

**LOCAL AGENCY FORMATION COMMISSION
MEETING AGENDA**

Wednesday, July 14, 2010
9:00 a.m.

Room 381B
Kenneth Hahn Hall of Administration
500 West Temple Street, Los Angeles 90012

A person with a disability may contact the LAFCO office at (818) 254-2454 at least 72 hours before the scheduled meeting to request receipt of an agenda in an alternative format or to request disability-related accommodations, including auxiliary aids or services, in order to participate in the public meeting. Later requests will be accommodated to the extent feasible.

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. **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 is proposed, Government Code Section 56857 requires LAFCO to place the proposal on its agenda for informational purposes only.

- a. Los Angeles County Waterworks District No. 29 –
Reorganization No. 2010-04.
4. **PUBLIC HEARING**
 - a. Los Angeles County Sanitation District No. 21 – Annexation No. 712.

5. **CONSENT ITEMS**

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

- a. Los Angeles County Sanitation District No. 14 – Annexation No. 374.
- b. Los Angeles County Sanitation District No. 14 – Annexation No. 394.
- c. Santa Clarita Valley Sanitation District of Los Angeles County – Annexation No. 1033.
- d. Approve Minutes of June 9, 2010.
- e. Operating Account and Check Register of the month of June 2010.
- f. Receive and file update on pending applications.

6. **OTHER ITEMS**

- a. East Los Angeles Incorporation Status Report.
- b. Report on resignation of Commissioner James DiGiuseppe.
- c. Process for Selection of Executive Officer.
- d. **NOTICE OF CLOSED SESSION**

CS-1 PUBLIC EMPLOYMENT (Government Code § 54957)
Process for Selection of Executive Officer.

7. **PUBLIC COMMENT**

This is the opportunity for members of the public to address the Commission on items that are 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.

8. **FUTURE MEETINGS**

August 11, 2010
September 8, 2010
October 13, 2010
November 10, 2010

9. **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, or matters requiring immediate action because of an emergency situation or where the need to take immediate action came to the attention of the Commission subsequent to the posting of the agenda.

10. **ADJOURNMENT MOTION**

Staff Report

July 14, 2010

Agenda Item No. 3.

GOVERNMENT CODE § 56857 NOTICES

(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 requires LAFCO to place the proposal on its agenda for informational purposes only. Within 60 days of the meeting date, the annexing district may adopt and submit to LAFCO a resolution requesting termination of the annexation proceedings. The law requires that the annexing district "present written findings supported by substantial evidence in the record that the termination request is justified by a financial or service related concern." Prior to the Commission's determination of termination of proceedings the resolution is subject to judicial review.

Waiver of 60-Day Termination Period

Under section 56857, LAFCO may not hear and consider the proposed annexation until the 60-day termination period has expired. The Code provides, however, that the Commission may waive the 60-day termination period if the annexing district adopts and submits to LAFCO a resolution supporting the change of organization or reorganization.

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

- a. *Project Description – Reorganization 2010-04 to Los Angeles County Waterworks District No.29, Malibu.*

The landowner, Malitex Partners, LLC, filed an application to 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.

Project Location - The project site is located north of Pacific Coast Highway at the end of Murphy Way, in the unincorporated area adjacent to Malibu.

Recommended Action

Receive and file.

Staff Report

July 14, 2010

Agenda Item No. 4.a.

Annexation No. 712 to County Sanitation District No. 21

The following is a request to annex 5.159± acres of uninhabited territory to Los Angeles County Sanitation District No. 21.

Proposal Area: The annexation consists of one existing single-family home and vacant land, located within a residential community. The vacant territory is currently being developed to include four proposed single-family homes.

Location: The subject territory consists of two parcels. Parcel 1 is located on Padua Avenue approximately 630 feet north of Pomello Drive; Parcel 2 is located on Pomello Drive approximately 480 feet west of Padua Avenue, all within the City of Claremont.

