

LIVE VIRTUAL COMMISSION MEETING

LOCAL AGENCY FORMATION COMMISSION

Wednesday, June 10, 2020
9:00 a.m.

TO LISTEN BY TELEPHONE: 1-415-655-0001
Access Code: 145-632-7633 (English)

TO VIEW VIA WEB:
<https://lacountyboardofsupervisors.webex.com/lacountyboardofsupervisors/onstage/g.php?MTID=e43d81410b013b306a4cade0c3e1376fe>

TO PROVIDE PUBLIC COMMENT: Any interested person may submit written opposition or comments by email at info@lalafco.org prior to the conclusion of the Commission Meeting or by mail to the LAFCO Office at 80 S. Lake Avenue, Suite 870, Pasadena, CA 91101, no later than 5:00 p.m. on the business day preceding the date set for hearing/proceedings in order to be deemed timely and to be considered by the Commission. Any written opposition and/or comments will be read during the meeting for a maximum of three (3) minutes per comment, per item.

This meeting will be conducted as a virtual meeting with telephone (1-415-655-0001) and web access (<https://lacountyboardofsupervisors.webex.com/lacountyboardofsupervisors/onstage/g.php?MTID=e43d81410b013b306a4cade0c3e1376fe>), pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19".

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 www.lalafco.org.

Commission

Jerry Gladbach
Chair

Donald Dear
1st Vice-Chair

Gerard McCallum
2nd Vice-Chair

Kathryn Barger
Richard Close
Margaret Finlay
John Mirisch
David Ryu
Hilda Solis

Alternate Members

Lori Brogin-Falley
Sheila Kuehl
David Lesser
Judith Mitchell
Joseph Ruzicka
Vacant
(City of Los Angeles)

Staff

Paul Novak
Executive Officer

Adriana Romo
Deputy Executive Officer

Amber De La Torre
Doug Dorado
Adriana Flores
Michael Henderson
Alisha O'Brien

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

www.lalafco.org

**LOCAL AGENCY FORMATION COMMISSION
MEETING AGENDA**

Wednesday, June 10, 2020
9:00 a.m.

1. **CALL MEETING TO ORDER**
2. **PLEDGE OF ALLEGIANCE WILL BE LED BY CHAIR GLADBACH**
3. **DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)**
4. **SWEARING-IN OF SPEAKER(S)**

N/A

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

(None)

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 March 11, 2020.
- b. Approve Operating Account Check Register for the months of March, April, and May 2020.
- c. Receive and file update on Pending Proposals.
- d. Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- e. Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- f. Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- g. Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- h. Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.

- i. Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- j. Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County, and California Environment Quality Act (CEQA) exemption.
- k. Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County, and Environmental Impact Report.

7. PUBLIC HEARING(S)

- a. Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County, and California Environmental Quality Act (CEQA) exemption.
- b. Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County, and California Environment Quality Act (CEQA) exemption.
- c. Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County (Amendment to the County Sanitation District No. 21 of Los Angeles County Sphere of Influence), and Negative Declaration.

8. PROTEST HEARING(S)

(None)

9. OTHER ITEMS

- a. Recommended Final Budget for Fiscal Year 2020-21
- b. Selection of Insurance Carrier for Property/Liability and Workers' Compensation
- c. Outside Employment Request of Executive Officer

10. LEGISLATION

- a. Legislative Update

11. MISCELLANEOUS CORRESPONDENCE

(None)

12. 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.

13. EXECUTIVE OFFICER'S REPORT

- a. Written Update
- b. Verbal Update

14. PUBLIC COMMENT

(None)

15. **FUTURE MEETINGS**

July 08, 2020

August 12, 2020

September 9, 2020

16. **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.

17. **ADJOURNMENT**

DRAFT

Commission
Jerry Gladbach
Chair

Donald Dear
1st Vice-Chair

Gerard McCallum
2nd Vice-Chair

Kathryn Barger
Richard Close
Margaret Finlay
Janice Hahn
John Mirisch
Greig Smith

Alternate Members

Lori Brogin-Falley
Sheila Kuehl
Judith Mitchell
Joseph Ruzicka
David Ryu
Vacant
(Public Member)

Staff

Paul Novak
Executive Officer

Adriana Romo
Deputy Executive Officer

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

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Suite 870
Pasadena, CA 91101
Phone: 626/204-6500
Fax: 626/204-6507

www.lalafco.org

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

March 11, 2020

Present:

Jerry Gladbach, Chair

Kathryn Barger
Richard Close
Donald Dear
Margaret Finlay
John Mirisch
Hilda Solis

Lori Brogin-Falley, Alternate
David Lesser, Alternate
Judith Mitchell, Alternate

Paul Novak, Executive Officer
Carole Suzuki, Legal Counsel

Absent:

Gerard McCallum
David Ryu

Sheila Kuehl, Alternate

Vacant:

City of Los Angeles, Alternate Member
Special District, Alternate Member

1 CALL MEETING TO ORDER

The meeting was called to order at 9:01 a.m. in Room 381-B of the County Hall of Administration by Chair Jerry Gladbach.

2 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Jerry Gladbach.

3 DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)

The Executive Officer (EO) 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 to rise and state for the record the Commissioner to whom such campaign contributions were made and the item of their involvement (None).

The EO read an announcement, asking if any Commissioner had received a campaign contribution that would require disclosure or any other issue requiring recusal from any item on today's agenda (None).

4 SWEARING-IN OF SPEAKER(S)

The EO swore in members of the audience who planned to testify (None).

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

None.

6 CONSENT ITEM(S)

The Commission took the following actions under Consent Items:

- a. Approved Minutes of February 12, 2020.
- b. Approved Operating Account Check Register for the month of February 2020.
- c. Received and filed update on Pending Proposal.
- d. Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 759 to the County Sanitation District No. 21 of Los Angeles County; Resolution No. 2020-02RMD.

MOTION: Finlay SECOND: Solis APPROVED: 8-0-0
AYES: Barger, Close, Dear, Finlay, Lesser (Alt. for McCallum), Mirisch, Solis, Gladbach
NOES: None.

ABSTAIN: None.
ABSENT: McCallum, Ryu

7 PUBLIC HEARING(S)

The following item was called for consideration:

- a. Proposed Draft Budget for Fiscal Year 2020-21.

Adriana Romo (Deputy Executive Officer) summarized the staff report concerning the Proposed Draft Budget for Fiscal Year 2020-21.

The public hearing was opened to receive testimony on the annexation. There being no testimony and no written opposition submitted prior to the close of the public hearing, the public hearing was closed.

The Commission took the following actions:

- Approved the Proposed Draft Budget for Fiscal Year 2020-21;
- Pursuant to Government Code Section 56381, directed staff to forward the Proposed Draft Budget for Fiscal Year 2020-21 to the County of Los Angeles, as well as the 88 cities and 51 independent special districts in Los Angeles County, for their comment; and
- Set April 8, 2020, for hearing on adoption of the Recommended Final Budget for Fiscal Year 2020-21.

8 PROTEST HEARING(S)

None.

9 OTHER ITEMS

The following item was called up for consideration:

- a. Proposed Memorandum of Understanding with Ventura LAFCO for Exchange of Principal County Status for Sphere of Influences Changes.

The EO summarized the staff report concerning the status of the Proposed Memorandum of Understanding with Ventura LAFCO for Exchange of Principal County Status for Sphere of Influences Changes.

The Commission took the following actions:

- Authorized the Chair to sign the proposed Memorandum of Understanding with Ventura LAFCO; and
- Upon execution by a Ventura LAFCO representative, directed staff to post a copy of the Memorandum of Understanding to the LAFO website.

MOTION: Solis SECOND: Barger APPROVED: 8-0-0
AYES: Barger, Close, Dear, Finlay, Lesser (Alt. for McCallum), Mirisch, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: McCallum, Ryu

9 OTHER ITEMS

The following item was called up for consideration:

- b. Appointment of Alternate Public Member.

The EO summarized the staff report concerning the Appointment of an Alternate Public Member.

The Commission took the following action:

- Re-Appointed David Lesser to the position of Alternate Public Member.

MOTION: Dear SECOND: Barger APPROVED: 7-0-0
AYES: Barger, Close, Dear, Finlay, Mirisch, Solis, Gladbach
NOES: None.
ABSTAIN: Lesser
ABSENT: McCallum, Ryu

9 OTHER ITEMS

The following item was called up for consideration:

- c. Other Post-Employment Benefits (OPEB) Trust Fund Status Report and Authorization of Request for Proposals for an Alternative Measurement Method Actuarial Valuation Report.

Ms. Romo summarized the staff report concerning Other Post-Employment Benefits (OPEB) Trust Fund Status Report and Authorization of Request for Proposals for an Alternative Measurement Method Actuarial Valuation Report.

The Commission took the following actions:

- Received and filed the Other Post-Employment Benefits (OPEB) Trust Fund Status Report; and
- Directed staff to issue a Request for Proposals for a consultant to prepare an Alternative Measurement Method (AMM) Actuarial Valuation Report and return to the Commission with a recommendation for the consultant contract award.

MOTION: Finlay SECOND: Solis APPROVED: 8-0-0
AYES: Barger, Close, Dear, Finlay, Lesser (Alt. for McCallum), Mirisch, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: McCallum, Ryu

10 LEGISLATION

The following item was called up for consideration:

- a. Legislative Update.

The EO summarized the staff report concerning the Legislative Update.

The Commission took the following action:

- Received and filed the Legislative Update.

MOTION: Barger SECOND: Dear APPROVED: 8-0-0
AYES: Close, Dear, Finlay, McCallum, Mitchell (Alt. for Mirisch), Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: McCallum, Ryu

11 MISCELLANEOUS CORRESPONDENCE

None.

12 COMMISSIONERS' REPORT

None.

13a EXECUTIVE OFFICER'S WRITTEN REPORT

The EO indicated that the Commission was provided an Executive Officer's Written Report.

13b EXECUTIVE OFFICER'S VERBAL REPORT

The EO noted that the Commission was provided two (2) letters: one, from Alan Yochelson, Head Deputy, Los Angeles County District Attorney's Office, to the Members of the Board of the Central Basin Municipal Water District; and two, a response from the Law Offices of Anthony Willoughby, General Counsel for the Central Basin Municipal Water District, to Alan Yochelson, Head Deputy, Los Angeles County District Attorney's Office.

The EO indicated that Commissioners have until April 1, 2020 to file their Statements of Economic Interests - Form 700 (as required by the Fair Political Practices Commission) with LAFCO.

14 PUBLIC COMMENT

None.

15 FUTURE MEETINGS

April 8, 2020
May 13, 2020
June 10, 2020

16 FUTURE AGENDA ITEMS

None.

17 ADJOURNMENT MOTION

On motion of Commissioner Finlay, seconded by Commissioner Solis, the meeting was adjourned at 9:19 a.m.

Respectfully submitted,

Paul Novak, AICP
Executive Officer

2:58 PM

06/02/20

Cash Basis

LA LAFCO

Register Report

March 2020

6.b.

Type	Date	Num	Name	Paid Amount	Balance
Mar 20					
Bill Pmt -Check	03/02/2020	10574	ATT	-287.02	-287.02
Bill Pmt -Check	03/02/2020	10575	Bank of America*	-1,483.36	-1,770.38
Bill Pmt -Check	03/02/2020	10576	County Counsel	-3,695.16	-5,465.54
Bill Pmt -Check	03/02/2020	10577	E Mulberg & Associ...	-16,750.00	-22,215.54
Bill Pmt -Check	03/02/2020	10578	FedEx	-57.61	-22,273.15
Bill Pmt -Check	03/02/2020	10579	LACERA	-13,876.71	-36,149.86
Bill Pmt -Check	03/02/2020	10580	Motor Parks	-630.00	-36,779.86
Bill Pmt -Check	03/02/2020	10581	Office Depot*	-80.06	-36,859.92
Bill Pmt -Check	03/02/2020	10582	Platinum Consulting	-1,287.41	-38,147.33
Bill Pmt -Check	03/02/2020	10583	Policy Consulting As...	-2,387.50	-40,534.83
Bill Pmt -Check	03/02/2020	10584	Promac Image Syst...	-26.85	-40,561.68
Bill Pmt -Check	03/02/2020	10585	The Lincoln National	-261.82	-40,823.50
Bill Pmt -Check	03/02/2020	10586	Tropical Interior Plants	-125.00	-40,948.50
Bill Pmt -Check	03/02/2020	10587	Yvonne Green CPA	-112.50	-41,061.00
Check	03/03/2020	WIRE	TRPF 80 South Lak...	-9,182.65	-50,243.65
Check	03/06/2020	ADP	ADP	-172.38	-50,416.03
Check	03/11/2020	DD	Wells Fargo*	-30.05	-50,446.08
Check	03/13/2020	DD	Federal Tax Deposit	-4,713.73	-55,159.81
Check	03/13/2020	DD	State Income Tax	-1,386.60	-56,546.41
Check	03/13/2020	DD	Ambar De La Torre	-2,116.58	-58,662.99
Check	03/13/2020	DD	Douglass S Dorado	-3,109.48	-61,772.47
Check	03/13/2020	DD	Adriana L Flores	-1,145.33	-62,917.80
Check	03/13/2020	DD	Michael E Henderson	-2,371.63	-65,289.43
Check	03/13/2020	DD	Paul A Novak	-5,304.66	-70,594.09
Check	03/13/2020	DD	Alisha O'Brien	-2,440.72	-73,034.81
Check	03/13/2020	DD	Adriana Romo	-3,327.99	-76,362.80
Bill Pmt -Check	03/16/2020	10588	Certified Records M...	-565.14	-76,927.94
Bill Pmt -Check	03/16/2020	10589	Charter Communica...	-543.80	-77,471.74
Bill Pmt -Check	03/16/2020	10590	CoreLogic	-28.80	-77,500.54
Bill Pmt -Check	03/16/2020	10591	CTS Clouds	-1,665.00	-79,165.54
Bill Pmt -Check	03/16/2020	10592	Daily Journal	-15.00	-79,180.54
Bill Pmt -Check	03/16/2020	10593	LACERA-OPEB	0.00	-79,180.54
Bill Pmt -Check	03/16/2020	10594	Los Angeles County...	-1,500.00	-80,680.54
Bill Pmt -Check	03/16/2020	10595	Meijun	-12,030.00	-92,710.54
Bill Pmt -Check	03/16/2020	10596	MetLife*	-657.00	-93,367.54
Bill Pmt -Check	03/16/2020	10597	Office Depot*	-102.16	-93,469.70
Bill Pmt -Check	03/16/2020	10598	Policy Consulting As...	-15,450.00	-108,919.70
Bill Pmt -Check	03/16/2020	10599	Promac Image Syst...	-127.89	-109,047.59
Bill Pmt -Check	03/16/2020	10600	RSG, Inc.	-20,512.50	-129,560.09
Bill Pmt -Check	03/16/2020	10601	Wells Fargo	-385.89	-129,945.98
Check	03/20/2020	ADP	ADP	-141.66	-130,087.64
Check	03/30/2020	DD	Federal Tax Deposit	-210.97	-130,298.61
Check	03/30/2020	60614...	Kathryn Barger	-134.09	-130,432.70
Check	03/30/2020	60614...	Brogin-Falley Lori	-138.53	-130,571.23
Check	03/30/2020	DD	Richard Close	-138.52	-130,709.75
Check	03/30/2020	DD	Donald Dear	-138.52	-130,848.27
Check	03/30/2020	60614...	Margaret E Finlay	-138.52	-130,986.79
Check	03/30/2020	60614...	Edward G Gladbach	-138.52	-131,125.31
Check	03/30/2020	DD	David J Lesser	-138.52	-131,263.83
Check	03/30/2020	DD	John A Mirisch	-138.53	-131,402.36
Check	03/30/2020	DD	Hilda L Solis	-128.47	-131,530.83
Check	03/30/2020	DD	Federal Tax Deposit	-4,801.65	-136,332.48
Check	03/30/2020	DD	State Income Tax	-1,401.81	-137,734.29
Check	03/30/2020	DD	Ambar De La Torre	-2,116.57	-139,850.86
Check	03/30/2020	DD	Douglass S Dorado	-3,109.47	-142,960.33
Check	03/30/2020	DD	Adriana L Flores	-1,388.85	-144,349.18
Check	03/30/2020	DD	Michael E Henderson	-2,371.63	-146,720.81
Check	03/30/2020	DD	Paul A Novak	-5,261.48	-151,982.29
Check	03/30/2020	DD	Alisha O'Brien	-2,440.73	-154,423.02
Check	03/30/2020	DD	Adriana Romo	-3,327.98	-157,751.00
Check	03/31/2020	60614...	Judith M Mitchell	-138.52	-157,889.52
Mar 20				-157,889.52	-157,889.52

2:59 PM
06/02/20
Cash Basis

LA LAFCO
Register Report
April 2020

Type	Date	Num	Name	Paid Amount	Balance
Apr 20					
Bill Pmt -Check	04/01/2020	10602	ATT	0.00	0.00
Bill Pmt -Check	04/01/2020	10602	ATT	-290.00	-290.00
Bill Pmt -Check	04/01/2020	10603	Eide Bailly	-86.70	-376.70
Bill Pmt -Check	04/01/2020	10604	FedEx	-108.61	-485.31
Bill Pmt -Check	04/01/2020	10605	LACERA	-13,919.58	-14,404.89
Bill Pmt -Check	04/01/2020	10606	Office Depot*	-189.25	-14,594.14
Bill Pmt -Check	04/01/2020	10607	The Lincoln National	-261.82	-14,855.96
Bill Pmt -Check	04/01/2020	10608	Tropical Interior Plants	-125.00	-14,980.96
Bill Pmt -Check	04/01/2020	10609	Wells Fargo	-385.89	-15,366.85
Bill Pmt -Check	04/01/2020	10610	Western Graphix	-21.21	-15,388.06
Check	04/01/2020	WIRE	TRPF 80 South Lak...	-7,769.65	-23,157.71
Check	04/03/2020	ADP	ADP	-39.37	-23,197.08
Check	04/03/2020	ADP	ADP	-169.59	-23,366.67
Check	04/13/2020	DD	Wells Fargo	-44.11	-23,410.78
Check	04/15/2020	DD	Federal Tax Deposit	-4,757.69	-28,168.47
Check	04/15/2020	DD	State Income Tax	-1,393.68	-29,562.15
Check	04/15/2020	DD	Ambar De La Torre	-2,116.57	-31,678.72
Check	04/15/2020	DD	Douglass S Dorado	-3,109.48	-34,788.20
Check	04/15/2020	DD	Adriana L Flores	-1,267.61	-36,055.81
Check	04/15/2020	DD	Michael E Henderson	-2,371.63	-38,427.44
Check	04/15/2020	DD	Paul A Novak	-5,261.48	-43,688.92
Check	04/15/2020	DD	Alisha O'Brien	-2,440.72	-46,129.64
Check	04/15/2020	DD	Adriana Romo	-3,327.99	-49,457.63
Bill Pmt -Check	04/16/2020	10611	County of Los Angel...	-324.99	-49,782.62
Bill Pmt -Check	04/16/2020	10612	Bank of America*	-566.97	-50,349.59
Bill Pmt -Check	04/16/2020	10613	Meijun	-30.00	-50,379.59
Bill Pmt -Check	04/16/2020	10614	CoreLogic	-28.80	-50,408.39
Bill Pmt -Check	04/16/2020	10615	County Counsel	-2,966.67	-53,375.06
Bill Pmt -Check	04/16/2020	10616	Promac Image Syst...	-235.95	-53,611.01
Bill Pmt -Check	04/16/2020	10617	Quadient Leasing U...	-382.28	-53,993.29
Bill Pmt -Check	04/16/2020	10618	Certified Records M...	-608.64	-54,601.93
Bill Pmt -Check	04/16/2020	10619	Charter Communica...	-542.63	-55,144.56
Bill Pmt -Check	04/16/2020	10620	E Mulberg & Associ...	-3,400.00	-58,544.56
Bill Pmt -Check	04/16/2020	10621	LACERA-OPEB	-2,036.65	-60,581.21
Bill Pmt -Check	04/16/2020	10622	Yvonne Green CPA	-275.00	-60,856.21
Check	04/17/2020	ADP	ADP	-141.66	-60,997.87
Check	04/29/2020	DD	Michael E Henderson	0.00	-60,997.87
Check	04/30/2020	DD	Ambar De La Torre	-2,116.57	-63,114.44
Check	04/30/2020	DD	Douglass S Dorado	-3,109.47	-66,223.91
Check	04/30/2020	DD	Adriana L Flores	-1,267.60	-67,491.51
Check	04/30/2020	DD	Michael E Henderson	-2,371.63	-69,863.14
Check	04/30/2020	DD	Paul A Novak	-5,261.48	-75,124.62
Check	04/30/2020	DD	Alisha O'Brien	-2,440.72	-77,565.34
Check	04/30/2020	DD	Adriana Romo	-3,327.99	-80,893.33
Check	04/30/2020	DD	Federal Tax Deposit	-4,757.71	-85,651.04
Check	04/30/2020	DD	State Income Tax	-1,393.68	-87,044.72
Bill Pmt -Check	04/30/2020	10623	ATT	-289.86	-87,334.58
Bill Pmt -Check	04/30/2020	10624	Bank of America*	-796.10	-88,130.68
Bill Pmt -Check	04/30/2020	10625	County of Los Angel...	-324.99	-88,455.67
Bill Pmt -Check	04/30/2020	10626	Eide Bailly	-695.25	-89,150.92
Bill Pmt -Check	04/30/2020	10627	FedEx	-209.46	-89,360.38
Bill Pmt -Check	04/30/2020	10628	LACERA	0.00	-89,360.38
Bill Pmt -Check	04/30/2020	10629	Policy Consulting As...	-14,625.00	-103,985.38
Bill Pmt -Check	04/30/2020	10630	Tropical Interior Plants	-125.00	-104,110.38
Bill Pmt -Check	04/30/2020	10631	The Lincoln National	-261.82	-104,372.20
Check	04/30/2020	10632	Motor Parks	-630.00	-105,002.20
Apr 20				-105,002.20	-105,002.20

