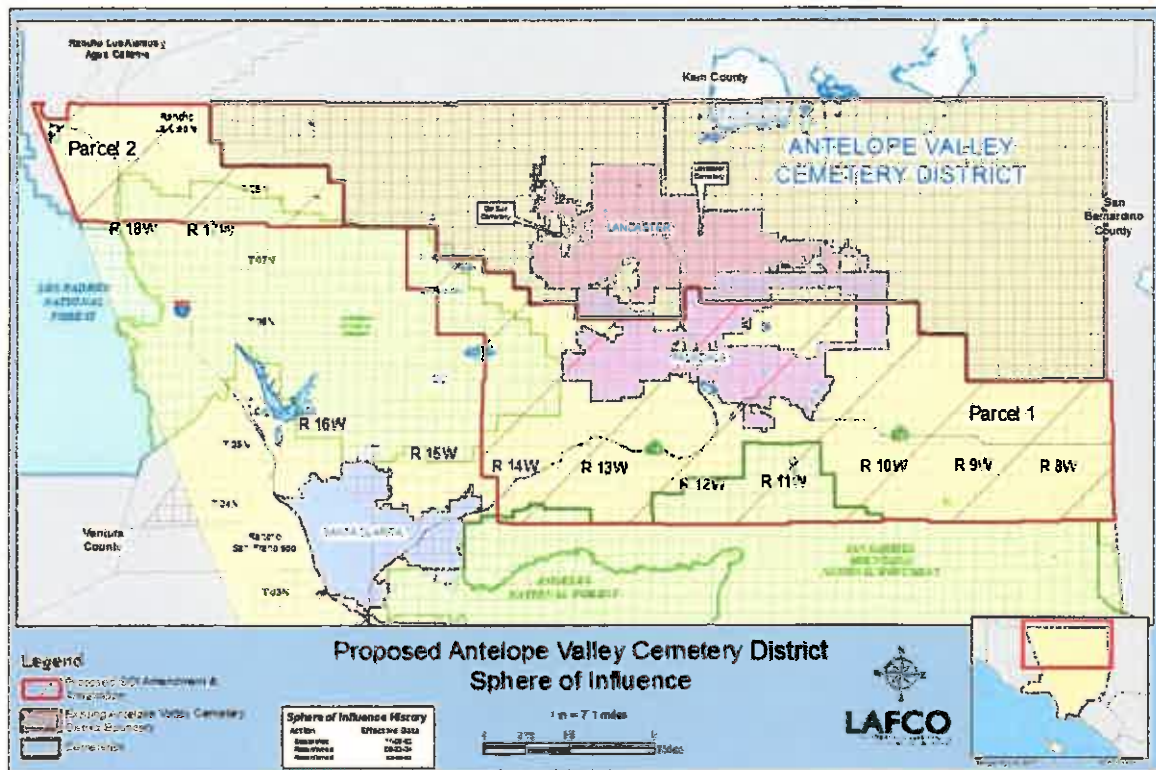
As outlined in the legislative intent (Section 56001) of the Act, "the Legislature recognizes that the logical formation and determination of local agency boundaries is an important factor in promoting orderly development." By including the entire Antelope Valley, the proposed SOI will be a more logical boundary for the AVCD. The proposed boundary includes those portions of Antelope Valley outside its current boundaries: the remaining portion of the City of Palmdale, remaining unincorporated territory in the Antelope Valley, as well as additional population centers in unincorporated Acton and Agua Dulce to the south along the Antelope Valley (State Route 14) Freeway corridor.

The proposed expansion of the SOI boundary is consistent with the District's proposal to annex the same territory into the AVCD. Future annexation of this area would have several benefits: one, it would align the name of the agency with boundaries that include all of the Antelope Valley; two, it would provide much-needed additional property tax revenues to the AVCD; third, it would enable those persons in Antelope Valley, Acton, and Agua Dulce—all of whom are currently outside the AVCD's current boundaries—to avail themselves of cemetery services without paying an "out-of-district" premium for services; and four, it promotes a more logical boundary for the Antelope Valley Cemetery District.

(Report continues on Page 18)

Exhibit 3

Proposed Antelope Valley Cemetery District Sphere of Influence



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Chapter Four: Artesia Cemetery District

The Artesia Cemetery District (ACD) was formed on September 24, 1928. The cemetery property was donated by the Robinson family to the community in 1880. The first recorded burial was listed in 1866.¹⁵

The purpose of the ACD is to provide the public with a cemetery within the constraints of the Cemetery District Enabling Act. The ACD provides residents with “at-need” and “pre-need” sales, endowment care, vaults, cremation sites, cremation urn vaults, burial rights, opening and closing of graves, and the setting of grave markers that identify the interred.

The population within the boundaries of the ACD in 2010 was 101,462.¹⁶ The ACD is 13.1 square miles in size with a population density of 7,745 persons per square mile.

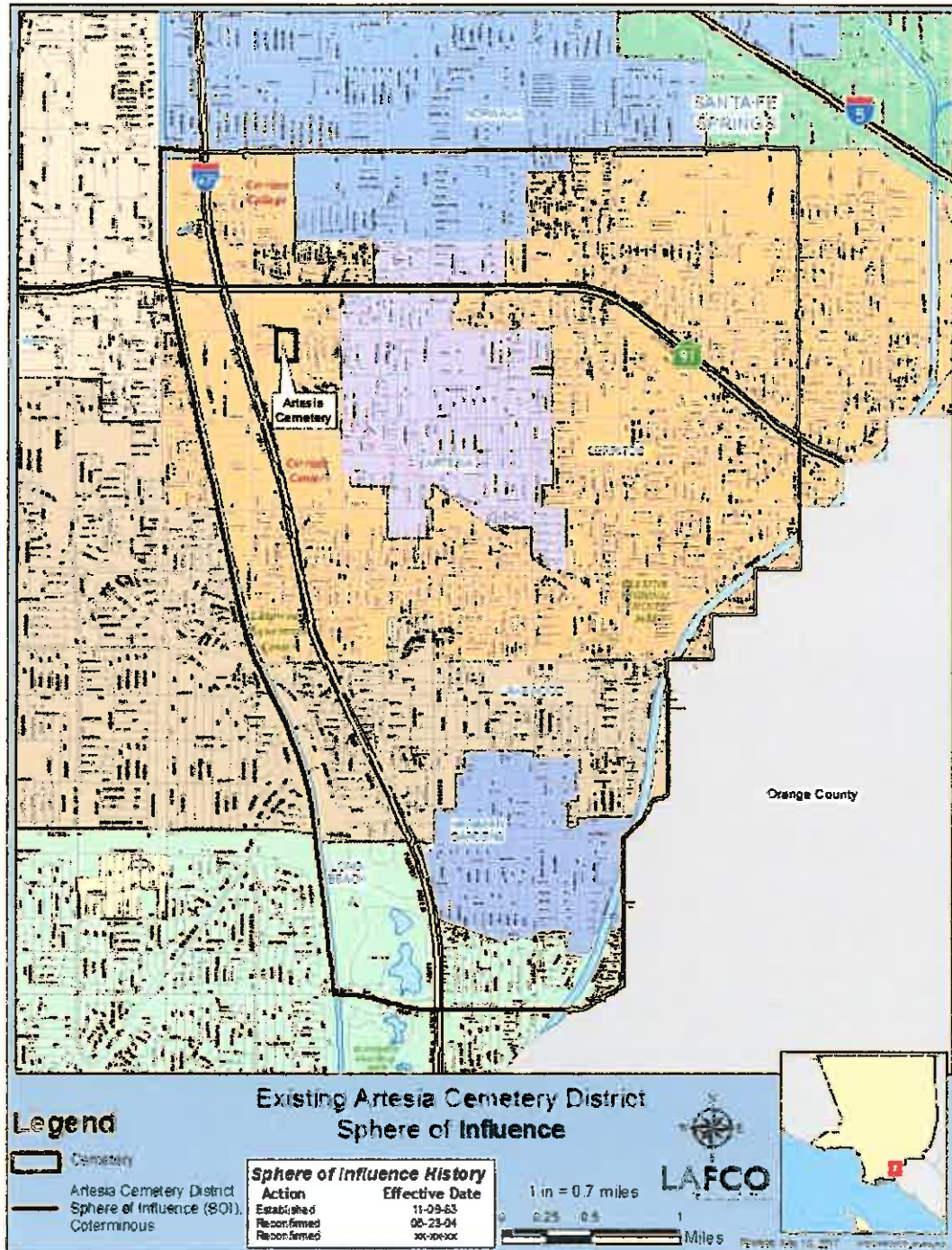
Artesia Cemetery District and its Coterminous SOI boundary include the entire cities of Artesia and Hawaiian Gardens; portions of Cerritos, Lakewood, Long Beach, and Norwalk; and two (2) small areas of unincorporated territory. The ACD boundary is generally located south of Alondra Boulevard, west of Carmenita Road, west of the Orange County Line near Coyote Creek, north of Wardlow Road, and east of the San Gabriel River (see Existing Artesia Cemetery District Sphere of Influence, Exhibit 4, on Page 20). The ACD is bisected by the San Gabriel River (Interstate 605) Freeway and the Artesia (State Route 91) Freeway. The cemetery property is located in the City of Cerritos. The topography of the ACD is relatively flat.

(Report continues on Page 20)

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Exhibit 4

Existing Artesia Cemetery District Sphere of Influence



Artesia Cemetery District

Discussion and Determinations

Government Code Section 56430 requires LAFCO to “conduct a service review of the municipal services” and to “prepare a written statement of its determinations” relative to several factors. This chapter addresses these factors and includes the recommended determinations.

Population Projections

According to the United States Census Bureau, the 2010 population of the Artesia Cemetery District was 101,462.¹⁷ The ACD is in an urbanized area that is largely built-out.

The population within the SOI boundary within the Artesia Cemetery District is unlikely to grow significantly over the next twenty (20) years.

Determinations:

- **Artesia Cemetery District is an urbanized area that is largely built-out.**
- **The population is unlikely to grow significantly over the next twenty (20) years.**

Disadvantaged Unincorporated Communities

Pursuant to the State's passage of Senate Bill 244, as of January 1, 2012, LAFCOs are required to make determinations regarding Disadvantaged Unincorporated Communities (DUCs) for an Update of a Sphere of Influence. The law defines a DUC as a community with an annual median household income that is less than eighty percent (80%) of the statewide annual median household income. The law also requires that LAFCOs consider “the location and characteristics of any disadvantaged communities within or contiguous to the sphere of influence” when preparing an MSR.

The Artesia Cemetery District contains two (2) small unincorporated areas, but there are no DUCs within those unincorporated areas. There are no DUCs contiguous to the Artesia Cemetery District and its SOI.

Determinations:

- **There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no DUCs within or contiguous to the Artesia Cemetery District and its SOI.**
- **By its very nature as a cemetery district, the Artesia Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.**

Present and Planned Capacity of Public Facilities

The ACD owns and maintains one cemetery property. The Artesia Cemetery property is eighteen (18) acres, and it is surrounded by developed land on all sides. There are currently fourteen (14) acres that are filled or allocated burial plots, and four (4) acres available for future burial plots.¹⁸

The Artesia Cemetery has 6,500 filled or allocated grave sites with a present capacity of 100 open plots available for in-ground burials and 200 available for in-ground cremation remains.¹⁹ The ACD has cremation urn monuments that are bench-styled cremation monuments that can hold multiple cremation urns.

For Fiscal Year 2014-2015, ACD conducted 73 regular burials, 15 burial cremations, 51 "pre-need" sold, 36 "at-need" sales, and one (1) niche cremation sold.²⁰

The ACD is in the process of having a cremation niche wall constructed on-site, financed through tax dollars. The niche wall can accommodate 342 cremations. The cost of the niche installation is \$239,000, and it will be completed in three (3) phases. Staff representatives anticipate having the niche wall constructed on-site by mid-2018.²¹

Given the existing sales rates, the ACD has adequate space for in-ground burial lots and in-ground cremations and can continue to meet the needs of the community for at least the next ten (10) years.

District staff indicated that the existing irrigation system is old and needs to be upgraded.

Determination:

- **Artesia Cemetery District has adequate space of in-ground burial plots and in-ground cremations, and the proposed construction of a cremation niche wall; the ACD can continue to meet the needs of the community for at least the next ten (10) years.**

Financial Ability of Agencies to Provide Services

The ACD's financial statement for Fiscal Year 2014-2015 ending June 30, 2015 reflects \$611,311 in revenue and \$601,056 in expenses with a year-end balance of \$10,253.²²

For Fiscal Year 2014-2015, thirty-three percent (33%) of the ACD's income was property tax revenue and the remaining sixty-seven percent (67%) was investment income and charges for service, such as sales of plots, burials fees, and other sales.²³

The ACD has no long-term debt.²⁴

The Endowment Fund for Fiscal Year 2014-2015 is \$64,350.²⁵

Given that there are 6,500 filled or allocated plots and 10 filled cremation niches (bench-styled cremation monuments), \$585,700 should be within the ACD's Endowment Fund, and it is 11% funded. Additional funding is required to meet the minimum amounts set by Health & Safety Code Section 8738.

In prior years, the ACD's expenses have exceeded revenues.

Determinations:

- **Artesia Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.**
- **On-going and long-term financial challenges have not impeded the Artesia Cemetery District's ability to provide services to its customers.**
- **In many prior years, the Artesia Cemetery District's expenses exceeded revenues.**

Status of, and Opportunities for, Shared Facilities

The ACD leases out a portion of the cemetery-owned property as a neighborhood park to the City of Cerritos in exchange for a fifty percent (50%) reduction in the cost of recycled water provided by the City of Cerritos Department of Water & Power. This park is maintained by the City of Cerritos. When additional space is required for grave sites, the ACD will expand their cemetery grounds, incrementally, to include a portion of the park, which can accommodate 2,500 to 3,000 additional open plots.²⁶

Due to the nature of the services provided, there are no additional opportunities to share facilities with other agencies.

Determinations:

- **The Artesia Cemetery District leases out a portion of the cemetery-owned property, as a neighborhood park, in exchange for a fifty percent (50%) reduction in the cost of recycled water provided by the City of Cerritos Department of Water & Power.**
- **Due to the nature of the services provided, there are no additional opportunities to share facilities with other agencies.**

Accountability for Community Service Needs

The ACD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. Board members receive a \$50 stipend for each meeting attended. The Board meets at least six (6) times a year. There is one (1) part-time District Manager, one (1) full-time Assistant District Manager, two (2) part-time staff person, and three (3) part-time in-house groundskeeper.²⁷

The current District Manager, Joyce Yeutter, has been with the ACD for over 30 years. She is currently training her great-grandson, Robert Yeutter (Assistant District Manager), to succeed her when she retires from the ACD.²⁸

The ACD launched its website in February of 2017. Staff representatives are working on getting agendas and minutes of monthly Board meetings uploaded on the AVCD website.²⁹

Determination:

- **Artesia Cemetery District representatives are in the process of devoting time and resources to developing the Artesia Cemetery District's website to provide more readily-available information in an on-line format.**

Other Matters

None.

Determination:

(No additional determinations)

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Artesia Cemetery District
SOI Recommendation

Artesia Cemetery District SOI Recommendation:

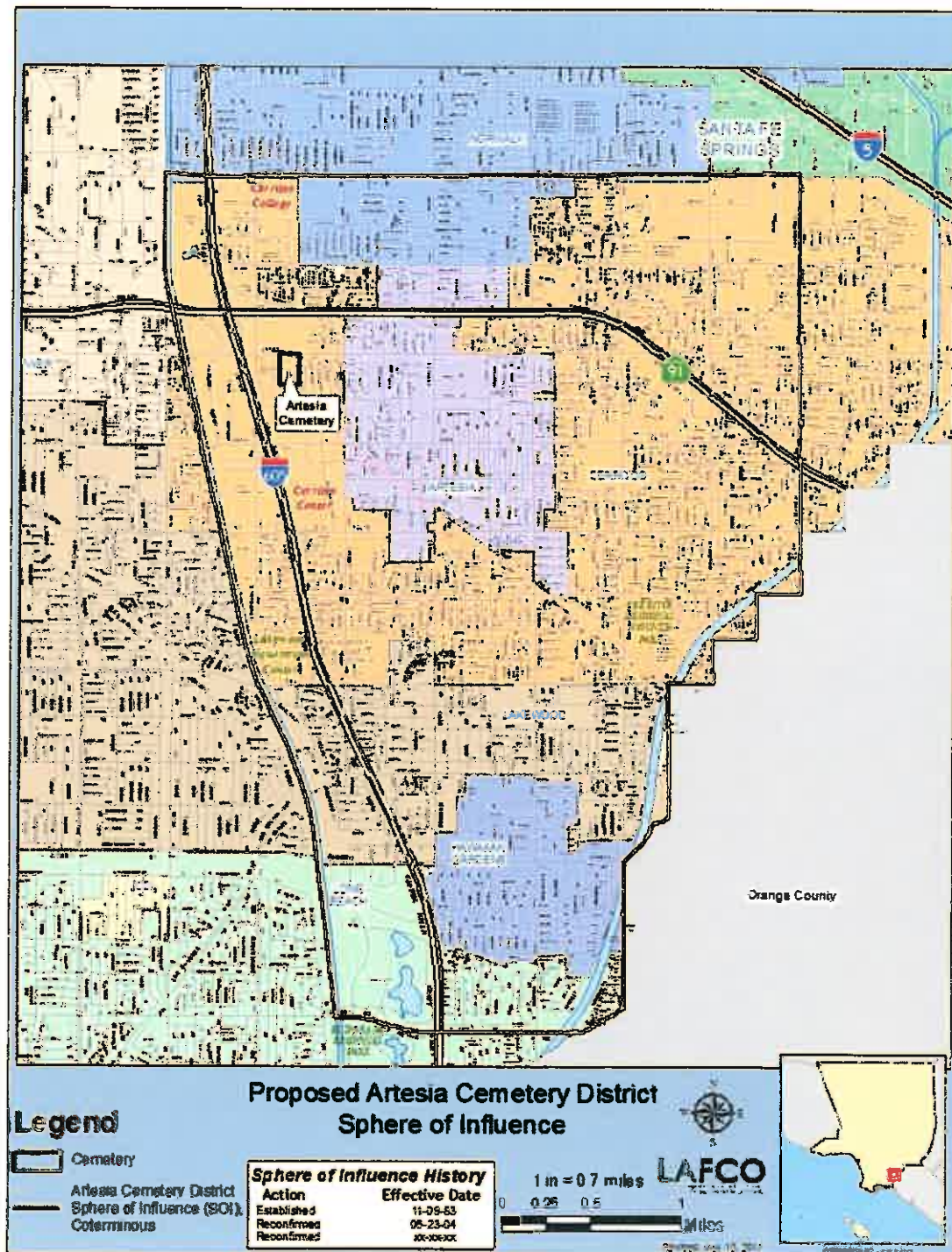
- **Reconfirm Artesia Cemetery District's Existing Coterminous Sphere of Influence.**
The Artesia Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Existing Artesia Cemetery District Sphere of Influence, Exhibit 4, on Page 20). The Artesia Cemetery District has a limited staff, and the District's Board does not want to make changes to its boundary. Future changes to the SOI boundary is unlikely; LAFCO staff therefore recommends that the Commission reconfirm the existing Coterminous SOI for the Artesia Cemetery District (see Proposed Artesia Cemetery District Sphere of Influence, Exhibit 5, on Page 26).

(Report continues on Page 26)

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Exhibit 5

Proposed Artesia Cemetery District Sphere of Influence



Chapter Five: Downey Cemetery District

The Downey Cemetery District (DCD) was formed in 1928 through a donation of private land by the Downey Cemetery District Association and the Masonic Cemetery.³⁰ The first recorded burial was listed in 1870.³¹

The purpose of the DCD is to provide the public with a cemetery within the constraints of the Cemetery District Enabling Act. The DCD provides “pre-need” sales of in-ground burials, “pre-need” and “at-need” sales of cremation niches, ground maintenance, opening and closing of graves, and setting of grave markers that identify the interred.

The population within the boundaries of the DCD in 2010 was 107,973.³² The DCD is 10.7 square miles in size with a population density of 10,091 persons per square mile.

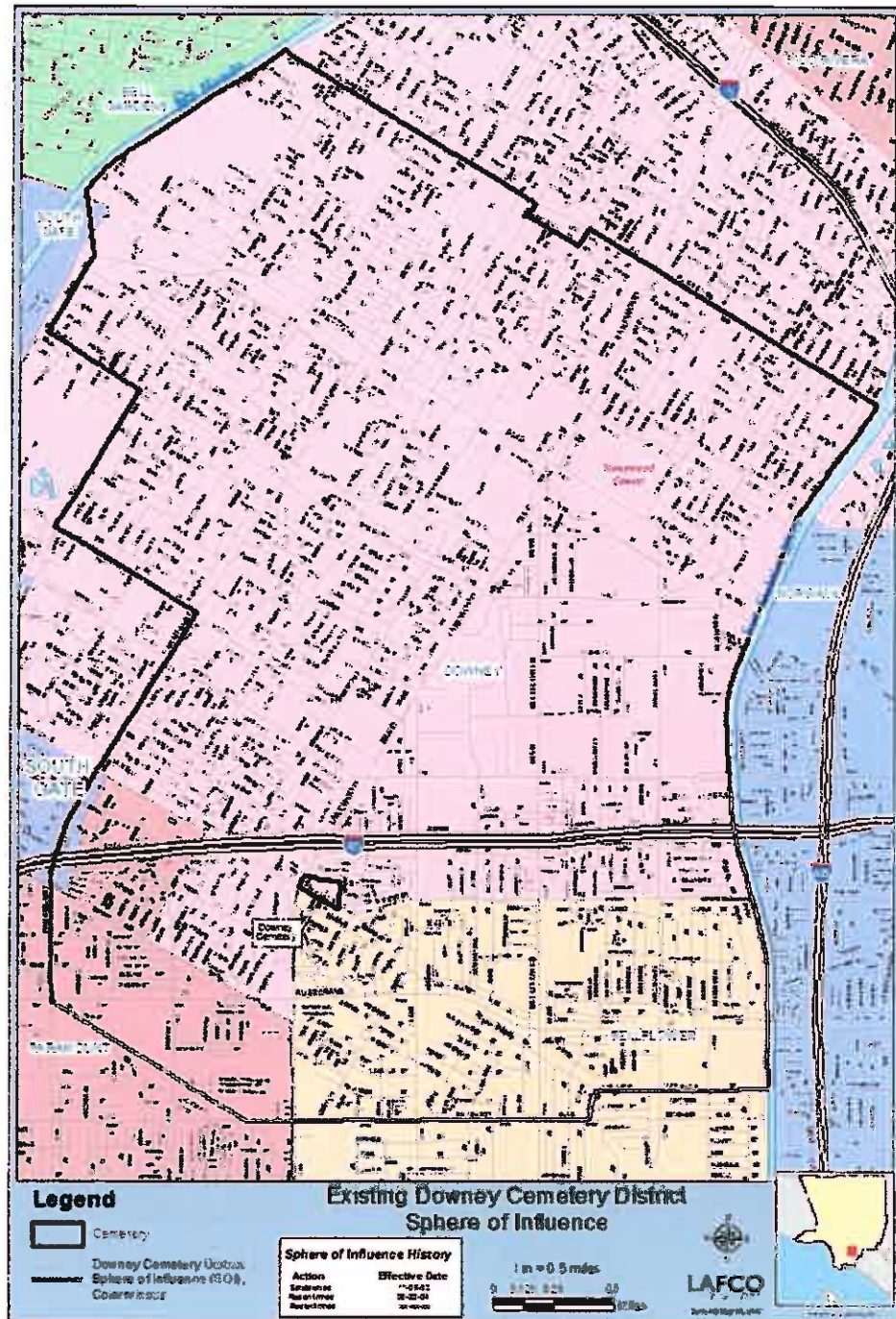
Downey Cemetery District and its Coterminous SOI boundary include portions of the cities of Downey, Paramount, and Bellflower; and two (2) small areas of the City of South Gate. The DCD boundary is generally located south of Florence Avenue, west of the San Gabriel River, north of Somerset Boulevard, and east of the Rio Hondo River (see Existing Downey Cemetery District Sphere of Influence, Exhibit 6, on Page 28). The DCD is bisected by the Century (Interstate 105) Freeway. The cemetery property is located in the City of Downey. The topography of the DCD is relatively flat.