Factors to be Considered Pursuant to Government Code Section 56668:

1. ***Population:*** The current population is 6. The estimated future population after development is 15 residents.
2. ***Landowner(s):*** There are numerous owners of record.
3. ***Topography, Natural Boundaries and Drainage Basins:*** The topography is gently sloping from northeast to southwest.
4. ***Zoning, Present and Future Land Use:*** The current zoning is [RR-35,000]; rural residential with a minimum lot size of 35,000 square feet. The present and proposed land use is residential.
5. ***Surrounding Land Use:*** The surrounding land use is residential.
6. ***Assessed Value:*** The total assessed value is \$3,880,810.
7. ***Governmental Services and Control, Availability and Adequacy:*** A portion of the subject territory is already being serviced by the District. The entire subject territory was included in the future service area that might be served by the District and the District's future wastewater management needs were addressed in the Joint Outfall System (JOS) 2010 Master Facilities Plan. The wastewater generated by the annexation will be treated by the JOS, which is comprised of 6 upstream water reclamation plants and the Joint Water Pollution Control Plant. The District has adequate capacity to collect, treat, and dispose of the wastewater generated by the subject territory.
8. ***Effects on agricultural or open-space lands:*** The proposal will not have an effect on agricultural or open space lands.

9. ***Boundaries and Lines of Assessment:*** The boundary of the proposed annexation conforms to the recorded lines of assessment.
10. ***Sphere of Influence:*** The subject territory is within the sphere of influence of District No. 21.
11. ***Tax Resolution:*** All affected agencies have adopted a negotiated tax exchange resolution.
12. ***Correspondence:*** No correspondence has been received.

CEQA: The proposed annexation of one existing single-family home is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(a), because it is an annexation containing an existing structure developed to the density allowed by the current zoning. The proposed annexation of the vacant territory is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Sections 15315 and 15332 because it consists of a minor land division and in-fill development within the City limits.

Conclusion: Should the subject territory not be annexed into the District, the landowners would have to use less efficient alternative means to collect, treat, and dispose of the wastewater generated by the subject territory.

Recommended Action:

1. Open the public hearing and receive testimony on the matter.
2. There being no further testimony, close the public hearing.
3. Adopt the Resolution Making Determinations Approving Annexation No. 712 to County Sanitation District No. 21
4. Pursuant to Government Code Section 57002, set September 8, 2010 at 9:00 a.m., as the date for Commission protest proceedings.

RESOLUTION NO. 2010-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR LOS ANGELES COUNTY
MAKING DETERMINATIONS APPROVING
"ANNEXATION NO. 712 TO
LOS ANGELES COUNTY SANITATION DISTRICT NO. 21"

WHEREAS, the County Sanitation District No. 21 adopted a resolution of application to initiate proceedings before the Local Agency Formation Commission for Los Angeles County (the "Commission") pursuant to Part 3, Division 3, Title 5 of the California Government Code (commencing with section 56000, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000), for the annexation of territory located in the City of Claremont; and

WHEREAS, the principal reason for the proposed annexation is to provide offsite sewage disposal for one existing single-family home and four proposed single-family homes; 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 territory consists of 5.159± acres and is uninhabited; and

WHEREAS, the short-form designation given this proposal is "Annexation No. 712 to County Sanitation District No. 21"; and

WHEREAS, the Deputy Executive Officer has reviewed the proposal and submitted to the Commission a report, including her recommendation thereon; and

WHEREAS, on July 14, 2010, after being duly and properly noticed, this proposal came on for hearing at which time this Commission 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 this proposal and the report of the Deputy Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The Commission finds that the proposed annexation is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Sections 15315, 15319(a), and 15332.
2. Annexation No. 712 to the County Sanitation District No. 21 is hereby approved subject to the following terms and conditions:
 - c. The property so annexed shall be subject to the payment of such service charges, assessments or taxes as the District may legally impose.
 - d. The regular County assessment roll is utilized by the District.
 - e. The affected territory will be taxed for existing general bonded indebtedness, if any, of the District.
3. The Commission hereby sets the protest hearing for September 8, 2010 at 9:00 a.m. and authorizes and directs the Deputy Executive Officer to give notice thereof pursuant to Government Code Sections 57025 and 57026.

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

PASSED AND ADOPTED this 14th day of July 2010.

Ayes:

Noes:

Absent:

Abstain:

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

**JUNE D. SAVALA,
Deputy Executive Officer**

Staff Report

July 14, 2010

Agenda Item No. 5.a.