3:00 PM

06/02/20

Cash Basis

LA LAFCO
Register Report
May 1 - 30, 2020

Type	Date	Num	Name	Paid Amount	Balance
May 1 - 30, 20					
Check	05/01/2020	ADP	ADP	-39.37	-39.37
Check	05/01/2020	WIRE	TRPF 80 South Lak...	-9,567.93	-9,607.30
Bill Pmt -Check	05/06/2020	10633	LACERA	-13,837.53	-23,444.83
Check	05/08/2020	ADP	ADP	-141.66	-23,586.49
Bill Pmt -Check	05/13/2020	10634	LACERA-OPEB	-1,867.25	-25,453.74
Bill Pmt -Check	05/13/2020	10635	Certified Records M...	-608.64	-26,062.38
Bill Pmt -Check	05/13/2020	10636	Charter Communica...	-542.63	-26,605.01
Bill Pmt -Check	05/13/2020	10637	County Counsel	-4,934.16	-31,539.17
Bill Pmt -Check	05/13/2020	10638	Daily Journal*	-80.50	-31,619.67
Bill Pmt -Check	05/13/2020	10639	E Mulberg & Associ...	-4,000.00	-35,619.67
Bill Pmt -Check	05/13/2020	10640	LACERA-OPEB	-1,917.55	-37,537.22
Bill Pmt -Check	05/13/2020	10641	Meijun	-30.00	-37,567.22
Bill Pmt -Check	05/13/2020	10642	Promac Image Syst...	-0.89	-37,568.11
Bill Pmt -Check	05/13/2020	10643	RSG, Inc.	-28,820.00	-66,388.11
Bill Pmt -Check	05/13/2020	10644	Wells Fargo	-385.89	-66,774.00
Bill Pmt -Check	05/13/2020	10645	Yvonne Green CPA	-187.50	-66,961.50
Check	05/15/2020	DD	Federal Tax Deposit	-4,713.75	-71,675.25
Check	05/15/2020	DD	State Income Tax	-1,386.60	-73,061.85
Check	05/15/2020	DD	Ambar De La Torre	-2,116.57	-75,178.42
Check	05/15/2020	DD	Douglass S Dorado	-3,109.47	-78,287.89
Check	05/15/2020	DD	Adriana L Flores	-1,145.33	-79,433.22
Check	05/15/2020	DD	Michael E Henderson	-2,371.63	-81,804.85
Check	05/15/2020	DD	Paul A Novak	-5,261.48	-87,066.33
Check	05/15/2020	DD	Alisha O'Brien	-2,650.10	-89,716.43
Check	05/15/2020	DD	Adriana Romo	-3,360.98	-93,077.41
Check	05/22/2020	ADP	ADP	-141.66	-93,219.07
Check	05/28/2020	DD	Adriana Romo	-3,327.99	-96,547.06
Bill Pmt -Check	05/28/2020	10646	ATT	-286.84	-96,833.90
Bill Pmt -Check	05/28/2020	10647	CoreLogic	-28.80	-96,862.70
Bill Pmt -Check	05/28/2020	10648	CTS Clouds	-1,275.00	-98,137.70
Bill Pmt -Check	05/28/2020	10649	Daily Journal	-17.50	-98,155.20
Bill Pmt -Check	05/28/2020	10650	FedEx	-242.72	-98,397.92
Bill Pmt -Check	05/28/2020	10651	LACERA	-13,837.53	-112,235.45
Bill Pmt -Check	05/28/2020	10652	Office Depot*	-34.48	-112,269.93
Bill Pmt -Check	05/28/2020	10653	The Lincoln National	-261.82	-112,531.75
Bill Pmt -Check	05/28/2020	10654	Tropical Interior Plants	-125.00	-112,656.75
Check	05/28/2020	10655	Office Depot*	-82.10	-112,738.85
Check	05/29/2020	DD	Federal Tax Deposit	-4,713.73	-117,452.58
Check	05/29/2020	DD	State Income Tax	-1,386.60	-118,839.18
Check	05/29/2020	DD	Ambar De La Torre	-2,116.57	-120,955.75
Check	05/29/2020	DD	Douglass S Dorado	-3,109.48	-124,065.23
Check	05/29/2020	DD	Adriana L Flores	-1,145.33	-125,210.56
Check	05/29/2020	DD	Michael E Henderson	-2,371.63	-127,582.19
Check	05/29/2020	DD	Paul A Novak	-5,261.49	-132,843.68
Check	05/29/2020	DD	Alisha O'Brien	-2,440.72	-135,284.40
May 1 - 30, 20				-135,284.40	-135,284.40

AGENDA ITEM NO. 6.c. June 10, 2020 PENDING PROPOSALS As of May 12, 2020						
		LAFCO Designation	Applicant	Description	Status	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.	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.	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.	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 fw. 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.	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.	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.	Unknown
7	DD	Reorganization 2011-16 (Tesoro del Valle)	Montalvo Properties LLC	Annexation to NCWD and CLWA SOI Amendments for both districts. 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	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.	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	Reorganization No. 2014-03 to the City of Calabasas	City of Calabasas	179± 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 and approved map and legal.	12/10/2014	Unknown
11	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
12	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
13	DD	Reorganization No. 2016-01 to the Las Virgenes Municipal Water 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 Cairloch 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
14	AD	Annexation No. 2017-02 to the Newhall County Water District	Newhall County Water District	uninhabited territory, located west of the 5 freeway and north of the intersection of The Old Road and Calgrove Blvd.	Notice of Filing sent 06-21-17 Incomplete filing: property tax transfer resolution, CEQA, approved map and legal.	6/15/2017	Unknown
15	DD	Annexation No. 2017-09 to the Wilmington Cemetery District	Wilmington Cemetery District	inhabited territory around Wilmington	Notice of Filing sent 6-10-17 Incomplete filing: property tax transfer resolution	7/10/2017	Unknown
16	DD	Reorganization No. 2017-10 to the Las Virgenes Municipal Water District	Robert Douglass	5.26 acres of uninhabited territory. The affected territory is generally located northeast of the intersection of Hovenweep Lane and Schuieren Road, in the unincorporated area north of Malibu	Notice of Filing sent 11-30-17 Incomplete Filing: property tax transfer resolution, approved map and legal	11/8/2017	Unknown
17	DD	Annexation No 2018-10 to the Los Angeles County Waterworks District No. 40, Antelope Valley	Robert Sarkissian	80.91± acres of uninhabited territory. The affected territory is located southeast of the intersection of Blackbird Street and 8Th Street West, in the City of Palmdale	September 1, 2019 agenda	10/1/2018	Oct-2019
18	DD	Annexation No. 2018-06 to the San Gabriel Valley Mosquito and Vector Control District	San Gabriel Valley Mosquito and Vector Control District	77.5± acres of inhabited territory. The affected territory is located north of the intersection of Mountain Laurel Way and Highwood Court in the City of Azusa.	Notice of Filing Sent 11-1-18 Incomplete filing: property tax transfer resolution, approved map and legal	10/22/2018	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
19	DD	Annexation No. 2018-12 to the City of Agoura Hills	City of Agoura Hills	82.58± acres of inhabited territory to the City of Agoura Hills. Area A of the affected territory is generally located east of the intersection of Liberty Canyon Road and Agoura Road and Area C is generally located west of the intersection of Liberty Canyon Road and Revere Way, in Los Angeles County unincorporated territory adjacent to the City of Agoura Hills	Notice of Filing sent 11-20-18 Incomplete filing: property tax transfer resolution, CEQA, map of limiting addresses, pre-zoning, register voter labels, approved map and geographic description.	11/19/2018	Unknown
20	AD	Annexation 429 to District No. 14	Sanitation Districts	640.07± acres of uninhabited territory. The affected territory is located on the southeast corner of Sierra Highway and Columbia Way, all within the City of Palmdale.	Notice of Filing Sent 11-29-18 Incomplete filing: property tax transfer resolution.	11/28/2018	Unknown
21	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1093	Sanitation Districts	0.3± acres of uninhabited territory. The affected territory is located on Scherzinger Lane approximately 100 feet southwest of Sierra Cross Avenue, all within the City of Santa Clarita.	June 10, 2020 Agenda	12/26/2018	Jul-2020
22	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1097	Sanitation Districts	230± acres of uninhabited territory. The affected territory is located south of Pico Canyon Road at the westerly terminus of Verandah Court, all within the unincorporated area of Los Angeles County.	June 10, 2020 Agenda	12/26/2018	Jul-2020
23	AD	Annexation 760 to District No. 21	Sanitation Districts	0.48± acres of uninhabited territory. The affected territory is located north of the Pomona freeway approximately 300 feet west of Hacienda Boulevard, all within the unincorporated area of Los Angeles County.	June 10, 2020 Agenda	1/30/2019	Jul-2020
24	AD	Annexation 430 to District No. 14	Sanitation Districts	4.158± acres of uninhabited territory. The affected territory is located north of Avenue D, south of Avenue B, east of the Southern Pacific Railroad, and west of Edwards Air Force Base, all within the unincorporated area of Los Angeles County.	Notice of Filing Sent 2-20-19 Incomplete filing: property tax transfer resolution.	2/12/2019	Unknown
25	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1091	Sanitation Districts	4.158± acres of uninhabited territory. The affected territory is located on Placeritos Boulevard approximately 200 feet west of Aden Avenue, all within the City of Santa Clarita.	June 10, 2020 Agenda	2/12/2019	Jul-2020
26	AD	Annexation 759 to District No. 21	Sanitation Districts	1.21± acres of uninhabited territory. The affected territory has 2 parcels. Parcel 1 is located on Glen Way approximately 800 feet north of Baseline Road; Parcel 2 is located on Mountain Avenue approximately 150 feet north of Baseline Road, all within the unincorporated area of Los Angeles County.	March 11, 2020 agenda	3/6/2019	Jul-2020
27	DD	Reorganization No. 2019-01 to the City of Rancho Palos Verdes	Rajendra Makan	1.17± acres of uninhabited territory located along Re Le Chardlene, east of the intersection of Chandeleur and Rue Le Charlene, in the City of Los Angeles.	Notice of Filing Sent 5-14-19 Incomplete filing: property tax transfer resolution and approved map and legal.	5/14/2019	Unknown
28	DD	Annexation No 2019-07 to the Greater Los Angeles County Vector Control District (Entire City of Vernon)	City of Vernon	3.301± acres of inhabited territory, entire City of Vernon	Notice of Filing Sent 8-28-19 Incomplete filing: property tax transfer resolution, party disclosure, approved map and legal.	7/23/2019	Unknown
29	AD	Annexation 762 to District No. 21	Sanitation Districts	0.389± acres of uninhabited territory. The affected territory is located on Mountain Avenue approximately 300 feet north of Baseline Road, all within Unincorporated Los Angeles County.	June 10, 2020 Agenda	9/24/2019	Jul-2020
30	AD	Annexation 435 to District No. 22	Sanitation Districts	2.2± acres of uninhabited territory. The affected territory is located on Foothill Boulevard approximately 250 feet west of San Dimas Canyon Road, all within the City of San Dimas.	June 10, 2020 Agenda	9/24/2019	Jul-2020
31	AD	Annexation 761 to District No. 21	Sanitation Districts	1.23± acres of uninhabited territory. The affected territory is generally located on Baseline Road approximately 1,000 feet west of Towne Avenue, all within the City of Claremont.	June 10, 2020 Agenda	10/15/2019	Jul-2020

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
32	DD	Annexation No. 2019-03 to the Santa Clarita Valley Water Agency	Santa Clarita Valley Water Agency	324± acres of uninhabited territory. The affected territory is generally located east and west of San Francisquito Canyon Road approximately one mile north of the City of Santa Clarita, in Los Angeles County unincorporated territory near the City of Santa Clarita.	Notice of Filing Sent 10-23-19 Incomplete filing: property tax resolution, LAFCO fees, consent letter, CEQA, and approved map and legal	10/17/2019	Unknown
33	DD	Formation No. 2019-06 of the Lower Los Angeles River Recreation and Park District	City of South Gate	Inhabited territory, along the Los Angeles River between Vernon and Long Beach	waiting an a map to start the formation process.	10/2/2019	Unknown
34	AD	Annexation 429 to District No. 22	Sanitation Districts	4.64± acres of uninhabited territory. The affected territory has 2 parcels. Parcel 1 is located on Cameron Avenue approximately 800 feet south of Barranca Street; Parcel 2 is located on Wrede Way approximately 300 feet west of Grand Avenue, all within the City of West Covina.	June 10, 2020 Agenda	11/6/2019	Jul-2020
35	AD	Annexation 431 to District no. 14	Sanitation Districts	2.72± acres of uninhabited territory. The affected territory is on the southeast corner of 20th Street West and Avenue L, all within the City of Lancaster.	June 10, 2020 Agenda	11/12/2019	Jul-2020
36	AD	Annexation 32 to District no. 16	Sanitation Districts	0.788± acres of uninhabited territory. The affected territory is on the north side of Sierra Madre Boulevard approximately 50 feet east of Canyon Wash Drive, all within the City of Pasadena.	June 10, 2020 Agenda	12/5/2019	Jul-2020
37	AD	Annexation 433 to District no. 22	Sanitation Districts	0.756± acres of uninhabited territory. The affected territory is on Crestglen Road approximately 300 feet north of Sierra Madre Avenue, all within the City of Glendora.	June 10, 2020 Agenda	12/5/2019	Jul-2020
38	AOB	Annexation No. 2019-08 to the Santa Clarita Valley Water Agency	Santa Clarita Valley Water Agency	349± acres of inhabited territory. The affected territory is generally located southwest of the intersection of Old Rock Road and Valencia Boulevard, in Los Angeles County unincorporated territory near the City of Santa Clarita.	Notice of Filing Sent 1-15-2020 Incomplete filing: property tax resolution, approved map and legal	12/30/2019	Unknown
39	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1092	Sanitation Districts	3.77± acres of uninhabited territory. The affected territory is located on the south side of Soledad Canyon Road at Mammoth Lane, all within the City of Santa Clarita.	Notice of Filing Sent 01-30-20 Incomplete filing: property tax transfer resolution.	1/28/2020	Unknown
40	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1096	Sanitation Districts	5.11± acres of uninhabited territory. The affected territory is located on Sand Canyon Road approximately 400 feet south of Comet Way, all within the City of Santa Clarita.	Notice of Filing Sent 01-30-20 Incomplete filing: property tax transfer resolution.	1/28/2020	Unknown
41	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1101	Sanitation Districts	2.5± acres of uninhabited territory. The affected territory is located on Arroyo Oak Lane approximately 300 feet south of Hasley Canyon, all within the unincorporated area of Los Angeles County.	Notice of Filing Sent 01-30-20 Incomplete filing: property tax transfer resolution.	1/28/2020	Unknown
42	AD	Annexation 434 to District no. 22	Sanitation Districts	1.21± acres of uninhabited territory. The affected territory is located on Dancove Drive approximately 100 feet notheast of the terminus of Greenville Drive, all within the City of West Covina.	Notice of Filing Sent 02-4-20 Incomplete filing: property tax transfer resolution.	2/4/2020	Unknown
43	DD	Reorganization No. 2020-01 to the City of Santa Clarita (Tesoro del Valle)	City of Santa Clarita	1609± acres of inhabited territory. The affected territory is generally located north of the intersection of Copper Hill Drive and Avenida Rancho Tesoro, in the Unincorporated area of Los Angeles County adjacent to the City of Santa Clarita.	Notice of Filing sent 02-18-20 Incomplete filing: property tax transfer resolution, approved map and legal. Reorg area within DUC.	1/27/2020	Unknown
44	AD	Annexation 436 to District no. 22	Sanitation Districts	6.356± acres of uninhabited territory. The affected territory is located on the north side of Mt. Olive Drive approximately 500 feet east of Woodlyn Lane, all within the City of Bradbury.	Notice of Filing Sent 03-12-20 Incomplete filing: property tax transfer resolution.	3/12/2020	Unknown

Staff Report

June 10, 2020

Agenda Item No. 6.d.

Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	2.72± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 14 of Los Angeles County
Resolution:	October 30, 2019
Application Filed with LAFCO:	November 12, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on the southeast corner of 20 th Street West and Avenue L.
City/County:	City of Lancaster.
Affected Territory:	The affected territory is vacant. The territory consists of one proposed car wash (tunnel, recycling). The topography is flat.
Surrounding Territory:	Surrounding territory is vacant, commercial, and residential.
Landowner:	20 West LLC
Registered Voters:	Zero (0) registered voters as of October 3, 2018.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 14 of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:

Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendaized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.d.

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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on October 30, 2019.

Additional Information:

None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of October 3, 2018.

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

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

The affected territory is 2.72+/- acres. The affected territory is vacant. The territory consists of one (1) proposed car wash (tunnel, recycling).

The assessed valuation is \$322,523 as of October 3, 2018.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

The affected territory is likely to experience modest 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 one proposed car wash (tunnel, recycling), which will require organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Aerospace Highway, which is approximately 1,800 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing City's General Plan designation of Non-Urban Residential (NU).

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 within the Sphere of Influence of the County Sanitation District No. 14 of Los Angeles County.

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:*

Although the affected territory is not currently serviced by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Lancaster Water Reclamation Plant 2020 Facilities Plan.

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the White Fence Farms Mutual Co. (MWC #1) which is the local water purveyor.

m. Regional Housing Needs:

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's General Plan designation of General Plan Non - Urban Residential (NU).

The proposal is consistent with the existing City's zoning designation of Residential - Agricultural Zone (R-A).

p. Environmental Justice:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Lancaster Hazard Mitigation Plan (approved September 4, 2013) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Lancaster (approved 2013) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, 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:

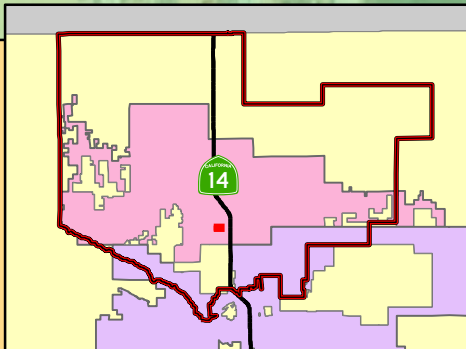
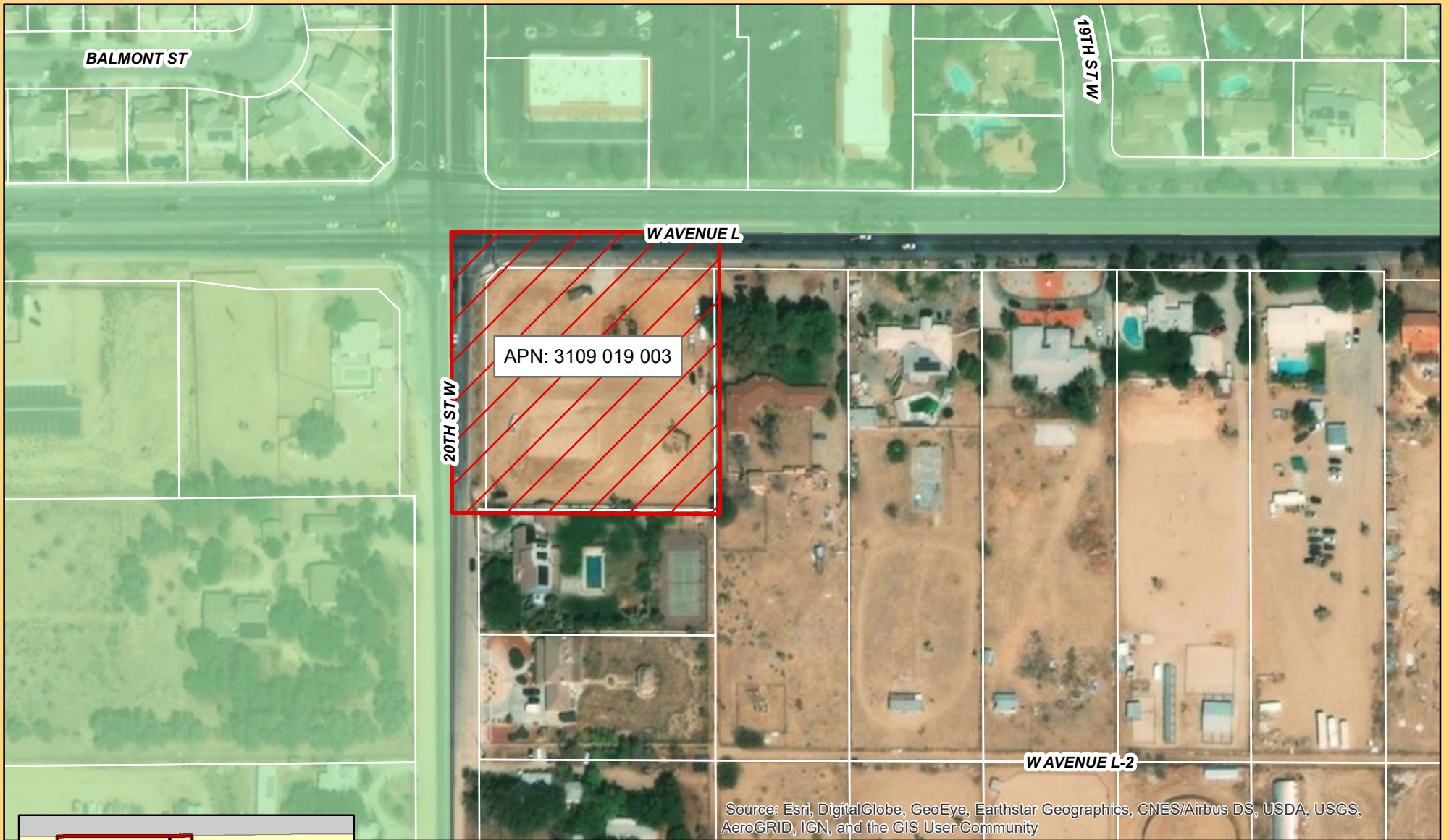
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 14 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County.



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




June 10, 2020

Annexation No. 431 to County Sanitation District No. 14



Legend

-  CSD Annexation 14-431
-  City of Lancaster
-  City of Palmdale
-  Los Angeles County Sanitation District No. 14
-  Sphere of Influence, CSD 14

**RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 431 TO THE COUNTY SANITATION DISTRICT NO. 14
OF LOS ANGELES COUNTY"**

WHEREAS, the County Sanitation District No. 14 of Los Angeles County (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 Lancaster; and

WHEREAS, the proposed annexation consists of approximately 2.72± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to one (1) proposed car wash (tunnel, recycling); 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 2.72± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County".

- 5. Annexation No. 431 to the County Sanitation District No. 14 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.

- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los

Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.

- j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 14 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 6.e.

Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	1.23± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 21 of Los Angeles County
Resolution:	September 25, 2019
Application Filed with LAFCO:	October 15, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Baseline Road approximately 1,000 feet west of Towne Avenue.
City/County:	City of Claremont.
Affected Territory:	The affected territory is vacant. The territory consists of three (3) proposed single-family homes. The topography is flat.
Surrounding Territory:	Surrounding territory is residential.
Landowner:	California Schoolhouse
Registered Voters:	Zero (0) registered voters as of October 11, 2018.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 21 of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:

Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.e.

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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New construction or conversion of small structures. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on September 25, 2019.

Additional Information:

None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of October 11, 2018.

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

The estimated future population is nine (9) residents.

The affected territory is 1.23+/- acres. The affected territory is vacant. The territory consists of three (3) proposed single-family homes.

The assessed valuation is \$469,831 as of September 30, 2019.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

The affected territory is likely to experience modest 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 three (3) single-family homes which require organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. Regional Transportation Plan:

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Foothill Freeway, which is approximately 100 feet from the affected territory.

h. Consistency with Plans:

The proposal is consistent with the existing City's General Plan designation of Residential 6.

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 within the Sphere of Influence of the County Sanitation District No. 21 of Los Angeles County.

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:

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery. The Golden State Water company currently provides water services to the affected territory.

m. Regional Housing Needs:

This proposal will assist the City's ability to achieve its fair share of the regional housing needs since the annexation area is being developed with three proposed single-family homes.

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's General Plan designation of Residential 6.