(Report continues on Page 28)

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Exhibit 6

Existing Downey Cemetery District Sphere of Influence



Downey Cemetery District

Discussion and Determinations

Government Code Section 56430 requires LAFCO to “conduct a service review of the municipal services” and to “prepare a written statement of its determinations” relative to several factors. This chapter addresses these factors and includes the recommended determinations.

Population Projections

According to the United States Census Bureau, the 2010 population of the Downey Cemetery District was 107,973.³³ The DCD is in an urbanized area that is largely built-out.

The population within the SOI boundary within the Downey Cemetery District is unlikely to grow significantly over the next twenty (20) years.

Determinations:

- **Downey Cemetery District is an urbanized area that is largely built-out.**
- **The population is unlikely to grow significantly over the next twenty (20) years.**

Disadvantaged Unincorporated Communities

Pursuant to the State's passage of Senate Bill 244, as of January 1, 2012, LAFCOs are required to make determinations regarding Disadvantaged Unincorporated Communities (DUCs) for an Update of a Sphere of Influence. The law defines a DUC as a community with an annual median household income that is less than eighty percent (80%) of the statewide annual median household income. The law also requires that LAFCOs consider “the location and characteristics of any disadvantaged communities within or contiguous to the sphere of influence” when preparing an MSR.

The Downey Cemetery District does not contain unincorporated areas or DUCs. There are no DUCs contiguous to the Downey Cemetery District and its SOI.

Determinations:

- **There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated communities, and therefore no DUCs, within or contiguous to the Downey Cemetery District and its SOI.**
- **By its very nature as a cemetery district, the Downey Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.**

Present and Planned Capacity of Public Facilities

The DCD owns one cemetery property. The Downey Cemetery property is 10.73 acres, and it is surrounded by developed land on all sides. The City of Downey Department of Public Works maintains the cemetery property through a contract-for-services agreement with the Downey Cemetery District.

The Downey Cemetery has approximately 10,000 filled or allocated grave sites with no remaining capacity for “at-need” in-ground burials. The DCD sold out of burial plots in the 1970s.³⁴

As of January 2016, the cemetery has a 486-cremation niche garden with 71 niches sold, and 415 remaining niches available for sale.³⁵

Given the existing sales rates, the DCD has adequate space for cremation niches and can continue to meet the needs of the community for at least the next ten (10) years).

Determination:

- **Downey Cemetery District no longer has grave sites available for sale, but has adequate space for cremation niches and can continue to meet the needs of the community for at least the next ten (10) years.**

Financial Ability of Agencies to Provide Services

The DCD's financial statement for Fiscal Year 2014-2015 ending June 30, 2015 started with a beginning fiscal year balance of \$572,894, reflects \$82,519 in revenue and \$114,040 in expenses, with a net loss of \$31,521 for a fiscal year-end balance of \$540,084.³⁶

For Fiscal Year 2014-2015, ninety percent (90%) of the DCD's income was property tax revenue, and the remaining ten percent (10%) was investment income and charges for service, such as sales of plots, burials fees, and other sales.³⁷

For Fiscal Year 2014-2015, the Downey Cemetery District's long-term debt is \$50,254. The long-term debt consists of a loan provided by the City of Downey to the DCD for the construction and installation of a niche garden on-site.³⁸

The Endowment Fund for Fiscal Year 2014-2015 is \$13,126.³⁹

Given that there are 10,000 filled plots and 71 filled niches, \$904,970 should be within the DCD's Endowment Fund, and it is 1.45 % funded. Additional funding is required to meet the minimum amounts set by Health & Safety Code Section 8738.

All burials performed by the DCD are “pre-need” that had been paid many years ago, and generate little or no new income, yet the services must still be performed.

Due to on-going and long-term financial challenges, the City of Downey (City) has assumed most responsibilities (maintenance, management, and accounting and financial services) of the Downey Cemetery District. For Fiscal Year 2014-2015, the Downey Cemetery District paid \$8,181 to the City for contract services.⁴⁰

Determinations:

- **Downey Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.**
- **Due to on-going and long-term financial challenges, the City of Downey has assumed most responsibilities (maintenance, management, and accounting and financial services) of the Downey Cemetery District.**

Status of, and Opportunities for, Shared Facilities

The Downey Cemetery District and the City of Downey entered into a contract-for-service agreement on August 22, 1995, whereby the DCD pays a monthly fee to the City of Downey to provide maintenance and care of the cemetery property, provide management, and accounting and financial services.⁴¹

City of Downey employees manage the cemetery property, process payroll, provide financial management services, and operate a small office within the Barbara J. Riley Community & Senior Center.⁴²

Due to the nature of the services provided, there are no additional opportunities to share facilities with other agencies.

Determinations:

- **Downey Cemetery District has a contract-for-service agreement with the City of Downey, in which, the City of Downey provides maintenance, management, and accounting and financial services to the Downey Cemetery District.**
- **Due to the nature of the services provided, there are no additional opportunities to share facilities with other agencies.**

Accountability for Community Service Needs

The DCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. Board members receive a \$50 stipend for each meeting attended. The Board meets eight (8) to ten (10) times a year. There is one (1) part-time District Coordinator, one (1) part-time administrative clerk, two (2) full-time City of Downey Public Works staff who maintain the cemetery grounds, and one (1) full-time District Director (City of Downey Director of Parks & Recreation) who receives no salary from the Downey Cemetery District budget. DCD staff is paid through the Downey Cemetery District's Budget.⁴³

The DCD's SOI boundary include a portion of the City of Downey. Residents who live within that portion of the City, and who are within the Downey Cemetery District's boundary are eligible for services provided by the Downey Cemetery District. Since the word "Downey" appears within the cemetery district name, many people assume that all residents who reside within the City of Downey are eligible for services provided by the DCD. To avoid this confusion and to meet the needs of the community, the entire City of Downey should be within the Downey Cemetery District SOI boundary.

The Downey Cemetery District does not maintain its own website. The City of Downey maintains a webpage on the City of Downey's City Services, Parks & Recreation section of its website. The webpage includes brief history about the Downey Cemetery District, includes a fee schedule, and members of the public can search cemetery records on-line. Agendas and minutes of Board meetings are not readily-available on the website.

Determinations:

- **The City of Downey maintains and provides readily-available information about the Downey Cemetery District in an on-line format.**
- **Downey Cemetery District representatives should commit to provide more readily-available agendas and minutes of Board meetings in an on-line format.**

Other Matters

None.

Determination:

(No additional determinations)

(Report continues on Page 33)

Downey Cemetery District

SOI Recommendation

Downey Cemetery District SOI Recommendation:

- **Expand Downey Cemetery District's Sphere of Influence to include the remaining portion of the City of Downey.** The Downey Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Existing Downey Cemetery District Sphere of Influence, Exhibit 6, on Page 28). LAFCO staff recommends an SOI Amendment to expand the Downey Cemetery District's SOI boundary would facilitate and encourage annexation of 2,700± acres or 4.22± square miles, the remainder of the City of Downey, into the DCD. Annexing the remainder of the City of Downey into the DCD would create a more logical boundary and avoid confusion to the public who don't understand why they live in Downey but do not live within the boundaries of the DCD. Such annexation may, additionally, provide additional property tax revenue for the continued operation and maintenance of the cemetery (see Proposed Downey Cemetery District Sphere of Influence, Exhibit 7, on Page 35).

Discussion/Analysis:

Given that the DCD contracts with the City of Downey for the maintenance of the cemetery grounds, and accounting and financial services, the City of Downey maintains a DCD webpage through the City of Downey website, and operates a small office within the Barbara J. Riley Community & Senior Center. LAFCO should consider the establishment of a subsidiary district for the continued operation and efficiency of Downey Cemetery District.

Pursuant to Government Code Section 57105, an order establishing a district as a subsidiary district may be adopted if the Commission determines:

- (a) The entire territory of the district is included within the boundaries of a city.

OR

- (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) Represent 70 percent (70%) or more of the area of land within the district; and
 - (2) Contain 70 percent (70%) 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 register voters.

It is recommended that the Commission consider a future review for the establishment of Downey Cemetery District as a subsidiary district of the City of Downey. If successful, the Downey City Council is designated as, and empowered to act as, the board of directors of the cemetery district (Government Code Section 57534).

Were LAFCO to establish a subsidiary district, the property tax revenues assigned to the Downey Cemetery District would be allocated to the City. This would address certain inequities that currently exist. For example, the DCD receives approximately \$70,000 in property tax revenues, yet it pays the City roughly \$8,000 for doing all of the work associated with the cemetery (accounting, payroll, maintenance, and sales). The DCD has a bank account which the City cannot access. Further, the District has control of the land where the cemetery is located. Establishment of a subsidiary district would better match revenues to responsibilities by vesting control of all assets, funds, and decision-making authority to the one party (City of Downey) which is currently performing all of the work required to operate the cemetery.

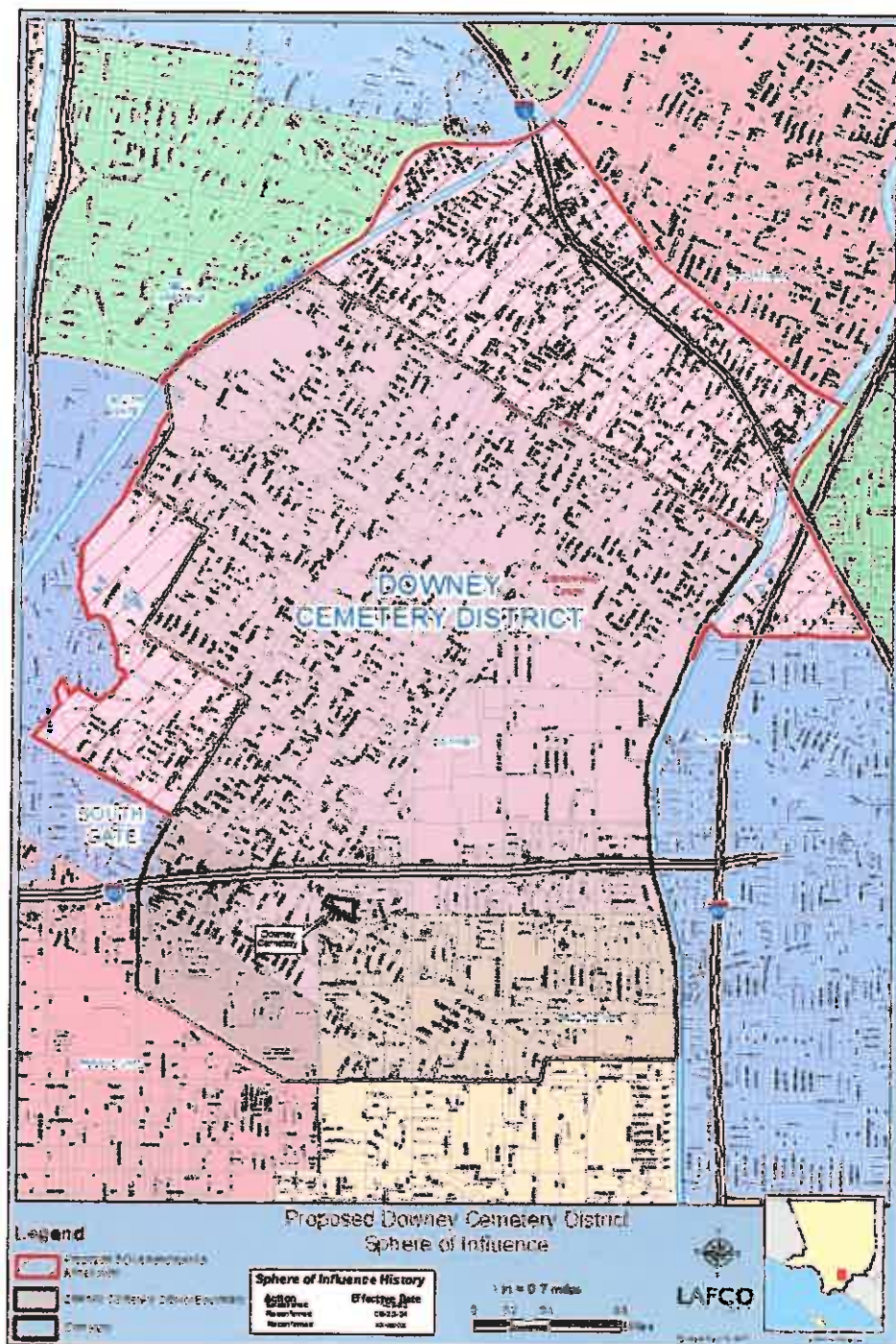
Determination:

- **LAFCO staff recommends that the Commission consider a future review to establish the Downey Cemetery District as a subsidiary district of the City of Downey.**

(Report continues on Page 35)

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Proposed Downey Cemetery District Sphere of Influence



Chapter Six: Little Lake Cemetery District

The Little Lake Cemetery District (LLCD) was formed in the 1920s. The first recorded burial was listed in 1872.⁴⁴

The purpose of the LLCD is to provide the public with a cemetery within the constraints of the Cemetery District Enabling Act. The LLCD provides burials, ground maintenance, opening and closing of graves, cremation grave sites, endowment care, "at-need" and "pre-need" sales, and setting of grave markers to identify the interred.

The population within the boundaries of the LLCD in 2010 was 147,857.⁴⁵ The LLCD is 19.9 square miles in size with a population density of 7,430 persons per square mile.

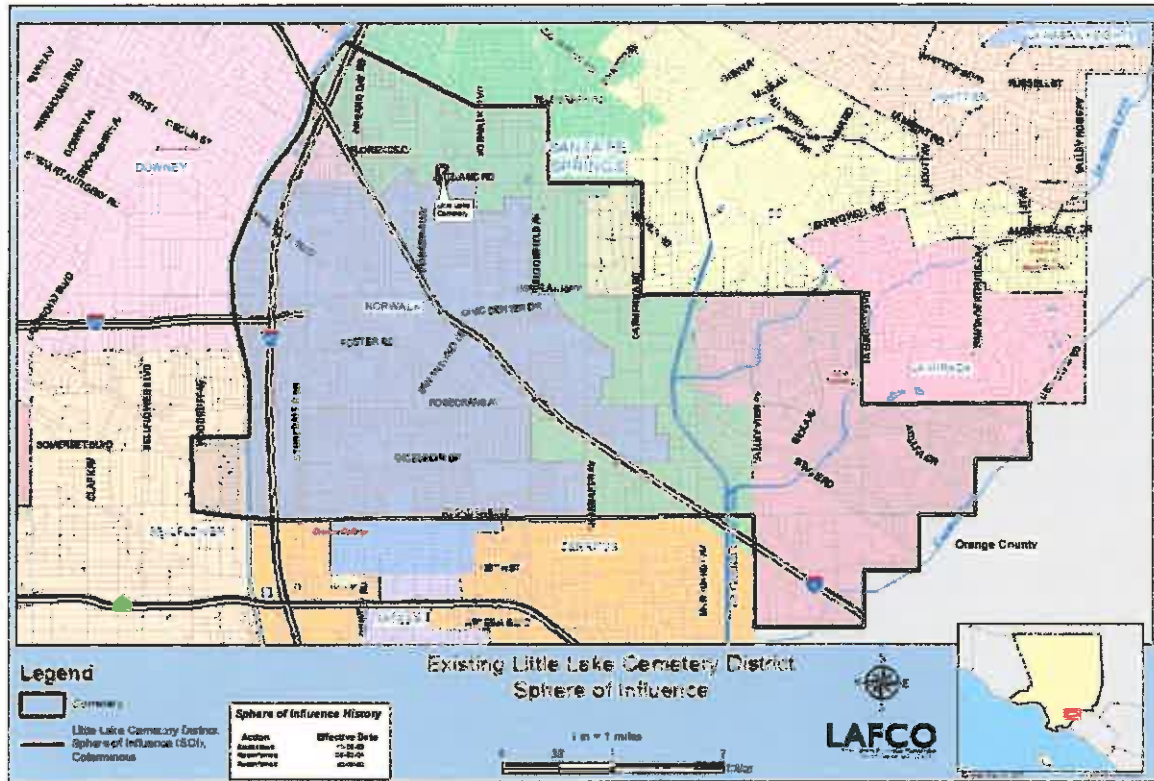
Little Lake Cemetery District and its Coterminous SOI boundary include portions of the cities of Downey, Santa Fe Springs, Norwalk, Bellflower, and La Mirada; and County unincorporated territory. The LLCD boundary is generally located south of Los Nietos Road, west of the Orange County Line, north of Alondra Boulevard, and east of the San Gabriel River (see Existing Little Lake Cemetery District Sphere of Influence, Exhibit 8, on Page 37). The LLCD is bisected by the San Gabriel River (Interstate 605) Freeway and the California Interstate 5 Freeway. The cemetery property is located in the City of Santa Fe Springs. The topography of the LLCD is relatively flat.

(Report continues on Page 37)

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Exhibit 8

Existing Little Lake Cemetery District Sphere of Influence



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Little Lake Cemetery District

Discussion and Determinations

Government Code Section 56430 requires LAFCO to “conduct a service review of the municipal services” and to “prepare a written statement of its determinations” relative to several factors. This chapter addresses these factors and includes the recommended determinations.

Population Projections

According to the United States Census Bureau, the 2010 population of the Little Lake Cemetery District was 147,857.⁴⁶ The LLCD is in an urbanized area that is largely built-out.

The population within the SOI boundary within the Little Lake Cemetery District is unlikely to grow significantly over the next twenty (20) years.

Determinations:

- **Little Lake Cemetery District is an urbanized area that is largely built-out.**
- **The population is unlikely to grow significantly over the next twenty (20) years.**

Disadvantaged Unincorporated Communities

Pursuant to the State’s passage of Senate Bill 244, as of January 1, 2012, LAFCOs are required to make determinations regarding Disadvantaged Unincorporated Communities (DUCs) for an Update of a Sphere of Influence. The law defines a DUC as a community with an annual median household income that is less than eighty percent (80%) of the statewide annual median household income. The law also requires that LAFCOs consider “the location and characteristics of any disadvantaged communities within or contiguous to the sphere of influence” when preparing an MSR.

The Little Lake Cemetery District contains one (1) small area of unincorporated territory that is a DUC, located east of the City of Santa Fe Springs (Area 1); it consists of residential, commercial, and light industrial zones. This DUC is part of a larger unincorporated community known as South Whittier. There are two (2) small areas of unincorporated territory that are DUCs, contiguous to the Little Lake Cemetery District and its SOI, located east of the City of Santa Fe Springs (Area 2), and north and west of the City of La Mirada (Area 3), both in South Whittier, that consists of residential, commercial, and light industrial zones (see Existing Little Lake Cemetery District Sphere of Influence with DUCs, Exhibit 9, on page 40).

Determinations:

- **The Little Lake Cemetery District contains one (1) area of unincorporated territory that is a DUC, located east of the City of Santa Fe Springs; it consists of**

residential, commercial, and light industrial zones. This DUC is part of a larger unincorporated community known as South Whittier. There are two (2) small areas of unincorporated territory that are DUCs, contiguous to the Little Lake Cemetery District and its SOI, located east of the City of Santa Fe Springs and north of the City of La Mirada; both in South Whittier, that consists of residential, commercial, and light industrial zones.

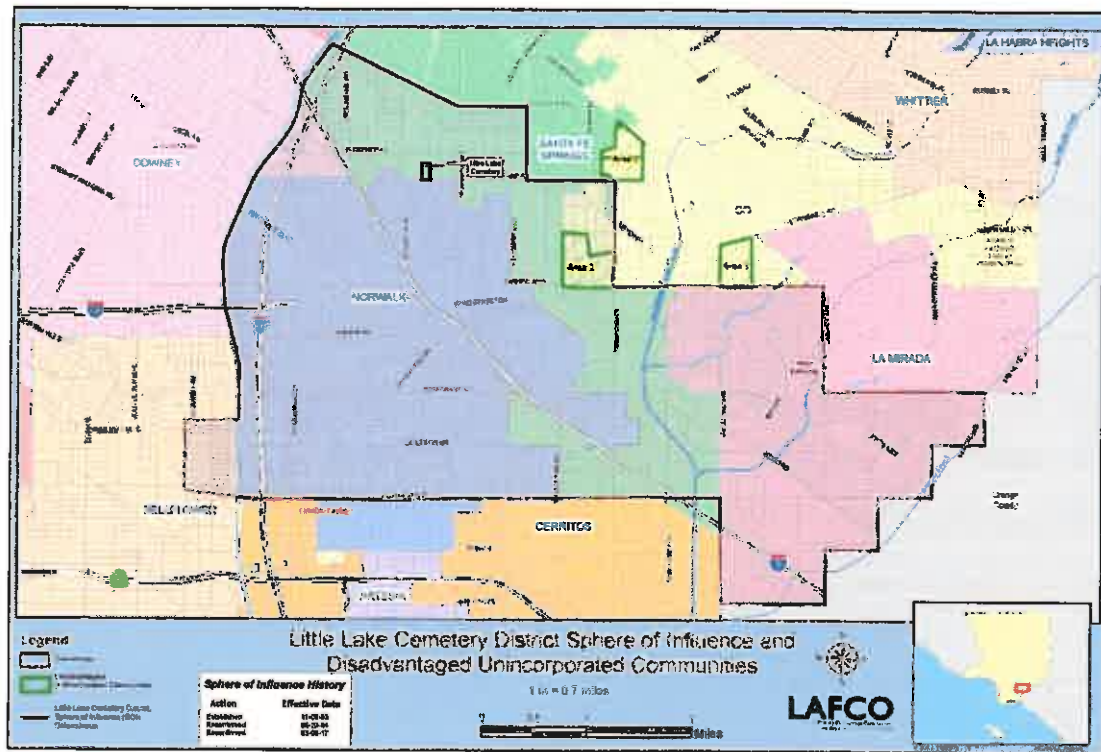
- By its very nature as a cemetery district, the Little Lake Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.

(Report continues on Page 40)

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Exhibit 9

Existing Little Lake Cemetery District Sphere of Influence with DUCs



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Present and Planned Capacity of Public Facilities

The LLCD owns and maintains one cemetery property. The Little Lake Cemetery is 9.7 acres, and it is surrounded by developed land on all sides.

The Little Lake Cemetery has 9,500 filled grave sites with a present capacity of 113 open plots available for in-ground burials and in-ground cremations.⁴⁷

According the LLCD staff, the cemetery is almost filled to capacity for in-ground burials; staff indicates that the district is considering a plan to install a cremation niche wall to serve its customers.⁴⁸

Given the existing sales rates and proposed construction of a cremation niche wall, the LLCD can continue to meet the needs of the community for at least the next ten (10) years.