**Annexation No. 374 to
County Sanitation District No. 14**

The following is a request to annex 30.696± acres of uninhabited territory to Los Angeles County Sanitation District No. 14.

Proposal Area: The annexation consists of vacant land, located within a residential area. The territory is currently being developed to include 65 proposed single-family homes and a detention basin.

Location: The subject territory is approximately 400 feet southeast of Sungate Drive, all within the City of Palmdale.

Factors to be Considered Pursuant to Government Code Section 56668:

1. ***Population:*** The current population is 0. The estimated future population after development is 150 residents.
2. ***Landowner(s):*** La Df Investment Fund 78 LLC.
3. ***Topography, Natural Boundaries and Drainage Basins:*** The topography is flat.
4. ***Zoning, Present and Future Land Use:*** The current zoning [R7000]; Single-Family Residential, with a minimum lot size of 7,000 square feet. The present land use is vacant residential. The proposed land use is residential.
5. ***Surrounding Land Use:*** The surrounding land use is residential.
6. ***Assessed Value:*** The total assessed value is \$790,095.
7. ***Governmental Services and Control, Availability and Adequacy:*** The subject territory is not currently serviced by the District. However, the area was included in the future service area that might be served by the District and the District's future wastewater management needs were addressed in the Lancaster Water Reclamation Plant (LWRP) 2020 Facilities Plan. The wastewater generated by the proposed project will be treated at the LWRP. The District will have adequate capacity to collect, treat, and dispose of the wastewater anticipated to be generated by the subject territory.
8. ***Effects on agricultural or open-space lands:*** The proposal will not have an effect on agricultural or open space lands.

9. ***Boundaries and Lines of Assessment:*** The boundary of the proposed annexation conforms to the recorded lines of assessment.
10. ***Sphere of Influence:*** The subject territory is within the sphere of influence of District No. 14.
11. ***Tax Resolution:*** All affected agencies have adopted a negotiated tax exchange resolution.
12. ***Correspondence:*** No correspondence has been received.

CEQA The mitigated negative declaration adopted by the City of Palmdale is adequate for consideration of this proposal.

Waiver of Notice and Hearing: Pursuant to Government Code Section 56663(a) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written demand for notice and hearing on this application pursuant to Government Code Section 56663(b). Based thereon, the Commission may conduct proceedings for the change of organization or reorganization without notice and hearing.

Waiver of Protest Hearing: Pursuant to Government Code Section 56663(c) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written opposition to waiver of the protest proceedings.

Conclusion: It has been determined that, with the imposition of migration measures, the project will not have a significant effect on the environment. Should the subject territory not be annexed in to the District, the land owners would have to use less efficient alternative means to collect, treat, and dispose of the wastewater anticipated to be generated by the subject territory.

Recommended Action:

1. Adopt the Resolution Making Determinations Approving and Ordering Annexation No. 374 to County Sanitation District No. 14.

RESOLUTION NO. 2010-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR LOS ANGELES COUNTY
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 374 TO
LOS ANGELES COUNTY SANITATION DISTRICT NO. 14"

WHEREAS, the County Sanitation District No. 14 adopted a resolution of application to initiate proceedings before the Local Agency Formation Commission for Los Angeles County (the "Commission") pursuant to Part 3, Division 3, Title 5 of the California Government Code (commencing with section 56000, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000), for the annexation of territory located in the City of Palmdale; and

WHEREAS, the principal reason for the proposed annexation is to provide offsite sewage disposal for the 65 proposed single-family homes and a detention basin; 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 territory consists of 30.696± acres and is uninhabited; and

WHEREAS, the short-form designation given this proposal is "Annexation No. 374 to County Sanitation District No. 14"; and

WHEREAS, the Deputy Executive Officer has reviewed the proposal and submitted to the Commission a report, including her recommendation thereon; and

WHEREAS, on July 14, 2010, at its regular meeting this Commission considered the proposal and the report of the Deputy Executive Officer, along with public comment on the proposal.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. Pursuant to Government Code Section 56663(a) and (b), the Commission hereby finds and determines that:
 - a. All owners of land within the affected territory have given their written consent to the change of organization; and
 - b. No subject agency has submitted a written demand for notice and hearing on this proposal.