The proposal is consistent with the existing City's zoning designation of Residential (RS-10000).

p. Environmental Justice:

The owner of real property within the affected territory has requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Claremont Natural Hazard Mitigation Plan (approved January 20, 2015) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Claremont (approved 2015) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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 the annexation consists of an individual small parcel of the

minimum size for facilities exempted by Section 15303, New construction or conversion of small structures. In addition, 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:

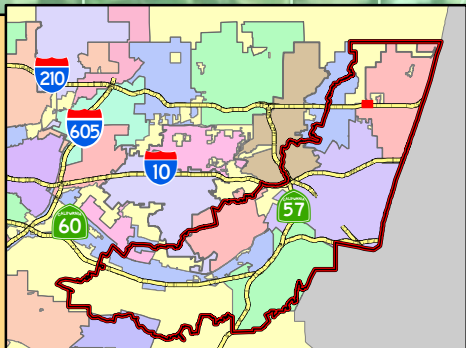
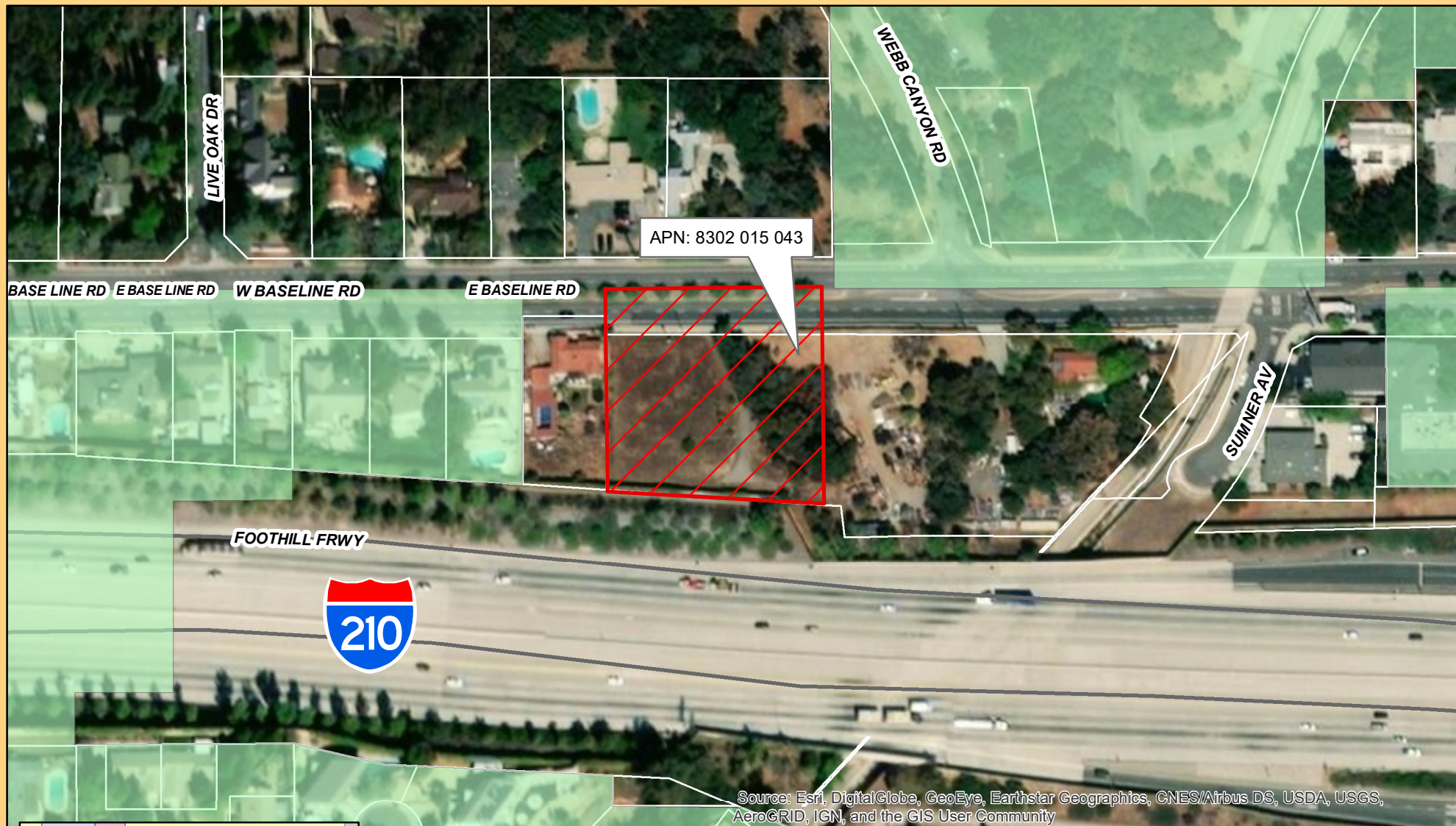
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 21 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County.



Annexation No. 761 to County Sanitation District No. 21



Legend

-  CSD Annexation 21-761
-  City of Claremont
-  Los Angeles County Sanitation District No. 21
-  Sphere of Influence, CSD 21

**RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 761 TO THE COUNTY SANITATION DISTRICT NO. 21
OF LOS ANGELES COUNTY"**

WHEREAS, the County Sanitation District No. 21 of Los Angeles County (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 Claremont; and

WHEREAS, the proposed annexation consists of approximately 1.23± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to three (3) proposed single-family homes; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New construction or conversion of small structures. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 1.23± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County".

- 5. Annexation No. 761 to the County Sanitation District No. 21 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.

- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los

Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.

- j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 21 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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

Staff Report

June 10, 2020

Agenda Item No. 6.f.

Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	0.389± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 21 of Los Angeles County
Resolution:	August 28, 2019
Application Filed with LAFCO:	September 23, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Mountain Avenue approximately 300 feet north of Baseline Road.
City/County:	Los Angeles County unincorporated territory (Claremont).
Affected Territory:	The affected territory is residential. The territory consists of one (1) existing single-family home. The topography is flat.
Surrounding Territory:	Surrounding territory is residential.
Landowners:	Randy & Diane Scott
Registered Voters:	Three (3) registered voters as of September 12, 2019.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 21 of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:	Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.f.
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 area consists of existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on August 28, 2019.
Additional Information:	None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is five (5) residents as of November 5, 2018. The population density is 12.85 persons per acre.

The estimated future population is five (5) residents (no anticipated change).

The affected territory is 0.389+/- acres. The affected territory is residential. The territory consists of one (1) existing single-family home.

The assessed valuation is \$671,166 as of September 12, 2019.

The per capita assessed valuation is \$134,233.20.

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. Governmental Services and Controls:

The affected territory includes one (1) existing single-family home which requires organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. Regional Transportation Plan:

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Foothill Freeway, which is approximately 210 feet from the affected territory.

h. Consistency with Plans:

The proposal is consistent with the existing County's General Plan designation of Residential 5 (H5).

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 within the Sphere of Influence of the County Sanitation District No. 21 of Los Angeles County.

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:

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery. The Golden State Water company currently provides water services to the affected territory.

m. Regional Housing Needs:

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 County's General Plan designation of Residential 5 (H5).

The proposal is consistent with the existing County's zoning designation of Light Agricultural (A-1-5000).

p. Environmental Justice:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The County of Los Angeles All-Hazard Mitigation Plan (approved February 13, 2019) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the County of Los Angeles (approved October 6, 2015) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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, 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:

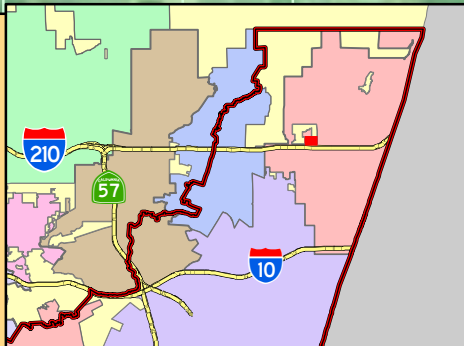
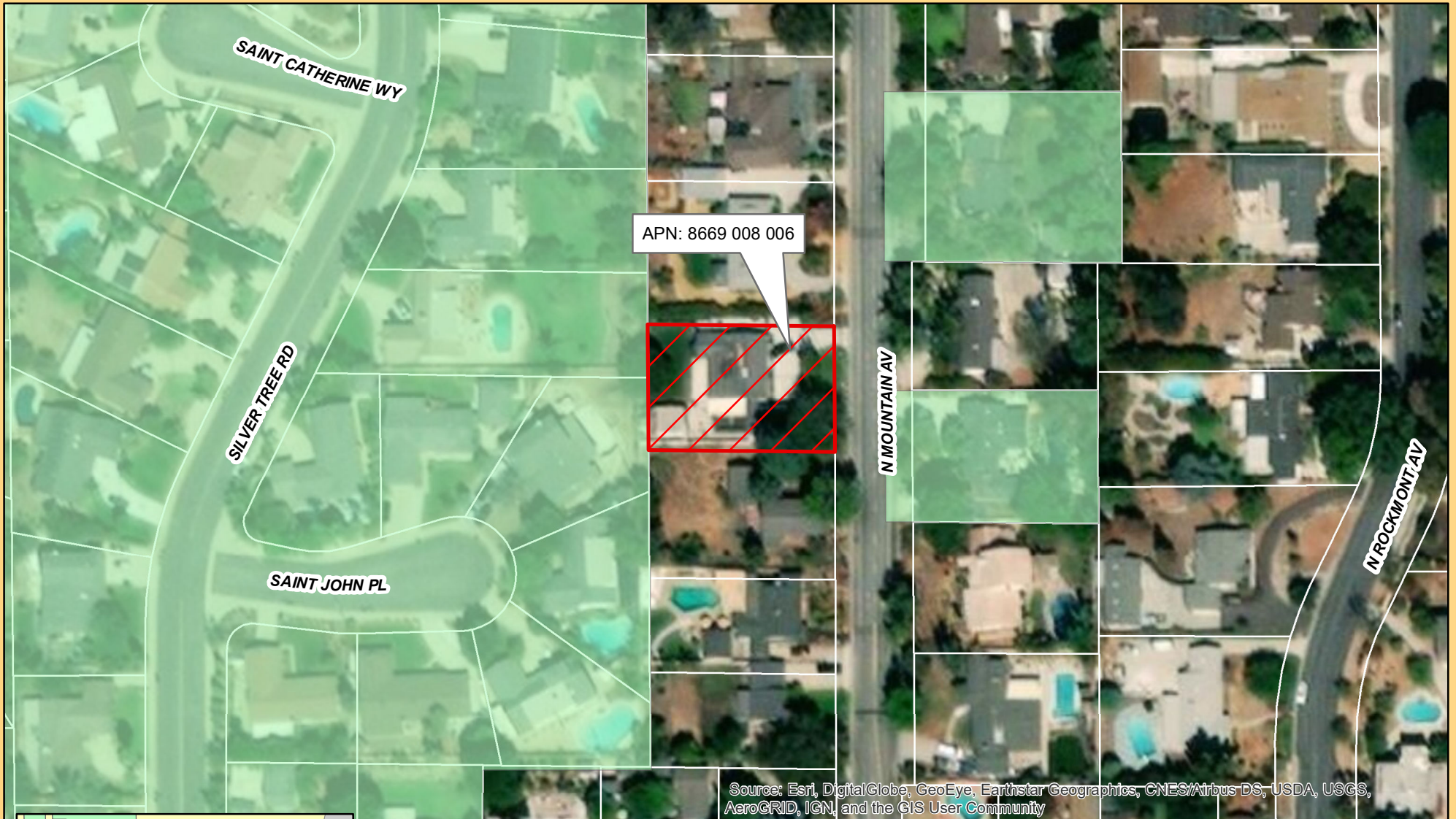
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of County Sanitation District No. 21 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County.



Annexation No. 762 to County Sanitation District No. 21



Legend

-  CSD Annexation 21-762
-  City of Claremont
-  Los Angeles County Sanitation District No. 21
-  Sphere of Influence, CSD 21

**RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 762 TO THE COUNTY SANITATION DISTRICT NO. 21
OF LOS ANGELES COUNTY"**

WHEREAS, the County Sanitation District No. 21 of Los Angeles County (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 Unincorporated Los Angeles County; and

WHEREAS, the proposed annexation consists of approximately 0.389± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to one (1) existing single-family home; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 it consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 0.389± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County".

- 5. Annexation No. 762 to the County Sanitation District No. 21 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar Recorder/County Clerk.

- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los

Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.

- j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 21 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 6.g.

Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	4.64± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 22 of Los Angeles County
Resolution:	October 23, 2019
Application Filed with LAFCO:	November 6, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory has two (2) parcels. Parcel one (1) is located on Cameron Avenue approximately 800 feet south of Barranca Street; Parcel two (2) is located on Wrede Way approximately 300 feet west of Grand Avenue.
City/County:	City of West Covina.
Affected Territory:	The affected territory is residential. The territory consists of two (2) existing single-family homes. The topography is flat.
Surrounding Territory:	Surrounding territory is residential.
Landowners:	Eric Brill Tr Brill Family Trust Jose Jr/Breanna Alvarado Family Trust
Registered Voters:	Five (5) registered voters as of November 1, 2019.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 22 of Los Angeles County.

Within SOI: Yes.

Waiver of Public Hearing: Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendaized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.g.

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, and 15319(b) because it is an annexation of small parcels of the minimum size for facilities exempted by Section 15303(a), New Construction or Conversion of Small Structures. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on October 23, 2019.

Additional Information: None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is seven (7) residents as of April 28, 2017. The population density is 1.51 persons per acre.

The estimated future population is seven (7) residents (no anticipated change).

The affected territory is 4.64+/- acres. The affected territory is residential. The territory consists of two (2) existing single-family homes.

The assessed valuation is \$3,631,811 as of November 1, 2019.

The per capita assessed valuation is \$518,830.14.

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. Governmental Services and Controls:

The affected territory includes two (2) existing single-family homes which require organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is San Bernardino Freeway, which is approximately 7,000 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing City's General Plan designation of Low Density Residential (NL).

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 within the Sphere of Influence of the County Sanitation District No. 22 of Los Angeles County.

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:*

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. Valencia Heights Water Company currently provides water services to the affected territory.

m. *Regional Housing Needs:*

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's General Plan designation of Low Density Residential (NL).

The proposal is consistent with the existing City's zoning designation of West Covina Residential-Agricultural (WCRA-40000).

p. Environmental Justice:

All of the owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The County of Los Angeles All-Hazard Mitigation Plan (approved October 19, 2004) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the County of Los Angeles (approved 2004) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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, and 15319(b) because it is an annexation of small parcels of the minimum size for facilities exempted by Section 15303(a), New Construction or Conversion of Small Structures. In addition, 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:

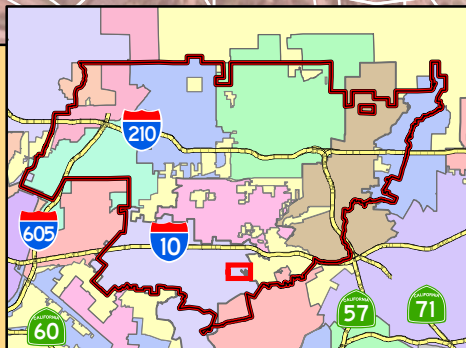
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 22 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County.



Annexation No. 429 to County Sanitation District No. 22



Legend

- CSD Annexation 22-429
- City of West Covina
- Los Angeles County Sanitation District No. 22
- Sphere of Influence, CSD 22

**RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 429 TO THE COUNTY SANITATION DISTRICT NO. 22
OF LOS ANGELES COUNTY"**

WHEREAS, the County Sanitation District No. 22 of Los Angeles County (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 West Covina; and

WHEREAS, the proposed annexation consists of approximately 4.64± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to two (2) existing single-family homes; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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, and 15319(b) because it is an annexation of small parcels of the minimum size for facilities exempted by Section 15303(a), New Construction or Conversion of Small Structures. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.
- 4. The affected territory consists of 4.64± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County".
- 5. Annexation No. 429 to the County Sanitation District No. 22 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.

- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.
 - j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 22 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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

Staff Report

June 10, 2020

Agenda Item No. 6.h.

Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	0.755± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 22 of Los Angeles County
Resolution:	November 18, 2019
Application Filed with LAFCO:	December 5, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Crestglen Road approximately 300 feet north of Sierra Madre Avenue.
City/County:	City of Glendora.
Affected Territory:	The affected territory is residential. The territory consists of one (1) existing single-family home. The topography is flat.
Surrounding Territory:	Surrounding territory is open space, and residential.
Landowners:	Thomas & Charlotte Miller.
Registered Voters:	Two (2) registered voters as of September 10, 2018.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 22 of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:	Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.h.
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 area consists of existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by the County Sanitation District of Los Angeles County, as lead agency, on November 18, 2019.
Additional Information:	None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is two (2) residents as of September 10, 2018. The population density is 2.65 persons per acre.

The estimated future population is two (2) residents (no anticipated change).

The affected territory is 0.755+/- acres. The affected territory is residential. The territory consists of one (1) existing single-family home.

The assessed valuation is \$1,555,500 as of December 3, 2019.

The per capita assessed valuation is \$777,750.00.

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. Governmental Services and Controls:

The affected territory includes one (1) existing single-family home which requires organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Foothill Freeway, which is approximately 13,000 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing City's General Plan designation of Low Density.

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 within the Sphere of Influence of the County Sanitation District No. 22 of Los Angeles County.

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:*

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. City of Glendora Water Division currently provides water services to the affected territory.

m. *Regional Housing Needs:*

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's General Plan designation of Low density.

The proposal is consistent with the existing City's zoning designation of Single-Family Residential Estate (E-7 40,000).

p. Environmental Justice:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Glendora Natural Hazard Mitigation Plan (approved October 2004) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Glendora (approved October 2004) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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 area consists of existing structures developed to the density allowed by the current zoning. In addition, 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:

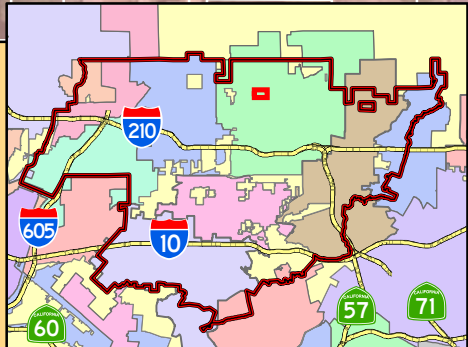
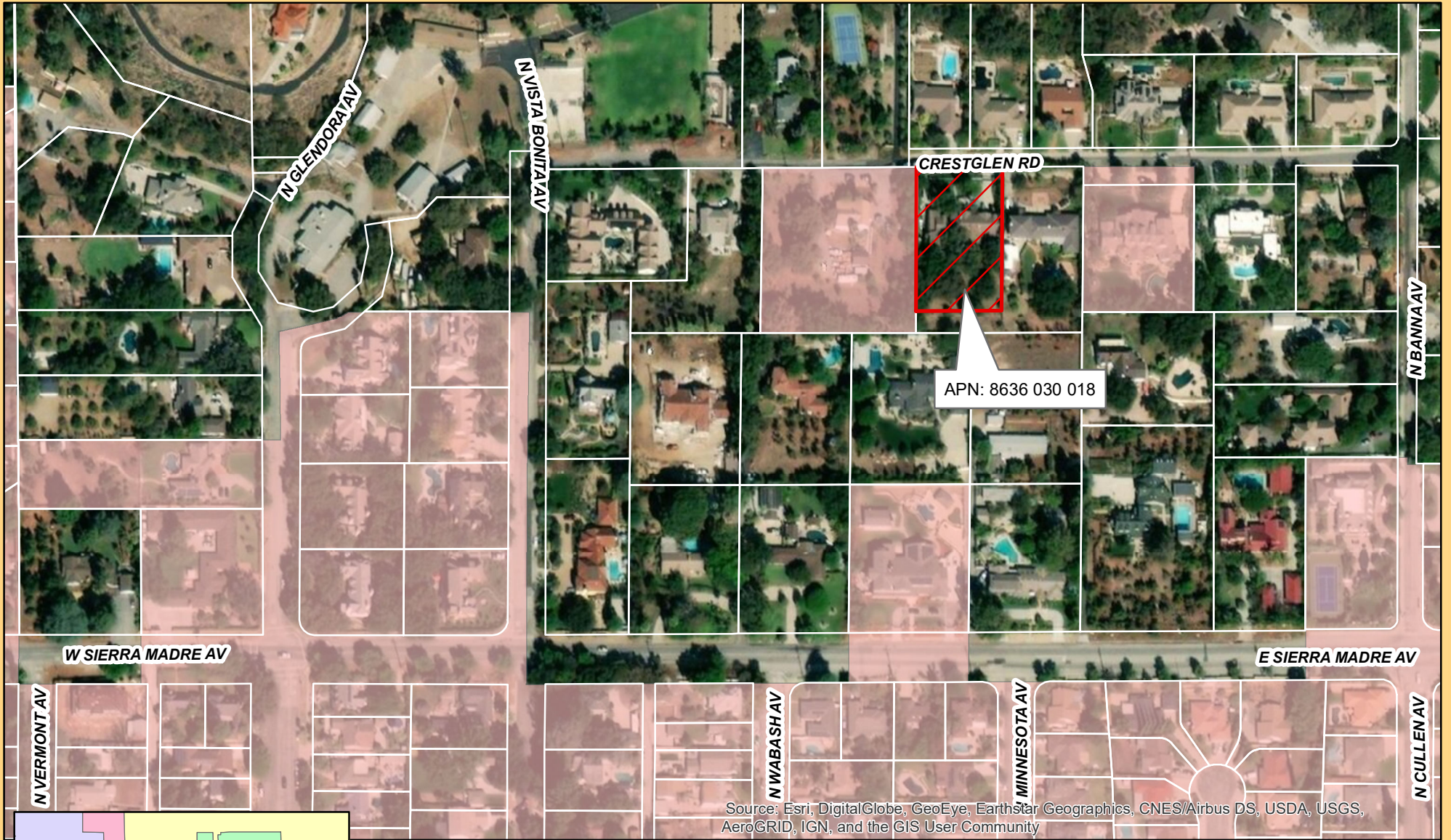
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 22 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County.



Annexation No. 433 to County Sanitation District No. 22



Legend

-  CSD Annexation 22-433
-  City of Glendora
-  Los Angeles County Sanitation District No. 22
-  Sphere of Influence, CSD 22

**RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 433 TO THE COUNTY SANITATION DISTRICT NO. 22
OF LOS ANGELES COUNTY"**

WHEREAS, the County Sanitation District No. 22 of Los Angeles County (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 Glendora; and

WHEREAS, the proposed annexation consists of approximately 0.755± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to one (1) existing single-family home; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 it consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 0.755± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County".

- 5. Annexation No. 433 to the County Sanitation District No. 22 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.

- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los

Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.

- j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 22 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 6.i.

Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	2.2± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 22 of Los Angeles County
Resolution:	August 28, 2019
Application Filed with LAFCO:	September 24, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Foothill Boulevard approximately 250 feet east of San Dimas Canyon Road.
City/County:	City of San Dimas.
Affected Territory:	The affected territory is industrial. The territory consists of one (1) existing industrial building. The topography is flat.
Surrounding Territory:	Surrounding territory is commercial, industrial, and residential.
Landowner:	Golden State Water Company
Registered Voters:	Zero (0) registered voters as of January 14, 2019.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 22 of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:

Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and the owner of land within the affected territory has given their written consent to the proposal. Staff has therefore agendaized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.i.

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 area consists of existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on August 28, 2019.

Additional Information:

None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of January 14, 2019.

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

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

The affected territory is 2.2+/- acres. The affected territory is industrial. The territory consists of one (1) existing industrial building.

The assessed valuation is \$0 as of January 14, 2019.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. *Governmental Services and Controls:*

The affected territory includes one (1) existing industrial building which requires organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Foothill Freeway, which is approximately 1,000 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing City's General Plan designation of Commercial.

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 within the Sphere of Influence of the County Sanitation District No. 22 of Los Angeles County.

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:*

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. The Golden State Water company currently provides water services to the affected territory.

m. *Regional Housing Needs:*

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's General Plan designation of Commercial.

The proposal is consistent with the existing City's zoning designation of Commercial Highway (CH).

p. Environmental Justice:

The owner of real property within the affected territory has requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of San Dimas Natural Hazard Mitigation Plan (approved February 24, 2004) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of San Dimas (2004) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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, 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:

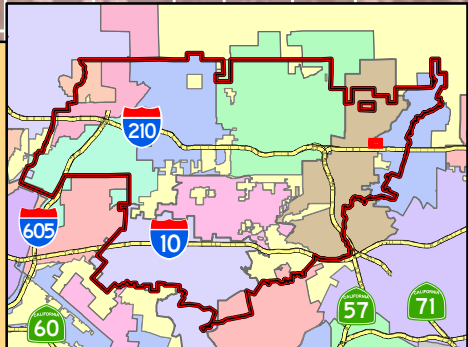
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 22 of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County.



Annexation No. 435 to County Sanitation District No. 22



Legend

-  CSD Annexation 22-435
-  City of San Dimas
-  Los Angeles County Sanitation District No. 22
-  Sphere of Influence, CSD 22

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 435 TO THE COUNTY SANITATION DISTRICT NO. 22
OF LOS ANGELES COUNTY"

WHEREAS, the County Sanitation District No. 22 of Los Angeles County (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 San Dimas; and

WHEREAS, the proposed annexation consists of approximately 2.2± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to one (1) existing industrial building; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 it consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 2.2± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County".

- 5. Annexation No. 435 to the County Sanitation District No. 22 of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.

- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los

Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.

- j. Except to the extent in conflict with "a" through "i", 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.
6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 22 of Los Angeles County.
7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 6.j.

Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	0.3± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	Santa Clarita Valley Sanitation District of Los Angeles County
Resolution:	December 6, 2018
Application Filed with LAFCO:	December 26, 2018
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Scherzinger Lane approximately 100 feet southwest of Sierra Cross Avenue.
City/County:	City of Santa Clarita.
Affected Territory:	The affected territory is residential. The territory consists of one (1) existing single-family home. The topography is flat.
Surrounding Territory:	Surrounding territory is residential and commercial.
Landowner:	Victoria R. Lizakowski
Registered Voters:	Two (2) registered voters as of August 4, 2017.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to Santa Clarita Valley Sanitation District of Los Angeles County.
Within SOI:	Yes.

Waiver of Public Hearing:

Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation, because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendaized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.j.

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 area consists of existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by the Santa Clarita Valley Sanitation District of Los Angeles County, as lead agency, on December 6, 2018.

Additional Information:

None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is four (4) residents as of August 4, 2017. The population density is 13.33 persons per acre.

The estimated future population is four (4) residents (no anticipated change).

The affected territory is 0.3+/- acres. The affected territory is residential. The territory consists of one (1) existing single-family home.

The assessed valuation is \$243,132 as of December 12, 2018.

The per capita assessed valuation is \$60,783.

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. Governmental Services and Controls:

The affected territory includes one (1) existing single-family home which requires organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is the Antelope Valley Freeway, which is approximately 3,500 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing City's General Plan designation of Urban Residential (UR1).

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 within the Sphere of Influence of the Santa Clarita Valley Sanitation District of Los Angeles County.

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:*

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District in its Sewer Facilities Plan. The District's future wastewater management needs were addressed in the 2015 Santa Clarita Joint Sewerage System Facilities Plan and Environmental Impact Report (EIR).

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the Santa Clarita Valley Water Agency which is the local water purveyor.

m. *Regional Housing Needs:*

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's General Plan designation of Urban Residential (UR1).

The proposal is consistent with the existing City's zoning designation of Medium Residential (R-2).

p. Environmental Justice:

All of the owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Santa Clarita Local Hazard Mitigation Plan (revised September 15, 2015) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Santa Clarita (approved 2011) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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, 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:

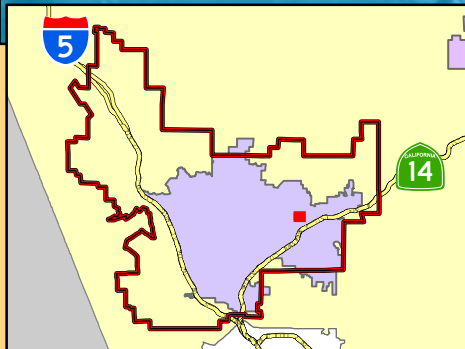
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of Santa Clarita Valley Sanitation District of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County.



C:\GIS\MXDs\Annexations\CSD\SCV-1093







June 10, 2020

Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County



Legend

-  CSD Annexation SCV-1093
-  Sphere of Influence, CSD SCV
-  Santa Clarita Valley Sanitation District of Los Angeles County
-  City of Santa Clarita

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 1093 TO THE SANTA CLARITA VALLEY SANITATION DISTRICT
OF LOS ANGELES COUNTY"

WHEREAS, the Santa Clarita Valley Sanitation 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 0.3± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County"; 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 for the District to provide off-site sewage disposal service for one (1) existing single-family home; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 it consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, 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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

- 3. 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.

- 4. The affected territory consists of 0.3± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County".

- 5. Annexation No. 1093 to the Santa Clarita Valley Sanitation District of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.

- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
 - i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.
 - j. Except to the extent in conflict with "a" through "i", 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.
- 6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the Santa Clarita Valley Sanitation District of Los Angeles County.
- 7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
- 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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 6.k.

Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	230± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	Santa Clarita Valley Sanitation District of Los Angeles County
Resolution:	December 6, 2018
Application Filed with LAFCO:	December 26, 2018
Certificate of Filing	April 29, 2020
Location:	The affected territory is located south of Pico Canyon Road at the westerly terminus of Verandah Court.
City/County:	Los Angeles County unincorporated territory. (Santa Clarita Valley).
Affected Territory:	The affected territory is vacant. The territory consists of 102 proposed single-family homes. The topography has flat areas, hillsides, and canyons with moderate to steep slopes.
Surrounding Territory:	Surrounding territory is residential, vacant, and open space.
Landowner:	Lennar Homes of California, Inc.
Registered Voters:	Zero (0) registered voters as of July 20, 2018.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to Santa Clarita Valley Sanitation District of Los Angeles County.

Within SOI: Yes.

Waiver of Public Hearing: Pursuant to Government Code Section 56662(a), the Commission may waive notice and the public hearing for the annexation because the proposal meets all of the following criteria: the affected territory is uninhabited; no affected local agency has submitted a written demand for a hearing within ten (10) days following the mailed hearing notice; and all owners of land within the affected territory have given their written consent to the proposal. Staff has therefore agendaized the Proposal on the Commission "Consent Item(s)" portion of the Agenda as Agenda Item 6.k.

California Environmental Quality Act (CEQA) Clearance: The California Environmental Quality Act (CEQA) clearance is an Environmental Impact Report certified by the Los Angeles County Department of Regional Planning, as lead agency, on April 4, 2017.

Additional Information: None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the date of consideration as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of July 20, 2018.

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

The estimated future population is 255 residents.

The affected territory is 230+/- acres. The affected territory is vacant. The territory consists of 102 proposed single-family homes.

The assessed valuation is \$3,345,838 as of December 12, 2018.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory consists of flat areas, hillsides, and canyons with moderate to steep slopes.

The affected territory is bounded by flat areas, hillsides, and canyons with moderate to steep slopes.

There are no drainage basins on or near the affected territory.

The affected territory is by populated to the north and east of the affected territory.

The affected territory is likely to experience modest 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 102 proposed single-family homes which require organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. *Regional Transportation Plan:*

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is the 5 Freeway, which is approximately 2,250 feet from the affected territory.

h. *Consistency with Plans:*

The proposal is consistent with the existing County's General Plan designation of Rural Land 5 (RL5).

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 within the Sphere of Influence of the Santa Clarita Valley Sanitation District of Los Angeles County.

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:*

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District in its sewer facilities plan. The District's future wastewater management needs were addressed in the 2015 Santa Clarita Joint Sewage System Facilities Plan and Environmental Impact Report (EIR).

l. *Timely Availability of Water Supplies:*

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the Valencia Water Division which is the local water purveyor.

m. *Regional Housing Needs:*

This proposal will assist the County's ability to achieve its fair share of the regional housing needs since the annexation area is being developed with 102 proposed single-family homes.

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 County's General Plan designation of Rural Land 5 (RL5).

The proposal is consistent with the existing County's zoning designation of Heavy Agricultural (A-2-2).

p. Environmental Justice:

The owner of real property within the affected territory has requested, in writing, that the District provide off-site sewage disposal service. Property owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The County of Los Angeles All-Hazard Mitigation Plan (approved February 13, 2019) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the County of Los Angeles (approved October 6, 2015) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) CLEARANCE:

The CEQA clearance is an Environmental Impact Report (EIR) certified by the Los Angeles County Department of Regional Planning, as lead agency, on April 4, 2017. The Commission is a responsible agency pursuant to CEQA and State CEQA Guidelines Section 15096.

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

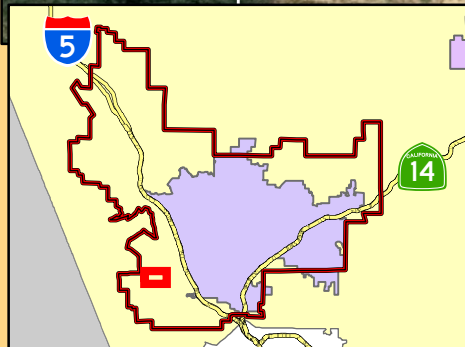
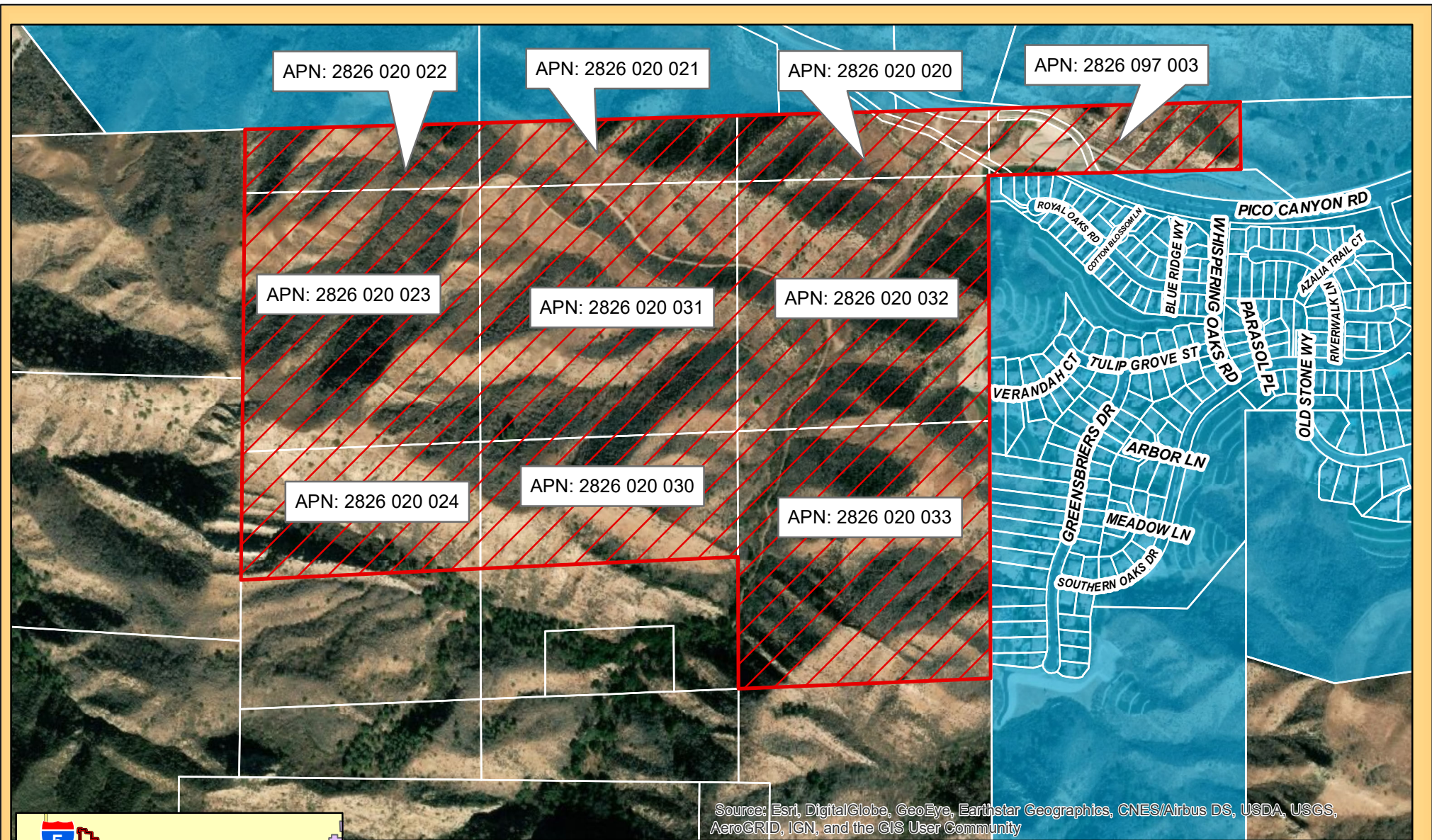
Pursuant to Government Code Section 56662(a), the Commission may make determinations upon the proposed annexation without notice and hearing and may waive protest hearings for the reasons set forth herein. The territory is uninhabited. To date, no affected local agency has submitted a written demand 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.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the Santa Clarita Valley Sanitation District of Los Angeles County 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. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County.



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LAFCO
Local Agency Formation Commission
for the County of Los Angeles

June 10, 2020

Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County

600 300 0 600
Feet

Legend

- CSD Annexation SCV-1097
- County Unincorporated
- City of Santa Clarita
- Santa Clarita Valley Sanitation District of Los Angeles County
- Sphere of Influence, CSD SCV

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 1097 TO THE SANTA CLARITA VALLEY SANITATION DISTRICT
OF LOS ANGELES COUNTY"

WHEREAS, the Santa Clarita Valley Sanitation 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 unincorporated area of Los Angeles County (County); and

WHEREAS, the proposed annexation consists of approximately 230± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County"; 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 for the District to provide off-site sewage disposal service for 102 proposed single-family homes; 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, the Executive Officer set the item for consideration for June 10, 2020 at 9:00 a.m., at the Commission's virtual meeting held by teleconference and web access, pursuant to

the provisions of the Governor's Executive Orders N-25-20 and N-29-20, under the modified laws of the Ralph M. Brown Act for the COVID-19 emergency, as well as the County of Los Angeles "Safer at Home Order for Control of COVID-19"; and

WHEREAS, on June 10, 2020, this Commission considered the Proposal and the report of the Executive Officer.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency with respect to Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County, pursuant to California Environmental Quality Act (CEQA) Guideline Section 15096, the Commission has considered the Final Environmental Impact Report prepared and certified by the Los Angeles County Department of Regional Planning, as lead agency ("County"), on April 4, 2017 for the project; certifies that the Commission has independently reviewed and considered the information contained in the Final Environmental Impact Report and reached its own conclusions regarding the environmental effects of the County's approvals related to the project as shown in the Final Environmental Impact Report; adopts the mitigation monitoring and reporting program as applicable; and determines that the significant adverse effects of the project have been reduced to an acceptable level, as outlined in the Environmental Findings of Fact, which findings are adopted and incorporated herein by reference as applicable.
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, and hereby does, make determinations on the proposal without notice and hearing, and the Commission may, and hereby does, waive protest proceedings entirely.

3. 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.

4. The affected territory consists of 230± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County".

5. Annexation No. 1097 to the Santa Clarita Valley Sanitation District of Los Angeles County 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.

- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
 - i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.
 - j. Except to the extent in conflict with "a" through "i", 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.
- 6. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the Santa Clarita Valley Sanitation District of Los Angeles County.
- 7. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
- 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 June 2020.

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

Staff Report

June 10, 2020

Agenda Item No. 7.a.

Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	0.789± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 16 of Los Angeles County
Resolution:	November 18, 2019
Application Filed with LAFCO:	December 5, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on the north side of Sierra Madre Boulevard approximately 50 feet east of Canyon Wash Drive.
City/County:	City of Pasadena
Affected Territory:	The affected territory is vacant. The territory consists of three (3) proposed single-family homes. The topography is flat.
Surrounding Territory:	Surrounding territory is residential, and open space.
Landowners:	Agadjanian Albert Co Tr Shant Holdings Family Trust.
Registered Voters:	Zero (0) registered voters as of December 3, 2019.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to the County Sanitation District No. 16 of Los Angeles County.

Within SOI:	Yes.
Public Hearing:	Pursuant to Government Code Section 56658(h), and upon issuing a Certificate of Filing, the Executive Officer set the proposal for public hearing and gave published notice thereof, within the required ninety (90) days.
Waiver of Protest Hearing:	Pursuant to Government Code Section 56663, the Commission may waive protest proceedings that would otherwise be required if all of the requirements therein have occurred.
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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. A Categorical Exemption was adopted by County Sanitation District of Los Angeles County, as lead agency, on November 18, 2019.
Additional Information:	None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the public hearing date as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of October 15, 2018.

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

The estimated future population is ten (10) residents.

The affected territory is 0.789+/- acres. The affected territory is vacant. The territory consists of three (3) proposed single-family homes.

The assessed valuation is \$191,017 as of December 3, 2019.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

Eaton Canyon is east of the affected territory, residential to the south, and open space to the north.

There are no drainage basins on or near the affected territory.

The affected territory has populated areas to the south.

The affected territory is likely to experience modest 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 three (3) proposed single-family homes which require organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 local government structure of the County. There is no alternative to public sewage disposal, as stated above. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. Regional Transportation Plan:

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is Foothill Freeway, which is approximately 3,500 feet from the affected territory.

h. Consistency with Plans:

The proposal is consistent with the existing City's General Plan designation of Low Density Residential.

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 within the Sphere of Influence of the County Sanitation District No. 16 of Los Angeles County.

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:

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the Pasadena Water and Power Department which is the local water purveyor.

m. Regional Housing Needs:

This proposal will assist the City's ability to achieve its fair share of the regional housing needs since the annexation area is being developed with three single-family homes.

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's General Plan designation of Low Density Residential.

The proposal is consistent with the existing City's zoning designation of Residential Suburban (RS).

p. Environmental Justice:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Pasadena Local Hazard Mitigation Plan (approved March 2019) establishes the City's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Pasadena (approved August 2002) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, there are no cumulative impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

PUBLIC HEARING NOTICE:

Newspaper Notice: LAFCO is required to provide notice of the public hearing “in one or more newspapers of general circulation within each affected county, affected city, or affected district,” pursuant to Government Code §56153, and notice “shall be commenced at least 21 days prior to the date specified in the notice for the public hearing,” pursuant to Government Code §56154. LAFCO published a hearing notice in the Daily Commerce on April 30, 2020.

Mailed Notice: LAFCO is required to provide notice of the public hearing to “landowners within the affected territory” and to “all landowners within 300 feet” of the affected territory pursuant to Government Code §56157(d); notice “shall be sent first class and deposited, postage prepaid, in the United States mails” pursuant to Government Code §56155; and notice “shall be mailed at least 21 days prior to the date specified in the notice for hearing” pursuant to Government Code §56156. LAFCO has complied with the public notice provisions identified herein.

WAIVER OF PROTEST PROCEEDINGS:

Pursuant to Government Code Section 56663, the Commission may waive protest proceedings if all of the following have occurred: 1) mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; 2) the mailed notice discloses the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory; 3) the mailed notice discloses that unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and 4) no written opposition to the proposal from landowners or registered voters within the affected territory is received before the conclusion of the Commission proceedings on the proposal.

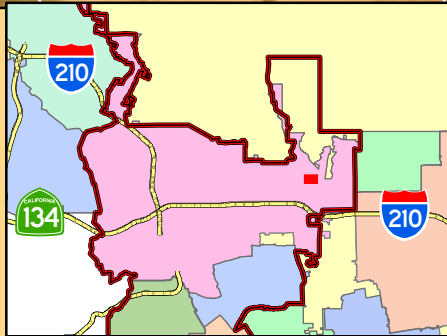
All criteria have been met for the Commission to waive protest proceedings; however should written opposition be received by the Commission prior to the conclusion of the Commission proceeding, the matter should be referred to staff to schedule protest proceedings.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 16 of Los Angeles County 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 annexation;
2. There being no further testimony, close the public hearing; and
3. There being no written opposition submitted by the landowners or registered voters within the affected territory before the conclusion of this hearing on the proposal, waive the protest proceedings pursuant to Government Code Section 56663. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County.



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June 10, 2020

Annexation No. 32 to County Sanitation District No. 16



Legend

-  CSD Annexation 16-32
-  County Unincorporated
-  City of Pasadena
-  Los Angeles County Sanitation District No. 16
-  Sphere of Influence, CSD 16

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 32 TO THE COUNTY SANITATION DISTRICT NO. 16
OF LOS ANGELES COUNTY"

WHEREAS, the County Sanitation District No. 16 of Los Angeles County (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 Pasadena; and

WHEREAS, the proposed annexation consists of approximately 0.789± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County"; 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 for the District to provide off-site sewage disposal to three (3) proposed single-family homes; and

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

WHEREAS, the Executive Officer has given notice of the public hearing pursuant to Government Code Sections 56150-56160, 57025, and 57026, wherein the public hearing notice was published in a newspaper of general circulation in the County of Los Angeles on April 30,

2020, 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, in accordance with Government Code Section 56663, mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; and the mailed notice discloses that: 1) the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory, and 2) unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and

WHEREAS, on June 10, 2020, after being duly and properly noticed, this proposal came on for hearing, at which time this Commission heard and received all written testimony, objections, and evidence which were made, presented or filed, and all persons notified were given an opportunity to hear and be heard with respect to this proposal and the report of the Executive Officer; and

WHEREAS, the Commission, having not received written opposition to the proposal from landowners or registered voters before the conclusion of the proceeding/hearing hereby waives protest proceedings pursuant to Government Code Section 56663.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 the annexation consists of an individual small parcel of the minimum size for facilities exempted by Section 15303, New Construction or Conversion of Small Structures. In addition, there are no cumulative impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

2. The Commission finds that it received from landowners or registered voters the following number of written opposition to the proposal before the conclusion of the proceeding/hearing: ____.
3. 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.
4. The affected territory consists of 0.789± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County".
5. Annexation No. 32 to the County Sanitation District No. 16 of Los Angeles County is hereby approved, subject to the following terms and conditions:
 - a. The Landowner/Real Party of Interest 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.

- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
 - i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant
 - j. Except to the extent in conflict with "a" through "i", 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.
- 6. Pursuant to Government Code Section 56663, the Commission finds that all the following have occurred: 1) mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; 2) the mailed notice discloses the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory; 3) the mailed notice discloses that unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and 4) no written opposition to the proposal from landowners or registered voters before the conclusion of the

proceeding/hearing. Therefore, pursuant to Government Code Section 56663, the Commission hereby waives protest proceedings.

7. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the 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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 7.b.

Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County

PROPOSAL SUMMARY:

Size of Affected Territory:	4.158± acres
Inhabited/Uninhabited:	Inhabited
Applicant:	Santa Clarita Valley Sanitation District of Los Angeles County
Resolution:	January 31, 2019
Application Filed with LAFCO:	February 12, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located on Placeritos Boulevard approximately 200 feet west of Aden Avenue.
City/County:	City of Santa Clarita
Affected Territory:	The affected territory is residential. The territory consists of seven (7) existing single-family homes. The topography is flat.
Surrounding Territory:	Surrounding territory is residential.
Landowners:	Seven (7) landowners.
Registered Voters:	21 registered voters as of April 2, 2020.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes that result from this proposal include annexation to Santa Clarita Valley Sanitation District of Los Angeles County.

Within SOI:	Yes.
Public Hearing:	Pursuant to Government Code Section 56658(h), and upon issuing a Certificate of Filing, the Executive Officer set the proposal for public hearing and gave published notice thereof, within the required ninety (90) days.
Waiver of Protest Hearing:	Pursuant to Government Code Section 56663, the Commission may waive protest proceedings that would otherwise be required if all of the requirements therein have occurred.
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 area consists of existing structures developed to the density allowed by the current zoning. A Categorical Exemption was adopted by the Santa Clarita Valley Sanitation District of Los Angeles County, as lead agency, on January 31, 2019.
Additional Information:	None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the public hearing date as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is 28 residents as of July 18, 2017. The population density is 6.73 persons per acre.

The estimated future population is 28 residents (no anticipated change).

The affected territory is 4.158+/- acres. The affected territory is residential. The territory consists of seven (7) existing single-family homes.

The assessed valuation is \$4,485,629 as of January 31, 2019.

The per capita assessed valuation is \$160,201.04.

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

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

b. Governmental Services and Controls:

The affected territory includes seven (7) existing single-family homes which require organized governmental services.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 local government structure of the County. There is no alternative to public sewage disposal as stated above. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. Regional Transportation Plan:

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is the Antelope Valley Freeway, which is approximately 4,500 feet from the affected territory.

h. Consistency with Plans:

The proposal is consistent with the existing City's General Plan designation of Urban Residential (UR1).

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 within the Sphere of Influence of the Santa Clarita Valley Sanitation District of Los Angeles County.

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:

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District in its sewer facilities plan. The District's future wastewater management needs were addressed in the 2015 Santa Clarita Joint Sewerage System Facilities Plan and Environmental Impact Report (EIR).

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the Newhall County Water District which is the local water purveyor.

m. Regional Housing Needs:

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. All landowners within the affected territory have indicated their support of this application in writing.

o. Land Use Designations

The proposal is consistent with the existing City's General Plan designation of Urban Residential (UR1).