Determination:

- **The Little Lake Cemetery is almost filled to capacity for in-ground burials, and with the proposed construction of a cremation niche wall, the LLCD will be able to continue to meet the needs of the community for at least the next ten (10) years.**

Financial Ability of Agencies to Provide Services

The LLCD's financial statement for Fiscal Year 2014-2015 ending June 30, 2015 started with a beginning fiscal year balance of \$ 1,542,929, reflects \$341,281 in revenue and \$275,166 in expenses for a fiscal year-end balance of \$1,609,044.⁴⁹

For Fiscal Year 2014-2015, thirty-three percent (33%) of the LLCD's income was property tax revenue, and the remaining sixty-six percent (67%) was investment income and charges for service, such as sales of plots, burials fees, and other sales.⁵⁰

The LLCD has no long-term debt.⁵¹

The Endowment Fund for Fiscal Year 2014-2015 is 14,870.⁵²

Given that there are 9,500 filled plots, \$855,000 should be within the LLCD's Endowment Fund, and it is 1.7% funded. Additional funding is required to meet the minimum amounts set by Health & Safety Code Section 8738.

Determination:

- **Little Lake Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.**

Status of, and Opportunities for, Shared Facilities

Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Determination:

- **Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.**

Accountability for Community Service Needs

The LLCD is governed by a three-member Board of Trustees who are appointed by the Board of Supervisors. Board members receive a \$50 stipend for each meeting attended. The Board meets six (6) times a year. There is one (1) full-time District Manager who lives on the cemetery property, one (1) full-time in-house groundskeeper, and one (1) part-time in-house groundskeeper.⁵³

The Little Lake Cemetery District does not have a website.

Determination:

- **Little Lake Cemetery District representatives should consider establishing a website in order to provide more information to the public in an on-line format.**

Other Matters

None.

Determination:

(No additional determinations)

(Report continues on Page 43)

Little Lake Cemetery District

SOI Recommendation

Little Lake Cemetery District SOI Recommendation:

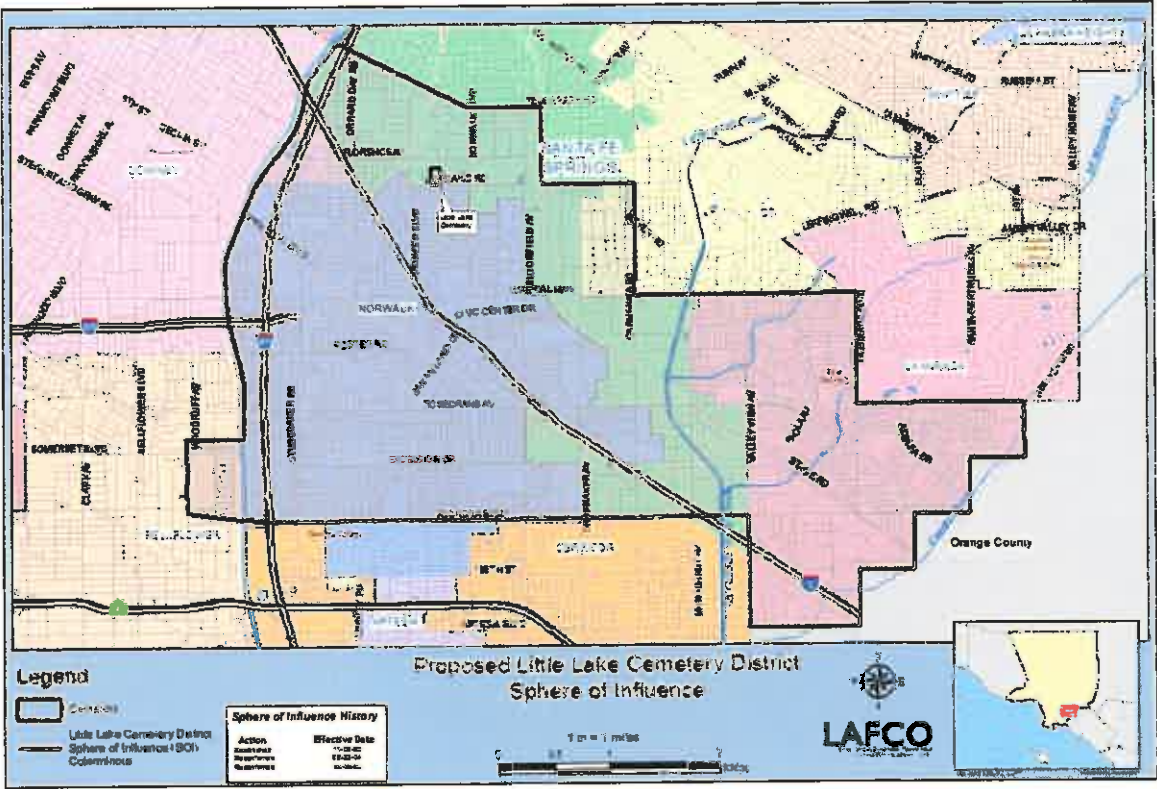
- **Reconfirm Little Lake Cemetery District's Existing Coterminous Sphere of Influence.** The Little Lake Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Existing Little Lake Cemetery District Sphere of Influence, Exhibit 8, on Page 40). The Little Lake Cemetery District has a limited staff, and the District's Board does not want to make changes to its boundary. Future changes to the SOI boundary is unlikely; LAFCO staff therefore recommends that the Commission reconfirm the existing Coterminous SOI for the Little Lake Cemetery District (see Proposed Little Lake Cemetery District Sphere of Influence, Exhibit 10, on Page 44).

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Exhibit 10

Proposed Little Lake Cemetery District Sphere of Influence



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Chapter Seven: Wilmington Cemetery District

The Wilmington Cemetery District (WCD) was formed on December 2, 1958. The cemetery was first established in 1857 by Phineas Banning, known as the “The Father of the Port of Los Angeles”. The WCD became a Los Angeles Historic-Cultural Monument (# 414) in 1983. The WCD is the oldest cemetery in the Los Angeles Harbor Area and the second oldest in the City of Los Angeles.⁵⁴

The purpose of the WCD is to provide the public with a cemetery within the constraints of the Cemetery District Enabling Act. The WCD provides “pre-need” burials, ground maintenance, opening and closing of graves, endowment care, and setting of grave markers to identify the interred.

The population within the boundaries of the WCD in 2010 was 51,763.⁵⁵ The WCD is 4.3 square miles in size with a population density of 12,038 persons per square mile.

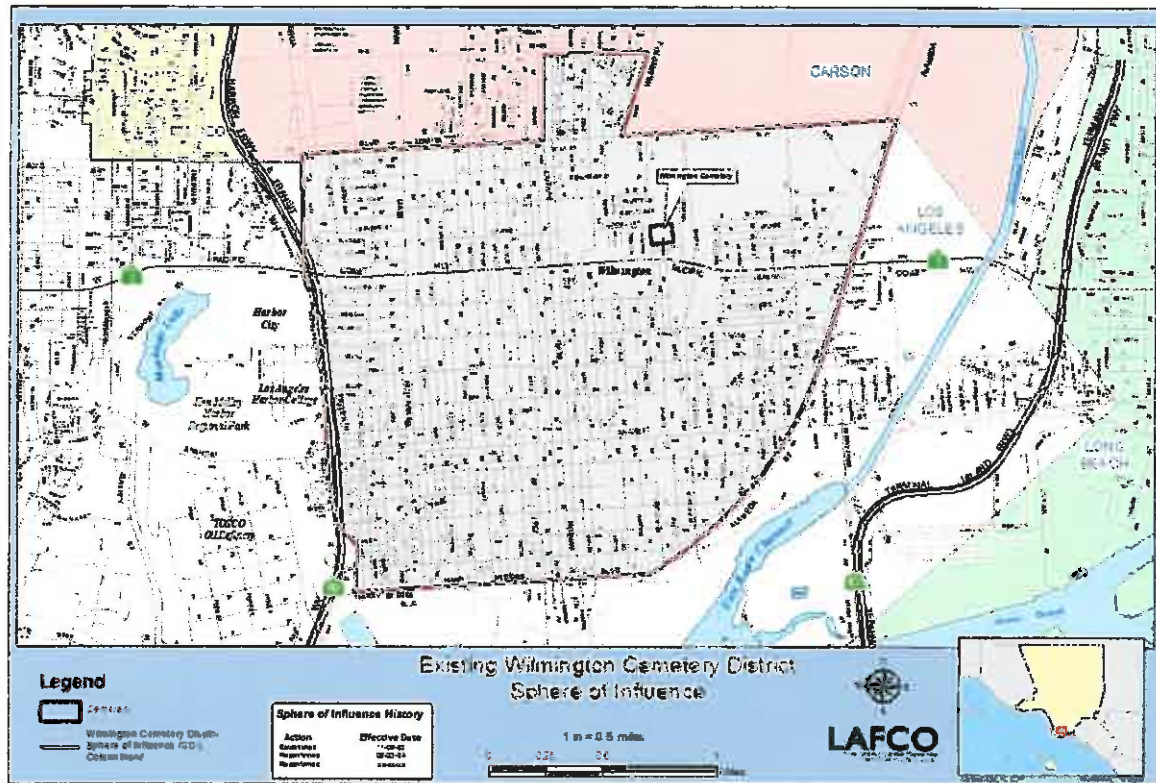
Wilmington Cemetery District and its Coterminous SOI boundary is within the City of Los Angeles. The WCD boundary is generally located south of the City of Carson, west of Alameda Street, north of Harry Bridges Boulevard, and east of the Harbor (State Route 110) Freeway (see Existing Wilmington Cemetery District Sphere of Influence, Exhibit 11, on Page 46). The WCD is bisected by the Pacific Coast Highway (State Route 1). The cemetery property is located in the Wilmington area within the City of Los Angeles. The topography of the WCD is relatively flat.

(Report continues on Page 46)

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Exhibit 11

Existing Wilmington Cemetery District Sphere of Influence



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Wilmington Cemetery District

Discussion and Determinations

Government Code Section 56430 requires LAFCO to “conduct a service review of the municipal services” and to “prepare a written statement of its determinations” relative to several factors. This chapter addresses these factors and includes the recommended determinations.

Population Projections

According to the United States Census Bureau, the 2010 population of the Wilmington Cemetery District was 51,763.⁵⁶ The WCD is in an urbanized area that is largely built-out.

The population within the SOI boundary within the Wilmington Cemetery District is unlikely to grow significantly over the next twenty (20) years.

Determinations:

- **Wilmington Cemetery District is an urbanized area that is largely built-out.**
- **The population is unlikely to grow significantly over the next twenty (20) years.**

Disadvantaged Unincorporated Communities

Pursuant to the State's passage of Senate Bill 244, as of January 1, 2012, LAFCOs are required to make determinations regarding Disadvantaged Unincorporated Communities (DUCs) for an Update of a Sphere of Influence. The law defines a DUC as a community with an annual median household income that is less than eighty percent (80%) of the statewide annual median household income. The law also requires that LAFCOs consider “the location and characteristics of any disadvantaged communities within or contiguous to the sphere of influence” when preparing an MSR.

The Wilmington Cemetery District does not contain any unincorporated areas or DUCs. There are no DUCs contiguous to the Wilmington Cemetery District and its existing SOI.

Within the area that is proposed to be added to the Wilmington Cemetery District's SOI, there is a small DUC located at the northeast corner of an unincorporated island surrounded by the City of Los Angeles. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.

Determinations:

- **There is no impact upon the location and characteristic of any Disadvantaged Unincorporated Communities (DUCs) because there are no unincorporated**

communities, and therefore no DUCs, within or contiguous to the Wilmington Cemetery District and its existing SOI.

- **By its very nature as a cemetery district, the Wilmington Cemetery District does not provide three core governmental services: water, wastewater, and structural fire protection.**
- **Within the area that is proposed to be added to the Antelope Valley Cemetery District's SOI, there is a small DUC at the northeast corner of an unincorporated island surrounded by the City of Los Angeles. The proposed SOI expansion facilitates a future annexation (or annexations) which would provide additional services to landowners and residents within this DUC.**

Present and Planned Capacity of Public Facilities

The WCD owns and maintains one cemetery property. The Wilmington Cemetery is ten (10) acres, and it is surrounded by developed land on all sides.

The Wilmington Cemetery has 9,350 filled grave sites. All cemetery plots are either filled or allocated. The WCD does not provide "at-need" burials since there are no remaining open plots for sales. There are 65 open plots available for "pre-need" burials only.⁵⁷ The WCD has indicated that the District will contact surviving family members, whose families have already paid for plots, but have not yet utilized their purchased plots. Most of these burial plots date back to the late 1800s. Since, the District is not able to sell allocated plots, by law, that have already been paid, the WCD is hopeful that these families will relinquish or donate those unused burial plots back to the cemetery district, so that the District will have additional open plots available to generate new "pre-need" or "at-need" sales.

District representatives have indicated the importance of having a cremation niche wall constructed on-site, but WCD representatives stated there is a lack of funding for the construction of a niche wall at the present time.

WCD representatives have indicated that the WCD has an extraordinarily high City of Los Angeles Department of Water and Power water bill. There were previous efforts by the WCD to receive reclaimed water through the City of Los Angeles or through the County of Los Angeles that would reduce water rates, but to no avail. The WCD continues to make efforts to reduce their water usage.⁵⁸

Determinations:

- **Wilmington Cemetery District no longer has open plots available for "at-need" sales. Only "pre-need" burials are conducted, as all burial plots have been filled or allocated.**
- **Wilmington Cemetery District representatives are in the process of contacting surviving family members, whose families have already paid for plots, who have not yet utilized their purchased plots. It is hoped that these families will relinquish**

or donate those unused burial plots back to the cemetery district, so that the District will have additional open plots available to generate new “pre-need” or “at-need” sales.

- **District representatives should continue their efforts to acquire the funding necessary for the construction a cremation niche wall.**
- **At present, the District does not have the capacity to meet on-going and future demands for burials at the Wilmington Cemetery. These demands will be met only if District representatives succeed in developing a cremation niche wall or convincing individuals to relinquish un-used burial plots.**

Financial Ability of Agencies to Provide Services

The WCD's financial statement for Fiscal Year 2013-2014 ending June 30, 2014 started with a beginning fiscal year balance of \$ 264,595, reflects \$218,342 in revenue and \$247,822 in expenses with a net loss of \$29,480 for a fiscal year-end balance of \$235,115.⁵⁹

The WCD receives revenue from a benefit assessment which provides funding for the operation and maintenance for the cemetery property.⁶⁰

For Fiscal Year 2013-2014, forty-nine percent (49%) of the WCD's income was from a benefit assessment, twenty-three percent (23%) was in property tax revenue, and the remaining twenty-eight percent (28%) were charges for services, such as burials fees, other sales, and oil royalties.⁶¹

The WCD has no long-term debt.⁶²

The WCD started an Endowment Fund in August of 2015. As of November 2016, the Endowment Fund balance is \$6,400.⁶³

Given that there are 9,350 filled plots, \$841,500 should be within the WCD's Endowment Fund, and it is 0.76% funded. Additional funding is required to meet the minimum amounts set by Health & Safety Code Section 8738.

On-going and long-term financial challenges has limited the WCD's ability to provide services to its customers. Most of these challenges are because all in-ground burials performed by the WCD are “pre-need” sales that had been paid many years ago, generate little or no new income to the WCD, yet those services still need be to performed. The board of trustees has made efforts to increase its fee schedule to generate additional income.

WCD has been struggling for years financially. To increase additional revenues to the WCD budget, and to facilitate and encourage a future annexation of 13,752± acres or 21.49± square miles, LAFCO staff recommends an SOI Amendment to expand the Wilmington Cemetery District's SOI boundary (a portion of the City of Los Angeles and a small area of unincorporated territory) into the WCD. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the WCD.

Determinations:

- **Wilmington Cemetery District should make an effort to increase the amount of capital in its Endowment Fund.**
- **On-going and long-term financial challenges have limited the Wilmington Cemetery District's ability to provide services to its customers. Most of these challenges are because all in-ground burials performed by the Wilmington Cemetery District are "pre-need" sales that had been paid many years ago, generate little or no new income to the WCD, yet those services still need be to performed. The board of trustees has made efforts to increase its fee schedule to generate additional income.**
- **To increase additional revenues to the WCD budget, Wilmington Cemetery District anticipates filing an application to annex 13,752± acres or 21.49± square miles in the future. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the WCD.**

Status of, and Opportunities for, Shared Facilities

Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.

Determination:

- **Due to the nature of the services provided, there are no apparent opportunities to share facilities with other agencies.**

Accountability for Community Service Needs

The WCD is governed by a five-member Board of Trustees who are appointed by the Board of Supervisors. Board members receive no stipends for meetings attended. The Board meets twelve (12) times a year. There is one (1) part-time office manager, and two (2) full-time groundskeepers.⁶⁴

The Wilmington Cemetery District does not have a website.

Determination:

- **Wilmington Cemetery District representatives should consider establishing a website in order to provide more information to the public in an on-line format.**

Other Matters

None.

Determination:

(No additional determinations)

(Report continues on Page 52)

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Wilmington Cemetery District

SOI Recommendation

Wilmington Cemetery District SOI Recommendation:

- **Expand Wilmington Cemetery District's Existing Coterminous Sphere of Influence to include a portion of the City of Los Angeles.** The Wilmington Cemetery District's Existing Coterminous SOI was established on November 9, 1983. On June 23, 2004, the Commission reconfirmed the Coterminous SOI in the course of adopting the Miscellaneous Government Services Municipal Service Review (see Existing Wilmington Cemetery District Sphere of Influence, Exhibit 11, on Page 46). LAFCO staff recommends an SOI Amendment to expand the Wilmington Cemetery District's SOI boundary to facilitate and encourage annexation of 13,752± acres or 21.49± square miles (a portion of the City of Los Angeles and a small area of unincorporated territory) into the WCD. Staff anticipates the Wilmington Cemetery District will file an application in the future. Should the annexation be approved by the Commission, it will provide additional property tax revenue to the Wilmington Cemetery District (see Proposed Wilmington Cemetery District Sphere of Influence, Exhibit 12, on Page 53).

Discussion/Analysis:

The proposed boundary follows the City of Los Angeles municipal boundary to the south, east, and west, and north to the Interstate 405 Freeway.

The proposed expansion of the SOI boundary is consistent with the proposed future District application to annex the same territory into the WCD. Future annexation of this area would have several benefits: one, it would provide much-needed additional property tax revenues to the WCD; and two, it would enable those persons in a portion of the City of Los Angeles and a small area of unincorporated territory—all of whom are currently outside the WCD's current boundaries—to avail themselves of cemetery services without paying an "out-of-district" premium for services.

(Report continues on Page 53)

Exhibit 12

Proposed Wilmington Cemetery District Sphere of Influence



**Cemetery Districts
Municipal Service Review**

Footnotes

Footnotes:

1. About Us, Antelope Valley Cemetery District, Website; November 2, 2016.
2. 2010 United States Census Bureau data.
3. Ibid.
4. Letter from Dayle DeBry, District Manager, Antelope Valley Cemetery District, to Alisha O'Brien; October 26, 2016.
5. Ibid.
6. Lancaster Cemetery District, Audited Financial Statements June 30, 2015, Number of Burials Diminishing Due to Cremations, Page 9.
7. Letter from Dayle DeBry, District Manager, Antelope Valley Cemetery District, to Alisha O'Brien; October 26, 2016.
8. Ibid; and E-mail from Dayle DeBry, District Manager, Antelope Valley Cemetery District, to Alisha O'Brien; November 2, 2016.
9. Lancaster Cemetery District, Audited Financial Statements June 30, 2015, Governmental Fund Balance Sheet – Statement of Net Position, Page 11.
10. Lancaster Cemetery District, Audited Financial Statements June 30, 2015, Revenue, Pages 8 and 9.
11. E-mail from Dayle DeBry, District Manager, Antelope Valley Cemetery District, to Alisha O'Brien; November 15, 2016.
12. Lancaster Cemetery District, Audited Financial Statements June 30, 2015, Debt, Page 10.
13. Lancaster Cemetery District, Audited Financial Statements June 30, 2015, Governmental Fund Balance Sheet – Statement of Net Position, Page 11.
14. E-mail from Dayle DeBry, District Manager, Antelope Valley Cemetery District, to Alisha O'Brien; November 2, 2016.
15. Artesia Cemetery District, Brochure, 2014.

16. 2010 United States Census Bureau data.
17. Ibid.
18. E-mail for Robert Yeutter, Assistant District Manager, Artesia Cemetery District, to Alisha O'Brien; February 22, 2017.
19. Ibid.
20. Ibid; and Artesia Cemetery District, Yearly Burial Count, Fiscal Year 2014-2015.
21. Telephone conversation with Robert Yeutter, Assistant District Manager, Artesia Cemetery District; February 23, 2017.
22. Artesia Cemetery District, Statement of Activity, Month and-Year-to-Date, June 2015.
23. Ibid.
24. Telephone conversation with Robert Yeutter, Assistant District Manager, Artesia Cemetery District; November 15, 2016.
25. Artesia Cemetery District, Statement of Activity, Month and-Year-to-Date, June 2015.
26. Telephone conversation with Robert Yeutter, Assistant District Manager, Artesia Cemetery District; February 23, 2017.
27. Ibid.
28. Ibid.
29. Ibid.
30. Downey Cemetery District Financial Statements June 30, 2014, Organization and History, Page 17.
31. E-mail from Lorena Arellano, Coordinator, Downey Cemetery District, Brief History of the Downey Cemetery, to Alisha O'Brien; January 11, 2016.
32. 2010 United States Census Bureau data.
33. Ibid.
34. E-mail from Lorena Arellano, District Coordinator, Downey Cemetery District, to Alisha O'Brien; November 16, 2016.
35. E-mail from Lorena Arellano, District Coordinator, Downey Cemetery District, to Alisha O'Brien; January 11, 2016.

36. Downey Cemetery District, Financial Statements, Fiscal Year 2014-2015, Statement of Activities, Page 11.
37. Ibid.
38. Downey Cemetery District, Financial Statements, Fiscal Year 2014-2015, Long-Term Liabilities, Page 19.
39. Downey Cemetery District, Financial Statements, Fiscal Year 2014-2015, Statement of Net Position, Page 10.
40. Downey Cemetery District, Financial Statements, Fiscal Year 2014-2015, Notes to Financial Statements (Continued), Page 20.
41. Agreement between the Downey Cemetery District and the City of Downey executed on August 22, 1995.
42. E-mail from Lorena Arellano, District Coordinator, Downey Cemetery District, to Alisha O'Brien; November 16, 2016.
43. Ibid.
44. Literature provided by the Little Lake Cemetery District; December 16, 2015.
45. 2010 United States Census Bureau data.
46. Ibid.
47. Telephone conversation with Stan Schnelle, District Manager, Little Lake Cemetery District; December 7, 2016.
48. Telephone conversation with Stan Schnelle, District Manager, Little Lake Cemetery District; November 16, 2016.
49. Little Lake Cemetery District, Financial Statements June 30, 2015 and 2014, Page 5.
50. Ibid.
51. Telephone conversation with Stan Schnelle, District Manager, Little Lake Cemetery District; November 16, 2016.
52. Little Lake Cemetery District, Financial Statements June 30, 2015 and 2014, Page 5.
53. Telephone conversation with Stan Schnelle, District Manager, Little Lake Cemetery District; November 16, 2016.
54. Historic Wilmington Cemetery, Literature provided by the Wilmington Cemetery District, December 10, 2015.