Based thereon, notice and hearing requirements are waived.

2. Acting in its role as a responsible agency with the respect to Annexation No. 374, and under State CEQA Guidelines Section 15096, the Commission certifies that it has independently considered and reached its own conclusions regarding the environmental effects of the project and the mitigated negative declaration adopted by the City of Palmdale for approval, and has determined that the document adequately addresses the environmental impacts of the project. The Commission also finds that it has complied with the requirements of CEQA with respect to the process for a responsible agency, and hereby adopts by reference the environmental findings previously adopted by the lead agency in connection with its approval of the project.

3. Annexation No. 374 to the County Sanitation District No. 14 is hereby approved subject to the following terms and conditions:
 - a. The property so annexed shall be subject to the payment of such service charges, assessments or taxes as the District may legally impose.
 - b. The regular County assessment roll is utilized by the District.
 - c. The affected territory will be taxed for existing general bonded indebtedness, if any, of the District.

4. Pursuant to Government Code Section 56663(c), the Commission hereby finds and determines that:
 - a. The territory to be annexed is uninhabited;
 - b. All owners of land within the affected territory have given their written consent to the change of organization; and
 - c. No subject agency has submitted written opposition to a waiver of protest proceedings.

Based thereon, protest proceedings are waived.

5. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to County Sanitation District No. 14.
6. The Deputy Executive Officer is directed to transmit a certified copy of this resolution to the General Manager of 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 14th day of July 2010.

Ayes:

Noes:

Absent:

Abstain:

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

**JUNE D. SAVALA,
Deputy Executive Officer**

Staff Report

July 14, 2010

Agenda Item No. 5.b.

**Annexation No. 394 to
County Sanitation District No. 14**

The following is a request to annex 20.474± acres of uninhabited territory to Los Angeles County Sanitation District No. 14.

Proposal Area: The annexation consists of vacant land, located within a vacant area. The territory is currently being developed to include a proposed junior high school.

Location: The subject territory is located on Avenue H-8 at its intersection with 40th Street West, all within the City of Lancaster.

Factors to be Considered Pursuant to Government Code Section 56668:

1. ***Population:*** The current population is 0.
2. ***Landowner(s):*** Lancaster School District.
3. ***Topography, Natural Boundaries and Drainage Basins:*** The topography is flat.
4. ***Zoning, Present and Future Land Use:*** The current zoning is [R-10000]; single-family residential with a minimum lot size of 10,000 square feet. The present land use is vacant. The proposed land use is for a public middle school.
5. ***Surrounding Land Use:*** The surrounding land use is vacant residential.
6. ***Assessed Value:*** The total assessed value is \$233,784.
7. ***Governmental Services and Control, Availability and Adequacy:*** The subject territory is not currently serviced by the District. However, the area was included in the future service area that might be served by the District and the District's future wastewater management needs were addressed in the Lancaster Water Reclamation Plant (LWRP) 2020 Facilities Plan. The wastewater generated by the proposed project will be treated at the LWRP. The District will have adequate capacity to collect, treat, and dispose of the wastewater anticipated to be generated by the subject territory.
8. ***Effects on agricultural or open-space lands:*** The proposal will not have an effect on agricultural or open space lands.

9. ***Boundaries and Lines of Assessment:*** The boundary of the proposed annexation conforms to the recorded lines of assessment.
10. ***Sphere of Influence:*** The subject territory is within the sphere of influence of District No. 14.
11. ***Tax Resolution:*** All affected agencies have adopted a negotiated tax exchange resolution.
12. ***Correspondence:*** No correspondence has been received.

CEQA The mitigated negative declaration adopted by the Lancaster Elementary School District is adequate for consideration of this proposal.

Waiver of Notice and Hearing: Pursuant to Government Code Section 56663(a) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written demand for notice and hearing on this application pursuant to Government Code Section 56663(b). Based thereon, the Commission may conduct proceedings for the change of organization or reorganization without notice and hearing.

Waiver of Protest Hearing: Pursuant to Government Code Section 56663(c) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written opposition to waiver of the protest proceedings.