The proposal is consistent with the existing City's zoning designation of Urban Residential (UR1).

p. Environmental Justice:

All of the owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representation on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The City of Santa Clarita Local Hazard Mitigation Plan (revised September 15, 2015) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the City of Santa Clarita (approved 2011) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

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 area consists of existing structures developed to the density allowed by the current zoning. In addition, there are no cumulative

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

PUBLIC HEARING NOTICE:

Newspaper Notice: LAFCO is required to provide notice of the public hearing “in one or more newspapers of general circulation within each affected county, affected city, or affected district,” pursuant to Government Code §56153, and notice “shall be commenced at least 21 days prior to the date specified in the notice for the public hearing,” pursuant to Government Code §56154. LAFCO published a hearing notice in the Daily Commerce on April 30, 2020.

Mailed Notice: LAFCO is required to provide notice of the public hearing to “landowners within the affected territory” and to “all landowners within 300 feet” of the affected territory pursuant to Government Code §56157(d); notice “shall be sent first class and deposited, postage prepaid, in the United States mails” pursuant to Government Code §56155; and notice “shall be mailed at least 21 days prior to the date specified in the notice for hearing” pursuant to Government Code §56156. LAFCO has complied with the public notice provisions identified herein.

WAIVER OF PROTEST PROCEEDINGS:

Pursuant to Government Code Section 56663, the Commission may waive protest proceedings if all of the following have occurred: 1) mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; 2) the mailed notice discloses the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory; 3) the mailed notice discloses that unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and 4) no written opposition to the proposal from landowners or registered voters within the affected territory is received before the conclusion of the Commission proceedings on the proposal.

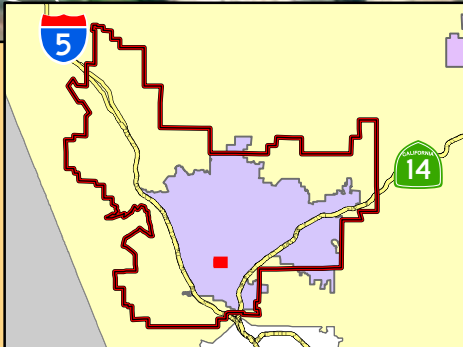
All criteria have been met for the Commission to waive protest proceedings; however should written opposition be received by the Commission prior to the conclusion of the Commission proceeding, the matter should be referred to staff to schedule protest proceedings.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the Santa Clarita Valley Sanitation District of Los Angeles County 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 annexation;
2. There being no further testimony, close the public hearing; and
3. There being no written opposition submitted by the landowners or registered voters within the affected territory before the conclusion of this hearing on the proposal, waive the protest proceedings pursuant to Government Code Section 56663. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County.



C:\GIS\MXDs\Annexations\CSD\SCV-1091







LAFCO
Local Agency Formation Commission
for the County of Los Angeles

June 10, 2020

Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County

150 75 0 150
Feet

Legend

-  CSD Annexation SCV-1091
-  City of Santa Clarita
-  Santa Clarita Valley Sanitation District of Los Angeles County
-  Sphere of Influence, CSD SCV

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 1091 TO THE SANTA CLARITA VALLEY SANITATION DISTRICT
OF LOS ANGELES COUNTY"

WHEREAS, the Santa Clarita Valley Sanitation 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 4.158± acres of inhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County"; 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 for the District to provide off-site sewage disposal to seven (7) existing single-family homes; and

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

WHEREAS, the Executive Officer has given notice of the public hearing pursuant to Government Code Sections 56150-56160, 57025, and 57026, wherein the public hearing notice was published in a newspaper of general circulation in the County of Los Angeles on April 30,

2020, 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, in accordance with Government Code Section 56663, mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; and the mailed notice discloses that: 1) the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory, and 2) unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and

WHEREAS, on June 10, 2020, after being duly and properly noticed, this proposal came on for hearing, at which time this Commission heard and received all written testimony, objections, and evidence which were made, presented or filed, and all persons notified were given an opportunity to hear and be heard with respect to this proposal and the report of the Executive Officer; and

WHEREAS, the Commission, having not received written opposition to the proposal from landowners or registered voters before the conclusion of the proceeding/hearing hereby waives protest proceedings pursuant to Government Code Section 56663.

NOW, THEREFORE, BE IT RESOLVED as follows:

1. As a responsible agency, with respect to the proposed annexation, the Commission has reviewed the exemption determination of the District as the lead agency and 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 it consists of areas containing existing structures developed to the density allowed by the current zoning. In addition, there are no cumulative impacts, unusual circumstances, nor other limiting factors that would make the exemption inapplicable based on the proposal records.

2. The Commission finds that it received from landowners or registered voters the following number of written opposition to the proposal before the conclusion of the proceeding/hearing: ____.
3. 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.
4. The affected territory consists of 4.158± acres, is inhabited, and is assigned the following short form designation:

"Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County".
5. Annexation No. 1091 to the Santa Clarita Valley Sanitation District of Los Angeles County is hereby approved, subject to the following terms and conditions:
 - a. The Landowner/Real Party of Interest 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 56895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.
- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.

- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant
 - j. Except to the extent in conflict with "a" through "i", 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.
- 6. Pursuant to Government Code Section 56663, the Commission finds that all the following have occurred: 1) mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; 2) the mailed notice discloses the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory; 3) the mailed notice discloses that unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and 4) no written opposition to the proposal from landowners or registered voters before the conclusion of the proceeding/hearing. Therefore, pursuant to Government Code Section 56663, the Commission hereby waives protest proceedings.
- 7. The Commission hereby orders the inhabited territory described in Exhibits "A" and "B" annexed to the 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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 7.c.

**Annexation No. 760 to Los Angeles County Sanitation District No. 21;
Amendment to Los Angeles County Sanitation District No. 21 Sphere of Influence (SOI)**

PROPOSAL SUMMARY:

Size of Affected Territory:	0.48± acres
Inhabited/Uninhabited:	Uninhabited
Applicant:	County Sanitation District No. 21 of Los Angeles County
Resolution:	January 23, 2019
Application Filed with LAFCO:	January 31, 2019
Certificate of Filing:	April 29, 2020
Location:	The affected territory is located north of the Pomona Freeway approximately 300 feet west of Hacienda Boulevard.
City/County:	Los Angeles County unincorporated territory (Hacienda Heights).
Affected Territory:	The affected territory is vacant. The territory consists of five (5) proposed single-family homes. The topography is flat.
Surrounding Territory:	Surrounding territory is commercial, and residential.
Landowner:	Orchid Glen LLC
Registered Voters:	Zero (0) registered voters as of January 5, 2018.
Purpose/Background:	For the District to provide off-site sewage disposal service.
Jurisdictional Changes:	The jurisdictional changes as a result of this proposal include an annexation to the County Sanitation District No. 21 of Los Angeles County and a concurrent sphere of

influence amendment to Los Angeles County Sanitation District No. 21.

Within SOI:

No, a concurrent sphere of influence amendment to Los Angeles County Sanitation District No. 21 is being processed with this annexation.

Public Hearing:

Pursuant to Government Code Section 56658(h), and upon issuing a Certificate of Filing, the Executive Officer set the proposal for public hearing and gave published notice thereof, within the required ninety (90) days.

Waiver of Protest Hearing:

Pursuant to Government Code Section 56663, the Commission may waive protest proceedings that would otherwise be required if all of the requirements therein have occurred.

California Environmental
Quality Act (CEQA) Clearance:

The California Environmental Quality Act (CEQA) clearance is a Negative Declaration adopted by the Los Angeles County Department of Regional Planning, as lead agency, on August 31, 2016.

Additional Information:

None.

CERTIFICATE OF FILING

Pursuant to Government Code § 56020.6, a Certificate of Filing (COF) is “the document issued by the Executive Officer that confirms an application for a change of organization or reorganization has met submission requirements and is accepted for filing.”

Upon reviewing the proposal for completeness, and pursuant to the requirements of Government Code § 56658, the Executive Officer issued the COF to the applicant on April 29, 2020. In conjunction with the issuance of the COF, the Executive Officer set the public hearing date as Wednesday, June 10, 2020.

FACTORS TO BE CONSIDERED PURSUANT TO GOVERNMENT CODE 56668:

a. Affected population, territory and adjacent areas:

The existing population is zero (0) residents as of January 5, 2018.

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

The estimated future population is 10 residents.

The affected territory is 0.48+/- acres. The affected territory is vacant. The territory consists of five (5) proposed single-family homes.

The assessed valuation is \$262,140 as of January 28, 2019.

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

On February 18, 2020, the County adopted a negotiated tax exchange resolution; all other involved public agencies have adopted a corresponding property tax transfer resolution.

The topography of the affected territory is flat.

There are no natural boundaries within or adjacent to the affected territory.

There are no drainage basins on or near the affected territory.

The affected territory is surrounded by populated areas on all sides.

The affected territory is likely to experience modest 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 five (5) proposed single-family homes which requires organized governmental services. The affected territory will require governmental services indefinitely.

The present cost and adequacy of governmental services and controls in the area are acceptable. With respect to sanitary sewage disposal, other than service provided by the District, there is no other sewer service alternative. The Los Angeles County Department of Public Health prohibits the installation, alteration, or repair of any on-site wastewater treatment systems for any building for which connection to a public sewer system is available within 200 feet. Due to the proposed land uses within the annexation area and its proximity to existing sewer infrastructure, public sewer service is the only viable alternative for development to occur. The cost of sewage disposal by the District is relatively preferable since the annexation is relatively close to an existing public sewer system. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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 of the local government structure of the County. There is no alternative to public sewage disposal. Service by the District is considered more reliable than septic systems. Service by the District is environmentally superior in terms of wastewater treatment, effluent discharge, and impacts on surface water bodies and groundwater.

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, land left fallow under a crop rotational program, or land enrolled in an agricultural subsidy or set-aside program. 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, conform to lines of assessment or ownership, and 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. Regional Transportation Plan:

The Southern California Association Governments (SCAG) adopted its 2016-2040 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS) pursuant to Government Code Section 65080. The closest highway to the annexation is part of the RTP and SCS's State Highway improvement program. The closest highway in the RTP/SCS is the Pomona Freeway, which is approximately 60 feet from the affected territory.

h. Consistency with Plans:

The proposal is consistent with the existing County's General Plan designation of Residential 9 (H9).

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 County Sanitation District No. 21 of Los Angeles County, 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:

Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan.

l. Timely Availability of Water Supplies:

There are no known issues regarding water supply or delivery. The affected territory is within the boundaries of the San Gabriel Valley Water Company which is the local water purveyor.

m. Regional Housing Needs:

This proposal will assist the County's ability to achieve its fair share of the regional housing needs since the annexation area is being developed with five (5) proposed single-family homes.

n. Comments from Landowners, Voters, or Residents:

Staff did not receive any significant comments from landowners, voters, or residents. The landowner within the affected territory has indicated their support of this application in writing

o. Land Use Designations

The proposal is consistent with the existing County's General Plan designation of Residential 9 (H9).

The proposal is consistent with the existing County's zoning designation of Single-Family Residential (R-1).

p. Environmental Justice:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal makes no representations on exclusions of peoples of any race, culture, and/or income with respect to the location of public facilities and public services.

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

q. Hazard Mitigation Plan:

The County of Los Angeles All-Hazard Mitigation Plan (approved February 13, 2019) establishes the County's emergency policies and procedures in the event of a disaster and addresses allocation of resources and protection of the public in the event of an emergency.

The Safety Element of the General Plan for the County of Los Angeles (approved October 6, 2015) addresses reduction of the potential risk of death, injuries, and economic damages resulting from natural and man-made hazards.

The affected territory is not within a Very High Fire Hazard Zone pursuant to maps published by the California Department of Forestry and Fire Protection (Cal Fire). The affected territory is not within the maps that identify state responsibility area. Both the County of Los Angeles All-Hazard Mitigation Plan and the Safety Element of the General Plan include information relating to mitigation and management of wildfire and fire hazard severity zones.

ADDITIONAL INFORMATION/OTHER MATTERS (RELEVANT TO THE PROPOSAL):

None.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) CLEARANCE:

The CEQA clearance is a Negative Declaration adopted by the Los Angeles County Department of Regional Planning, as lead agency, on August 31, 2016. The Commission is a responsible agency pursuant to CEQA and State CEQA Guidelines Section 15096.

PUBLIC HEARING NOTICE:

Newspaper Notice: LAFCO is required to provide notice of the public hearing “in one or more newspapers of general circulation within each affected county, affected city, or affected district,” pursuant to Government Code §56153, and notice “shall be commenced at least 21 days prior to the date specified in the notice for the public hearing,” pursuant to Government Code §56154. LAFCO published a hearing notice in the Daily Commerce on April 30, 2020.

Mailed Notice: LAFCO is required to provide notice of the public hearing to “landowners within the affected territory” and to “all landowners within 300 feet” of the affected territory pursuant to Government Code §56157(d); notice “shall be sent first class and deposited, postage prepaid, in the United States mails” pursuant to Government Code §56155; and notice “shall be mailed at least 21 days prior to the date specified in the notice for hearing” pursuant to Government Code §56156. LAFCO has complied with the public notice provisions identified herein.

WAIVER OF PROTEST PROCEEDINGS:

Pursuant to Government Code Section 56663, the Commission may waive protest proceedings if all of the following have occurred: 1) mailed notice pursuant to Government Code Section 56157 has been given to landowners and registered voters within the affected territory; 2) the mailed notice discloses the potential for the extension or continuation of any previously authorized charge, fee, assessment, or tax by the City and/or District in the affected territory; 3) the mailed notice discloses that unless written opposition to the proposal is received before the conclusion of the Commission proceeding on the proposal, the Commission intends to waive protest proceedings; and 4) no written opposition to the proposal from landowners or registered voters within the affected territory is received before the conclusion of the Commission proceedings on the proposal.

All criteria have been met for the Commission to waive protest proceedings; however should written opposition be received by the Commission prior to the conclusion of the Commission proceeding, the matter should be referred to staff to schedule protest proceedings.

PUBLIC HEARING REQUIREMENT FOR SOI AMENDMENT(S):

Although the Commission may waive the protest hearing requirements relative to the proposed annexation, 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 amendment 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 present land use is vacant. The territory consists of five (5) proposed single-family homes.

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

The affected territory is located within the County of Los Angeles unincorporated community of Hacienda Heights. Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System (JOS) 2010 Master Facilities Plan.

The affected territory will be developed to include five (5) proposed single-family homes which requires organized governmental services. The affected territory will require governmental facilities and services indefinitely.

3. Present Capacity of Public Facilities and Services:

The current permitted capacity of the Joint Outfall System (JOS) is 400 mgd. On July 12, 1995, the Board of Directors of District No. 2 approved the 2010 Master Facilities Plan and certified the associated EIR. The 2010 Plan addresses the sewerage needs of the JOS service area through the year 2010 and the services planned to meet those needs. The 2010 plan allows the capacity of the JOS to increase to 630.2 mgd by 2010.

4. Social or Economic Communities of Interest:

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal promotes environmental justice, in that there is fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public 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 a written statement of the functions and classes of service of the County Sanitation District No. 21 of Los Angeles County specifying the nature, location and extent of its classes of service that it provides within its boundary.

**MUNICIPAL SERVICE REVIEW DETERMINATIONS PURSUANT TO
GOVERNMENT CODE 56430(a):**

In order to prepare and to update spheres of influence in accordance with Section 56425, the Commission shall conduct a service review of the municipal services provided in the county or other appropriate area designated by the Commission.

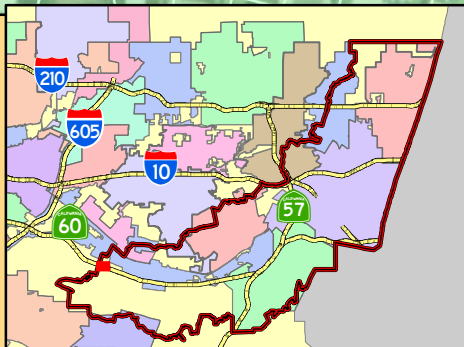
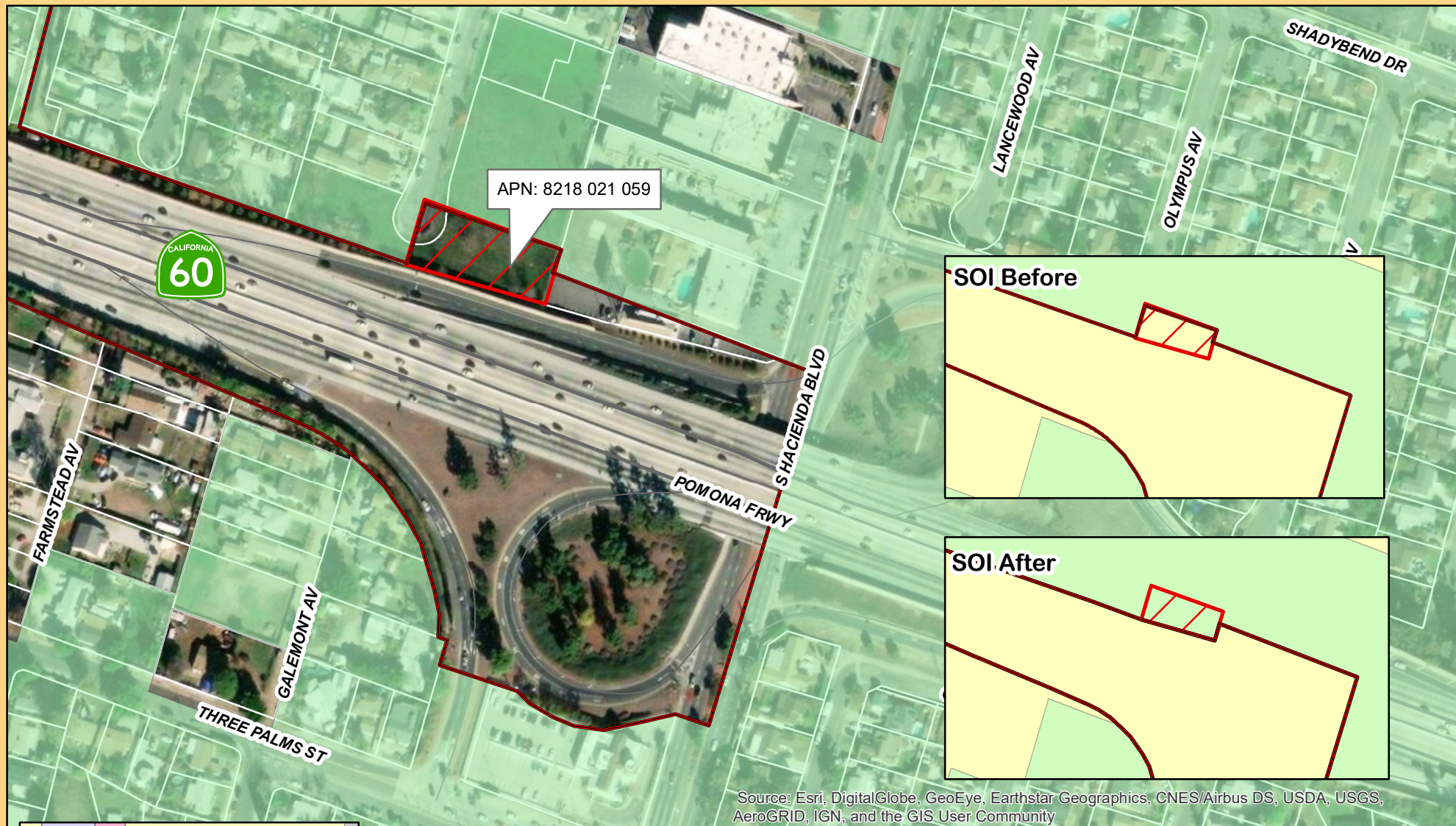
A Municipal Services Review (MSR) for the County Sanitation District No. 21 of Los Angeles County was completed during the Commission's initial round of service reviews. Since this annexation is not expected to impact the overall comprehensive services of the County Sanitation District No. 21 of Los Angeles County, an MSR is not being required for the current sphere of influence amendment to include the affected territory. At this time, the existing MSR is sufficient to fulfill the requirements of Government Code Section 56430 for this sphere amendment.

CONCLUSION:

Staff recommends approval of the proposal as a logical and reasonable extension of the County Sanitation District No. 21 of Los Angeles County 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 annexation and Sphere of Influence amendment;
2. There being no further testimony, close the public hearing; and
3. There being no written opposition submitted by the landowners or registered voters within the affected territory before the conclusion of this hearing on the proposal, waive the protest proceedings pursuant to Government Code Section 56663. Adopt the Resolution Making Determinations, including the California Environmental Quality Act determinations, Approving and Ordering Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County; AND Amendment to the County Sanitation District No. 21 of Los Angeles County Sphere of Influence.



Annexation No. 760 to County Sanitation District No. 21 (includes SOI Amendment)



Legend

- CSD Annexation 21-760
- County Unincorporated
- City of Industry
- Los Angeles County Sanitation District No. 21
- Sphere of Influence, CSD 21

RESOLUTION NO. 2020-00RMD
RESOLUTION OF THE LOCAL AGENCY FORMATION
COMMISSION FOR THE COUNTY OF LOS ANGELES
MAKING DETERMINATIONS APPROVING AND ORDERING
"ANNEXATION NO. 760 TO THE LOS ANGELES COUNTY SANITATION DISTRICT NO. 21
AMENDMENT TO THE LOS ANGELES COUNTY SANITATION DISTRICT NO. 21
SPHERE OF INFLUENCE (SOI)"

WHEREAS, the County Sanitation District No. 21 of Los Angeles County (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 Unincorporated Los Angeles County; and

WHEREAS, the proposed annexation consists of approximately 0.48± acres of uninhabited territory and is assigned the following distinctive short-form designation: "Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County"; 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 for the District to provide off-site sewage disposal service to five (5) proposed single-family homes; 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 30, 2020, 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 June 10, 2020, this Commission considered the Proposal and the report of Executive Officer, and heard and received all 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. Acting in its role as a responsible agency with respect to Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County, pursuant to California Environmental Quality Act (CEQA) Section 15096 of the CEQA guidelines, the Commission considered the Negative Declaration prepared by the Los Angeles County Department of Regional Planning, as lead agency, on August 31, 2016, together with any comments received during the public review process; and certifies that the Commission has independently

reviewed and considered and reached its own conclusions regarding the environmental effects of the proposed project as shown in the Negative Declaration.

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 the County Sanitation District No. 21 of Los Angeles County and makes the following determinations in accordance with Government Code Section 56425:

a. Present and Planned Land Uses in the Area

The present land use is vacant. The territory consists of five (5) proposed single-family homes.

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

The affected territory is located within the County of Los Angeles unincorporated community of Hacienda Heights. Although the affected territory is not currently served by the District, the area was included in the future service area that might be served by the District. The District's future wastewater management needs were addressed in the Joint Outfall System 2010 Master Facilities Plan. The affected territory will be developed to include five (5) proposed single-family homes which requires organized governmental services. The affected territory will require governmental facilities and services indefinitely.

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

The current permitted capacity of the JOS is 400 mgd. On July 12, 1995, the Board of Directors of District No. 2 approved the 2010 Master Facilities Plan and certified the associated EIR. The 2010 Plan addresses the sewerage needs of the JOS service area through the year 2010 and the services planned to meet those needs. The 2010 plan allows the capacity of the JOS to increase to 630.2 mgd by 2010.

d. Existence of Any Social or Economic Communities of Interest

The owners of real property within the affected territory have requested, in writing, that the District provide off-site sewage disposal service. Property-owners of adjacent areas did not request such service, and/or were contacted by Sanitation District staff and were not interested in securing such service or did not respond. The proposal promotes environmental justice, in that there is fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public 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 County Sanitation District No. 21 of Los Angeles County 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 0.48± acres, is uninhabited, and is assigned the following short form designation:

"Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County".