55. 2010 United States Census Bureau data.
56. Ibid.
57. E-mail from Olivia Cueva-Fernandez, Trustee and Board Secretary, Wilmington Cemetery District, to Alisha O'Brien; November 10, 2016.
58. E-mail from Olivia Cueva-Fernandez, Trustee and Board Secretary, Wilmington Cemetery District, to Alisha O'Brien; November 21, 2016; and telephone conversation with Olivia Cueva-Fernandez; March 15, 2017.
59. Telephone conversation with Stan Schnelle, District Manager, Little Lake Cemetery District; November 16, 2016.
- 60.
61. Wilmington Cemetery District, Annual Financial Report, Fiscal Year 2013-2014, Basic Financial Statements, Page 8.
62. Wilmington Cemetery District, Annual Financial Report, Fiscal Year 2013-2014, Annual Assessment for Landscape Maintenance Purposes, Page 16.
63. Wilmington Cemetery District, Annual Financial Report, Fiscal Year 2013-2014, Basic Financial Statements, Page 8.
64. E-mail from Olivia Cueva-Fernandez, Trustee and Board Secretary, Wilmington Cemetery District, to Alisha O'Brien; November 21, 2016.
65. Ibid.
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Staff Report

May 10, 2017

Agenda Item No. 7.b.

**Annexation No. 2015-06 to the Newhall County Water District (Tesoro),
Amendment to the Newhall County Water District Sphere of Influence (SOI)**

PROPOSAL SUMMARY:

Size of Affected Territory:	0.10± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	Newhall County Water District
Resolution or Petition:	August 13, 2015
Application Filed with LAFCO:	September 24, 2015
Location:	The affected territory is generally located west of the intersection of Newhall Ranch Rd. and Copper Hill Dr.
City/County:	City of Santa Clarita
Affected Territory:	The affected territory consists of an existing water booster station for potable water. The topography is flat.
Surrounding Territory:	Surrounding the territory is commercial, industrial and vacant land.
Landowner(s):	Newhall County Water District
Registered Voters:	0 registered voters as of October 12, 2015
Purpose/Background:	The purpose is to annex district-owned property into the district boundary. The site consists of an existing water booster station for potable water.
Related Jurisdictional Changes:	None
Within SOI:	No

Waiver of Notice/Hearing/Protest: Yes, on the basis of the annexation. Although the Commission may make a determination without public notice and hearing and waive protest proceedings, relative to the proposed annexation, as described below, a noticed public hearing is required for the proposed SOI amendment, pursuant to Government Code Section 56427.

CEQA Clearance: The proposal is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(a) because the annexation consists of areas containing existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by Newhall County Water District, as lead agency, on August 13, 2015.

Additional Information: None

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Population:

The population density issue does not apply because the affected territory is unpopulated.

The estimated future population is 0 residents (no anticipated change).

The affected territory is .10+/- acres. The affected territory consists of an existing water booster station for potable water.

The assessed valuation is \$4,798 as of the 2016 tax roll.

The per capita assessed valuation issue does not apply because the affected territory is unpopulated.

On March 21, 2017, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries.

Crocker Drainage Basin is 1,100 feet south of the affected territory.

The nearest populated area is 1,200 feet to the south.

The affected territory is likely to experience no growth in the next ten years. The adjacent areas are likely to experience modest growth in the next ten years.

b. Governmental Services and Controls:

The affected territory consists of an existing water booster station for potable water which requires organized governmental services.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal.

c. Proposed Action and Alternative Actions:

The proposed action will have no effect on adjacent areas. The proposed action will have no effect on mutual social and economic interests. The proposal has no impact on the governmental structure of the County.

The effect of alternate actions on mutual social and economic interests and on the local governmental structure of the County is minimal.

d. *Conformity with Commission Policies on Urban Development and Open Space Conversion Policies:*

There are no conformance issues because the Commission has not adopted any policies relative to providing planned, orderly, efficient patterns of urban development.

There is no prime agricultural land within or adjacent to the affected territory. The proposal conforms with the objectives in Government Code Sections 56377(a) and 56377(b).

e. *Agricultural Lands:*

There are no effects on agricultural lands, as defined. None of the land within the affected territory is currently used for the purpose of producing an agricultural commodity for commercial purposes. According to the California Department of Conservation, Division of Land Resource Protection, none of the land within the affected territory is subject to a Land Conservation Act (aka "Williamson Act") contract nor in a Farmland Security Zone (California Land Conservation Act 2012 Status Report).

f. *Boundaries:*

The boundaries of the affected territory have been clearly defined by the applicant, and these boundaries have been reviewed and approved by LAFCO's GIS/Mapping Technician.

The boundaries conform to lines of assessment or ownership, and these boundaries have been reviewed and approved by LAFCO's GIS/Mapping Technician.

As a special district annexation, the proposal has no impact on existing city-county boundaries, nor does it create islands or corridors of unincorporated territory.

g. *Consistency with Regional Transportation Plan:*

The proposal has no significant impact upon, and is therefore consistent with, the Regional Transportation Plan.

h. *Consistency with Plans:*

The proposal is consistent with the existing City of Santa Clarita General Plan designation of Specific Plan (SP).

The proposal is consistent with the existing North Valencia II Specific Plan designation of Business Park (PB).

Pre-zoning is not a requirement for a special district proposal.

i. *Sphere of Influence:*

The affected territory is not within the Sphere of Influence of the Newhall County Water District, but a concurrent Sphere of Influence Update is being processed with this application.

j. *Comments from Public Agencies:*

Staff did not receive any significant comments from public agencies or any resolutions raising objections from any affected agency.

k. *Ability to Provide Services:*

This is district-owned property that has been developed to include a booster water station for potable water to serve current and future customers.

l. *Timely Availability of Water Supplies:*

N/A.

m. *Regional Housing:*

As a special district annexation, the proposal will not affect any city, nor the county, in achieving their respective fair shares of the regional housing needs as determined by the Southern California Association of Governments (SCAG).

n. *Comments from Landowners, Voters, or Residents:*

Staff did not receive any significant comments from landowners, voters, or residents.

o. *Land Use Designations*

The proposal is consistent with the existing City of Santa Clarita General Plan designation of Specific Plan (SP).

The proposal is consistent with the existing North Valencia II Specific Plan designation of Business Park (PB)

The proposal is consistent with the existing City of Santa Clarita zoning designation of Specific Plan (SP).

p. *Environmental Justice:*

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) CLEARANCE:

The proposal is categorically exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15319(a) because the annexation consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, the proposal is not in a sensitive environment, and there are no cumulative impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

DETERMINATIONS WITHOUT NOTICE AND HEARING, AND WAIVER OF PROTEST PROCEEDINGS:

Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand for notice and hearing during the 10-day period referenced in Government Code Section 56662(c). Furthermore, the proposal was accompanied by satisfactory proof that all the landowners within the affected territory have given their written consent to the proposed annexation. Based thereon, the Commission may make determinations on the proposed annexation without notice and hearing, and the Commission may waive protest proceedings.

PUBLIC HEARING REQUIREMENT FOR SOI AMENDMENT(S):

Although the Commission may waive the public notice, hearing, and protest relative to the proposed reorganization, as described above, a public hearing is still required for the proposed SOI amendment pursuant to Government Code Section 56427.

Therefore, the recommended actions include a public hearing on the SOI amendments and a waiver of the protest proceedings for the annexation.

SPHERE OF INFLUENCE AMENDMENT DETERMINATIONS PURSUANT TO GOVERNMENT CODE 56425(e):

1. Present and Planned Land Uses in the Area

The affected territory consists of an existing water booster station for potable water.

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

The affected territory is located within the City of Santa Clarita. Government services, including fire and emergency medical, flood control, planning, police, road maintenance, and other services are provided by the city, county, and other special districts.

The affected territory consists of an existing water booster station for potable water which requires organized governmental services.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal.

3. *Present Capacity of Public Facilities and Services:*

This is district-owned property that consists of an existing water booster station for potable water to serve current and future customers.

4. *Social of Economic communities of interest*

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

5. *Disadvantaged Unincorporated Communities:*

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

SPHERE OF INFLUENCE AMENDMENT DETERMINATIONS PURSUANT TO GOVERNMENT CODE 56425(i):

The Commission has on file written statement of the functions and classes of service of the Newhall County Water District and can establish the nature, location and extent of its classes of service and that it provides water services within its boundary.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the Newhall County Water District which will be for the interest of landowners and/or present and/or future inhabitants within the Newhall County Water District and within the annexation territory.

Recommended Action:

1. Open the public hearing and receive testimony on the Sphere Of Influence amendment;
2. There being no further testimony, close the public hearing; and
3. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 2015-06 to Newhall County Water District (Tesoro); Amendment to the Newhall County Water District Sphere of Influence.

**RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 2015-06 TO THE NEWHALL COUNTY WATER DISTRICT (TESORO),
AMENDMENT TO THE NEWHALL COUNTY WATER DISTRICT SPHERE OF INFLUENCE (SOI)"**

WHEREAS, the Newhall County Water District (District) adopted a resolution of application to initiate proceedings, which was submitted to the Local Agency Formation Commission for the County of Los Angeles (Commission), pursuant to, Division 3, Title 5, of the California Government Code (commencing with section 56000, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000), for annexation of territory herein described to the District, all within the City of Santa Clarita; and

WHEREAS, the proposed annexation consists of approximately .10± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 2015-06 to the Newhall County Water District"; and

WHEREAS, a description of the boundaries and map of the proposal are set forth in Exhibits "A" and "B", attached hereto and by this reference incorporated herein; and

WHEREAS, the principal reason for the proposed annexation is to include District owned property into the district boundary; and

WHEREAS, the Executive Officer has reviewed the proposal and submitted to the Commission a written report, including his recommendations therein; and

WHEREAS, the Commission has determined that the Proposal meets all of the criteria for the Commission to make a determination without notice and hearing and waive protest proceedings entirely, pursuant to Government Code Section 56662; and

WHEREAS, even though a public hearing is not required for the Proposal, a public hearing is nevertheless required for the proposed SOI amendment, pursuant to Government Code Section 56427; and

WHEREAS, the Executive Officer has given notice of the public hearing for the proposed Sphere of Influence Amendment pursuant to Government Code Sections 56150-56160, wherein the public hearing notice was published in a newspaper of general circulation in the County of Los Angeles on April 19, 2017, which is at least 21 days prior to the public hearing, and said hearing notice was also mailed to all required recipients by first-class mail on or before the date of newspaper publication; and

WHEREAS, on May 10, 2017, this Commission considered the Proposal and the report of Executive Officer, and heard and received all oral and written testimony, objections, and evidence which were made, presented or filed, and all persons present were given an opportunity to hear and be heard with respect to the Sphere of Influence Amendment.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The Commission, acting in its role as a responsible agency with respect to Annexation No. 2015-06 to the Newhall County Water District, finds that this annexation is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(a), because the annexation consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, the proposal is not in a sensitive environment, and there are no cumulative

impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

2. Pursuant to Government Code Section 56662(a), the Commission hereby finds and determines that:

- a. The territory encompassed by the annexation is uninhabited; and
- b. Pursuant to Government Code Sections 56658(b)(1) and 56662(c), the Executive Officer has given the required mailed notice to each affected agency of the application to initiate proceedings for the proposed annexation, and no affected local agency has submitted a written demand for notice and hearing during the 10-day period following the notice; and
- c. The annexation was accompanied by satisfactory proof that all owners of land within the affected territory have given their written consent to the proposal.

Based thereon, pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation proposal without notice and hearing and may waive protest proceedings relative to the proposed annexation.

However, with respect to the proposed SOI amendment(s), a public hearing is still required pursuant to Government Code Section 56427.

3. The Commission hereby amends the Sphere of Influence of Newhall County Water District and makes the following determinations in accordance with Government Code Section 56425:

a. Present and Planned Land Uses in the Area

The affected territory consists of an existing water booster station for potable water.

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

The affected territory is located within the City of Santa Clarita. Government services, including fire and emergency medical, flood control, planning, police, road maintenance, and other services are provided by the city, county, and other special districts.

The affected territory consists of an existing water booster station for potable water which requires organized governmental services.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal.

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

This is District owned property that has been developed to include a booster water station for potable water to serve current and future customers.

d. Existence of Any Social or Economic Communities of Interest

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

e. Disadvantaged Unincorporated Communities

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

f. Determination of the Services of the Existing District

The Commission has on file written statement of the functions and classes of service of the District and can establish the nature, location and extent of its classes of service and that it provides water service within its boundary.

4. A description of the boundaries and map of the proposal, as approved by this Commission, are set forth in Exhibits "A" and "B", attached hereto and by this reference incorporated herein.
5. The affected territory consists of .10± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 2015-06 to Newhall County Water District"

6. Annexation No. 2015-06 to Newhall County Water District is hereby approved, subject to the following terms and conditions:

- a. The District agrees to defend, hold harmless and indemnify LAFCO and/or its agents, officers and employees from any claim, action or proceeding against LAFCO and/or its agents, officers and employees to attack, set aside, void or annul the approval of LAFCO concerning this proposal or any action relating to or arising out of such approval.
- b. The effective date of the annexation shall be the date of recordation.
- c. Payment of Registrar-Recorder/County Clerk and State Board of Equalization fees.
- d. The territory so annexed shall be subject to the payment of such service charges, assessments or taxes as may be legally imposed by the District.
- e. The regular County assessment roll shall be utilized by the District.
- f. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- g. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- h. Except to the extent in conflict with "a" through "g", above, the general terms and conditions contained in Chapter 2 of Part 5, Division 3, Title 5 of the California Government Code (commencing with Government Code Section 57325) shall apply to this annexation.

7. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the Newhall County Water District.
8. The Executive Officer is directed to transmit a copy of this resolution to the District, upon the District's payment of the applicable fees required by Government Code Section 54902.5 and prepare, execute and file a certificate of completion with the appropriate public agencies, pursuant to Government Code Section 57200, *et seq.*

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

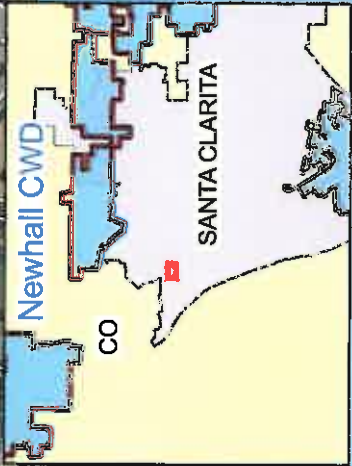
ABSTAIN:

ABSENT:

MOTION PASSES: 0/0/0

**LOCAL AGENCY FORMATION COMMISSION
FOR THE COUNTY OF LOS ANGELES**




**Paul A. Novak, AICP
Executive Officer**



Reorganization 2015-06 Newhall County Water District "Tesoro"

with SOL Amendment

Legend

-  2015-06 Tesoro
-  City of Santa Clarita
-  Existing Newhall CWD Sphere of Influence (coterminous)



LAFCO
LOCAL AGGREGATE
FEDERAL COOPERATION



May 10, 2017

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Staff Report

May 10, 2017

Agenda Item No. 7.c.

**Annexation No. 2015-07 to the Newhall County Water District (Pinetree),
Amendment to the Newhall County Water District Sphere of Influence (SOI)**

PROPOSAL SUMMARY:

Size of Affected Territory:	2.43± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	Newhall County Water District
Resolution or Petition:	August 13, 2015
Application Filed with LAFCO:	September 24, 2015
Location:	The affected territory is generally located east of the intersection of the 14 Freeway and Sand Canyon Road.
City/County:	City of Santa Clarita
Affected Territory:	The affected territory consists of vacant land. The affected territory will be developed to include a replacement water well. The topography is gently sloping and adjacent to the Santa Clara River.
Surrounding Territory:	Surrounding the territory is the freeway, commercial, and vacant land.
Landowner(s):	Newhall County Water District
Registered Voters:	0 registered voters as of September 24, 2015
Purpose/Background:	The purpose is to annex district-owned property into the district boundary for a potential future water well site.
Related Jurisdictional Changes:	There are no related jurisdictional changes.
Within SOI:	No

Waiver of Notice/Hearing/Protest: Yes on the basis of the annexation. Although the Commission may make a determination without public notice and hearing and waive protest proceedings, relative to the proposed annexation, as described below, a noticed public hearing is required for the proposed SOI amendment, pursuant to Government Code Section 56427.

CEQA Clearance: The proposal is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(b) because it consists of annexations of individual small parcels of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures.

Additional Information: None

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Population:

The population density issue does not apply because the affected territory is unpopulated.

The estimated future population is 0 residents (no anticipated change).

The affected territory is 2.43+/- acres. The affected territory consists of vacant land. The affected territory will be developed to include a water well.

The assessed valuation is \$81,776 from the 2016 tax roll.

The per capita assessed valuation issue does not apply because the affected territory is unpopulated.

On March 21, 2017, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a property tax transfer resolution.

The topography is gently sloping.

The affected territory is bounded by the Santa Clara River to the south.

There are no drainage basins on or near the affected territory.

The nearest populated area is 600 feet to the east of the affected territory. The affected territory is likely to experience no growth in the next ten years. The adjacent areas are likely to experience modest growth in the next ten years.

b. Governmental Services and Controls:

The affected territory will be developed to include a water well which require organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal.

c. Proposed Action and Alternative Actions:

The proposed action will have no effect on adjacent areas. The proposed action will have no effect on mutual social and economic interests. The proposal has no impact on the governmental structure of the County.

The effect of alternate actions on mutual social and economic interests and on the local governmental structure of the County is minimal.

d. *Conformity with Commission Policies on Urban Development and Open Space Conversion Policies:*

There are no conformance issues because the Commission has not adopted any policies relative to providing planned, orderly, efficient patterns of urban development.

There is no prime agricultural land within or adjacent to the affected territory. The proposal conforms with the objectives in Government Code Sections 56377(a) and 56377(b).

e. *Agricultural Lands:*

There are no effects on agricultural lands, as defined. None of the land within the affected territory is currently used for the purpose of producing an agricultural commodity for commercial purposes. According to the California Department of Conservation, Division of Land Resource Protection, none of the land within the affected territory is subject to a Land Conservation Act (aka "Williamson Act") contract nor in a Farmland Security Zone (California Land Conservation Act 2012 Status Report).

f. *Boundaries:*

The boundaries of the affected territory have been clearly defined by the applicant, and these boundaries have been reviewed and approved by LAFCO's GIS/Mapping Technician.

The boundaries conform to lines of assessment or ownership, and these boundaries have been reviewed and approved by LAFCO's GIS/Mapping Technician.

As a special district annexation, the proposal has no impact on existing city-county boundaries, nor does it create islands or corridors of unincorporated territory.

g. *Consistency with Regional Transportation Plan:*

The proposal has no significant impact upon, and is therefore consistent with, the Regional Transportation Plan.

h. *Consistency with Plans:*

The proposal is consistent with the existing City of Santa Clarita General Plan designation of Business Park (BP).

The affected territory is not within the boundaries of any Specific Plan.

Pre-zoning is not a requirement for a special district proposal.

i. *Sphere of Influence:*

The affected territory is not within the Sphere of Influence of the Newhall County Water District, but a concurrent Sphere of Influence Update is being processed with this application.

j. Comments from Public Agencies:

Staff did not receive any significant comments from public agencies or any resolutions raising objections from any affected agency.

k. Ability to Provide Services:

This is district-owned property that will be used for a potential future water well site to serve current and future customers.

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery.

m. Regional Housing:

As a special district annexation, the proposal will not affect any city, nor the county, in achieving their respective fair shares of the regional housing needs as determined by the Southern California Association of Governments (SCAG).

n. Comments from Landowners, Voters, or Residents:

Staff did not receive any significant comments from landowners, voters, or residents.

o. Land Use Designations

The proposal is consistent with the existing City of Santa Clarita General Plan designation of Business Park (BP).

The proposal is consistent with the existing City of Santa Clarita zoning designation of Business Park (BP).

p. Environmental Justice:

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) CLEARANCE:

The proposal is categorically exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15319(b) because it consists of annexations of individual small parcels of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, the proposal is not in a sensitive environment, and there are no cumulative impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal record.

DETERMINATIONS WITHOUT NOTICE AND HEARING, AND WAIVER OF PROTEST PROCEEDINGS:

Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand for notice and hearing during the 10-day period referenced in Government Code Section 56662(c). Furthermore, the proposal was accompanied by satisfactory proof that all the landowners within the affected territory have given their written consent to the proposed annexation. Based thereon, the Commission may make determinations on the proposed annexation without notice and hearing, and the Commission may waive protest proceedings.

PUBLIC HEARING REQUIREMENT FOR SOI AMENDMENT(S):

Although the Commission may waive the public notice, hearing, and protest relative to the proposed reorganization, as described above, a public hearing is still required for the proposed SOI amendment pursuant to Government Code Section 56427.

Therefore, the recommended actions include a public hearing on the SOI amendments and a waiver of the protest proceedings for the annexation.

SPHERE OF INFLUENCE AMENDMENT DETERMINATIONS PURSUANT TO GOVERNMENT CODE 56425(e):

1. Present and Planned Land Uses in the Area

The affected territory consists of vacant land. The affected territory will be developed to include a water well.

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

The affected territory is located within the City of Santa Clarita. General government services, including fire and emergency medical, flood control, planning, police, road maintenance, and other services are provided by the city, county, and other special districts.

The affected territory will be developed to include a water well which requires organized governmental services. The affected territory will require governmental facilities and services indefinitely.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal.

3. *Present Capacity of Public Facilities and Services:*

This is district-owned property that will be used for a potential future water well site to serve current and future customers.

4. *Social of Economic communities of interest*

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

5. *Disadvantaged Unincorporated Communities:*

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

**SPHERE OF INFLUENCE AMENDMENT DETERMINATIONS PURSUANT TO
GOVERNMENT CODE 56425(i):**

The Commission has on file written statement of the functions and classes of service of the Newhall County Water District and can establish the nature, location and extent of its classes of service and that it provides water services within its boundary.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of Newhall County Water District which will be for the interest of landowners and/or present and/or future inhabitants within the district and within the annexation territory.

Recommended Action:

1. Open the public hearing and receive testimony on the SOI amendment;
2. There being no further testimony, close the public hearing; and
3. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 2015-07 to the Newhall County Water District (Pinetree); Amendment to the Newhall County Water District Sphere of Influence.

**RESOLUTION NO. 2017-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 2015-07 TO THE NEWHALL COUNTY WATER DISTRICT (PINETREE),
AMENDMENT TO THE NEWHALL COUNTY WATER DISTRICT SPHERE OF INFLUENCE (SOI)"**

WHEREAS, the Newhall County Water District (District) adopted a resolution of application to initiate proceedings, which was submitted to the Local Agency Formation Commission for the County of Los Angeles (Commission), pursuant to, Division 3, Title 5, of the California Government Code (commencing with section 56000, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000), for annexation of territory herein described to the District, all within the City of Santa Clarita; and

WHEREAS, the proposed annexation consists of approximately 2.43± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 2015-07 to the Newhall County Water District (Pinetree)"; and

WHEREAS, a description of the boundaries and map of the proposal are set forth in Exhibits "A" and "B", attached hereto and by this reference incorporated herein; and

WHEREAS, the principal reason for the proposed annexation is to include District owned property into the district boundary; and

WHEREAS, the Executive Officer has reviewed the proposal and submitted to the Commission a written report, including his recommendations therein; and

WHEREAS, the Commission has determined that the Proposal meets all of the criteria for the Commission to make a determination without notice and hearing and waive protest proceedings entirely, pursuant to Government Code Section 56662; and

WHEREAS, even though a public hearing is not required for the Proposal, a public hearing is nevertheless required for the proposed SOI amendment(s), pursuant to Government Code Section 56427; and

WHEREAS, the Executive Officer has given notice of the public hearing for the proposed Sphere of Influence Amendment(s) pursuant to Government Code Sections 56150-56160, wherein the public hearing notice was published in a newspaper of general circulation in the County of Los Angeles on April 19, 2017, which is at least 21 days prior to the public hearing, and said hearing notice was also mailed to all required recipients by first-class mail on or before the date of newspaper publication; and

WHEREAS, on May 10, 2017, this Commission considered the Proposal and the report of Executive Officer, and heard and received all oral and written testimony, objections, and evidence which were made, presented or filed, and all persons present were given an opportunity to hear and be heard with respect to the Sphere of Influence Amendment.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The Commission, acting in its role as a responsible agency with respect to Annexation No. 2015-07 to the Newhall County Water District (Pinetree), finds that this annexation is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(b) because it consists of annexations of individual small parcels of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, the proposal is not in a sensitive environment, and there are no cumulative impacts, unusual

circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

2. Pursuant to Government Code Section 56662(a), the Commission hereby finds and determines that:

- a. The territory encompassed by the annexation is uninhabited; and
- b. Pursuant to Government Code Sections 56658(b)(1) and 56662(c), the Executive Officer has given the required mailed notice to each affected agency of the application to initiate proceedings for the proposed annexation, and no affected local agency has submitted a written demand for notice and hearing during the 10-day period following the notice; and
- c. The annexation was accompanied by satisfactory proof that all owners of land within the affected territory have given their written consent to the proposal.