Conclusion: Should the subject territory not be annexed into the District it would prevent said territory from obtaining off-site sewage disposal services from the Sanitation District.

Recommended Action:

1. Adopt the Resolution Making Determinations Approving and Ordering Annexation No. 394 to County Sanitation District No. 14.

RESOLUTION NO. 2010-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR LOS ANGELES COUNTY
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 394 TO
LOS ANGELES COUNTY SANITATION DISTRICT NO. 14"

WHEREAS, the County Sanitation District No. 14 adopted a resolution of application to initiate proceedings before the Local Agency Formation Commission for Los Angeles County (the "Commission") pursuant to Part 3, Division 3, Title 5 of the California Government Code (commencing with section 56000, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000), for the annexation of territory located in the City of Lancaster; and

WHEREAS, the principal reason for the proposed annexation is to provide offsite sewage disposal for a proposed public middle school; 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 territory consists of 20.474± acres and is uninhabited; and

WHEREAS, the short-form designation given this proposal is "Annexation No. 394 to County Sanitation District No. 14"; and

WHEREAS, the Deputy Executive Officer has reviewed the proposal and submitted to the Commission a report, including her recommendation thereon; and

WHEREAS, on July 14, 2010, at its regular meeting this Commission considered the proposal and the report of the Deputy Executive Officer, along with public comment on the proposal.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. Pursuant to Government Code Section 56663(a) and (b), the Commission hereby finds and determines that:
 - a. All owners of land within the affected territory have given their written consent to the change of organization; and
 - b. No subject agency has submitted a written demand for notice and hearing on this proposal.

Based thereon, notice and hearing requirements are waived.

2. Acting in its role as a responsible agency with the respect to Annexation No. 394, and under State CEQA Guidelines Section 15096, the Commission certifies that it has independently considered and reached its own conclusions regarding the environmental effects of the project and the mitigated negative declaration adopted by the Lancaster Elementary School District for approval, and has determined that the document adequately addresses the environmental impacts of the project. The Commission also finds that it has complied with the requirements of CEQA with respect to the process for a responsible agency, and hereby adopts by reference the environmental findings previously adopted by the lead agency in connection with its approval of the project.

3. Annexation No. 394 to the County Sanitation District No. 14 is hereby approved subject to the following terms and conditions:

- a. The property so annexed shall be subject to the payment of such service charges, assessments or taxes as the District may legally impose.
- b. The regular County assessment roll is utilized by the District.
- c. The affected territory will be taxed for existing general bonded indebtedness, if any, of the District.

4. Pursuant to Government Code Section 56663(c), the Commission hereby finds and determines that:

- a. The territory to be annexed is uninhabited;
- b. All owners of land within the affected territory have given their written consent to the change of organization; and
- c. No subject agency has submitted written opposition to a waiver of protest proceedings.

Based thereon, protest proceedings are waived.

5. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to County Sanitation District No. 14.
6. The Deputy Executive Officer is directed to transmit a certified copy of this resolution to the General Manager of 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 14th day of July 2010.

Ayes:

Noes:

Absent:

Abstain:

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

**JUNE D. SAVALA,
Deputy Executive Officer**

Staff Report

July 14, 2010

Agenda Item No. 5.c.

**Annexation No. 1033 to Santa Clarita Valley
Sanitation District of Los Angeles County (SCVSD)**

The following is a request to annex 6.489± acres of uninhabited territory to the SCVSD.

Proposal Area: The annexation consists of four existing single-family homes, located within a residential community.

Location: The subject territory is located on Wildwood Canyon Road approximately 200 feet southeast of Davey Avenue, all within the city of Santa Clarita.