6. Annexation No. 760 to the County Sanitation District No. 21 of Los Angeles County is hereby approved, subject to the following terms and conditions:

- a. The Landowner/Real Party of Interest 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 of the Certificate of Completion with the Los Angeles County Registrar-Recorder/County Clerk.
- c. Recordation of the Certificate of Completion shall not occur prior to the conclusion of the 30-day reconsideration period provided under Government Code § 55895.
- d. All fees due to LAFCO, the County of Los Angeles (including, but not limited to, fees owed to the County Assessor and/or the Registrar-Recorder/County Clerk), and the State of California Board of Equalization; shall be paid by the Applicant, in full, prior to LAFCO's filing the Certificate of Completion. Failure to pay any and all fees due to LAFCO, the County of Los Angeles, and the State Board of Equalization, within one year of the Commission approval of this change of

organization/reorganization, will result in the change of organization/reorganization being terminated pursuant to Government Code §57001 unless, prior to expiration of that year, the Commission authorizes an extension of time for that completion.

- e. 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.
- f. The regular County assessment roll shall be utilized by the District.
- g. The affected territory will be taxed for any existing general indebtedness, if any, of the District.
- h. Annexation of the affected territory described in Exhibits "A" and "B" to the District.
- i. The map and geographic description of the affected territory shall comply with all requirements of LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and the State of California Board of Equalization. If LAFCO, the Los Angeles County Registrar-Recorder/County Clerk, and/or the State of California Board of Equalization require changes, the map and geographic description shall be revised and all associated costs shall be the responsibility of the applicant.
- j. Except to the extent in conflict with "a" through "i", 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 Executive Officer is hereby authorized and directed to mail copies of this resolution as provided in Government Code Section 56882.
8. The Commission hereby orders the uninhabited territory described in Exhibits "A" and "B" annexed to the County Sanitation District No. 21 of Los Angeles County.
9. Pursuant to Government Code 56883, the Executive Officer may make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.
10. 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 June 2020.

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**

Staff Report

June 10, 2020

Agenda Item No. 9.a.

Recommended Final Budget for Fiscal Year 2020-21

Background: In accordance with Government Code § 56381, the Commission must adopt a proposed and final budget, annually, following noticed public hearings.

Final Budget: The proposed budget for this year (Fiscal Year 2020-21) is \$1,655,753. The final budget before you today mirrors the proposed draft budget adopted at the March 11, 2020, Commission meeting.

Local Agency Apportionment

The local agency apportionment consists of the annual assessments levied upon the County of Los Angeles, the City of Los Angeles, the other cities in Los Angeles County, and the independent special districts in Los Angeles County. **The total apportionment amount will not increase from last year (Fiscal Year 2019-20) to this year (Fiscal Year 2020-21).** The total amount billable to funding agencies within Los Angeles County is \$1,539,253.

Comments from funding agencies

In accordance with state law, the Proposed Draft Budget for FY 2020-21 was circulated to the funding agencies for review and comment via U.S. Mail on Monday, March 16, 2020. At that time, the agencies were notified that the Commission would consider approval of the Final Budget for FY 2020-21 at its April 8th, 2020 public hearing. Due to the provisions of the Governor's Executive Orders N-25-20 and N-29-20, recommending limitations upon public assemblies, conferences, and other mass events and recommending social distancing, as well as the County of Los Angeles' "Safer at Home Order for Control of COVID-19", the April meeting was cancelled. On May 8, 2020, an email was sent to the County of Los Angeles as well as the cities and independent special districts of Los Angeles County, providing the funding agencies with the June 10th, 2020 Notice of Hearing for the Recommended Final Budget for FY 2020-21. Two city representatives called to inquire about the amount of each respective city's assessment, for budget-planning purposes; staff did not receive any additional comments. Any local agency responses received after the June 10, 2020 agenda is distributed and posted, will be reported to the Commission at the meeting.

Recommended action:

1. Open the budget hearing, receive public comments, and close the budget hearing;
2. Adopt the attached Recommended Final Budget for Fiscal Year 2020-21; and

3. Direct the Executive Officer to transmit the adopted Final Budget to local agencies and other parties as required by law.

Enclosures: 1) Proposed Draft Budget for Fiscal Year 2020-21

RECOMMENDED FINAL BUDGET FOR FISCAL YEAR 2020-21						
ACCT. #	ACCOUNT NAME	ADOPTED FINAL BUDGET 2019-20	ADOPTED PROPOSED BUDGET 2020-21	RECOMMENDED FINAL BUDGET 2020-21	Rec. Final \$ Variance From FY 2019-20	Rec. Final PYE % Variance From FY 2019-20 Adopted
*Approved 3/11/20						
EXPENSES						
50000	Salaries and Employee Benefits					
50001	Employee Salaries	\$ 651,203	\$ 691,477	\$ 691,477	\$ 40,274	6.2%
50015	Employer Paid Pension Contribution	121,000	131,832	131,832	10,832	9.0%
50016	Accrued vacation and sick cashout	10,000	10,000	10,000	-	0.0%
50017	Commissioner Stipends	20,000	20,000	20,000	-	0.0%
50018	Worker's Compensation Insurance	9,500	9,500	9,500	-	0.0%
50019	Insurance (Health, Disability, Life)	126,000	138,000	138,000	12,000	9.5%
50020	Payroll Taxes	10,900	13,000	13,000	2,100	19.3%
50022	OPEB - Existing Retirees	27,000	23,000	23,000	(4,000)	-14.8%
50022.2	LACERA OPEB Administratrion Costs	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	0.0%
Total Salaries & Employee Benefits		\$ 995,603	\$ 1,056,809	\$ 1,056,809	\$ 61,206	6.1%
50000A	Office Expense					
50025	Rent	\$ 108,700	\$ 112,300	\$ 112,300	\$ 3,600	3.3%
50026	Communications	10,000	10,000	10,000	-	0.0%
50027	Supplies	7,400	7,400	7,400	-	0.0%
50029	Computer Software	6,200	6,200	6,200	-	0.0%
50030	Equipment lease	6,500	6,500	6,500	-	0.0%
50031	Employee & Guest Parking Fees	9,200	9,200	9,200	-	0.0%
50032	Property/Liability Insurance	24,000	24,000	24,000	-	0.0%
50033	Agency Membership Dues	13,000	13,844	13,844	844	6.5%
50040	Information Technology/Programming	7,000	7,000	7,000	-	0.0%
50052	Legal Notices	4,000	4,000	4,000	-	0.0%
50054	Postage	4,000	4,000	4,000	-	0.0%
50056	Printing/Copy Charges	4,400	4,400	4,400	-	0.0%
50057	Conferences/Travel - Commissioners	13,000	13,000	13,000	-	0.0%
50058	Conference/Travel - Staff	13,000	13,000	13,000	-	0.0%
50060	Auto Reimbursement	7,000	7,000	7,000	-	0.0%
50061	Various Vendors	8,000	11,000	11,000	3,000	37.5%
50065	Miscellaneous - Other	6,000	8,000	8,000	2,000	33.3%
50067	Computer-Copier-Misc Equipment	500	2,000	2,000	1,500	300.0%
Total Office Expenses		\$ 251,900	\$ 262,844	\$ 262,844	\$ 10,944	4.3%
50000C	Professional Services					
50076	Legal services	120,000	80,000	80,000	(40,000)	-33.3%
50077	Accounting & Bookkeeping	25,000	20,000	20,000	(5,000)	-20.0%
50077.2	Audit/Financial Statements	7,500	8,500	8,500	1,000	13.3%
50077.1	Payroll Service	5,600	5,600	5,600	-	0.0%
50078	Contract Services	20,000	12,000	12,000	(8,000)	-40.0%
50081	Municipal Service Reviews	200,000	113,000	113,000	(87,000)	-43.5%
Total Professional Services		\$ 378,100	\$ 239,100	\$ 239,100	\$ (139,000)	-36.8%
TOTAL EXPENDITURES		\$ 1,625,603	\$ 1,558,753	\$ 1,558,753	\$ (66,850)	-4.11%
20020	OPEB Liability - Reserves	\$ -	\$ 100,000	\$ 100,000	\$ 100,000	
Total Contingencies and Reserves Set Aside		\$ -	\$ 100,000	\$ 100,000	\$ 100,000	
Total Appropriations		\$ 1,625,603	\$ 1,658,753	\$ 1,658,753	\$ 33,150	2.0%

RECOMMENDED FINAL BUDGET FOR FISCAL YEAR 2020-21							
ACCT. #	ACCOUNT NAME	ADOPTED FINAL BUDGET 2019-20	ADOPTED PROPOSED BUDGET 2020-21	RECOMMENDED FINAL BUDGET 2020-21	Rec. Final \$ Variance From FY 2019-20	Rec. Final PYE % Variance From FY 2019-20 Adopted	
*Approved 3/11/20							
40000	REVENUES						
40005	Filing Fees	\$ 70,000	\$ 100,000	\$ 100,000	30,000	42.9%	
40006	Processing Fees	1,000	4,000	4,000	3,000	300.0%	
40007	Interest Income	15,000	15,000	15,000	-	0.0%	
40008	Other Income	350	500	500	150	42.9%	
Total Revenues		\$ 86,350	\$ 119,500	\$ 119,500	\$ 33,150	38.4%	
NET OPERATING COSTS		\$ 1,539,253	\$ 1,539,253	\$ 1,539,253	\$ -	0.0%	
Local Agency Apportionment		FY 2020-21 Final Budget Estimates*					
40001	City of Los Angeles	236,812	236,812	236,812	-	0.00%	
40002	County of Los Angeles	592,021	592,021	592,021	-	0.00%	
40003	Other Cities (87)	355,210	355,210	355,210	-	0.00%	
40004	Special Districts	355,210	355,210	355,210	-	0.00%	
Total Local Agency Apportionment		\$ 1,539,253	\$ 1,539,253	\$ 1,539,253	\$ -	0.00%	

*Estimates based on FY 2019-20 Billing. Invoices for FY 2020-21 are generated by the County Auditor Controller's Office.

Staff Report
REVISED March 5, 2020

March 11, 2020

Agenda Item No. 7.a.

Proposed Draft Budget for Fiscal Year 2020-21

Background

Government Code Section 56381 requires the Commission to adopt a proposed budget by May 1st and a final budget by June 15th of each year. The Commission is further required to hold a noticed public hearing for both the proposed and final budget, and to distribute copies of the proposed and final budget to the County of Los Angeles, the City of Los Angeles, the eighty-seven (87) other cities in Los Angeles County, and the fifty-one (51) independent special districts in Los Angeles County.

Proposed Draft Budget

The Adopted Final Budget for Fiscal Year (FY) 2019-20 is \$1,625,603. The Proposed Draft Budget for FY 2020-21 projects total appropriations of \$1,658,753. This represents an increase of \$33,150 (approximately 2%) over the Fiscal Year 2019-20 Budget. Staff also projects FY 2020-21 revenues of \$119,500, which represent an increase of \$33,150 (approximately 38%).

Significant expenditure increases are generally outside of the Commission's control, and they are described in greater detail below.

Proposed Assessments

The Proposed Draft Budget for FY 2020-21 anticipates that the assessments will not be increased over the FY 2019-20 Budget for the County of Los Angeles, the City of Los Angeles, the other eighty-seven (87) cities, and the fifty-one (51) independent special districts. (Note: The Auditor-Controller divides the LAFCO allocation (total assessments) for the cities and the special districts based upon their most recent revenue reports to the State Controller's Office; for this reason, an individual city or district's LAFCO assessment may be adjusted slightly next fiscal year compared to the current fiscal year.)

Expenditures

Employee Salaries (50001): An increase is included to account for cost of living increases and a small contingency.

Employer Paid Pension Contributions (50015): LAFCO employees belong to the Los Angeles County Employee Retirement Association (LACERA). As a LACERA participatory agency, LAFCO is subject to employer paid pension contribution rate increases. In accordance with LACERA's valuation reports, LACERA employer contribution rates were increased by approximately one percent (1%). The rate increases caused the cost of employer paid pension contributions to increase.

Expenditures (continued)

Insurance (50019): This account includes health, disability and life insurance, and is subject to increases outside of the Commission's control. The proposed budget accounts for coverage for the recent new hire and the remaining staff, causing an increase in medical coverage.

Payroll Taxes (50020): This account was increased to more accurately reflect projected FY 2019-20 expenses and FY 2020-21 salaries.

Other Post-Employment Benefits (OPEB) – Existing Retirees (50022): The FY 2019-20 budget included estimates for a former LAFCO employee who retired in FY 2019-20, at which time she became eligible for post-employment benefits. Estimates during the budget development process were used for the FY 2019-20 Budget. The actual amount of post-employment benefits for this retiree were less than what was originally estimated. The proposed budget for FY 2020-21 reflects the amount of the actual OPEB invoices for the current fiscal year (FY 2019-20).

LACERA OPEB Administrative Costs (50022.2): This budget line-item has been added to account for the estimated administrative fee quoted by LACERA for managing existing retiree health benefits.

Rent (50025): The proposed budget reflects a scheduled rent increase for LAFCO's ten-year lease executed in 2011, and an increase to common area maintenance (CAM) fees of approximately three-percent (3%). Negotiations for a new office lease will commence in Fiscal Year 2020-21.

Computer Software (50029): This category includes expenditures for Environmental Systems Research Institute (ESRI) software (the Geographic Information Systems (GIS) software used to produce staff report/agency maps expenditures) as well as other operating software (Microsoft Office and Adobe Acrobat).

Agency Membership Dues (50033): The California Association of Local Agency Formation Commissions (CALAFCO) recently increased membership fees for all fifty-eight (58) LAFCOs in California. The \$844 increase in agency membership dues reflects the increased dues which LA LAFCO will pay to CALAFCO in FY 2020-21 versus the dues paid to CALAFCO in FY 2019-20.

Various Vendors (50061): The proposed budget reflects projected year end expenditures for FY 2019-20 for monthly services such as off-site storage of LAFCO records, office maintenance services, and access to landowner data.

Miscellaneous-Others (50065): This account includes charges by the County of Los Angeles for the use of the Board of Supervisors hearing room, County services such as assessor fees, monthly bank charges, and other miscellaneous charges. The proposed budget reflects projected year end costs for FY 2019-20.

Expenditures (continued)

Computer-Copier-Misc Equipment (50067): This account is used to replace computer equipment such as monitors, printers, and keyboards. These types of replacements are rare; however, when they do occur, the costs are generally higher than the placeholder amount included in the FY 2019-20 budget. The proposed budget therefore includes a larger amount that could replace multiple items, or one large item, as needed.

Legal services (50076): In the prior two fiscal years, County Counsel assigned to LAFCO changed three times and new counsel had to manage LAFCO's need for additional legal services associated with controversial proposals. The FY 2020-21 budget includes an estimate for legal services, more consistent with projected year end charges.

Accounting & Bookkeeping (50077): In FY 2019-20 LAFCO's bookkeeper was employed by LAFCO's accounting (Certified Public Accountant, or CPA) firm. A larger accounting firm recently acquired the CPA's firm. The bookkeeper chose to remain as an independent vendor, with a lower billing rate. The proposed budget reflects anticipated cost savings to LAFCO of \$5,000 for FY 2020-21.

Audit/Financial Statements (50077.2): Upon the completion of a four-year contract for outside auditing services, the Commission exercised its option to extend the contract for an additional year, FY 2019-20.

Contract Services (50078): This account is used for general miscellaneous services. The FY 2019-20 budget included one-time costs (\$18,000) to redesign the LAFCO website, as approved in advance by the Commission. The proposed FY 2020-21 budget includes a placeholder of approximately \$12,000 for outside contract services. Funds in this account would allow the Commission to undergo a formal bidding process to comply with Governmental Accounting Standards Board (GASB) requirements related to actuarial valuation reports. The Commission will be asked to hire a consultant to prepare an actuarial valuation report of its OPEB Obligations. The selection of an actuarial firm will be subject to the Commission's approval.

Municipal Service Reviews (MSRs) (50081): LAFCO prepares draft MSRs in-house, using existing staff resources, or by retaining outside consulting firms. Given that LAFCO is preparing four separate MSRs in FY 2019-20 using outside consulting firms, LAFCO is expending significantly more funds in this budget category in FY 2019-2020 than in prior fiscal years. In FY 2020-21, staff anticipates utilizing fewer outside consultants to prepare draft MSRs. For this reason, the proposed budget anticipates spending approximately forty-percent (40%) less in the upcoming fiscal year. Staff notes that the Commission's adopted Procurement Policy requires advance Commission approval before awarding consulting contracts for MSRs.

OPEB Liability

OPEB Liability – Reserves (20020): Staff recommends that the Commission resume funding the Commission's OPEB liability. The proposed budget reflects an allocation of

OPEB Liability (continued)

a \$100,000 to transfer to the Commission's trust fund, the California Public Employees Retirement System (CalPERS)—California Employees Retiree Benefit Trust (CERBT). (The Commission allocated funds to OPEB Reserve beginning in FY 2013-2014 through FY 2018-19. During FY 2019-20 budget deliberations, the Commission chose not to allocate funds to OPEB Reserves, and instead allocated additional funding resources for consulting costs for MSRs.)

Revenues

Filing Fees (40005): Since filing fees are dependent on the actions of third parties, anticipating filing fee revenue is the most difficult projection in the annual budget. The figure included in the FY 2020-21 Proposed Draft Budget includes a modest amount, indicative of projected year end revenues for FY 2019-20.

Processing Fees (40006): This account is used for the reimbursement of extraordinary noticing charges and the County Assessor's parcel fees.

Interest Income (40008): Although staff anticipates approximately \$20,000 in interest income in FY 2019-20, staff recommends a proposed budget of \$15,000 for FY 2020-21. Staff expects less interest income due to declining interest rates.

Local Agency Apportionment

LAFCO's annual apportionment is the assessments upon the County of Los Angeles, the City of Los Angeles, the other eighty-seven (87) cities, and the independent special districts within the County of Los Angeles. These assessments will not be increased over the FY 2019-20 Budget for the County of Los Angeles, the City of Los Angeles, the other eighty-seven (87) cities, and the fifty-one (51) independent special districts.

Staff notes that these assessment projections are based on the reported budgets for cities and independent special districts; the actual assessments are calculated annually by the Los Angeles County Auditor-Controller, and may therefore be slightly different.

Staff Recommendation:

1. Open the budget hearing, receive public comments, and close the budget hearing;
2. Approve the attached Proposed Draft Budget for Fiscal Year 2020-21;
3. Pursuant to Government Code Section 56381, direct staff to forward the Proposed Budget for Fiscal Year 2020-21 to the County of Los Angeles, as well as the 88 cities and 51 independent special districts in Los Angeles County, for their comment; and
4. Set April 8, 2020, for hearing on adoption of the Recommended Final Budget for Fiscal Year 2020-21.

Enclosure: Proposed Draft Budget for Fiscal Year 2020-21 Spreadsheet

9.a.

7.a. PROPOSED DRAFT BUDGET FOR FISCAL YEAR 2020-21

ACCT. #	ACCOUNT NAME	ADOPTED FINAL BUDGET 2019-20	PROJECTED YEAR END (PYE) 2019-20	PROPOSED DRAFT BUDGET 2020-21	\$ Variance From FY 2019-20 Adopted	PYE % Variance From FY 2019-20 Adopted
		A	B	C	D	E
EXPENSES						
50000	Salaries and Employee Benefits					
50001	Employee Salaries	\$ 651,203	\$ 636,178	\$ 691,477	\$ 40,274	6.2%
50015	Employer Paid Pension Contribution	121,000	121,000	131,832	10,832	9.0%
50016	Accrued vacation and sick cashout	10,000	10,000	10,000	-	0.0%
50017	Commissioner Stipends	20,000	20,000	20,000	-	0.0%
50018	Worker's Compensation Insurance	9,500	9,500	9,500	-	0.0%
50019	Insurance (Health, Disability, Life)	126,000	126,000	138,000	12,000	9.5%
50020	Payroll Taxes	10,900	13,000	13,000	2,100	19.3%
50022	OPEB - Existing Retirees	27,000	23,100	23,000	(4,000)	-14.8%
50022.2	LACERA OPEB Administratrtion Costs	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	0.0%
	Total Salaries & Employee Benefits	\$ 995,603	\$ 978,778	\$ 1,056,809	\$ 61,206	6.1%
50000A	Office Expense					
50025	Rent	\$ 108,700	\$ 110,000	\$ 112,300	\$ 3,600	3.3%
50026	Communications	10,000	10,000	10,000	-	0.0%
50027	Supplies	7,400	7,400	7,400	-	0.0%
50029	Computer Software	6,200	6,200	6,200	-	0.0%
50030	Equipment lease	6,500	6,500	6,500	-	0.0%
50031	Employee & Guest Parking Fees	9,200	9,200	9,200	-	0.0%
50032	Property/Liability Insurance	24,000	24,000	24,000	-	0.0%
50033	Agency Membership Dues	13,000	13,000	13,844	844	6.5%
50040	Information Technology/Programming	7,000	7,000	7,000	-	0.0%
50052	Legal Notices	4,000	4,000	4,000	-	0.0%
50054	Postage	4,000	4,000	4,000	-	0.0%
50056	Printing/Copy Charges	4,400	4,400	4,400	-	0.0%
50057	Conferences/Travel - Commissioners	13,000	13,000	13,000	-	0.0%
50058	Conference/Travel - Staff	13,000	13,000	13,000	-	0.0%
50060	Auto Reimbursement	7,000	7,000	7,000	-	0.0%
50061	Various Vendors	8,000	10,000	11,000	3,000	37.5%
50065	Miscellaneous - Other	6,000	6,700	8,000	2,000	33.3%
50067	Computer-Copier-Misc Equipment	500	10,700	2,000	1,500	300.0%
	Total Office Expenses	\$ 251,900	\$ 266,100	\$ 262,844	\$ 10,944	4.3%
50000C	Professional Services					
50076	Legal services	120,000	90,000	80,000	(40,000)	-33.3%
50077	Accounting & Bookkeeping	25,000	20,000	20,000	(5,000)	-20.0%
50077.2	Audit/Financial Statements	7,500	7,500	8,500	(1,000)	13.3%
50077.1	Payroll Service	5,600	5,600	5,600	-	0.0%
50078	Contract Services	20,000	18,000	12,000	(8,000)	-40.0%
50081	Municipal Service Reviews	200,000	321,350	113,000	(87,000)	-43.5%
	Total Professional Services	\$ 378,100	\$ 462,450	\$ 239,100	\$ (139,000)	-36.8%
	TOTAL EXPENDITURES	\$ 1,625,603	\$ 1,707,328	\$ 1,558,753	\$ (66,850)	-4.11%
20020	OPEB Liability - Reserves	\$ -	\$ -	\$ 100,000	\$ 100,000	
	Total Contingencies and Reserves Set Aside	\$ -		\$ 100,000	\$ 100,000	
	Total Appropriations	\$ 1,625,603	\$ 1,707,328	\$ 1,658,753	\$ 33,150	2.0%

9.a.

7.a. PROPOSED DRAFT BUDGET FOR FISCAL YEAR 2020-21

ACCT. #	ACCOUNT NAME	ADOPTED FINAL BUDGET 2019-20	PROJECTED YEAR END (PYE) 2019-20	PROPOSED DRAFT BUDGET 2020-21	\$ Variance From FY 2019-20 Adopted	PYE % Variance From FY 2019-20 Adopted
		A	B	C	D	E
40000	REVENUES					
40005	Filing Fees	\$ 70,000	\$ 193,800	\$ 100,000	30,000	42.9%
40006	Processing Fees	1,000	2,000	4,000	3,000	300.0%
40007	Interest Income	15,000	20,000	15,000	-	0.0%
40008	Other Income	350	350	500	150	42.9%
	Total Revenues	\$ 86,350	\$ 216,150	\$ 119,500	\$ 33,150	38.4%
	NET OPERATING COSTS	\$ 1,539,253	\$ 1,491,178	\$ 1,539,253	\$ -	0.0%
	Local Agency Apportionment	FY 2020-21 Final Budget Estimates*				
40001	City of Los Angeles	236,812	236,812	236,812	-	0.00%
40002	County of Los Angeles	592,021	592,021	592,021	-	0.00%
40003	Other Cities (87)	355,210	355,210	355,210	-	0.00%
40004	Special Districts	355,210	355,210	355,210	-	0.00%
	Total Local Agency Apportionment	\$ 1,539,253	\$ 1,539,253	\$ 1,539,253	\$ -	0.00%

*Estimates based on FY 2019-20 Billing. Invoices for FY 2020-21 are generated by the County Auditor Controller's Office.