Based thereon, pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation proposal without notice and hearing and may waive protest proceedings relative to the proposed annexation.

However, with respect to the proposed SOI amendment(s), a public hearing is still required pursuant to Government Code Section 56427.

3. The Commission hereby amends the Sphere of Influence of Newhall County Water District and makes the following determinations in accordance with Government Code Section 56425:

a. Present and Planned Land Uses in the Area

The affected territory consists of vacant land. The affected territory will be developed to include a water well.

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

The affected territory is located within the City of Santa Clarita. General government services, including fire and emergency medical, flood control, planning, police, road maintenance, and other services are provided by the city, county, and other special districts.

The affected territory will be developed to include a water well which requires organized governmental services. The affected territory will require governmental facilities and services indefinitely.

The present cost and adequacy of government services and controls in the area are acceptable. The probable effect of the proposed action and of alternative courses of action on the cost and adequacy of services and controls in the affected territory and adjacent areas is minimal

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

This is District owned property that will be used for a potential future water well site to serve current and future customers.

d. Existence of Any Social or Economic Communities of Interest

The proposal will have no adverse effect with respect to the fair treatment of people of all races and incomes, or the location of public facilities or services.

e. Disadvantaged Unincorporated Communities

There are no Disadvantaged Unincorporated Communities (DUCs) within or adjacent to the affected territory.

f. Determination of the Services of the Existing District

The Commission has on file written statement of the functions and classes of service of the District and can establish the nature, location and extent of its classes of service and that it provides water service within its boundary.

4. A description of the boundaries and map of the proposal, as approved by this Commission, are set forth in Exhibits "A" and "B", attached hereto and by this reference incorporated herein.

5. The affected territory consists of 2.43± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 2015-07 to the Newhall County Water District (Pinetree)".

6. Annexation No. 2015-07 to the Newhall County Water District (Pinetree) is hereby approved, subject to the following terms and conditions:

- a. The District agrees to defend, hold harmless and indemnify LAFCO and/or its agents, officers and employees from any claim, action or proceeding against LAFCO and/or its agents, officers and employees to attack, set aside, void or annul the approval of LAFCO concerning this proposal or any action relating to or arising out of such approval.
 - b. The effective date of the annexation shall be the date of recordation.
 - c. Payment of Registrar-Recorder/County Clerk and State Board of Equalization fees.
 - d. The territory so annexed shall be subject to the payment of such service charges, assessments or taxes as may be legally imposed by the District.
 - e. The regular County assessment roll shall be utilized by the District.
 - f. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
 - g. Annexation of the affected territory described in Exhibits "A" and "B" to the Newhall County Water District.
 - h. Except to the extent in conflict with "a" through "g", above, the general terms and conditions contained in Chapter 2 of Part 5, Division 3, Title 5 of the California Government Code (commencing with Government Code Section 57325) shall apply to this annexation.
7. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the Newhall County Water District.

8. The Executive Officer is directed to transmit a copy of this resolution to the District, upon the District's payment of the applicable fees required by Government Code Section 54902.5 and prepare, execute and file a certificate of completion with the appropriate public agencies, pursuant to Government Code Section 57200, *et seq.*

PASSED AND ADOPTED this 10th day of May 2017.

MOTION:

SECOND:

AYES:

NOES:

ABSTAIN:

ABSENT:





MOTION PASSES: 0/0/0

**LOCAL AGENCY FORMATION COMMISSION
FOR THE COUNTY OF LOS ANGELES**

**Paul A. Novak, AICP
Executive Officer**



Legend

-  2015-07 Pinetree
-  City of Santa Clarita
-  Newhall County Water District
-  Existing Newhall CWD Sphere of Influence

Annexation 2015-07 Newhall County Water District "Pinetree" with SOL Amendment



LAFCO
LOCAL AGENCY FIRE COORDINATING ORGANIZATION
P.O. Box 100
Santa Clarita, CA 91351



May 10, 2016

LAUSD/SACD Annexation 2015-07 Newhall CWD's Influence

Staff Report
May 10, 2017

Agenda Item No. 9.a.

Legislative Update

Staff is monitoring several bills of interest to LAFCO.

- **SB 693 (Mendoza)**: This bill proposes to establish a new district, the Lower San Gabriel River Recreation and Park District, “by petition or resolution submitted to the Los Angeles County Local Agency Formation Commission.” The bill establishes the parameters of the proposed district’s board of directors, and leaves the remaining formation issues to be addressed by LA LAFCO. **On April 26th, the Senate Governance & Finance Committee approved SB 693, and will be heard next by the Senate Appropriations Committee (date to be determined).**

Commission Position: SUPPORT (Meeting of April 12, 2017)

- **AB 464 (Gallagher)**: This bill amends Government Code Section 56653 to address a holding in *City of Patterson v. Turlock Irrigation District*, where the court found that because services were already being provided, the application to annex territory was deemed incomplete because no new service would be provided. By amending Section 56653, any pending/future annexation for a territory that is already receiving services (i.e., via an out-of-area service agreement) will not be in question. The bill is being sponsored by the California Association of Local Agency Formation Commissions (CALAFCO). **AB 464 is scheduled to be heard by the Assembly Local Government Committee on May 3rd.**

Commission Position: SUPPORT (Meeting of April 12, 2017)

- **AB 979 (Lackey)**: This bill, co-sponsored by CALAFCO and the California Special Districts Association (CSDA), proposes to amend Government Code Section 56332.5 to streamline the process of seating special districts on LAFCO (at present, 30 of the 58 LAFCOs have added special district commissioners). Further, it will allow for the potential consolidation of elections for any action of the independent special district selection committees (the seating of special district commissioners on LAFCO, the election of special district commissioners to LAFCO, and the appointment a countywide redevelopment agency oversight board pursuant to Health and Safety Code Section 34179 (j)(3)). **The bill has been referred to the Committee on Local Government.**

Commission Position: SUPPORT (Meeting of April 12, 2017)

- **AB 1725 (Assembly Local Government Committee)** – Sponsored by CALAFCO, this is the annual Omnibus bill. The bill currently has one item, and five additional items submitted by CALAFCO are expected to be added within the next month or so. **AB 1725 is scheduled to be heard by the Assembly Local Government Committee on May 10th.**

Commission Position: SUPPORT (Meeting of April 12, 2017)

- **SB 634 (Wilk):** This bill proposes a legislative consolidation of two independent water districts (the Castaic Lake Water Agency (CLWA) and the Newhall County Water District (NCWD)) into a newly-formed “Santa Clarita Water District.” The bill, as originally introduced on February 17th, had no role in the consolidation for LA LAFCO.

On April 19th, the bill was amended to provide LAFCO a role in the consolidation and make the following additional changes:

1. Require the new district to submit an “application for conditions” to LA LAFCO on January 31, 2018, to include a map and geographic description of the district’s boundary, a copy of adopted SB 634, and a plan for services identifying all active powers of the CLWA and the NCWD as of December 31, 2017.
2. Require LA LAFCO to do the following: upon receipt of the application for conditions, issue a written report, which “may contain specific conditions pertaining to the formation of the district,” so long as said conditions are consistent with existing limitations in Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Act); publish the written report at least five days in advance of the public hearing; hold a public hearing within sixty (sixty) days of receiving the application for conditions from the Santa Clarita Water District; certify in writing the Santa Clarita Water District’s active powers; and issue a final written report specifying conditions pertaining the district formation. SB 634 states the conditions “shall be applicable and binding upon the Santa Clarita Water District.
3. Specify that LA LAFCO’s consideration of the application for conditions is not subject to written protest and election.
4. Clarify that LA LAFCO’s consideration of the application for conditions is not subject to Section 99 of the Revenue & Taxation Code (the requirement for property tax transfer associated with changes of organization and reorganizations).
5. Beyond the “active powers” authorized by LA LAFCO, mandate that any other powers are considered “latent powers” and would require future approval by LA LAFCO before the Santa Clarita Water District could exercise such powers.
6. Provide that the new Santa Clarita Water District’s powers may be exercised throughout its territory.

7. Establish the existing boundary of CLWA as the boundary for the Santa Clarita Water District “as confirmed by” LA LAFCO, and remove the legal description formerly in the bill.
8. Require that any future change of organization or reorganization involving Los Angeles County Waterworks District No. 36 – Val Verde be subject to the filing of a proposal with LA LAFCO.
9. Compel the Santa Clarita Water District to dissolve Valencia Water Company (VWC), and incorporate VWC into the Santa Clarita Water District by July 1, 2018, an action which would not be subject to LA LAFCO review.
10. Eliminate the “appointed position” of a board-member representing Los Angeles County Waterworks District No. 36 – Val Verde by 2025, or sooner under specified circumstances.
11. Make minor technical and grammatic changes to the original version of SB 634.

On April 26th, the Senate Governance & Finance Committee voted to approve SB 634 as amended.

Commission Position: OPPOSE UNLESS AMENDED (Meetings of March 8th and April 12, 2017)

Staff believes these amendments to SB 634 afford LA LAFCO a role in the process, which was the Commission’s primary concern with SB 634 as originally introduced. Although the legislation creates the new consolidated district, the amendments provide LAFCO with the authority to review an application for conditions, conduct a public hearing, and impose conditions of approval consistent with existing limitations of the Act and the provisions of SB 634. In a typical consolidation proposal submitted to LAFCO, when the majority of the involved districts agree to consolidate, the Commission is required, pursuant to existing Government Code Section 56853, to approve the consolidation or approve with conditions (“shall approve”).

While the amendments to SB 634 address several issues raised by LAFCO, staff believes that additional revisions are required before the Commission should consider any change to its current “OPPOSE UNLESS AMENDED” position.

Staff continues its work with Senator Wilk, legislative staff, CLWA and NCWD representatives, to address outstanding issues:

1. “Active powers” are those powers which CLWA and NCWD currently exercise; as noted in SB 634, this would be as of January 1, 2018. “Latent powers” are those powers which the new Santa Clarita Water District would be authorized to provide, in the future, subject to review of LA LAFCO. Section 30 of SB 634 authorizes LA LAFCO to determine active versus latent powers. However, as drafted, Section 17 of SB 634 contains language making it ambiguous whether the Santa Clarita Water District could exercise latent powers absent LA LAFCO approval. **It is imperative that SB 634 be amended to state, definitively, that LA LAFCO would determine the active powers and latent powers for the new Santa Clarita Water District, in its review of the application for conditions.**
2. The benefits of consolidation should clarify which agency (or agencies) is providing retail water service. SB 634 provides the Santa Clarita Water District with the authority to “exercise . . . powers throughout its territory,” which would likely include retail water service. This would include territory which is also located within the boundaries of Los Angeles County Waterworks District No. 36 – Val Verde. Staff has been told that the issue of service duplication is satisfactorily addressed elsewhere in existing water law, but has not been able to verify this information. **SB 634 should clarify that CLWA is not authorized to provide retail water service within the boundaries of Los Angeles County Waterworks District No. 36 – Val Verde, or only under specified circumstances (i.e., if Los Angeles County Waterworks District No. 36 – Val Verde were to provide written consent in advance).**
3. The Consultant’s Report to the Senate Committee on Governance and Finance (Page 7, Item 5) notes that SB 634 “allows for retaining retail service divisions even after all legacy debt has been paid off, which appears to contradict the goal of uniting water service in the [Santa Clarita] Valley.” LAFCO staff concurs. **SB 634 should be amended to eliminate the internal retail divisions as soon as CLWA and NCWD’s stranded debt is retired.**
4. Two sections of the Proposed Amendments require modest revisions for purposes of clarity:
 - Section 4(h) should be revised to read . . . “or any other agency under the Local Agency Formation Commission for the County of Los Angeles on January 1, 2018, and thereafter, shall be subject to the filing . . .” This revision would clarify LA LAFCO’s authority, not merely on January 1, 2018, but indefinitely going forward.
 - In the Proposed Amendments, Section 30(e) should be revised to read “. . . pursuant to Sections 56824.10 through 56824.14.”

As noted previously, staff believes these amendments to SB 634 afford LA LAFCO a role in the process, which was the Commission's primary concern with SB 634 as originally introduced. The amendments provide LAFCO with the authority to review an application for conditions, conduct a public hearing, and impose conditions of approval consistent with existing limitations of the Act.

In your March 23rd letter to Senator Scott Wilk (enclosed), the Commission took this position:

"LA LAFCO hereby requests that you consider amending SB 634 to require LA LAFCO consideration of the consolidation, wherein one or both districts would submit a proposal to LAFCO."

Staff recognizes the collective efforts of the author, legislative staff, the bill's sponsors, and stakeholders to address the Commission's primary concern.

Because there are a handful of issues which require further clarification, staff recommends the Commission maintain its "OPPOSE UNLESS AMENDED" position on SB 634. There are several opportunities to address the afore-mentioned issues of concern relative to SB 634 prior to final consideration by the Legislature and the Governor.

Staff Recommendation:

1. Retain the "OPPOSE UNLESS AMENDED" position on SB 634;
2. Direct the Executive Officer to continue working with the author, sponsors, legislative staff, and interested parties to obtain amendments to SB 634 which address the issues raised herein; and
3. Receive and file the Legislative Report.

Attachments:

- SB 634 as amended
- March 23, 2017 Letter from the Commission to Senator Scott Wilk



Local Agency Formation Commission
for the County of Los Angeles

Commission

Voting Members

Jerry Gladbach
Donald Dear
Gerard McCallum
Kathryn Barger
Richard Close
Margaret Finley
Janice Hahn
David Ryu
David Spence

Alternate Members

Lori Brogna-Falley
Marqueese
Harris-Dawson
Sheila Kuehl
Judith Mitchell
Joseph Ruzicka
Greg Smith

Staff

Paul A. Novak, AICP
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www.lalafco.org

March 23, 2017

The Honorable Scott Wilk
21st Senate District
State Capitol, Room 4090
Sacramento, CA 95814

Re: SB 634 – OPPOSE UNLESS AMENDED Position

Dear Senator Wilk:

At its meeting of March 8th, the Local Agency Formation Commission for the County of Los Angeles ("LA LAFCO") unanimously approved a motion to **oppose SB 634** unless the bill is amended.

SB 634 proposes to consolidate two water agencies, the Castaic Lake Water Agency (CLWA) and the Newhall County Water District (NCWD), into a new "Santa Clarita Valley Water District." The bill constitutes a proposed "legislative consolidation" of these two agencies. Absent a legislative action, the proposed consolidation would involve a proposal filed with LA LAFCO, by one or both districts, and consideration by the Commission.

The Commission's opposition to SB 634 is based upon the following concerns:

1. The proposed consolidation by the Legislature bypasses the LA LAFCO process, wherein the two districts would submit a proposal to consolidate the two agencies to LA LAFCO.
2. The proposed consolidation by the Legislature undermines the very authority over special district boundaries which the State originally delegated to LAFCOs more than fifty years ago.
3. Approval of SB 634 encourages other special districts—as well as cities, for that matter—to seek legislative approval rather than LAFCO approval, further undermining LAFCO authority and local decision-making.
4. Despite a recommendation by LAFCO staff for a two-part process—wherein state legislation would solely determine the composition of the new district board, and one or both districts would file a proposal with LAFCO for the actual consolidation—district representatives chose to move forward exclusively with a legislative consolidation. We would note,

5. further, that LAFCO staff suggested this approach to CLWA and NCWD representatives more than a year ago. This counsel from our staff afforded the districts ample time to submit a proposal, as well as sufficient time for LAFCO to review, analyze, and render a determination.

The districts still have time to file a proposal with LAFCO and complete the LAFCO review reasonably close to the effective date of SB 634, should the bill pass through the Legislature and be signed into law by the Governor (January 1, 2017). Within the past two weeks, our Executive Officer shared with district representatives a proposed processing schedule consistent with this timeframe.

LA LAFCO hereby requests that you consider amending SB to require LA LAFCO consideration of the consolidation, wherein one or both districts would submit a proposal to LAFCO. There are two examples of this approach, each of which was approved by the Legislature and signed into law by Governor Brown. The first example is SB 1374, Senator Lara's 2016 bill to establish a Lower Los Angeles River Recreation and Park District. At the request of both LA LAFCo and the California Association of Local Agency Formation Commissions (CALAFCO), the statewide Association representing all 58 LAFCOs, Senator Lara ultimately amended his bill to keep the LAFCO process intact while addressing the special statutory needs of the district to be formed. The second example is AB 2353 (Achadjian), a 2014 bill to create the Paso Robles Basin Water District, which also contained provisions for a proposal to be filed for review and consideration by San Luis Obispo LAFCO.

LA LAFCO appreciates your consideration of our concerns pertaining to SB 634 and our proposed amendment suggestions. We look forward to working with you to amend SB 634 in a manner which would enable us to remove our opposition and eventually support this legislation.

Sincerely,



Gerard McCallum
First Vice-Chair

Copies to: Commissioners, LA LAFCO
Committee Members, Senate Governance and Finance Committee
Committee Members, Senate Natural Resources & Water Committee
Anton Favorini-Csorba, Senate Governance and Finance Committee
Dennis O'Connor, Senate Natural Resources & Water Committee
Pamela Miller, Executive Officer, CALAFCO
Matt Stone, General Manager, Castaic Lake Water Agency
Steve Cole, General Manager, Newhall County Water District

PROPOSED AMENDMENTS TO SENATE BILL NO. 634

SENATE BILL

No. 634

Introduced by Senator Wilk

February 17, 2017



RN1713128

An act to repeal the Castaic Lake Water Agency Law (Chapter 28 of the First Extraordinary Session of the Statutes of 1962), and to create the Santa Clarita Valley Water District, and prescribing its boundaries, organization, operation, management, financing, and other powers and duties, relating to water districts.

LEGISLATIVE COUNSEL'S DIGEST

SB 634, as introduced, Wilk. Santa Clarita Valley Water District.

Existing law, the Castaic Lake Water Agency Law, created the Castaic Lake Water Agency and authorizes the agency to acquire water and water rights, including water from the State Water Project, and to provide, sell, and deliver water at wholesale for municipal, industrial, domestic, and other purposes.

This bill would repeal the Castaic Lake Water Agency Law.

Existing law, the County Water District Law, authorizes the formation of county water districts and authorizes those districts to appropriate, acquire, and conserve water and water rights for any useful purpose and to operate water rights, works, properties, rights, and privileges useful or necessary to convey, supply, store, or make use of water for any purpose authorized by that law.

This bill would reorganize the Newhall County Water District and the Castaic Lake Water Agency into the Santa Clarita Valley Water District, which this bill would create, and prohibit the Castaic Lake Water Agency and the Newhall County Water District from operating as separate entities or exercising independent functions. The bill would

PROPOSED AMENDMENTS

SB 634

— 2 —

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SUBSTANTIVE

generally specify the powers and purposes, as well as the boundaries, of the Santa Clarita Valley Water District and would provide that the ~~primary purpose of the district includes, but is not limited to, to acquire, hold, and utilize water and water rights, such as from the State Water Project, and is to provide, sell, manage, and deliver surface water, groundwater, and recycled water at retail or wholesale within the district's territory. The bill would prescribe the composition of the board of directors of the district. By imposing duties on the district and a county in connection with the operation of the district, the bill would impose a state-mandated local program.~~

~~The California Constitution requires the state to reimburse local agencies and school districts for certain costs mandated by the state. Statutory provisions establish procedures for making that reimbursement.~~

~~This bill would provide that, if the Commission on State Mandates determines that the bill contains costs mandated by the state, reimbursement for those costs shall be made pursuant to the statutory provisions noted above.~~

Existing law, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (act), provides the sole and exclusive authority and procedure for the initiation, conduct, and completion of changes of organization and reorganization for cities and districts.

This bill would require the district to submit an application for conditions addressing the creation of the district to the Local Agency Formation Commission for the County of Los Angeles, as specified, and require the commission to prepare a written report, which may contain specific conditions to which the district would be subject and which the commission deems appropriate under the act.

By imposing duties on the district and a county in connection with the operation of the district, the bill would impose a state-mandated local program.

The California Constitution requires the state to reimburse local agencies and school districts for certain costs mandated by the state. Statutory provisions establish procedures for making that reimbursement.

This bill would provide that no reimbursement is required by this act for specified reasons.

Vote: majority. Appropriation: no. Fiscal committee: yes.
State-mandated local program: yes.

PROPOSED AMENDMENTS

— 3 —

SB 634

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The people of the State of California do enact as follows:

Page 2 1 SECTION 1. The Legislature finds and declares as follows:
2 (a) Residents and businesses of the Santa Clarita Valley are
3 served by several separate retail water providers. It is an inherently
4 fragmented structure with noncontiguous service areas that has
5 resulted in redundancies, interagency conflict, and barriers to
6 integrated regional water management. Despite these challenges,
7 the region's water providers continue to provide reliable and
8 cost-effective water service.

9 (b) Castaic Lake Water Agency was created pursuant to the
10 Castaic Lake Water District Law (Chapter 28 of the First
11 Extraordinary Session of the Statutes of 1962). The agency is a
12 State Water Project contractor and provides wholesale water service
13 to the Santa Clarita Valley region, which has a population of over
14 270,000.

15 (c) The agency provides retail water service to a portion of the
16 valley through its Santa Clarita Water ~~Division~~ *that Division, which*
17 has approximately 30,700 service connections. In addition, the
18 agency owns the stock of the Valencia Water Company, which
19 provides retail water service in the valley and has approximately
20 31,350 service connections.

Amendment 1

Page 3 1 (d) Newhall County Water District is a county water district
2 formed pursuant to the County Water District Law (Division 12
3 (commencing with Section 30000) of the Water Code). The district
4 provides retail water service in the valley to approximately 9,750
5 service connections.

+ (e) *Castaic Lake Water Agency is the owner of all of the*
+ *outstanding stock of Valencia Water Company, which is a private*
+ *company that provides retail water service in the valley to*
+ *approximately 31,350 service connections.*

Amendment 2

6 (e)
+ (f) Representatives from the agency and the district began
7 meeting in 2015 for the purpose of settling litigation between the
8 entities arising from the agency's purchase of the company's stock.
9 As the settlement discussions progressed, both sides began to see
10 merit in and discuss the possibility of combining the two entities
11 into a new public agency.

Amendment 3

12 (f)

Amendment 4

PROPOSED AMENDMENTS

SB 634

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SUBSTANTIVE

Page 3 + (g) Beginning in February 2016, the agency and the district
13 began conducting an extensive evaluation and public process to
14 determine whether creating a new combined public entity is in the
15 best interest of the residents of the Santa Clarita Valley. This effort
16 included a series of joint meetings and public workshops to gather
17 information and public input.