Factors to be Considered Pursuant to Government Code Section 56668:

1. ***Population:*** The current population is 14.
2. ***Landowner(s):*** Purer Investments, Michael & Nicole Moeller, John & Jeanine Evans, Kenneth & Janet Klein.
3. ***Topography, Natural Boundaries and Drainage Basins:*** The topography is mostly flat with some hillsides.
4. ***Zoning, Present and Future Land Use:*** The current zoning is [RVL]; Residential Very Low Density. The present and proposed land use is residential.
5. ***Surrounding Land Use:*** The surrounding land use is residential.
6. ***Assessed Value:*** The total assessed value is \$3,632.920.
7. ***Governmental Services and Control, Availability and Adequacy:*** The subject territory is already being serviced by the SCVSD. The area was included in the future service area that might be served by the SCVSD and the SCVSD's future wastewater management needs were addressed in the 2015 Santa Clarita Valley Joint Sewerage Facilities Plan and EIR. The wastewater generated by the annexation is being treated by the Santa Clarita Valley Joint Sewerage System, which is comprised of the Saugus and Valencia Water reclamation plants. The SCVSD has adequate capacity to collect treat, and dispose of the wastewater generated by the subject territory.
8. ***Effects on agricultural or open-space lands:*** The proposal will not have an effect on agricultural or open space lands.

9. ***Boundaries and Lines of Assessment:*** The boundary of the proposed annexation conforms to the recorded lines of assessment.
10. ***Sphere of Influence:*** The subject territory is within the sphere of influence of the SCVSD.
11. ***Tax Resolution:*** All affected agencies have adopted a negotiated tax exchange resolution.
12. ***Correspondence:*** No correspondence has been received.

CEQA: This proposal is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(a), because it is an annexation containing existing structures developed to the density allowed by the current zoning.

Waiver of Notice and Hearing: Pursuant to Government Code Section 56663(a) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written demand for notice and hearing on this application pursuant to Government Code Section 56663(b). Based thereon, the Commission may conduct proceedings for the change of organization or reorganization without notice and hearing.

Waiver of Protest Hearing: Pursuant to Government Code Section 56663(c) all owners of land within the affected territory have consented to the change of organization. To date, no subject agency has submitted written opposition to waiver of the protest proceedings.

Conclusion: Should the subject territory not be annexed into the SCVSD, the landowners would have to use less efficient alternative means to collect, treat, and dispose of the wastewater anticipated to be generated by the subject territory.

Recommended Action:

1. Adopt the Resolution Making Determinations Approving and Ordering Annexation No. 1033 to the SCVSD.

RESOLUTION NO. 2010-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR LOS ANGELES COUNTY
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 1033 TO
SANTA CLARITA VALLEY SANITATION DISTRICT
OF LOS ANGELES COUNTY (SCVSD)"

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

WHEREAS, the principal reason for the proposed annexation is to provide offsite sewage disposal for four existing single-family homes; 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 territory consists of 6.489± acres and is uninhabited; and

WHEREAS, the short-form designation given this proposal is "Annexation No. 1033 to the SCVSD"; and

WHEREAS, the Deputy Executive Officer has reviewed the proposal and submitted to the Commission a report, including her recommendation thereon; and

WHEREAS, on July 14, 2010, at its regular meeting, this Commission considered the proposal and the report of the Deputy Executive Officer, along with public comment on the proposal.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. Pursuant to Government Code Section 56663(a) and (b), the Commission hereby finds and determines that:
 - a. All owners of land within the affected territory have given their written consent to the change of organization; and
 - b. No subject agency has submitted a written demand for notice and hearing on this proposal.

Based thereon, notice and hearing requirements are waived.

2. The Commission finds that this proposal is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15319(a).
3. Annexation No. 1033 to the SCVSD is hereby approved subject to the following terms and conditions:
 - a. The property so annexed shall be subject to the payment of such service charges, assessments or taxes as the SCVSD may legally impose.
 - b. The regular County assessment roll is utilized by the SCVSD.
 - c. The affected territory will be taxed for existing general bonded indebtedness, if any, of the SCVSD.

4. Pursuant to Government Code Section 56663(c), the Commission hereby finds and determines that:

- a. The territory to be annexed is uninhabited;
- b. All owners of land within the affected territory have given their written consent to the change of organization; and
- c. No subject agency has submitted written opposition to a waiver of protest proceedings.

Based thereon, protest proceedings are waived.

5. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the SCVSD.
6. The Deputy Executive Officer is directed to transmit a certified copy of this resolution to the General Manager of the SCVSD, upon the SCVSD'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 14th day of July 2010.

Ayes:

Noes:

Absent:

Abstain:

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

June D. Savala, Deputy Executive Officer