Staff Report

June 10, 2020

Agenda Item No. 9.b.

Selection of Insurance Carrier for Property/Liability and Workers' Compensation

Background: Earlier this year, our current insurance carrier, the Special District Risk Management Authority (SDRMA) forewarned us that premiums for property and liability insurance would be increased by up to 35% due to increased claim expenses in the current fiscal year. In an effort to achieve greater cost savings, staff requested quotes for property and liability insurance, as well as workers' compensation insurance from both SDRMA and from the California Water Mutual Water Companies' Joint Powers Risk Insurance Management Authority (JPRIMA). The quote provided by JPRIMA is significantly less expensive than the SDRMA quote for property/liability policy and comparably priced to the workers' compensation policy with our current carrier, SDRMA.

For comparative purposes, see the tables below listing the policy types, coverage limits, deductibles, and premiums.

SDRMA Property/Liability Current Policyholder			
Policy Type	Coverage Limits	Deductibles	FY 20-21 Premiums
Liability	\$5,000,000	\$500	\$30,224
Property	\$1,000,000	\$1,000	\$776
Discounts ¹			(\$2,150)
Total Fees			\$29,554

JPRIMA Property/Liability Quote			
Policy Type	Coverage Limits	Deductibles	FY 20-21 Premiums
Crime	\$100,000	\$1,000	\$250
Liability	\$1,000,000	N/A	\$3,788
Property	\$100,000	\$1,000	\$202
Public Official & Mgmt Liability	\$10,000,000	\$5,000	\$3,277
Commercial Excess Liability ²	\$10,000,000	\$0	\$8,500
Total Fees			\$16,017

Workers' Compensation Quote		
	Coverage Limits	FY 20-21 Premiums
SDRMA Workers' Compensation Policy ³	\$5,000,000	\$9,605
JPRIMA Workers' Compensation Quote ⁴	\$1,000,000	\$10,447

¹ Discount includes multi-policy discount of 5% or \$1,518.

² The Commercial Excess Liability coverage applies as reinsurance coverage for all policy types.

³ Includes multi-policy discount of 5% or \$550.

⁴ Zenith acts as the 100% reinsurer for JPRIMA with no aggregate limit.

Comparison of the two policies:

The coverage limits provided by JPRIMA are substantially lower however, JPRIMA is reinsured and any claims filed by its members beyond the coverage limit for liability, would be covered by JPRIMA's reinsurance at 100%, subject to coverage limits and policy terms and conditions (Aggregate total of an additional \$10 million coverage for liability). For Workers' Compensation coverage, JPRIMA is reinsured, whereby LAFCO as the employer would be covered up to \$1 million, beyond that, statutory coverages take effect, with zero liability incurred to JPRIMA, or LAFCO.

Joining JPRIMA would result in significant annual cost savings of approximately \$12,000 as shown below (No annual fees/membership dues included in table below).

	SDRMA	JPRIMA	Cost Savings
Property/Liability	28,851	16,017	12,834
Worker's Comp	9,605	10,447	-842
	\$ 38,456	\$ 26,464	\$ 11,992

A hybrid approach would be to select JPRIMA as the Commission's property/liability insurance carrier and SDRMA for its worker's compensation coverage. This would allow the Commission to achieve greater cost savings of approximately \$12,300, as depicted below, while ensuring appropriate coverage is in place.

	2020-21 Insurance Rates
JPRIMA Property/Liability	16,017
SDRMA Workers' Comp ⁵	10,155
Costs to LAFCO	\$26,172
SDRMA 2020-21 Rates	38,456
Cost Saving	\$12,284

Staff's recommendation is to continue its policy with SDRMA for workers' compensation and switch LAFCO's property and liability coverage to JPRIMA. Pursuing this option would also require the payment of annual membership/administrative fees to SDRMA in the amount of \$1,446 and \$1,702 to JPRIMA (Totaling: \$3,148).

For the Commission to receive insurance coverage from JPRIMA, it must first become a member of JPRIMA. To join, the Commission must approve the enclosed JPRIMA Member Agreement and delegate the Commission Chair to execute the agreement on behalf of LAFCO. The agreement attached, provides an outline of JPRIMA's role as a mechanism formed to establish and administer programs, such as property/liability and workers' compensation programs, for its members. The agreement also describes the role of its members and identifies the member requirement for a three-year membership insurance commitment. In the event that JPRIMA's annual premiums are increased by 15% or more, its members can withdraw within the minimum three-year commitment. The agreement was approved to form by LAFCO counsel.

⁵ Removed multi-policy discount of 5% or \$550.

Recommended Action:

1. Authorize the Executive Officer to enroll this Commission as a member of the California Water Mutual Companies Joint Powers Risk and Insurance Management Authority (JPRIMA) by filing the necessary application materials;
2. Approve the enclosed JPRIMA Member Agreement and allow participation in the JPRIMA Property/Liability Program inclusive of Crime Insurance and Commercial Excess Liability Insurance;
3. Authorize the LAFCO Chairperson to execute the JPRIMA Member Agreement of 2016 to participate in its Property/Liability Insurance Program;
4. Authorize the Executive Officer to renew its Workers' Compensation Policy with the Special District Risk Management Authority (SDRMA).

Enclosures: 1) JPRIMA Member Agreement

**Amended Joint Powers Agreement
Creating the
California Association of Mutual Water Companies
Joint Powers Risk and Insurance Management Authority**

THIS AGREEMENT is made and entered into in the County of Los Angeles, State of California, by and among the Companies and Districts, as defined herein, organized and existing under the laws of the State of California, which are parties signatory to this Agreement and listed in Appendix "A," which is attached hereto and made a part hereof. Said Companies and Districts are sometimes referred to herein as "parties" or "Members."

RECITALS

WHEREAS, subdivision (a) of California Government Code Section 6525 authorizes a mutual water company and a public agency to enter into a joint powers agreement for the purpose of jointly exercising any power common to those contracting parties, and, effective January 1, 2016, subdivision (b)(1) of California Government Code Section 6525 provides that a mutual water company and a public agency may enter into a joint powers agreement for the purpose of risk-pooling in accordance with Government Code Section 990.8; and

WHEREAS, California Government Code Section 990 authorizes the self-insurance against tort liabilities and inverse condemnation by public entities and California Labor Code Section 3700 provides for self-insurance of liabilities imposed by Labor Code Section 3200, et seq.; and

WHEREAS, California Government Code Section 990.8 states that a mutual water company and a public agency may, by a joint powers agreement, provide coverage for any purpose by any one or more of the methods specified in Government Code Section 990.4; and

WHEREAS, the parties desire to establish a structure to provide such coverage products at contributions competitive with the insurance market and in a manner that alleviates risk through coverage products that are reinsured; and

WHEREAS, the parties to this Agreement desire to join together for the purpose of purchasing insurance or reinsurance at reduced rates and to provide technical support, continuing education, safety engineering, and operational and managerial advisory assistance to said parties in order to reduce risk liabilities and further the technical, managerial and financial capacity of those parties; and

WHEREAS, it appears economically feasible and practical for the parties to this Agreement to do so;

NOW THEREFORE, for and in consideration of all of the mutual benefits, covenants and agreements contained herein, the parties hereto agree as follows:

Article 1 — Definitions

The following definitions shall apply to the provisions of this Agreement:

- (a) **"Association"** shall mean the California Association of Mutual Water Companies.
- (b) **"Auditor/Controller"** shall mean that person, designated by the Board of Directors who is required to draw, or cause to be drawn, checks, warrants, and electronic payments on behalf of the Authority.
- (c) **"Authority"** shall mean the California Association of Mutual Water Companies Joint Powers Risk and Insurance Management Authority (CAMWC-JPRIMA) created by this Agreement.
- (d) **"Board of Directors" or "Board"** shall mean the governing body of the Authority.
- (e) **"Chief Executive Officer"** shall mean that employee or other agent of the Authority who is so appointed by the Board of Directors.
- (f) **"Company"** shall mean a mutual water company, as defined in California Corporations Code Section 14300, which is a "Regular Member" of the Association, as defined in Article III, Section 1(a) of the Association's Bylaws; or a ditch company that is formed and operates as a non-profit mutual benefit corporation under California law and is an "Affiliate Member" of the Association, as defined in Article III, Section 1(c) of the Association's Bylaws.
- (g) **"Director"** shall mean an individual elected by the Members to serve on the Authority's Board of Directors.
- (h) **"District"** shall mean any public agency that is an "Associate Member" or "Affiliate Member" of the Association, as defined in the Association's Bylaws.
- (i) **"Duly Constituted Board Meeting"** shall mean any Board of Directors meeting noticed and held in the required manner and at which a quorum was determined to be present at the beginning of the meeting.
- (j) **"Finance and Audit Committee"** shall mean the committee of the Authority composed of financial staff of Members appointed by the Board President and ratified by the Board of Directors.
- (k) **"Fiscal Year"** shall mean the calendar year.
- (l) **"Insurance"** shall mean any Program of the Authority providing

coverage against losses to Members who are participants in the Program, regardless of the exact nature of the coverage to be provided by or on behalf of the Authority.

(m) **"Insurance Program Administrator"** shall mean the individual or firm retained by the Board of Directors to administer the Authority's Programs.

(n) **"Member"** shall mean any **"Company"** or **"District"** which is a signatory to this Agreement.

(o) **"Program"** or **"Programs"** means the specific type of Insurance as set forth in the terms, conditions and exclusions of any coverage documents for Insurance provided to a Member.

(p) **"Re-Insurance"** shall mean that insurance or reinsurance which may be purchased on behalf of the Authority and/or the Members to protect the funds of the Members against catastrophic losses.

(q) **"Secretary"** shall mean the person appointed by the Board of Directors to record or cause to be recorded, and keep or cause to be kept, at the principal executive office or such other place as the Board of Directors may order, a book of minutes of actions taken at all meetings of the Board of Directors.

(r) **"Services"** shall mean various services and programs offered from time to time or on an ongoing basis by or on behalf of the Authority to increase Members' technical, managerial and financial capacity, and to reduce risks of losses.

(s) **"Treasurer"** shall mean the person appointed by the Board of Directors to keep and maintain, or cause to be kept and maintained, adequate and correct financial records of the Authority and who will act as a liaison with the Authority's outside auditor in preparing the Authority's annual audit.

Article 2 — Purposes

This Agreement is entered into by the Members pursuant to the provisions of California Government Code sections 990, 990.4, 990.8 and 6500 *et seq.*, in order to provide comprehensive and economical general liability, public liability, property damage, auto liability, boiler and machinery, directors' and officers' errors and omissions, employment practices, employee dishonesty, employee benefits liability coverage, workers' compensation coverage, and coverage for such other risks as the Board of Directors may determine from time to time; and to allow the Authority to undertake necessary administrative actions pursuant to Government Code Section 6525(a) in advance of the effective date of AB 656 on January 1, 2016.

Additional purposes are to reduce the amount and frequency of losses, to decrease the cost incurred by Members in the handling and litigation of claims and to assist the Members through the Services in building their technical, managerial and financial capacity. These purposes shall be accomplished through the exercise of the powers of such Members jointly in the creation of the Authority as a separate entity in accordance with applicable law.

It is also the purpose of this Agreement to provide, to the extent permitted by law, for the inclusion at a subsequent date of such additional Members organized and existing under the laws of the State of California as may desire to become parties to the Agreement and members of the Authority, subject to approval by the Board of Directors as set forth herein.

Article 3 — Parties to Agreement

Each party to this Agreement certifies that it intends to and does contract with all other parties who are signatories to this Agreement and, in addition, with such other parties as may later be added as parties to and signatories to this Agreement pursuant to Article 18. Each party to this Agreement also certifies that the deletion of any party from this Agreement, pursuant to Article 19 or Article 20, shall not be considered the completion of the purpose of this Agreement or affect this Agreement or such party's intent to contract as described above with the other parties to the Agreement then remaining. All parties to this Agreement must be either a Company or a District.

Article 4 — Term of Agreement

This Agreement became effective January 1, 2016, and it shall continue until terminated as hereinafter provided. This Agreement shall become effective as to each new Member upon: (i) approval of its membership by the Board of Directors, (ii) the execution of this Agreement by the Member, and (iii) upon payment by the Member of any initial contribution as the Board of Directors may determine. Any subsequent amendments to the Agreement shall be in accordance with Article 27 of this Agreement.

Article 5 — Creation of Authority

Pursuant to Section 6500 *et seq.* of the California Government Code, there is hereby created a public entity separate and apart from the parties hereto, to be known as the California Association of Mutual Water Companies Joint Powers Risk and Insurance Management Authority. Pursuant to Government Code Section 6508.1, the debts, liabilities and obligations of the Authority shall be solely its own, no District member shall be responsible for the underlying debts or liabilities of the Authority, and such debts, liabilities or obligations of the Authority shall not constitute debts, liabilities or obligations of any party to this Agreement or of any Company or District. Such Company and District Members shall be fully indemnified by the Authority against such debts, liabilities or obligations, to the extent permitted by law, specifically including Government Code Section 6525(b)(1). The Authority exists separately and apart from the Member Agencies.

The Authority is not an insurer, and the Programs offered by or on behalf of the Authority are to be interpreted in conformance with Government Code sections 990, 990.4, 990.8 and 6500 *et seq.* and contract law. The laws of insurance shall not apply.

Article 6 — Powers of Authority

(a) The Authority shall have the powers common to Members and the powers set forth in Government Code Section 6525(b), and is hereby authorized to do all acts necessary for the exercise of said powers, including, but not limited to, any or all of the following:

- (1) To make and enter into contracts;
- (2) To incur debts, liabilities or obligations as necessary, including to finance any Programs and Services offered to Members;
- (3) To receive grants and donations of property, funds, services and other forms of assistance from persons, firms, corporations and governmental entities;
- (4) To acquire, hold, lease or dispose of property, contributions and donations of property, funds, services and other forms of assistance from persons, firms, corporations and governmental entities;
- (5) To employ agents and employees, and/or to contract for services rendered by such agents and employees;
- (6) To sue and be sued in its own name;
- (7) To exercise all powers and perform all acts as otherwise provided for in the Bylaws; and
- (8) To exercise all powers necessary and proper to carry out the terms and provisions of this Agreement, or otherwise authorized by law.

(b) Said powers shall be exercised pursuant to the terms hereof and in the manner provided by law. In accordance with Government Code Section 6509, the foregoing powers shall be subject to the restrictions upon the manner of exercising such powers applicable to North of the River Municipal Water District.

Article 7 — Board of Directors

(a) Subject to the limitations of this Agreement and the laws of the State of California, the Authority shall be governed by a Board of Directors which is hereby established and designated to administer this Agreement pursuant to Government Code Section 6506. The powers of the Authority shall be exercised through the Board of Directors, who may, from time to time, adopt and modify bylaws and other policies and procedures for that purpose and for the conduct of its meetings as it may deem proper.

(b) The Board of Directors shall be composed of between five (5) and nine (9) directors, as determined upon the formation of the Authority by the initial Members and thereafter determined by the Board of Directors from time to time. The initial Board of Directors shall be appointed by the original Members and upon expiration of that initial term, the directors shall be elected by the Members who have executed this Agreement, as it

may be amended. The terms of directors, procedures for election of directors and procedures for meetings shall be as set forth in the Bylaws. Each Member of the Board of Directors shall have one vote. Each Member of the Board shall serve as set forth in the Bylaws.

(c) The Board of Directors shall meet as specified in the Bylaws. All meetings of the Board of Directors, including, without limitation, regular, adjourned regular and special meetings, shall be called, noticed, held and conducted in accordance with the provisions of the Ralph M. Brown Act, California Government Code Sections 54950 *et seq.*

Article 8 — Powers of the Board of Directors

The Board of Directors of the Authority shall have the powers and functions as set forth in the Bylaws.

Article 9 — Officers of the Authority

The officers of the Authority shall be a President, Vice President, Chief Executive Officer, Secretary, Treasurer and Auditor/Controller, whose duties shall be as set forth in the Bylaws or as prescribed by applicable provisions of law. The position of Treasurer and Auditor/Controller may be held by the same person concurrently.

Article 10 — Standing Committees

The Bylaws shall establish standing committees deemed necessary for the management of the Authority. In addition to those standing committees established in the Bylaws, the Board of Directors may establish other standing or temporary committees from time to time, as provided in the Bylaws.

Article 11 — Insurance Program Administrator and Other Staff

(a) **Insurance Program Administrator.** The Board of Directors shall appoint an Insurance Program Administrator who shall be responsible for the general administration of the Authority's Programs and related activities as directed by the Board of Directors.

(b) **Legal Counsel.** The Board of Directors shall appoint an attorney at law who shall serve as general Legal Counsel to the Authority.

(c) **Other Staff.** The Board of Directors shall provide for such other staff of the Authority, to be hired by the Chief Executive Officer, as may be necessary for the efficient and productive administration and operation of the Authority.

Article 12 — Insurance Coverage

(a) The Authority shall provide for such types and levels of coverage for Programs as the Board of Directors, with the advice of the Authority's Advisory Committee, shall determine.

(b) The Programs provided for Members by or on behalf of the Authority may include protection for comprehensive and economical general liability, public liability, property damage, directors' and officers' errors and omissions, auto liability, boiler and machinery, employment practices, employee benefits liability coverage, workers' compensation, and/or coverage for other risks which the Board of Directors may determine to be advisable. The Board of Directors may arrange for the purchase of insurance or Reinsurance.

Article 13 — Accounts and Records

(a) **Annual Budget.** The Board shall annually adopt an operating budget. As deemed appropriate by the Board of Directors, that budget may include separate budgets for individual Programs and individual types of Services to be provided to the Members.

(b) **Funds and Accounts.** The Treasurer shall establish and maintain such funds and accounts as required by the Board of Directors and as required by generally accepted accounting principles. Books and records of the Authority shall be open to any inspection at all reasonable times by authorized representatives of Members as otherwise required by law. Quarterly unaudited financial statements shall be produced and distributed to all Members. The Authority shall adhere to the standard of strict accountability set forth in Government Code Section 6505.

(c) **Financial Reports.** The Auditor-Controller shall present a complete written report of all financial and investment activities of the Authority for the most recently completed fiscal year to the Board of Directors and to all Members no later than ninety (90) days after completion of the Authority's fiscal year, and shall prepare quarterly reports as required under Government Code Section 53646, and such reports as are required by law.

(d) **Annual Audit.** The Auditor/Controller shall cause to be made by an outside certified public accountant experienced in local governmental agency auditing an annual audit of the accounts and records of the Authority, which audit shall conform to generally accepted auditing standards. Such report shall be presented to the Board of Directors for approval and concurrence. Costs of the audit shall be considered a general expense of the Authority.

Article 14 — Responsibility for Monies

(a) The Auditor-Controller shall have the authority to delegate the signatory function of the Auditor-Controller to such persons as are authorized by resolution of the Board of Directors.

(b) The Auditor-Controller shall perform, and to the extent allowed by law, may cause to be performed, all duties set forth in Government Code Section 6505.5.

(c) A bond in an amount determined adequate by the Board of Directors shall be required of all officers and personnel authorized to disburse funds of the Authority. The premium for such bond shall be paid for by the Authority.

(d) The Treasurer of the Authority shall assume the duties described in California Government Code Section 6505.5, including:

- (1) Receive and acknowledge receipt for all money of the Authority and place it in the treasury of the Authority;
- (2) Be responsible upon his or her official bond for the safekeeping and disbursement of all of the Authority's money so held by him or her;
- (3) Pay, when due, out of money of the Authority so held by him or her, all sums payable on any outstanding bonds or other liabilities of the Authority;
- (4) Pay any other sums due from Authority money only upon checks, warrants, or electronic payments approved by the Chief Executive Officer or his or her designee. The checks, warrants, or electronic payments shall be reviewed by the President of the Board and either the Treasurer or the Chair of the Finance and Audit Committee.

Article 15 — Services Provided by the Authority

The Authority may provide, at the sole discretion of the Board of Directors, the following services to the Members:

- (a) Establish Programs through which Members shall procure coverage as necessary.
- (b) Assist each Member's designated risk manager with the implementation of that risk management function as it relates to risks faced by Members in their ordinary course of business.
- (c) Provide, or cause to be provided, the Services to Members, as well as loss prevention and safety consulting services, as required.
- (d) Review Member contracts to determine sufficiency of indemnity and Insurance provisions when requested.
- (h) Conduct risk assessments for each Member.
- (i) The Authority shall provide such other services and have such other responsibilities as deemed necessary by the Board of Directors.

Article 16 — Responsibilities of Members

Members shall have the following responsibilities:

- (a) Each Member shall appoint an employee or other representative of the Member to be responsible for the risk management function within that Member and to serve as a liaison between the Member and the Authority as to risk management.
- (b) Each Member shall maintain an active safety program through a designated safety officer.
- (c) Each Member shall timely pay its contributions for any Programs.
- (e) Each Member shall cooperate fully with the Authority and any insurer or reinsurer under any Program in determining the causes of losses, in the settlement of losses and in any other matters relating to this Agreement.
- (f) Each Member shall provide the Authority with such other information or assistance as may be necessary for the Authority to carry out the Programs under this Agreement.
- (g) Each Member shall comply with all Bylaws and policies and procedures adopted by the Board of Directors.
- (h) Each Member shall remain a “Regular Member,” “Affiliate Member” or “Associate Member,” as defined in the Association’s Bylaws and as applicable in relation to that Member’s entity status, in good standing of the Association.

Article 17 - Programs and Services

The Authority may develop and implement Programs and provide Services the Authority deems necessary, advisable and beneficial to Members. The Authority, through the Board of Directors, shall use its best efforts to develop outside funding sources to avoid imposing on the Members any monetary obligations other than contributions to be paid as consideration for participation in the Programs. Each Member may apply for membership and participation in any Program conducted by the Authority and to receive any Service provided by the Authority, but acceptance in any Program shall be subject to the approval of the Insurance Program Administrator or the Board of Directors.

Article 18 — New Members

The Authority shall allow new Members to join the Authority and participate in the Programs and receive the Services upon approval by the Board of Directors, and upon any conditions or limitations that the Board deems appropriate. Members entering under this Article may be required to pay their share of the Authority’s organizational expenses as determined by the Board of Directors. Any such new Member must be a “Regular

Member,” “Associate Member” or “Affiliate Member” of the Association, as may be applicable. Any new Member of the Authority must commit to membership for an initial term of three (3) years, subject to earlier withdrawal only in accordance with the provisions of Article 19, below.

Article 19 — Withdrawal

(a) A Member may withdraw as a party to this Agreement upon thirty (30) days’ advance written notice to the Authority if it has never been a participant in any Program, or if it has withdrawn from all Programs in which it was a participant in accordance with subdivision (b), below; provided, however, that no Member may withdraw before the expiration of its initial three (3) year membership term unless: (i) there is an increase of fifteen percent (15%) or more in any single year in that Member’s contribution(s) for any particular Program(s) that does not result from the Member’s actions or misconduct; or (ii) the Insurance Program Administrator in place at the time the Member joined the Authority separates from the Authority for any reason, including, but not limited to, the Authority’s termination of the Insurance Program Administrator’s engagement with the Authority or the Insurance Program Administrator’s resignation from the Authority.

(b) Subject to the provisions of subdivision (a), above, after becoming a participant in a Program, a Member may withdraw from that Program only at the end of a coverage year, or as may otherwise be allowed by the Board of Directors; and only if the Member has given the Authority at least six (6) months’ advance written notice of that proposed withdrawal.

(c) A former Member who again desires to participate in an Authority Program after having withdrawn from that Program must again join the Authority as a new Member before it may participate in that Program. The terms of each Program shall determine whether any benefits will be held over from that Member’s former status as a previous Program participant.

(d) A Member may not withdraw as a party to this Agreement nor as a member of the Authority until it has withdrawn from all of the Programs of the Authority.