18 (g)

+ (h) The agency and the district also launched an Internet Web
19 site dedicated to the subject to inform the public and seek input,
20 conducted two public opinion surveys, commissioned an
21 independent third party to conduct a financial evaluation of a
22 proposed new entity, prepared a comprehensive joint new public
23 water district formation study, and presented to many groups and
24 at events across the valley throughout 2016.

25 (h)

+ (i) The independent financial evaluation determined that both
26 the agency and the district are in sound financial condition and
27 that the formation of a new combined district would achieve
28 operational cost efficiencies and economies of scale in project
29 costs and pave the way for savings. The public opinion surveys
30 also showed support for creating a new combined public entity
31 entity, and the joint study determined that in addition to
32 foundational efficiencies and cost savings, a new combined district
33 would be much better positioned to provide improved regional
34 water resource management.

35 (i)

+ (j) On December 13, 2016, the agency and the district held a
36 joint public board meeting and voted to enter into an agreement
37 to settle litigation between the two agencies. The settlement
38 agreement includes a commitment to seek state legislation to
39 combine the agency and the district into a new public entity.

Page 4 1 (j)

+ (k) The agency and the district concluded in the settlement
2 agreement that they conducted an open and transparent process
3 and that ratepayer value and multistakeholder benefits have been
4 the central priority. Based on this process, the agency and the
5 district anticipate there will be multiple benefits to the ratepayers
6 resulting from combining the two entities into one new water
7 district, including, but not limited to, economies of scale such that

Amendment 5

Amendment 6

Amendment 7

Amendment 8

Amendment 9

PROPOSED AMENDMENTS

— 5 —

SB 634

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SUBSTANTIVE

Page 4 8 the new water district's expenses will be less than the total
9 expenses of the individual entities.

10 (~~*~~)

+ (l) The two agencies further concluded that, given the
11 importance of watershed-based water resource management and
12 local regional planning, a single entity would build on and lead to
13 greater success in water conservation, groundwater management,
14 including conjunctive management of groundwater and surface
15 water supplies, and future recycled water expansion across the
16 Santa Clarita Valley.

17 SEC. 2. The Castaic Lake Water Agency Law (Chapter 28 of
18 the First Extraordinary Session of the Statutes of 1962, as amended
19 by Chapter 1715 of the Statutes of 1963, Chapter 443 of the
20 Statutes of 1970, Chapter 561 of the Statutes of 1971, Chapter
21 1252 of the Statutes of 1975, Chapter 1128 of the Statutes of 1984,
22 Chapter 832 of the Statutes of 1986, Chapter 1119 of the Statutes
23 of 1987, Chapter 1181 of the Statutes of 1988, Chapter 910 of the
24 Statutes of 1989, Chapter 562 of the Statutes of 1991, Chapter 841
25 of the Statutes of 1997, Chapter 170 of the Statutes of 1998,
26 Chapter 929 of the Statutes of 2001, Chapter 27 of the Statutes of
27 2007, and Chapter 328 of the Statutes of ~~2010~~ 2010), is repealed.

28 SEC. 3. This section shall be known and may be cited as the
29 Santa Clarita Valley Water District Act and reads as follows:

30

31 SANTA CLARITA VALLEY WATER DISTRICT ACT

32

33 Section 1. This act shall be known and may be cited as the
34 Santa Clarita Valley Water District Act.

35 Sec. 2. The Santa Clarita Valley Water District is hereby
36 created, organized, and incorporated. The district shall be managed
37 as expressly provided in this act and the district may exercise the
38 powers in this act that are expressly granted or necessarily implied.
39 The district may include contiguous or noncontiguous parcels of
40 both unincorporated and incorporated territory and territory
Page 5 1 included in any public district having similar powers. As used in
2 this act and unless otherwise indicated by its context, "district"
3 means the Santa Clarita Valley Water District.

+ Sec. 2.5. *The purpose of the district is to provide, sell, manage,*
+ *and deliver surface water, groundwater, and recycled water for*
+ *municipal, industrial, domestic, and other purposes at retail and*

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+ wholesale within the territory of the district, and provide a means
+ to unify and modernize water resource management within the
+ Santa Clarita Valley.

4 Sec. 3. For purposes of this act, the district includes all of the
5 territory lying within the following described boundaries: initial
+ boundaries of the district shall be the boundaries of the Castaic
+ Lake Water Agency, as those boundaries existed on December 31,
+ 2017, and as confirmed by the Los Angeles Local Area Formation
6 Commission in its final written report pursuant to Section 30.

7 All that real property situated in the County of Los Angeles, State
+ of California, more particularly described as follows:

8 Beginning at the intersection of the northerly line of the Rancho
9 San Francisco as per map recorded in Book 1, Pages 521 and 522
10 of Patents, Records of Los Angeles County, and the boundary line
11 of the County of Los Angeles and County of Ventura, as shown
12 on Record of Survey filed in Book 27, Pages 19 to 43, inclusive,
13 of Record of Surveys, Records of Los Angeles County;

14 Thence easterly along said northerly line of said Rancho San
15 Francisco to an angle point therein and being S.F. No. 11 as shown
16 on said Record of Survey;

17 Thence continuing along said northerly line of the Rancho San
18 Francisco northeasterly to the intersection with the south line of
19 Section 15, Township 4 North, Range 17 West, San Bernardino
20 Meridian;

21 Thence westerly along said south line to the southwest corner
22 of said Section 15;

23 Thence in a general northerly direction along the westerly
24 boundary of the land described in deed to the Newhall Land and
25 Farming Company recorded May 10, 1963, as Instrument No. 2721
26 in Book D2024, Page 391 of Official Records, Records of Los
27 Angeles County, to the most northerly northwest corner of the land
28 described in said deed and being in the westerly line of said Section
29 15;

30 Thence northerly along said westerly line to the west quarter
31 corner of said Section 15;

32 Thence westerly along the south line of the northeast quarter of
33 Section 16 of said Township and Range to the southwest corner
34 of said northeast quarter;

35 Thence northerly along the westerly line of said northeast quarter
36 to the north line of said Section 16;

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Page 5 37 Thence westerly along the north line of said Section 16 to the
38 southwest corner of Section 9 of said Township and Range;

Page 6 1 Thence northerly along the west line of said Section 9 to the
2 northwest corner of the southwest quarter of the southwest quarter
3 of said Section 9;
4 Thence westerly along the quarter-quarter section lines to the
5 northeast corner of the southwest quarter of the southeast quarter
6 of Section 7 of said Township and Range;
7 Thence northerly along the quarter-quarter section lines to the
8 northwest corner of the southeast quarter of the northeast quarter
9 of Section 6 of said Township and Range;
10 Thence easterly along the quarter-quarter section lines to the
11 southwest corner of Lot 3 in the northwest quarter of Section 5 of
12 said Township and Range;
13 Thence northerly along the west line of said Lot 3 to the
14 northwest corner of said Lot 3;
15 Thence easterly along the northerly line of said Section 5 to the
16 southwest corner of the southeast quarter of Section 32, Township
17 5 North, Range 17 West, San Bernardino Meridian;
18 Thence northerly along the quarter section lines of Sections 32
19 and 29 of last said Township and Range to the northwest corner
20 of the south half of the northeast quarter of said Section 29;
21 Thence easterly along the north line of said south half of the
22 northeast quarter of Section 29 to the northeast corner of said south
23 half;
24 Thence northerly along the east line of the northeast quarter of
25 said Section 29 to the northeast corner of said Section 29;
26 Thence easterly along the southerly line of Section 21 of said
27 Township and Range to the south quarter corner of said Section
28 21;
29 Thence northerly along the west line of the southeast quarter of
30 said Section 21 to the center of said Section 21;
31 Thence easterly along the along the south line of the northeast
32 quarter of said Section 21 to the southwest corner of the east half
33 of the northeast quarter of said Section 21;
34 Thence northerly along the westerly line of the east half of the
35 northeast quarter of said Section 21 to the northwest corner of said
36 east half;

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Page 6 37 Thence westerly along the northerly line of said Section 21 to
38 the most westerly corner of Government Lot 5 in Fractional Section
39 16 of said Township and Range;

Page 7 1 Thence northeasterly along the northwesterly lines of
2 Government Lots 5, 4, and 3 all of said Fractional Section 16 to
3 an angle point in the westerly line of said Government Lot 3;

4 Thence northwesterly along the southwesterly lines of
5 Government Lots 3, 2, and 1 of said Fractional Section 16 and
6 continuing northwesterly along the southwesterly lines of Lots 6;
7 5, 4, 3, 2 and 1 of Fractional Section 9 of said Township and Range
8 to the northerly line of said Fractional Section 9;

9 Thence easterly along said northerly line to the south quarter
10 corner of Section 4 of said Township and Range;

11 Thence northerly along the north-south center section line of
12 said Section 4 to the north quarter corner of said Section 4;

13 Thence easterly along said north line to the southeast corner of
14 Section 34, Township 6 North, Range 17 West, San Bernardino
15 Meridian;

16 Thence northerly along the east line of said Section 34 to the
17 northeast corner of said Section 34;

18 Thence westerly along the northerly line of said Section 34 to
19 the northwest corner of said Section 34;

20 Thence northerly along the west line of the southwest quarter
21 of Section 27 of said Township and Range to the northwest corner
22 of said southwest quarter;

23 Thence westerly along the southerly line of the northeast quarter
24 of Section 28 of said Township and Range, to the northeast corner
25 of the west half of the east half of the southeast quarter of said
26 Section 28;

27 Thence southerly and westerly along the easterly and southerly
28 lines of said west half of the east half of the southeast quarter of
29 said Section 28 to the southwest corner of said west half;

30 Thence southerly and westerly along the easterly and southerly
31 lines of the northwest quarter of the northeast quarter of Section
32 33 of said Township and Range, to the northeast corner of the
33 northwest quarter of the southwest quarter of the northeast quarter
34 of said Section 33;

35 Thence southerly, westerly, and northerly along the easterly,
36 southerly, and westerly lines of last said northwest quarter of the

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Page 7 37 southwest quarter of the northeast quarter to the northwest corner
38 thereof;
39 Thence northerly and easterly along the westerly and northerly
40 lines of the northwest quarter of the northeast quarter of said
Page 8 1 Section 33 to the southwest corner of the east half of the southwest
2 quarter of the southeast quarter of said Section 28;
3 Thence northerly and easterly along the westerly and northerly
4 lines of last said east half to the northeast corner thereof;
5 Thence northerly along the westerly line of the northeast quarter
6 of the southeast quarter of said Section 28 to the northwest corner
7 thereof;
8 Thence northerly and easterly along the westerly and northerly
9 lines of the south half of the southeast quarter of the northeast
10 quarter of said Section 28 to the southwest corner of the northeast
11 quarter of the southeast quarter of the northeast quarter of said
12 Section 28;
13 Thence northerly along the westerly line of the northeast quarter
14 of the southeast quarter of the northeast quarter to the northwest
15 corner thereof;
16 Thence northerly and easterly along the westerly and northerly
17 lines of the southeast quarter of the northeast quarter of the
18 northeast quarter of said Section 28 to the northeast corner of the
19 southeast quarter of the northeast quarter of the northeast quarter
20 of said Section 28;
21 Thence northerly along the easterly line of said Section 28 to
22 the northeast corner of said Section 28;
23 Thence northerly along the easterly lines of Sections 22 and 15
24 of said Township and Range, to the northwest corner of the
25 southwest quarter of said Section 15;
26 Thence easterly along the east-west centerline of said Section
27 15 to the east quarter corner of said Section 15;
28 Thence southerly along the easterly line of said Section 15 to
29 the southeast corner of said Section 15;
30 Thence southerly along the westerly line of Section 23 of said
31 Township and Range to the west quarter corner of said Section
32 23;
33 Thence easterly along the northerly line of the southwest quarter
34 of said Section 23 to the northeast corner of the west half of the
35 northwest quarter of the southwest quarter of said Section 23;

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Page 8 36 Thence southerly along the easterly line of said west half of the
37 northwest quarter of the southwest quarter to the southeast corner
38 of said west half;

Page 9 1 Thence easterly along the northerly line of the southwest quarter
2 of the southwest quarter of said Section 23 to the northeast corner
3 of said southwest quarter of the southwest quarter of Section 23;
4 Thence southerly along the easterly line of said southwest quarter
5 of the southwest quarter of Section 23 to the northwest corner of
6 the southwest quarter of the southeast quarter of the southwest
7 quarter of said Section 23;

8 Thence easterly and southerly along the northerly and easterly
9 lines of said southwest quarter of the southeast quarter of the
10 southwest quarter of Section 23 to the southeast corner of said
11 southwest quarter of the southeast quarter of the southwest quarter
12 of Section 23;

13 Thence easterly along the southerly line of said Section 23 to
14 the southeast corner of said Section 23;

15 Thence southerly along the westerly line of the northwest quarter
16 of Section 25 of said Township and Range, to the southwest corner
17 of said northwest quarter of Section 25;

18 Thence easterly along the northerly line of the southwest quarter
19 of said Section 25 to the northeast corner of said southwest quarter
20 of Section 25;

21 Thence southerly and easterly along the westerly and southerly
22 lines of the northwest quarter of the southeast quarter of said
23 Section 25 to the southeast corner of said northwest quarter of the
24 southeast quarter of Section 25;

25 Thence southerly along the easterly line of the southwest quarter
26 of the southeast quarter of said Section 25 to the southeast corner
27 of said southwest quarter of the southeast quarter of Section 25;

28 Thence along the southerly line of the southeast quarter of said
29 Section 25 to the southeast corner of said Section 25;

30 Thence easterly along the northerly line of Section 31 of said
31 Township and Range, to the northeast corner of said Section 31;

32 Thence southerly along the easterly line of said Section 31 to
33 the northwest corner of Section 6, Township 5 North, Range 16
34 West, San Bernardino Meridian;

35 Thence easterly along the northerly line of said Section 6 to the
36 northeast corner of said Section 6;

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Page 9 37 Thence northerly along the northerly prolongation of the east
38 line of said Section 6 to a point in the easterly prolongation of the
39 north line of said Section 31, Township 6 North, Range 17 West,
40 San Bernardino Meridian;

Page 10 1 Thence easterly along last said easterly prolongation of the north
2 line of Section 31 to a point in the northerly prolongation of the
3 east line of Section 4, Township 5 North, Range 16 West, San
4 Bernardino Meridian;

5 Thence southerly along last said northerly prolongation of the
6 east line of Section 4 to the northwest corner of said Section 4;

7 Thence westerly along the northerly line of said Section 4 to the
8 north quarter corner of said Section 4;

9 Thence southerly along the north-south centerline of said Section
10 4 to the south quarter corner of said Section 4;

11 Thence southerly along the east line of the northwest quarter of
12 Section 9 of said Township and Range, to the southeast corner of
13 said northwest quarter of Section 9;

14 Thence westerly along the southerly line of said northwest
15 quarter of Section 9 to the southwest corner of said northwest
16 quarter of Section 9;

17 Thence southerly along the east line of the southeast quarter of
18 Section 8 of said Township and Range, to the southeast corner of
19 said southeast quarter of Section 8;

20 Thence southerly along the easterly line of the northeast quarter
21 of Section 17 of said Township and Range, to the southeast corner
22 of said northeast quarter of Section 17;

23 Thence westerly along the southerly line of said northeast quarter
24 of Section 17 to the southwest corner of said northeast quarter of
25 said Section 17;

26 Thence westerly along the southerly line of the northwest quarter
27 of said Section 17 to the southwest corner of said northwest quarter
28 of Section 17;

29 Thence southerly along the easterly line of the southeast quarter
30 of Section 18 of said Township and Range, to the southeast corner
31 of said southeast quarter of Section 18;

32 Thence southerly along the easterly line of the northeast quarter
33 of Section 19 of said Township and Range, to the southeast corner
34 of said northeast quarter of Section 19;

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Page 10 35 Thence westerly along the southerly line of said northeast quarter
36 of Section 19 to the southwest corner of said northeast quarter of
37 Section 19;

38 Thence southerly along the easterly line of the southwest quarter
39 of said Section 19 to the southeast corner of said southwest quarter
40 of Section 19;

Page 11 1 Thence southerly along the easterly line of the northwest quarter
2 of Section 30 of said Township and Range, to the southeast corner
3 of said northwest quarter of Section 30;

4 Thence westerly along the southerly line of said northwest
5 quarter of Section 30 to the northwest corner of the northeast
6 quarter of the southwest quarter of said Section 30;

7 Thence southerly along the westerly line of said northeast quarter
8 of the southwest quarter to the southwest corner of said northeast
9 quarter of the southwest quarter of Section 30;

10 Thence southerly along the westerly line of the southeast quarter
11 of the southwest quarter of said Section 30 to the southwest corner
12 of said southeast quarter of the southwest quarter of Section 30;

13 Thence easterly along the northerly lines of Sections 31, 32, 33,
14 34, 35, and 36 of Township 5 North, Range 16 West, San
15 Bernardino Meridian and Sections 31 and 32 of Township 5 North,
16 Range 15 West, San Bernardino Meridian, to the northeast corner
17 of the northwest quarter of said Section 32, Township 5 North,
18 Range 15 West, San Bernardino Meridian;

19 Thence northerly to the northwest corner of the southeast quarter
20 of Section 29, Township 5 North, Range 15 West, San Bernardino
21 Meridian;

22 Thence easterly to the northeast corner of said southeast quarter
23 of Section 29;

24 Thence northerly to the northeast corner of said Section 29;

25 Thence easterly along the northerly lines of Sections 28 and 27,
26 said Township and Range, to the northwest corner of the northeast
27 quarter of said Section 27;

28 Thence southerly to the southwest corner of the southeast quarter
29 of said Section 27;

30 Thence easterly along the southerly lines of Sections 27, 26, and
31 25 of said Township and Range, and easterly along the northerly
32 line of Section 31, Township 5 North, Range 14 West, San
33 Bernardino Meridian, to the northeast corner of the northwest
34 quarter of the northeast quarter of said Section 31;

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Page 11 35 Thence southerly to the southeast corner of the southwest quarter
36 of the southeast quarter of said Section 31;
37 Thence easterly to the north quarter corner of Section 5;
38 Township 4 North, Range 14 West, San Bernardino Meridian;
39 Thence southerly to the south quarter corner of said Section 5;
Page 12 1 Thence easterly along the northerly lines of Sections 8 and 9 of
2 said Township and Range, to the north quarter corner of said
3 Section 9;
4 Thence southerly along the north-south quarter section lines of
5 said Section 9 and Section 16 of said Township and Range, to the
6 center of said Section 16;
7 Thence westerly along the east-west quarter section lines of said
8 Section 16 and Section 17 of said Township and Range, to the
9 west quarter corner of said Section 17;
10 Thence southerly to the southeast corner of Section 18 of said
11 Township and Range;
12 Thence westerly to the north quarter corner of Section 19 of said
13 Township and Range;
14 Thence southerly along the north-south quarter section lines to
15 the south quarter corner of said Section 19;
16 Thence westerly to the northeast corner of Section 25, Township
17 4 North, Range 15 West, San Bernardino Meridian;
18 Thence southerly along the easterly lines of said Section 25 and
19 along the easterly lines of Section 36 of said Township and Range,
20 and along the easterly lines of Section 1, Township 3 North, Range
21 15 West, San Bernardino Meridian, to the southeast corner of said
22 Section 1;
23 Thence westerly along the southerly lines of said Section 1 and
24 along the southerly lines of Sections 2, 3, 4, and 5 of said Township
25 and Range, to the southeast corner of Section 6 of said Township
26 and Range;
27 Thence southerly along the easterly lines of Sections 7 and 18
28 of said Township and Range, to the southeast corner of said Section
29 18;
30 Thence westerly along the southerly lines of said Section 18 to
31 the southwest corner of said Section 18;
32 Thence southwesterly to the most northerly corner of the
33 boundary of the City of Los Angeles;

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Page 12 34 Thence southwesterly along said City boundary to its westerly
35 intersection of the southerly line of the north half of the north half
36 of said Section 24;
37 Thence westerly to the southwest corner of the northwest quarter
38 of the northwest quarter of said Section 24;
39 Thence northerly to the northwest corner of said Section 24;
Page 13 1 Thence westerly to the south quarter corner of Section 14,
2 Township 3 North, Range 16 West, San Bernardino Meridian;
3 Thence northerly to the northeast corner of the southeast quarter
4 of the southwest quarter of said Section 14;
5 Thence westerly to the northwest corner of the southwest quarter
6 of the southwest quarter of said Section 14;
7 Thence northerly to the west quarter corner of said Section 14;
8 Thence westerly to the northwest corner of the northeast quarter
9 of the southeast quarter of Section 15 of said Township and Range;
10 Thence southerly to the southeast corner of the northwest quarter
11 of the southeast quarter of said Section 15;
12 Thence westerly to the northwest corner of the southwest quarter
13 of the southeast quarter of said Section 15;
14 Thence southerly to the south quarter corner of said Section 15;
15 Thence westerly to the southwest corner of the southeast quarter
16 of the southwest quarter of said Section 15;
17 Thence northerly to the northwest corner of the northeast quarter
18 of the northwest quarter of said Section 15;
19 Thence westerly along the northerly line of said Section 15 and
20 along the northerly lines of Section 16 of said Township and Range,
21 to the northwest corner of said Section 16;
22 Thence northerly to the northeast corner of Section 8 of said
23 Township and Range;
24 Thence westerly along the southerly lines of Sections 5 and 6
25 of said Township and Range, to the southwest corner of the
26 southeast quarter of the southeast quarter of said Section 6;
27 Thence northerly to the northwest corner of the northeast quarter
28 of the southeast quarter of said Section 6;
29 Thence westerly to the southeast corner of the southwest quarter
30 of the northwest quarter of said Section 6;
31 Thence northerly along projected section lines through said
32 Rancho San Francisco to the southeast corner of the northwest
33 quarter of the northwest quarter of Section 31, Township 4 North,
34 Range 15 West, San Bernardino Meridian;

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Page 13 35 Thence easterly to the southwest corner of the northeast quarter
36 of the northeast quarter of said Section 31;
37 Thence northerly to the northwest corner of the northeast quarter
38 of the northeast quarter of said Section 31;
39 Thence easterly to the northeast corner of said Section 31;
Page 14 1 Thence northerly along the easterly line of Section 30 of said
2 Township and Range, to the southerly corner of Lot 14 as shown
3 on the map filed in Book 25, Page 9 of Record of Surveys, Records
4 of Los Angeles County;
5 Thence northwesterly, southwesterly and southerly along the
6 northeasterly, northwesterly, and westerly boundary lines of that
7 certain parcel of land known as the Pico Project No. 1 as shown
8 in the map filed in Book 27, Pages 19, 20, and 39 of Record of
9 Surveys, Records of Los Angeles County, to the southeast corner
10 of Parcel 11 as shown on the map filed in Book 27, Page 20 of
11 said Record of Surveys;
12 Thence westerly along the south line of said last mentioned
13 Parcel 11 to the northeast corner of Parcel 12 as shown on the map
14 filed in Book 27, Page 21 of said Record of Surveys;
15 Thence southerly along the easterly line of last mentioned Parcel
16 12 and along the most easterly line of Parcel 13 as shown on last
17 mentioned Record of Survey to the southeasterly corner of said
18 Parcel 13;
19 Thence westerly along the southerly line of said Parcel 13 to the
20 westerly corner thereof;
21 Thence northwesterly along the southwesterly line of Parcel 15,
22 as shown on last mentioned Record of Survey, 603.95 feet to said
23 boundary line of the County of Los Angeles;
24 Thence northwesterly along said boundary line to the east-west
25 centerline of projected Section 9, Township 3 North, Range 17
26 West, San Bernardino Meridian, said centerline being North 21°
27 57' West 2764 (plus or minus) feet along said county line from the
+ southwesterly line of the land described in the deed to the Newhall
+ Land and Farming Company recorded June 21, 1910 in Book 127,
+ Page 104 of Deeds, Records of Ventura County;
31 Thence westerly, leaving said county line along said centerline
32 of projected Section 9 and projected Section 8, Township 3 North,
33 Range 17 West, San Bernardino Meridian, to said southwesterly
34 line of Newhall;

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- + Thence ~~northwesterly along said southwesterly line North 54°~~
+ ~~28' West to the southeasterly line of Tract N in Rancho Simi, per~~
+ ~~map recorded in Book 3, Page 7 of Maps, Records of Ventura~~
+ ~~County;~~
1 Thence ~~southwesterly along the southeasterly line of said Tract~~
2 ~~N South 70° 26' West to the east-west centerline of said Section~~
3 ~~8;~~
4 Thence ~~westerly along said centerline to the west line of said~~
5 ~~Section 8;~~
6 Thence ~~southerly along the west line to the southerly line of said~~
7 ~~Tract N;~~
8 Thence ~~South 70° 26' West and west along the southerly line of~~
9 ~~said Tract N to the southwest corner of projected Section 12,~~
10 ~~Township 3 North, Range 18 West, San Bernardino Meridian;~~
11 Thence ~~north and leaving the southerly line of said Tract N to~~
12 ~~the northwest corner of said Section 12, being the southeast corner~~
13 ~~of projected Section 2, Township 3 North, Range 18 West, San~~
14 ~~Bernardino Meridian;~~
15 Thence ~~west along the south line of said Section 2 to the~~
16 ~~southwest corner of said Section 2;~~
17 Thence ~~north along the west line of said Section 2 to the~~
18 ~~southerly line of said Rancho San Francisco;~~
19 Thence ~~westerly along the said Rancho San Francisco to a three~~
20 ~~inch pipe marked "N", set at the southerly terminus of the westerly~~
21 ~~line of the parcel marked the Newhall Land and Farming Company~~
22 ~~on Licensed Surveyor's Map filed in Book 3, Page 74 of Record~~
23 ~~of Surveys, Records of Ventura County;~~
24 Thence ~~northerly along said westerly line North 0° 13' 33" East~~
25 ~~11,446.56 feet to the southerly line of the Southern Pacific Railroad~~
26 ~~Company (Saugus branch) Right of Way, 100 feet wide;~~
+ Thence ~~in a general easterly and northeasterly direction along~~
+ ~~the southerly and southeasterly line of said Southern Pacific~~
+ ~~Railroad Company Right of Way, to the intersection with the third~~
+ ~~course, recited as "South 28° 08' East 1,089.96 feet" in deed to~~
+ ~~J.S. Sharp recorded March 26, 1921, in Book 180, Page 101 of~~
+ ~~Deeds, Records of Ventura County;~~
33 Thence ~~along the boundary of said deed the following three~~
34 ~~courses, South 28° 08' East 989.96 feet to the southerly terminus~~
35 ~~of said third course;~~
36 Thence ~~North 43° 58' East 247.20 feet to an angle point;~~

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Page 15 37 Thence North 26° 04' East 1638.3 feet to the northerly line of
38 said Southern Pacific Railroad Company Right of Way;
39 Thence in a general easterly and southeasterly direction along
40 the northerly and northeasterly line of said Southern Pacific
Page 16 1 Railroad Company Right of Way to a one inch iron pipe set at the
2 most southerly corner of the land described in deed to George B.
3 Larinan recorded February 8, 1957, in Book 141, Page 238 of
4 Official Records, Records of Ventura County;
5 Thence along the boundary of last mentioned deed the following
6 six courses, North 27° 44' East 239.74 feet to a one and one-half
7 inch iron pipe set at an angle point;
8 Thence North 3° 40' West 686.99 feet to a one and one-half inch
9 iron pipe set at an angle point;
10 Thence North 9° 07' 40" West 812.92 feet to a one and one-half
11 inch iron pipe set at an angle point;
12 Thence North 57° 03' 20" East 752.49 feet to a one inch iron
13 pipe set at an angle point;
14 Thence North 60° 28' 45" East 2567.91 feet to a one inch iron
15 pipe set at an angle point;
16 Thence North 18° 45' 20" East 1554.65 feet to a two inch iron
17 pipe set on the northerly line of said Rancho San Francisco at the
18 most easterly corner of said land of George B. Larinan;
19 Thence easterly along said northerly line North 87° 13' 50" East
20 3097.6 feet, more or less, to the point of beginning;
21 Except therefrom the west half of the west half of the northeast
22 quarter of Fractional Section 15, Township 4 North, Range 17
23 West, San Bernardino Meridian.
24 Also except therefrom the southeast quarter of the southeast
25 quarter of Section 10, Township 4 North, Range 17 West, San
26 Bernardino Meridian.
27 Sec. 4. (a) The Castaic Lake Water Agency created pursuant
28 to the Castaic Lake Water District Law (Chapter 28 of the First
29 Extraordinary Session of the Statutes of 1962) and the Newhall
30 County Water District created pursuant to the County Water
31 District Law (Division 12 (commencing with Section 30000) of
32 the Water Code), shall be reorganized into the Santa Clarita Valley
33 Water District and shall no longer operate as separate entities or
34 exercise independent functions.
35 (b) The district shall be the successor to the Castaic Lake Water
36 Agency and the Newhall County Water District for the purpose

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Page 16 37 of succeeding to all of the rights, duties, obligations, contracts,
38 responsibilities, assets, entitlements, and liabilities of the Castaic
39 Lake Water Agency and the Newhall County Water District,
Page 17 1 including, but not limited to, the performance or payment of any
2 outstanding bonds and notes described in Section 53350 of the
+ Government Code.
3 (c) All property, whether real or personal, and including all
4 moneys such as cash on hand and moneys due uncollected, and
5 assets and liabilities of the Castaic Lake Water Agency and the
6 Newhall County Water District shall be transferred to and vested
7 in the district.
8 (d) All employees of the Castaic Lake Water Agency and the
9 Newhall County Water District shall become employees of the
10 district.
11 (e) The district shall may continue to levy, impose, or fix and
12 collect any previously authorized charge, fee, assessment, or tax
13 approved, imposed, and levied by the Castaic Lake Water Agency
14 or the Newhall County Water District, or both, including, but not
15 limited to, any rates, fees, and charges for the provision of water.
16 Any charge, fee, assessment, or tax authorized and in effect for
17 the Castaic Lake Water Agency or the Newhall County Water
18 District shall remain in effect until otherwise modified, increased,
19 or terminated by the board of directors of the district.
20 (f) The district shall be the successor in interest to Castaic Lake
21 Water Agency's water supply contract with the Department of
22 Water Resources dated August 3, 1962, as thereafter amended, for
23 a water supply from the State Water Resources Development
24 System, including all of the rights, responsibilities, and obligations
25 contained in the contract, and the district shall succeed to the legal
26 authority held by Castaic Lake Water Agency for the performance
27 and enforcement of that contract.
28 (g) The indebtedness of the Newhall County Water District and
29 the Santa Clarita Water Division, a retail division of the Castaic
30 Lake Water Agency, that exists as of December 31, 2017, including
31 acquisition costs, tax obligations, and debt financing of capital
32 improvement projects, shall be borne by retail divisions of the
33 district that correspond with the Newhall County Water District
34 and Santa Clarita Water Division areas, respectively, and paid for
35 from the revenues of the corresponding retail divisions. Any

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Page 17 36 indebtedness incurred by the district shall not be limited by this
37 subdivision.

+ (h) *The district shall continue to supply water at wholesale to*
+ *Los Angeles County Waterworks District No. 36, Val Verde, which,*
+ *upon mutual agreement between it and the district, may be*
+ *incorporated into the district following appropriate procedures*
+ *under the Cortese-Knox-Hertzberg Local Government*
+ *Reorganization Act of 2000 (Division 3 (commencing with Section*
+ *56000) of Title 5 of the Government Code). Any proposed future*
+ *change of organization or reorganization involving the district*
+ *and the Los Angeles County Waterworks District No. 36, Val*
+ *Verde, or any other public agency under the Local Agency*
+ *Formation Commission for the County of Los Angeles on January*
+ *1, 2018, shall be subject to the filing with the Local Agency*
+ *Formation Commission for the County of Los Angeles and shall*
+ *be subject to review, consideration, and determination by the Local*
+ *Agency Formation Commission for the County of Los Angeles*
+ *consistent with the Cortese-Knox-Hertzberg Local Government*
+ *Reorganization Act of 2000 (Division 3 (commencing with Section*
+ *56000) of Title 5 of the Government Code).*

+ (i) *The district shall continue to supply water at wholesale to*
+ *Valencia Water Company. If the Castaic Lake Water Agency is*
+ *the owner of all of the stock of Valencia Water Company on*
+ *January 1, 2018, the district, as the successor in interest to Castaic*
+ *Lake Water Agency, shall be the owner of the stock of Valencia*
+ *Water Company and shall take the appropriate steps together with*
+ *the board of directors of the Valencia Water Company to dissolve*
+ *Valencia Water Company and to transfer the company's assets,*
+ *property, liabilities, and indebtedness to the district as soon as*
+ *practicable by July 1, 2018, consistent with the requirements of*
+ *subdivision (j) and any other obligations of the parties. A transfer*
+ *pursuant to this subdivision is not subject to the*
+ *Cortese-Knox-Hertzberg Local Government Reorganization Act*
+ *of 2000 (Division 3 (commencing with Section 56000) of Title 5*
+ *of the Government Code).*

38 (h)

+ (j) *If any other retail water supplier is incorporated into the*
39 *district, the indebtedness of the retail water supplier that exists*
40 *immediately before the incorporation shall be borne by the*

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Page 18 1 customers in the area that corresponds with the boundaries of the
2 retail water supplier and paid for from the revenues of that area.
3 Sec. 5. The district is divided into three *electoral* divisions as
+ follows:
4 (a) The first *electoral* division shall include the real property
5 described as follows:
6 Beginning at the intersection of Newhall Ranch Road and
7 Interstate 5; thence proceeding easterly along Newhall Ranch Road
8 to Golden Valley Road; thence proceeding northerly along Golden
9 Valley Road to Ermine Street; thence proceeding easterly along
10 Ermine Street and Ermine Place and the extension of Ermine Place
11 to Whites Canyon Road; thence proceeding along Whites Canyon
12 Road to Nadal Street; thence proceeding easterly along Nadal
13 Street to Bermina Avenue; thence proceeding southerly along
14 Bermina Avenue to Delight Street; thence proceeding westerly
15 along Delight Street to Bakerton Avenue; thence proceeding
16 southerly along Bakerton Avenue to the Bekerton Avenue right
17 of way just south of the power lines approximately 135 feet south
18 of Kimbrough Street; thence proceeding westerly and southerly
19 along the right of way behind the parcels on the east side of
20 Crossglade Avenue until Allenwick Avenue; thence proceeding
21 southerly along Allenwick Avenue to Vicci Street; thence
22 proceeding westerly along Vicci Street to Crossglade Avenue;
23 thence proceeding southerly along Crossglade Avenue to its dead
24 end and continuing due south into the parking lot until its
25 conclusion; thence proceeding westerly and southerly and easterly
26 along the northern, western and southern borders of Census Block
27 060379200351017, going around the two apartment buildings;
28 thence proceeding easterly along the riverbed to Highway 14;
29 thence proceeding northeasterly along Highway 14 to the district's
30 eastern border; thence proceeding clockwise along the district's
31 border to the intersection of Highway 14 and the district's southern
32 border; thence proceeding northerly along Highway 14 to Newhall
33 Avenue; thence proceeding northwesterly along Newhall Avenue
34 to Main Street; thence proceeding northerly along Main Street to
35 Lyons Avenue; thence proceeding westerly along Lyons Avenue
36 to Orchard Village Road; thence proceeding northerly along
37 Orchard Village Road to McBean Parkway; thence proceeding
38 westerly along McBean Parkway to Interstate 5; thence proceeding
39 northerly along Interstate 5 to the point of origin.

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Page 19 1 (b) The second *electoral* division shall include the real property
2 described as follows:

3 Beginning at the intersection of the district's northern border
4 and the Los Angeles Aqueduct easement on the western border of
5 Census Block 060379200152002, between Harmony Way and
6 Evening Star Court; thence proceeding southerly along the
7 Aqueduct easement to Copper Hill Drive; thence proceeding
8 westerly along Copper Hill Drive to McBean Parkway; thence
9 proceeding southerly along McBean Parkway to Newhall Ranch
10 Road; thence proceeding easterly along Newhall Ranch Road to
11 Golden Valley Road; thence proceeding northerly along Golden
12 Valley Road to Ermine Street; thence proceeding easterly along
13 Ermine Street and Ermine Place and the extension of Ermine Place
14 to Whites Canyon Road; thence proceeding along Whites Canyon
15 Road to Nadal Street; thence proceeding easterly along Nadal
16 Street to Bermina Avenue; thence proceeding southerly along
17 Bermina Avenue to Delight Street; thence proceeding westerly
18 along Delight Street to Bakerton Avenue; thence proceeding
19 southerly along Bakerton Avenue to the Bekerton Avenue right
20 of way just south of the power lines approximately 135 feet south
21 of Kimbrough Street; thence proceeding westerly and southerly
22 along the right of way behind the parcels on the east side of
23 Crossglade Avenue until Allenwick Avenue; thence proceeding
24 southerly along Allenwick Avenue to Vicci Street; thence
25 proceeding westerly along Vicci Street to Crossglade Avenue;
26 thence proceeding southerly along Crossglade Avenue to its dead
27 end and continuing due south into the parking lot until its
28 conclusion; thence proceeding westerly and southerly and easterly
29 along the northern, western and southern borders of Census Block
30 060379200351017, going around the two apartment buildings;
31 thence proceeding easterly along the riverbed to Highway 14;
32 thence proceeding northeasterly along Highway 14 to the district's
33 eastern border; thence proceeding counter-clockwise along the
34 district's border to the point of origin.

35 (c) The third *electoral* division shall include the real property
36 described as follows:

37 Beginning at the intersection of the district's northern border
38 and the Los Angeles Aqueduct easement on the western border of
39 Census Block 060379200152002, between Harmony Way and
40 Evening Star Court; thence proceeding southerly along the

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Page 20 1 Aqueduct easement to Copper Hill Drive; thence proceeding
2 westerly along Copper Hill Drive to McBean Parkway; thence
3 proceeding southerly along McBean Parkway to Newhall Ranch
4 Road; thence proceeding westerly along Newhall Ranch Road to
5 Interstate 5; thence proceeding southerly along Interstate 5 to
6 McBean Parkway; thence proceeding easterly along McBean
7 Parkway to Orchard Village Road; thence proceeding southerly
8 along Orchard Village Road to Lyons Avenue; thence proceeding
9 easterly along Lyons Avenue to Main Street; thence proceeding
10 southerly along Main Street to Newhall Avenue; thence proceeding
11 southeasterly along Newhall Avenue to Highway 14; thence
12 proceeding southerly along Highway 14 to the district's southern
13 border; thence proceeding clockwise along the district's border to
14 the point of origin.

15 Sec. 6. The board of directors shall adjust the *electoral* division
16 boundaries described in Section 5 by resolution pursuant to Chapter
17 8 (commencing with Section 22000) of Division 21 of the Elections
18 Code.

19 Sec. 7. As used in this act:

20 (a) "Private corporation" means and includes any private
21 corporation organized under federal law or the laws of any state.

22 (b) "Public agency" means and includes the federal government,
23 the State of California, a county, a city, a public corporation, the
24 Metropolitan Water District of Southern California, or other public
25 district of this state.

26 (c) "Purveyor" means the Los Angeles County Waterworks
27 District No. 36, *Val Verde*, which is a retail water supplier that has
28 facilities connected to the district's water transmission system and
29 is under contract with the district for water.

30 Sec. 8. (a) The district shall be governed by a board of directors
31 that shall initially consist of 15 members as follows:

32 (1) The five members of the Newhall County Water District
33 board of directors in office as of December 31, 2017.

34 (2) The appointed member representing the purveyor described
35 in subdivision (a) of Section 10 and the nine elected members of
36 the Castaic Lake Water Agency board of directors in office as of
37 December 31, 2017.

38 (b) Each elected member of the board of directors shall be a
39 resident ~~or owner of real property~~ within the district's service

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| Amendment 24

| Amendment 25

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Page 21 1 territory and shall hold office until his or her successor is elected
2 pursuant to Section 9.
3 (c) Each of the initial members of the board of directors of the
4 district, except for the initial appointed member, are deemed to be
5 designated as a director from the *electoral* division, as described
6 in Section 5, in which his or her residence is located.
7 (d) Each of the initial members of the board of directors of the
8 district, except for the initial appointed member, shall hold office
9 as follows:
10 (1) The *initial terms* of directors whose respective terms as a
11 member of the Castaic Lake Water Agency or Newhall County
12 Water District board of directors would have expired following
13 the 2018 general election shall expire following the 2020 general
+ election.
14 (2) The *initial terms* of directors whose respective terms as a
15 member of the Castaic Lake Water Agency or Newhall County
16 Water District board of directors would have expired following
17 the 2020 general election shall expire following the 2022 general
+ election.
18 (3) If any elected initial member of the board of the district
19 resigns, vacates, or is removed from office before the expiration
20 of his or her initial term, the board may, in its discretion, decide
21 not to appoint a successor. The board shall appoint a successor if
22 the *electoral* division in which the vacancy occurs will have less
23 than four members representing the *electoral* division on the board
+ of directors.
24 Sec. 9. (a) All elected successors of the first board of directors
25 shall be elected at the time and in the manner provided in the
26 Uniform District Election Law (Part 4 (commencing with Section
27 10500) of Division 10 of the Elections Code).
28 (b) Successors to the first board of directors shall be elected by
29 the voters for each *electoral* division as follows:
30 (1) Two directors elected for each *electoral* division at the 2020
31 general election. *Commencing with the 2024 general election, and*
+ *for every election on that four-year election cycle thereafter, one*
+ *director shall be elected from each electoral division.*
32 (2) Two directors elected for each *electoral* division at the 2022
33 general election. *election and at every election on that four-year*
+ *election cycle thereafter.*

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Page 21 34 (c) Each elected director shall have his or her primary residence
35 in and be an elector in the *electoral* division he or she represents.
36 Each elected director shall serve a ~~four-year~~ *four-year* term from
37 the date of taking office and until the election and qualification of
38 a successor. A director shall take office on the first Monday of the
39 January after an election.

Amendment 36
Amendment 37

Page 22 1 ~~(d) The board may, after January 1, 2023, by resolution reduce~~
2 ~~the number of elected directors from 12 to nine, comprised of three~~
3 ~~members for each division in accordance with Section 14.~~

Amendment 38

4 ~~(e)~~

+ (d) Any vacancy in the board of directors shall be filled by a
5 majority vote of the remaining directors in accordance with
6 subdivision (d) of Section 1780 of the Government Code.

7 ~~(f)~~

Amendment 39

+ (e) If a director's place of residence, as defined in Section 244
8 of the Government Code, is moved outside of that director's
9 *electoral* division where elected from ~~a~~ *an electoral* division, and
10 if within 180 days of the move the director fails to reestablish a
11 place of residence within the director's *electoral* division, it shall
12 be presumed that a permanent change of residence has occurred
13 and that a vacancy exists on the board of directors pursuant to
14 Section 1770 of the Government Code.

Amendment 40
Amendment 41

15 Sec. 10. (a) The initial board of directors of the district shall
16 include the Castaic Lake Water Agency director who was
17 nominated by the purveyor and in office as a Castaic Lake Water
18 Agency director as of December 31, 2017. This initial appointed
19 director shall serve an initial term of one year that expires on
20 January 1, 2019. The subsequent terms for the director nominated
21 by the purveyor shall be four years.

Amendment 42

22 (b) After the initial appointed director's term expires on January
23 1, 2019, the office of the appointed director shall be filled as
24 follows:

25 (1) Not more than 90 or less than 30 days before the expiration
26 of the term of office of the appointed director, the purveyor shall
27 submit a nominee for a successor appointed director to the board
28 of directors. A nominee of the purveyor may be a director, officer,
29 agent, or employee of the purveyor and shall be a registered voter
30 within the County of Los Angeles or the County of Ventura. Any
31 appointed director whose term is expiring may be nominated by
32 the purveyor for reappointment by the board of directors as the

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Page 22 33 successor appointed director. If a vacancy occurs in the office of
34 appointed director, the purveyor shall nominate a person for
35 appointment to the vacant office not more than 60 days after the
36 occurrence of the vacancy.
37 (2) The board of directors shall appoint the nominee within 30
38 days after the nomination is submitted, or may within the same
39 time period by resolution reject the nominee for cause, which shall
40 be documented in the resolution by a detailed statement of reasons.

Page 23 1 If the board of directors rejects the nominee, the purveyor shall
2 promptly submit a second and different nominee to the board of
3 directors. The board of directors shall appoint the second nominee
4 within 30 days after the second nomination is submitted, or may
5 within the same time period by resolution likewise reject that
6 second nominee for cause, which shall be documented in the
7 resolution by a detailed statement of reasons. If the board of
8 directors rejects the nominee, the purveyor shall select a third and
9 still different nominee, which nominee shall be entitled without
10 further board action to take an oath of office as required by law
11 and to thereafter serve as an appointed director of the district. A
12 successor appointed director shall take office on the first Monday
13 in January in odd-numbered years, or as soon thereafter as
14 qualifying by taking the required oath of office. A successor
15 appointed director appointed to or otherwise entitled to fill a
16 vacancy shall take office immediately upon taking the required
17 oath of office. A nominee of a purveyor who is the general manager
18 of the purveyor shall be rejected for appointment only on the
19 ground that the nominee is legally disqualified from holding the
20 office of director by a provision of applicable law.

21 (c) An incumbent in the office of appointed director shall be
22 subject to recall by the voters of the entire district in accordance
23 with Division 11 (commencing with Section 11000) of the
24 Elections Code, except that any vacancy created by a successful
25 recall shall be filled in accordance with subdivision (b).

+ (d) *Notwithstanding anything to the contrary in this act, the*
+ *position of appointed director shall be eliminated and abolished*
+ *effective January 1, 2025. The position of appointed director shall*
+ *be eliminated and abolished before January 1, 2025, if any of the*
+ *following conditions are met:*
+ (1) *The district acquires the purveyor or the purveyor is*
+ *incorporated into the district.*

Amendment 43

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Page 23 + (2) *The Board of Supervisors of the County of Los Angeles by*
+ *an affirmative vote of a majority of its membership eliminates the*
+ *appointed director position.*

Amendment 44

Page 23 26 (d)
+ (e) Notwithstanding any other law, the provisions of Article 4.7
27 (commencing with Section 1125) of Chapter 1 of Division 4 of
28 Title 1 of the Government Code shall not be applicable to the
29 appointed director. The fact the appointed director is
30 simultaneously a director, officer, agent, or employee of the
31 purveyor shall not in any way constitute the holding of
32 incompatible offices under or for purpose of any common law
33 doctrine prohibiting the simultaneous holding of these offices, and
34 shall not disqualify the director from serving as a director of the
35 district or from discharging fully the responsibilities of the office
36 of appointed director with respect to any matter coming before the
37 board of directors of the district for consideration, decision,
38 determination, or other form of action.

Page 24 39 Sec. 11. (a) A person who may vote at any district election
40 held under the provisions of this act shall be a voter within the
1 meaning of the Elections Code, residing in the *electoral* division
2 of the district in which he or she casts his or her vote. For the
3 purpose of registering voters who shall be entitled to vote at district
4 elections, the county elections official is authorized, in any county
5 in which ~~there is a district~~, *the district is located*, to indicate upon
6 the affidavit of registration whether the voter is a voter of a district.

Amendment 45

7 (b) In case the boundary line of ~~a~~ *the* district crosses the
8 boundary line of a county election precinct, only those voters
9 within the district and within the precinct who are registered as
10 being voters within the district shall be permitted to vote, and for
11 that purpose the county elections official may provide two sets of
12 ballots within those precincts, one containing the names of
13 candidates for office in the district, and the other not containing
14 those names, and it shall be the duty of the election officers in
15 those precincts to furnish only those persons registered as voters
16 within the district with the ballots upon which are printed the names
17 of the candidates for office in the district.

Amendment 46

18 (c) In a county in which the district is located, the county
19 elections official is hereby given authority to have printed upon
20 the official ballots provided for voters at elections for directors a
21 heading in the same form as that provided by the Elections Code

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Page 24 22 for nonpartisan officers, which heading shall be marked "Santa
23 Clarita Valley Water District," with a subheading "For a Member
24 of the Board of Directors, Division ____ (here inserting the number
25 of the division) —Vote for One," and beneath which shall appear
26 the names of the candidates for the office of member of the board
27 for the division of the district, with the appropriate blank space
28 for the writing in of the name of a candidate if desired by the
29 voters, and with a voting square placed opposite the space. The
30 ballots thus provided shall be furnished by the precinct officers
31 only to those voters within their respective precincts who shall
32 appear on the register as duly registered voters within that division
33 of the district, and in precincts that lie partly within that district
34 and partly without the precinct board shall be supplied with two
35 kinds of ballots by the county elections official, one of which shall
36 contain the matters hereinabove set forth for the use of voters of
37 the district, and the other of which shall be without the heading
38 containing the names of candidates for the office of member of
39 the board, and which shall be furnished to those voters who are
40 not voters of the district and who are voters of the precinct.
+ electoral division).

Amendment 48

Page 25 1 Sec. 12. The board of directors shall hold its first meeting as
2 soon as possible at which it shall choose one of its members to be
3 president. The board of directors may appoint from its members
4 additional officers and may define the duties of those officers. The
5 board of directors shall provide for the time and place of holding
6 its meetings and the manner in which its special meetings may be
7 called. All legislative sessions of the board of directors shall be
8 held in accordance with the Ralph M. Brown Act (Chapter 9
9 (commencing with Section 54950) of Part 1 of Division 2 of Title
10 5 of the Government Code). A majority of the board of directors
11 shall constitute a quorum for the transaction of business.
12 Sec. 13. (a) The board of directors may act by ordinance,
13 resolution, or motion. On all ordinances the roll shall be called
14 and the ayes and noes recorded in the journal of the proceedings
15 of the board of directors. Resolutions and motions may be adopted
16 by voice vote, but on demand of any member the roll shall be
17 called. Except as provided in Section 14, an ordinance, motion, or
18 resolution shall not be passed or become effective without the
19 affirmative vote of a majority of the membership of the board.

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Page 25 20 (b) The enacting clause of all ordinances passed by the board
21 shall be, "Be it ordained by the Board of Directors of the Santa
22 Clarita Valley Water District as follows:"

23 (c) Each member of the board of directors shall receive
24 compensation equal to the amount of compensation authorized for
25 a Castaic Lake Water Agency director as of December 31, 2017,
26 for each meeting of the board attended and for each day's service
27 rendered as a director at the request of the board. This initial
28 compensation may be adjusted in accordance with Chapter 2
29 (commencing with Section 20200) of Division 10 of the Water
30 Code.

31 Sec. 14. (a) The board of directors may take action on the
32 following items ~~with only by~~ an affirmative vote of four-fifths of
33 the membership of the board:

34 (1) Authorizing the district to support or take action to further
35 any amendments or efforts to amend this section.

36 (2) Issuing new debt in excess of ten million dollars
37 (\$10,000,000) at any one time that relates to retail functions of the
38 district, excluding the refinancing of existing debt. The threshold
39 of ten million dollars (\$10,000,000) shall be adjusted annually in
40 proportion to the assessed value of real property within the district.

Page 26 1 (3) For the retail division of the district that corresponds with
2 the Newhall County Water District area, changes to the ~~volumetric~~
3 *volumetric, nontiered* retail rate structure that existed for the
4 Newhall County Water District area as of December 31, 2017.
5 This paragraph does not include changes to the tiered retail rate
+ structure.

6 ~~(4) Reducing the number of elected directors of the district from~~
7 ~~12 to nine members in accordance with Section 9.~~

8 (b) On or before January 1, 2019, the district shall develop a
9 ~~rate-setting~~ *ratesetting* process that includes an independent
10 ratepayer advocate to advise the board of directors and provide
11 information to the public before the adoption of new rates. The
12 ratepayer advocate shall be selected by the board of directors and
13 shall serve in an advisory capacity only. The board of directors
14 shall develop and adopt any necessary rules and procedures to
15 define the role of the ratepayer advocate. The board of directors
16 shall not eliminate the ~~rate-setting~~ *ratesetting* process or ratepayer
17 advocate developed pursuant to this subdivision without an

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Amendment 51

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Amendment 53

Amendment 54

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Page 26 18 affirmative vote of four-fifths of the membership of the board of
+ directors.

19 (c) Until December 31, 2024, the board of directors may
20 dispense with the four-fifths vote requirement for the actions
21 described in subdivisions (a) and (b) at any time upon an
22 affirmative vote of four-fifths of the membership of the board of
23 directors.

24 (d) On and after January 1, 2025, the board of directors may at
25 any time dispense with the four-fifths vote required for any action
26 described in ~~subdivision~~ *subdivisions* (a) *and* (b) by a majority
27 vote of the membership of the board.

28 Sec. 15. (a) No informality in any proceeding or informality
29 in the conduct of any election, not substantially affecting adversely
30 the legal rights of any citizen, shall be held to invalidate the
31 incorporation of the district and the legal existence of the district
32 and all proceedings in respect to the incorporation and the legal
33 existence of the district shall be held to be valid and in every
34 respect legal and incontestable.

35 (b) An action to determine the validity of any bonds, warrants,
36 promissory notes, contracts, or other evidences of indebtedness of
37 the kinds authorized by this act may be brought pursuant to Chapter
38 9 (commencing with Section 860) of Title 10 of Part 2 of the Code
39 of Civil Procedure.

Page 27 1 Sec. 16. At its first meeting, or as soon as practicable, the board
2 of directors shall, by a majority vote of the membership of the
3 board, appoint a general manager, secretary, and treasurer or
4 auditor. The board shall define the duties of these appointees and
5 fix their compensation in accordance with Division 12
6 (commencing with Section 30000) of the Water Code. The board
7 may employ additional assistants, employees, engineers, attorneys,
8 professionals, and other consultants as the board deems necessary
9 to efficiently maintain and operate the district.

10 Sec. 17. Except as otherwise provided in this act, the district
11 has and may exercise the powers expressly granted or necessarily
12 implied in, and may operate in accordance with, Part 5
13 (commencing with Section 31000), Part 6 (commencing with
14 Section 31300), Part 7 (commencing with Section 31650), and
15 Part 8 (commencing with Section 32200) of the County Water
16 District Law (Division 12 (commencing with Section 30000)) of

| Amendments 55 & 56

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Page 27 17 the Water Code. *The district may exercise these powers throughout*
+ *its territory.*

18 Sec. 18. ~~(a) The primary purpose of the district includes, but~~
19 ~~is not limited to, to shall have the power to do all of the following:~~

+ (a) To acquire, hold, and utilize water and water rights,
20 including, but not limited to, water available from the state under
21 the State Water Resources Development System, and to provide,
22 sell, manage, and deliver surface water, groundwater, and recycled
23 water for municipal, industrial, domestic, and other purposes at
24 retail and wholesale ~~within~~ *throughout* the territory of the district.

25 ~~(b) The district shall have the power to do all of the following:~~

26 ~~(1)~~

+ (b) To construct, operate, and maintain works to develop energy,
27 including, but not limited to, hydroelectric, solar, wind, and other
28 renewable sources, inside or outside the district for use by the
29 district in the operation of its works or as a means of assisting in
30 financing the construction, operation, and maintenance of its
31 projects for the control, conservation, diversion, and transmission
32 of water and to enter into contracts for the sale of the energy. The
33 energy may be marketed only at wholesale to any public agency
34 or private entity, or both.

35 ~~(2)~~

+ (c) To enter into contracts with any public agency or private
36 entity engaged in the generation or distribution of electric energy
37 for the right to use falling water, facilities, or real property of the
38 district, either inside or outside the district, for energy generation
39 or distribution purposes.

Page 28 1 ~~(3)~~

+ (d) To develop, treat, distribute, manage, and reclaim water,
2 and to store and recover water from groundwater basins located
3 wholly or partially inside or outside the boundaries of the district
4 and, in exercising that power, to make and enter into contracts
5 allowing that storage and recovery.

6 ~~(4)~~

+ (e) To join with one or more public agencies, private
7 corporations, or other persons for the purpose of carrying out any
8 of the powers of the district, and for that purpose to contract with
9 other public agencies or private corporations or persons for the
10 purpose of financing those acquisitions, constructions, and
11 operations. The contracts may provide for contributions to be made

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Page 28 12 by each party to the contract and for the division and apportionment
13 of the expenses of the acquisitions and operations, and the division
14 and apportionment of the benefits, the services and products from
15 the contract, and may provide for any agency to effect the
16 acquisitions and to carry on the operations, and shall provide in
17 the powers and methods of procedure for the agency the method
18 by which the agency may contract. The contracts with other public
19 agencies or private corporations or persons may contain other and
20 further covenants and agreements as may be necessary or
21 convenient to accomplish the purposes of the contract. In addition
22 to and without limiting all of the other powers of the district, the
23 district may contract with the State of California for delivery of
24 water under the State Water Resources Development System.
25 Contracts under this subdivision include those made with the
26 federal government under the Federal Reclamation Act of June
27 17, 1902, as amended, or any other act of the United States
28 Congress enacted permitting cooperation.

29 (5)

+ (f) To require reporting to the district of all production,
30 distribution, and reclamation of water within the district in excess
31 of 10 acre-feet per annum.

32 ~~(6) To develop groundwater management plans within the~~
33 ~~district that may include, but are not limited to, limitation,~~
34 ~~conservation, overdraft protection plans, and groundwater~~
35 ~~extraction charge plans, and implement any or all of those plans~~
36 ~~subject to the rights of property owners and with the approval of~~
37 ~~the purveyor and other major extractors of over 100 acre-feet of~~
38 ~~water per year.~~

+ (g) To join with one or more local agencies to form a
+ groundwater sustainability agency pursuant to Section 10723.6
+ of the Water Code and to participate with a groundwater
+ sustainability agency to develop and implement a groundwater
+ sustainability plan within the district in accordance with Chapter
+ 6 (commencing with Section 10727) of Part 2.74 of Division 6 of
+ the Water Code.

39 (7)

+ (h) To contract with the purveyor or successor in interest to the
40 purveyor.

Page 29 1 (8)

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Page 29 + (i) (1) To construct works along and across any stream of water,
2 watercourse, channel, flood control channel, storm channel, canal,
3 ditch or flume, street, avenue, highway, or across any railway that
4 the route of the works may intersect or cross, if the works are
5 constructed in a manner as to afford security for life and property
6 and the district restores the crossings and intersections to their
7 former state as near as may be or in a manner not to have impaired
8 unnecessarily their usefulness. This paragraph grants the district
9 a statutory franchise right and therefore the district may not be
10 charged any use fees or be made subject to any conditions that
11 unreasonably interfere with the franchise rights.

+ (2) *The statutory franchise right and right-of-way granted in*
+ *paragraph (1) is hereby given, dedicated, and set apart to locate,*
+ *construct, and maintain the works along and across any street or*
+ *public highway and over and through any of the lands that are*
+ *now or may be the property of this state, and to have the same*
+ *rights and privileges as have been or may be granted to cities*
+ *within the state. Any use under this section of a public highway*
+ *shall be subject to the provisions of Chapter 3 (commencing with*
+ *Section 660) of Division 1 of the Streets and Highways Code.*

12 Sec. 19. The financial or other interest of any appointed director
13 in any contract between the purveyor or successor in interest to
14 the purveyor and the district, or the fact that an appointed director
15 may hold the position of a director, officer, agent, or employee of
16 the purveyor or successor in interest to the purveyor, shall not
17 constitute a violation of Section 1090 of the Government Code,
18 and that interest or fact shall not render the contract void or make
19 it avoidable under Section 1092 of the Government Code, at the
20 instance of any party, if either the fact of the interest or the fact of
21 the relationship as director, officer, agent, or employee, or both,
22 are disclosed to the board of directors of the district and noted in
23 its official records and the board authorizes, approves, or ratifies
24 the contract by a vote of its membership sufficient for the purpose
25 without counting the vote of the interested appointed director.

26 ~~Sec. 20. The statutory franchise right and right-of-way granted~~
27 ~~in paragraph (8) of subdivision (b) of Section 18 is hereby given,~~
28 ~~dedicated, and set apart to locate, construct, and maintain the works~~
29 ~~along and across any street or public highway and over and through~~
30 ~~any of the lands that are now or may be the property of this state,~~
31 ~~and to have the same rights and privileges as have been or may be~~

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Page 29 32 ~~granted to cities within the state. Any use under this section of a~~
33 ~~public highway shall be subject to the provisions of Chapter 3~~
34 ~~(commencing with Section 660) of Division 1 of the Streets and~~
35 ~~Highways Code.~~

36 ~~Sec. 21.~~

+ Sec. 20. Notwithstanding any other law, the district may fix,
37 levy, or collect any standby or availability charge or assessment
38 in connection with the provision of water service pursuant to the
39 procedures set forth in the Uniform Standby Charge Procedures

Page 30 1 Act (Chapter 12.4 (commencing with Section 54984) of Part 1 of
2 Division 2 of Title 5 of the Government Code).

3 ~~Sec. 22.~~

+ Sec. 21. The district may impose and collect capacity charges
4 and connection fees pursuant to Section 66013 of the Government
5 Code.

6 ~~Sec. 23.~~

+ Sec. 22. The district may prescribe, by resolution or ordinance,
7 that when any capacity charges or connection fees adopted pursuant
8 to this act become due and are unpaid under and in accordance
9 with the rules and regulations concerning those charges and fees,
10 the charges and fees may be secured and collected in accordance
11 with the procedures specified in Sections ~~24 and 25~~; 23 and 24.

12 ~~Sec. 24.~~

+ Sec. 23. The amount of any delinquent and unpaid capacity
13 charges or connection fees shall be collected with the annual taxes
14 next levied upon the property that is subject to the imposition of
15 a capacity charge or connection fee, and that amount constitutes
16 a lien on that property as of the same time and in the same manner
17 as the tax lien securing annual property taxes. If during the year
18 preceding the date on which the first installment of real property
19 taxes that evidence the charges appears on the roll, any real
20 property to which the lien would attach has been transferred or
21 conveyed to a bona fide purchaser for value, or if a lien of a bona
22 fide encumbrancer for value has been created and attaches to the
23 real property, the lien that would otherwise be imposed by this
24 section shall not be added to and become part of the annual
25 assessment and it shall not attach to the real property. A county in
26 which the district is located shall deduct from the capacity charges
27 and connection fees collected by it an amount sufficient to
28 compensate the county for costs incurred in collecting the

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Page 30 29 delinquent and unpaid capacity charges and connection fees. The
30 amount of that compensation shall be fixed by agreement between
31 the board of supervisors of the county and the board of directors
32 of the district.

33 ~~Sec. 25.~~

+ 34 *Sec. 24.* (a) If delinquent and unpaid capacity charges or
35 connection fees are determined to exist by the district, the amount
36 of those charges or fees may, in the discretion of the district, be
37 secured at any time by filing for record in the office of the county
38 recorder of the county in which the real property is ~~located~~, *located*
39 a certificate specifying the amount of those charges and fees and
40 the name and address of the person liable for the delinquent and
unpaid charges or fees.

Page 31 1 (b) From the time of recordation of the certificate, the amount
2 required to be paid, together with interest and penalties, constitutes
3 a lien upon all real property in the county owned by the person or
4 later acquired before the lien expires. The lien shall have the force,
5 priority, and effect of a judgment lien and shall continue for 10
6 years from the date of the filing of the certificate, unless sooner
7 released or otherwise discharged. The lien may, within 10 years
8 from the filing of the certificate or within 10 years from the date
9 of the last extension of the lien in the manner provided in this
10 subdivision, be extended by filing for record a new certificate.
11 From the time of that filing, the lien shall be extended with respect
12 to the real property in that county for 10 additional years unless
13 sooner released or otherwise discharged.

14 ~~Sec. 26.~~

+ 15 *Sec. 25.* Any bonds issued by the district are hereby given the
16 same force, value, and use as bonds issued by any city and shall
be exempt from all taxation within the state.

17 ~~Sec. 27.~~

+ 18 *Sec. 26.* (a) Except as otherwise provided in this act, the
19 County Water District Law (Division 12 (commencing with Section
20 30000) of the Water Code) shall govern the formation, operation,
21 and dissolution of all improvement districts, so far as they may be
applicable.

22 (b) The board of directors may advance general funds of the
23 district to accomplish the purposes of an improvement district
24 formed to incur bonded indebtedness or for any other purpose for
25 which an improvement district may be created and, if the

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Page 31 26 improvement district is formed to incur bonded indebtedness, may
27 repay the district from the proceeds of the sale of the bonds, or if
28 the improvement district is formed for any other purpose for which
29 an improvement district may be created, in the formation of the
30 improvement district, provide that the district shall be repaid with
31 interest at a rate not to exceed the maximum rate per annum
32 authorized by Section 31304 of the Water Code from the special
33 taxes levied exclusively upon the taxable property in the
34 improvement district.

35 (c) Interest on any bonds issued by the district coming due
36 before the proceeds of a tax levied at the next general tax levy after
37 the sale of the bonds are available may be paid from the proceeds
38 of the sale of the bonds. The percentage of the proceeds of any
39 sale of the bonds shall not exceed the maximum interest rate
authorized, for other purposes, by Section 31304 of the Water

Page 32

1 Code.

2 ~~Sec. 28:~~

+ ~~Sec. 27.~~ The district may contain lands situated in more than
4 one ~~county~~ county, and the district may annex lands situated in
5 another county. ~~The lands of the district do not need to be~~
+ ~~contiguous.~~

6 ~~Sec. 29:~~

+ ~~Sec. 28.~~ The provisions of this act are severable. If any
7 provision of this act or its application is held invalid, that invalidity
8 shall not affect other provisions or applications that can be given
9 effect without the invalid provision or application.

10 ~~Sec. 30:~~

+ ~~Sec. 29.~~ No public corporation or public agency having the
11 same identity of purpose or substantially the same identity of
12 purpose as the district shall be formed partly or entirely within ~~this~~
13 ~~the~~ district, whether by incorporation or annexation, without the
14 consent of the board of directors of ~~this the~~ district.

+ ~~Sec. 30.~~ (a) *The district shall submit an application for*
+ *conditions addressing the creation of the district to the Local*
+ *Agency Formation Commission for the County of Los Angeles on*
+ *January 31, 2018. The application shall include a copy of this act,*
+ *a map and description of the boundaries of the district, and a plan*
+ *for providing services that includes the information described in*
+ *Section 56653 of the Government Code. The plan for services shall*
+ *identify the powers that were being authorized by Castaic Lake*

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- + *Water Agency and Newhall County Water District on December 31, 2017.*
- + *(b) The Local Agency Formation Commission for the County of Los Angeles shall hold a noticed public hearing regarding the application no later than 60 days after the submission of the application. The Local Agency Formation Commission for the County of Los Angeles shall prepare a written report, which may contain specific conditions pertaining to the formation of the district as the commission may deem appropriate under the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Division 3 (commencing with Section 56000) of Title 5 of the Government Code). A condition specified in the written report shall be consistent with this act and shall be consistent with and subject to Sections 56853 and 56886 of the Government Code. The written report shall be completed and posted on the County Local Agency Formation Commission for the County of Los Angeles Internet Web site and made available, upon request, to the public not less than five days before the date specified in the noticed hearing.*
- + *(c) Within 30 days of the public hearing, the Local Agency Formation Commission for the County of Los Angeles shall approve a final written report.*
- + *(d) Any specific conditions pertaining to the district in the Local Agency Formation Commission for the County of Los Angeles final written report shall be applicable and binding upon the district to the extent the conditions are not inconsistent with this act and Sections 56853 and 56886 of the Government Code.*
- + *(e) In addition to any conditions, the Local Agency Formation Commission for the County of Los Angeles shall certify in the written report the powers that were being exercised by the Castaic Lake Water Agency and the Newhall County Water District on December 31, 2017. Any other powers that are authorized by the act, but are not certified by the Local Agency Formation Commission for the County of Los Angeles, may only be exercised pursuant to application to, and approval of, the Local Agency Formation Commission for the County of Los Angeles pursuant to Section 56824.10 of the Government Code.*
- + *(f) Section 99 of the Revenue and Taxation Code does not apply to this section.*

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+ (g) Except as provided in this section as it relates to the
+ imposition of conditions, the Cortese-Knox-Hertzberg Local
+ Government Reorganization Act of 2000 does not apply to the
+ district's application for conditions.

+ (h) Notwithstanding any other provision in this act, the Local
+ Agency Formation Commission for the County of Los Angeles
+ shall not impose any condition on the district that requires a protest
+ proceeding or an election, as described in Part 4 (commencing
+ with Section 57000) and Part 5 (commencing with Section 57300)
+ of Division 3 of Title 5 of the Government Code, respectively.

Page 32 15 ~~SEC. 4. If the Commission on State Mandates determines that~~
16 ~~this act contains costs mandated by the state, reimbursement to~~
17 ~~local agencies and school districts for those costs shall be made~~
18 ~~pursuant to Part 7 (commencing with Section 17500) of Division~~
19 ~~4 of Title 2 of the Government Code.~~

+ SEC. 4. No reimbursement is required by this act pursuant to
+ Section 6 of Article XIII B of the California Constitution because
+ a local agency or school district has the authority to levy service
+ charges, fees, or assessments sufficient to pay for the program or
+ level of service mandated by this act or because the only costs that
+ may be incurred by a local agency or school district are the result
+ of a program for which legislative authority was requested by that
+ local agency or school district, within the meaning of Section
+ 17556 of the Government Code and Section 6 of Article XIII B of
+ the California Constitution.

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Staff Report

May 10, 2017

Agenda Item No. 9.b.

Hidden Creeks Estates Project – Status Report

At the January 13, 2016 meeting, the Commission directed staff to provide bi-monthly updates on the status of the proposed Hidden Creeks Estates Project and associated proposed Annexation No. 2011-27 to the City of Los Angeles due to its proximity to the Southern California Gas Company Aliso Canyon Storage Facility.

Since the last bi-monthly report (March 8th), there has been no change in the status of the proposed Hidden Creeks Estates Project.

Staff does not anticipate agendizing Annexation No. 2011-27 to the City of Los Angeles before the Commission until the summer of 2017, at the earliest, and more likely the fall of 2017.

Recommended Action:

Staff recommends that the Commission:

1. Receive and file.