(e) Notwithstanding any other provision of this Article 19, a District that is the only District that is a Member of the Authority at a particular time may not withdraw from the Authority until the first of the following occurs: (i) six (6) months have elapsed since that District has given the Authority written notice of its desire to withdraw; or (ii) the Authority has secured a written commitment from another District to join the Authority.

Article 20 — Cancellation by Authority of Membership or Participation

(a) Notwithstanding the provisions of Article 19, the Authority shall have the right to cancel any Member’s participation in any Program upon a two-thirds vote of the Directors present at any Duly Constituted Board Meeting, provided that a reasonable time shall be afforded, at the discretion of the Board of Directors, to place coverage

elsewhere before that cancellation shall be effective. For purposes of this subdivision, a reasonable time shall consist of at least ninety (90) days' prior written notice, unless the cancellation results from a material increase in hazard as a result of the Member's operations, in which case at least ten (10) days' written notice shall be provided. Such cancellation shall not relieve the Member or former Member of its responsibilities as provided for in Article 21(b).

(b) Notwithstanding any other provisions of this Agreement, the participation of any Member of the Authority, including participation in any of the Authority's Programs and receiving any of the Services, shall cease and be canceled automatically at the end of the next complete coverage year for each Program and Service whenever such Member's membership in the Association ceases. Such automatic cancellation shall not relieve the Member or former Member of its responsibilities as provided for in Article 21(b).

(c) Notwithstanding any other provisions of this Agreement, the participation of any Member, including participation in any of the Authority's Programs and Services, may be canceled at the discretion of the Board of Directors whenever such Member is dissolved, consolidated, merged or annexed. A reasonable time shall be afforded, in the discretion of the Board of Directors, to place coverage elsewhere. Any such cancellation shall not relieve the Member or former Member of its responsibilities as provided for in Article 21(b).

Article 21 — Effect of Withdrawal or Cancellation

(a) The withdrawal or cancellation of any Member from this Agreement shall not terminate the Agreement and a Member by withdrawing or being canceled shall not be entitled to payment or return of any contribution, consideration or property paid, or donated by the Member to the Authority, or to any distribution of assets, except as provided in Article 22(c).

(b) The withdrawal or cancellation of any Member after the effective date of any Program shall not terminate its responsibility to pay its share of the costs of that Program until all claims, or other unpaid liabilities, covering the Program period any part of which the Member was signatory thereto have been finally resolved

Article 22 — Termination and Distribution

(a) This Agreement may be terminated at any time by the written consent of three-fourths (3/4) of the Members, provided, however, that this Agreement and the Authority shall continue to exist for the purpose of disposing of all claims, distributing assets and all other functions necessary to wind up the affairs of the Authority. This Agreement shall also terminate if a District that is the only District then a Member of the Authority withdraws in accordance with Section 19(e), above, and no other District becomes a Member of the Authority before that withdrawal becomes effective.

(b) The Board of Directors is vested with all powers of the Authority for the purpose of winding up and dissolving the business affairs of the Authority.

(c) Upon termination of this Agreement, all properties and cash of the Authority shall be distributed only among the Members that have been signatories hereto, including any of those Members which previously withdrew pursuant to Article 19(d) or were canceled pursuant to Article 20 of this Agreement, in accordance with and proportionate to their cash contributions (including payments and property contributions at market value when received) made during the term of this Agreement. The Board of Directors shall determine such distribution within six (6) months after satisfaction of the last remaining liability of the Authority.

(d) In the absence of a Board of Directors, the Chief Executive Officer shall exercise all powers and authority under this Article. The decision of the Board of Directors or, in the absence of a Board of Directors, the Chief Executive Officer under this Article shall be final.

Article 23 -- Enforcement

The Authority is hereby granted authority to enforce this Agreement. In the event action is instituted to enforce the terms of this Agreement, the Bylaws and/or any policies and/or procedures of the Board of Directors and the nondefaulting party(s) should employ attorneys or incur other expenses for the collection of moneys or the enforcement or performance or observance of any obligation or agreement on the part of the defaulting party(s) herein contained, the defaulting party agrees that it will on demand therefore pay to the nondefaulting party(s) the reasonable fees of such attorneys and such other expenses so incurred by the nondefaulting party(s).

Article 24 – Non-liability of Directors, Officers and Employees

In accordance with Government Code Sections 825 et seq., the Board of Directors, and the officers and employees of the Authority, including former Directors, officers and employees, shall not be liable to the Authority, to any Member or former Member, or to any other person, for actual or alleged breach of duty, mistake of judgment, neglect, error, misstatement, misleading statement, or any other act or omission in the performance of their duties hereunder; for any action taken or omitted by any employee or independent contractor; for loss incurred through the investment or failure to invest funds; or for loss attributable to any failure or omission to procure or maintain insurance; except in the event of fraud, gross negligence, or intentional misconduct of such Director, officer or employee. The Authority shall defend and shall indemnify and hold harmless its Directors, officers and employees, including former Directors, officers and employees, from any and all claims, demands, causes of action, and damages arising out of their performance of their duties as such Directors, officers or employees of the Authority except in the event of fraud, gross negligence, corruption, malice or intentional misconduct, and the funds of the Authority shall be used for such purpose. The Authority may purchase conventional insurance to protect the Authority, and its participating Members or former Members, against any such acts or omissions by its Directors, officers and employees, including former Directors, officers and employees.

Article 25 — Provision for Bylaws and Mission Statement

As soon as practicable after the first meeting of the Board of Directors, the Board shall cause to be developed Authority Bylaws and a Mission Statement.

Article 26 — Notices

Notices to Members hereunder shall be sufficient if delivered to the principal office of the respective Member.

Article 27 — Amendment

This Agreement may be amended at any time by a majority vote of the Members, and any such amendment shall be binding on the Members to the extent allowed by law.

Article 28 — Prohibition against Assignment

No Member may assign any right, claim or interest it may have under this Agreement, and no creditor, assignee or third party beneficiary of any Member shall have any right, claim or title or any part, share, interest, fund, contribution or asset of the Authority.

Article 29 -- Counterparts

This Agreement may be executed in one or more counterparts and shall be as fully effective as though executed in one document.

Article 30 -- California Law

This Agreement shall be governed by and construed under the laws of the State of California.

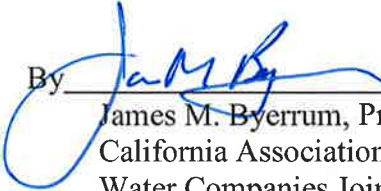
Article 31 -- Severability

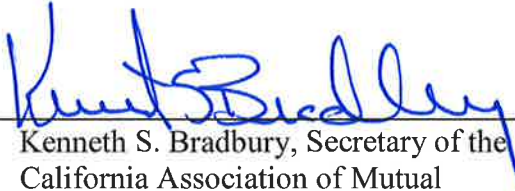
Should any part, term or provisions of this Agreement be determined by any court of component jurisdiction to be illegal or in conflict with any law of the State of California or otherwise be rendered unenforceable or ineffectual, the validity of the remaining portions or provisions shall not be affected thereby.

Article 32 — Agreement Complete

The foregoing constitutes the full and complete Agreement of the parties. There are no oral understandings or agreements not set forth in writing herein.

IN WITNESS WHEREOF, this Amended Joint Powers Agreement Creating the California Association of Mutual Companies Joint Powers Risk and Insurance Management Authority was unanimously approved pursuant to Article 27 of the original Joint Powers Agreement Creating the California Association of Mutual Companies Joint Powers Insurance Authority (the "Authority") by the Authority's Board of Directors, by action taken at a duly noticed and held public meeting on January 28, 2016.

By 
James M. Byerrum, President of the
California Association of Mutual
Water Companies Joint Powers Risk
and Insurance Management Authority

By 
Kenneth S. Bradbury, Secretary of the
California Association of Mutual
Water Companies Joint Powers Risk
and Insurance Management Authority

APPENDIX A**INITIAL MEMBERS OF THE
CALIFORNIA ASSOCIATION OF MUTUAL WATER COMPANIES
JOINT POWERS RISK AND INSURANCE MANAGEMENT AUTHORITY**

North of the River Municipal Water District (public agency member)

Bellflower-Somerset Mutual Water Company (mutual water company member)

California Domestic Water Company (mutual water company member)

Covina Irrigating Company (mutual water company member)

Montebello Land & Water Company (mutual water company member)

Oildale Mutual Water Company (mutual water company member)

Rubio Cañon Land and Water Association (mutual water company member)

South Mesa Water Company (mutual water company member)

Sunny Slope Water Company (mutual water company member)

Valencia Heights Water Company (mutual water company member)

**AGREEMENT TO BECOME A PARTY TO THE
AMENDED JOINT POWERS AGREEMENT
CREATING THE
CALIFORNIA ASSOCIATION OF MUTUAL WATER COMPANIES
JOINT POWERS RISK AND INSURANCE MANAGEMENT AUTHORITY**

_____ [insert name of company or district]
(referred to as "Member") hereby agrees to become a party to the Amended Joint Powers Agreement Creating the California Association of Mutual Water Companies Joint Powers Risk and Insurance Management Authority (the "Authority"), in the form attached hereto as Exhibit A, and agrees to abide by the terms and conditions of that agreement.

Member hereby represents that its action to become a party to the above-referenced agreement and to participate in the Authority has been duly authorized by action of its governing board taken at a duly called and noticed meeting.

Executed this _____ day of _____, 201__ at
_____, California.

[Company or District name]

By _____

Printed Name: _____

Title: _____

Staff Report

June 10, 2020

Special Meeting Agenda Item No. 9.c.

Outside Employment Request of Executive Officer

Background

The Employment Agreement between the Commission and the Executive Officer requires the Executive Officer to secure the approval of the Commission before accepting any outside employment. Since the Executive Officer commenced work for LAFCO in January of 2010, the Commission has authorized the Executive Officer to perform outside employment on eight (8) occasions:

1. City of Pasadena Zoning Hearing Officer. Approved as Exhibit “B” to Employment Agreement between the Commission (LAFCO) as employer and Paul Novak as employee; Agreement executed on December 8, 2010.
2. University of Southern California Master of Real Estate Development (MRED) Program, Adjunct Associate Professor. Approved as Exhibit “B” to Employment Agreement between the Commission (LAFCO) as employer and Paul Novak as employee; Agreement executed on December 8, 2010.
3. University of California Davis Extension one-day seminar in the spring of 2015. Approved by the Commission on October 8, 2014.
4. University of California Los Angeles Extension one-day seminar on October 15, 2015. Approved by the Commission on June 10, 2015.
5. Channel Law Group to provide expert witness testimony relative to the proposed development of three single-family dwellings. Approved by the Commission on February 11, 2015.
6. University of California Davis Extension one-day seminar on October 15, 2015. Approved by the Commission on June 10, 2015.
7. University of California Los Angeles Extension and the University of California at Davis Extension to teach a one-day seminar in early 2018. Approved by the Commission August 9, 2017.
8. City of Pasadena Fire Department Enforcement Appeals Hearing Officer. Approved by the Commission August 8, 2018.

Proposed Outside Employment

Attorneys with the San Jose-based law firm of Hoge Fenton have asked the Executive Officer to provide expert witness testimony for litigation between two private parties in unincorporated Alameda County. This work would be separate from the Executive Officer's official work for LAFCO, and it would be in the Executive Officer's capacity as an individual with knowledge of General Plan, zoning, development approvals, and the California Environmental Quality Act; The Executive Officer is interested in accepting this offer.

The proposed services are consistent with all of the requirements and limitations set forth in the Employment Agreement between the Commission and the Executive Officer, signed on December 8, 2010. Specifically, Section 8 of the Employment Agreement requires that outside employment:

- shall not exceed a maximum of fifteen (15) hours per week;
- shall not conflict with the Executive Officer's official duties as a LAFCO employee;
- shall not involve advisory nor consultant services which might conflict with the interests of LAFCO;
- shall not involve any financial interest in any contact, sale, or transaction to which LAFCO is a party; and
- shall not involve work which is subject to review by the Employee in the Employee's official capacity or by any other LAFCO employee or official.

Prior work has complied with these limitations, and it has not impacted the Executive Officer's work for LAFCO.

LAFCO Counsel has been consulted as required, and the Executive Officer requests Commission approval.

Recommended Action:

1. Authorize the Executive Officer to accept outside employment from Hoge Fenton to provide expert witness testimony relative to litigation between two private parties in unincorporated Alameda County, subject to the limitations in Section 8 of the Employment Agreement between the Executive Officer and the Commission dated December 8, 2010.

Staff Report

June 10, 2020

Agenda Item No. 10.a.

Legislative Update

Legislative Agenda

Governor Gavin Newsom, Senate President Toni Atkins, and Assembly Speaker Anthony Rendon have decided to focus this year's legislative agenda in Sacramento on the COVID-19 response, the State budget deficit, wildland fire protection/mitigation, and homeless/housing initiatives. Given the State's priorities, CALAFCO is no longer pursuing legislation to provide a separate funding source for LAFCOs (formerly AB 1253), nor legislation to address services outside agency boundaries (Government Code § 56133), nor an annual Omnibus Bill. Separately, and because all legislators have been requested to reduce—significantly—the number of bills each introduces, the status of several former bills of interest to LAFCO is unclear at this time. Staff anticipates having more information for the Commission's next meeting in July.

SB 625 (Bradford): Introduced by Senator Steven Bradford on May 26th, SB 625 is intended to address outstanding issues at the Central Basin Municipal Water District (CBMWD). The bill would:

- Remove Central Basin's existing board of directors,
- Cancel the November 2020 election;
- Appoint the Water Replenishment District of Southern California (WRD) as the receiver over CBMWD;
- Provide more time for the CBMWD to comply with statutory deadlines to continue an existing parcel tax (preserving \$3.1 million in on-going funds);
- Direct LAFCO to prepare an MSR emphasizing "governance structure" options for a new CBMWD board of directors.

Because the bill includes an urgency provision, if it is approved and signed into law by Governor Newsom, it would take effect immediately.

With respect to SB 625, the Executive Officer has communicated with deputies to State legislators, aides to Supervisors Hilda Solis and Janice Hahn (in whose supervisorial districts the CBMWD is located), WRD General Manager Robb Whittaker, representatives of CBMWD's customers, and various other stakeholders.

Staff is asking the Commission to support SB 625.

Staff Recommendation:

1. Take a "SUPPORT" position on SB 625 (Bradford) and direct staff to communicate the position in communications with members of the State Legislature and the Governor, including providing public testimony if so required; and
2. Receive and Receive and file the Legislative Update.

Enclosures: SB625 (Bradford)
SB625 Fact Sheet
May 28, 2020 Support Letter from the County of Los Angeles
May 27, 2020 Support Letter from the Central Basin Water Association, the California
Association of Mutual Water Companies, and the California Water Association

AMENDED IN ASSEMBLY MAY 26, 2020

AMENDED IN ASSEMBLY JULY 1, 2019

SENATE BILL

No. 625

Introduced by Senator ~~Hill~~ Bradford

(Principal coauthors: Assembly Members Cristina Garcia and Jones-Sawyer)

(Coauthors: Assembly Members Calderon, Carrillo, Chau, Gipson, Kamlager, Rendon, and Santiago)

February 22, 2019

~~An act to add Section 5384.3 to the Public Utilities Code, and to amend Section 23229 of, and to add Section 23229.2 to, the Vehicle Code, relating to party buses. An act to add and repeal Part 3.5 (commencing with Section 71400) of Division 20 of the Water Code, relating to water.~~

LEGISLATIVE COUNSEL'S DIGEST

SB 625, as amended, ~~Hill~~ Bradford. ~~Party buses: cannabis. Central Basin Municipal Water District: receivership.~~

(1) Existing law, the Municipal Water District Law of 1911, provides for the formation of municipal water districts and grants to those districts specified powers. Existing law permits a district to acquire, control, distribute, store, spread, sink, treat, purify, recycle, recapture, and salvage any water for the beneficial use of the district, its inhabitants, or the owners of rights to water in the district. Existing law requires the board of directors of the Central Basin Municipal Water District (CBMWD) to be composed of 8 directors until the directors elected at the November 8, 2022, election take office, when the board would be composed of 7 directors, as prescribed.

This bill would dissolve the board of directors of CBMWD and would provide that the November 3, 2020, election for directors of CBMWD shall not occur. The bill would require the Water Replenishment District of Southern California (WRD) to act as the receiver for CBMWD, would vest WRD with all necessary powers under the Municipal Water District Law of 1911 to take control of CBMWD, and would transfer all powers vested in the board of directors of CBMWD to the board of directors of WRD, except as specified. The bill would require CBMWD's board of directors to surrender all control of CBMWD and its resources to WRD.

The bill would require the Local Agency Formation Commission for the County of Los Angeles to conduct a municipal service review of CBMWD and to seek ideas through a public process for governance of CBMWD. The bill would require the commission to report the results of those activities to the Legislature, as provided.

The bill would make its provisions inoperative 18 months after the effective date of the bill and would repeal its provisions as of January 1 of the following year.

By imposing additional duties on the board of directors of the CBMWD, WRD, and the Local Agency Formation Commission for the County of Los Angeles, the bill would impose a state-mandated local program.

(2) This bill would make legislative findings and declarations as to the necessity of a special statute for the Central Basin Municipal Water District.

(3) 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 with regard to certain mandates no reimbursement is required by this act for a specified reason.

With regard to any other mandates, this bill would provide that, if the Commission on State Mandates determines that the bill contains costs so mandated by the state, reimbursement for those costs shall be made pursuant to the statutory provisions noted above.

~~Existing law prohibits a passenger in a motor vehicle being driven upon a highway from drinking any alcoholic beverage or smoking or ingesting any cannabis product. Existing law exempts passengers in any bus, taxicab, or limousine, as specified, from this prohibition.~~

~~This bill would instead prohibit the smoking or vaping of cannabis products by a passenger in a bus, taxicab, or limousine, but would create a limited exemption for limousines, modified limousines, and charter buses only if there are no passengers under 21 years of age present and the driver is sealed off from the passenger compartment, as specified.~~

Vote: majority. Appropriation: no. Fiscal committee: yes.
State-mandated local program: ~~no~~-yes.

The people of the State of California do enact as follows:

1 SECTION 1. *The Legislature hereby finds and declares all of*
2 *the following:*

3 (a) *In a 2015 audit of the Central Basin Municipal Water*
4 *District (district), the California State Auditor concluded that the*
5 *district's board of directors' poor leadership, decisionmaking,*
6 *and oversight hinder the district's ability to meet its*
7 *responsibilities. In other findings, the audit states that the board*
8 *violated state law in creating a \$2,750,000 trust fund. In addition,*
9 *the audit observed that the board gave its members benefits that*
10 *were too generous. The California State Auditor recommended*
11 *that the Legislature preserve the district as an independent entity*
12 *but modify its governance structure to ensure it remains*
13 *accountable to those it serves—it could change the district's board*
14 *from one elected by the public at large to one appointed by the*
15 *district's customers.*

16 (b) *In 2016, the Legislature reformed the district's board by*
17 *enacting Chapter 401 of the Statutes of 2016 to add three water*
18 *or management professionals appointed by the district's customers,*
19 *which are public water systems, increasing the total number of*
20 *directors to eight. The district does not serve water directly to*
21 *residents or voters. A majority of the board of a municipal water*
22 *district constitutes a quorum for the transaction of business,*
23 *thereby requiring five of the eight total district board members to*
24 *form a quorum or take any action.*

25 (c) *In late 2019, four members of the district's board (the Four*
26 *Directors) started asserting that a majority of the board only*
27 *required four board members, because one of the appointed*
28 *members had resigned in October 2019. Despite the parties*
29 *responsible for the appointment completing the required process*

1 *for appointment, the board has resisted swearing in an eighth*
2 *member.*

3 *(d) On January 30, 2020, the Four Directors rejected the advice*
4 *from the district's counsel at a public meeting that, with only four*
5 *members remaining, they no longer had a quorum and could not*
6 *legally transact district business. The Four Directors then*
7 *purported to appoint Leticia Vasquez as president of the board.*
8 *On February 6, 2020, the Four Directors purported to fire the*
9 *district's counsel and hire another attorney, who then advised the*
10 *board publicly that four members of the board constituted a*
11 *quorum.*

12 *(e) On March 6, 2020, the Los Angeles District Attorney's Office*
13 *(DA) sent the district's board members a letter demanding that*
14 *they cure the February 6, 2020, violations of the Ralph M. Brown*
15 *Act (Chapter 9 (commencing with Section 54950) of Part 1 of*
16 *Division 2 of Title 5 of the Government Code). Specifically, the*
17 *DA demanded the cure of deficient notice of the February 6, 2020,*
18 *"special meeting" and the insufficient votes to appoint a new*
19 *attorney. The board's purported attorney responded in a letter,*
20 *rejecting the DA's demand and arguing that four members*
21 *constituted a majority.*

22 *(f) On March 25, 2020, district customers filed City of*
23 *Commerce et al v. Central Basin Municipal Water District to void*
24 *the district's alleged illegal actions and stop the board of directors*
25 *of the district from further illegal action. In response, the board's*
26 *purported attorney filed an ex parte application for the superior*
27 *court to order that four board members constituted a majority.*
28 *The court denied the ex parte application, and set the trial for July*
29 *23, 2020, despite the board's purported attorney arguing that the*
30 *district needed an immediate answer because the district could*
31 *not obtain insurance.*

32 *(g) The district operates at a deficit, using its reserve funds to*
33 *make up the difference. It has failed to enact cost-cutting measures*
34 *in light of a substantial loss of water sales revenue. The district*
35 *has not adopted a budget for the 2020–21 fiscal year and has not*
36 *started the process required to impose the standby charge it has*
37 *imposed since 1991. Failure to approve the standby charge would*
38 *reduce the district's annual revenues by more than \$3,000,000.*

39 *(h) The district has failed to legally appoint a general manager*
40 *or general counsel with the necessary five directors to approve*

1 *those appointments. The district has failed to contract for*
2 *information technology support services, resulting in risk to its*
3 *supervisory control and data acquisition (SCADA) system, billing*
4 *system, payroll system, and computer network.*

5 *(i) In light of the COVID-19 crisis, a stable and consistent*
6 *drinking water supply is essential to the people of the southeastern*
7 *portion of the County of Los Angeles. They cannot afford to have*
8 *the public water systems that deliver drinking water to their taps*
9 *focus on conflict with the district. Their public water systems need*
10 *a water supply from a stable wholesale water agency.*

11 *(j) The problems at the district that the California State Auditor*
12 *identified in 2015 cannot be resolved by the district board as*
13 *currently constituted. Protecting the water supply imported by the*
14 *district requires immediate action to appoint a receiver for the*
15 *district while the community addresses alternatives for long-term*
16 *governance.*

17 *SEC. 2. Part 3.5 (commencing with Section 71400) is added*
18 *to Division 20 of the Water Code, to read:*

19
20 *PART 3.5. CENTRAL BASIN MUNICIPAL WATER DISTRICT*
21 *RECEIVERSHIP*
22

23 *71400. For purposes of this part, “district” means the Central*
24 *Basin Municipal Water District.*

25 *71401. Notwithstanding Chapter 1.6 (commencing with Section*
26 *71265) of Part 3, all of the following shall apply:*

27 *(a) The board of directors of the district is hereby dissolved. A*
28 *member of the board of directors of the district shall have no claim*
29 *for benefits other than those the member actually received while*
30 *a member of the board of directors.*

31 *(b) Upon the effective date of this part, the district’s board of*
32 *directors shall surrender all control of the district and its resources*
33 *to the Water Replenishment District of Southern California. The*
34 *members of the district’s board of directors shall surrender to*
35 *district staff all district property, including, but not limited to,*
36 *keys, mobile telephones, and credit cards, and access to district*
37 *bank accounts and other resources or information provided to the*
38 *directors in their capacity as directors.*

1 (c) The board of directors of the district shall not have any
2 authority, including, but not limited to, the authority to do either
3 of the following:

4 (1) Represent the interests of the voters or public water systems
5 within the service territory of the district.

6 (2) Influence the operation of the district.

7 (d) The November 3, 2020, election for directors of the district
8 shall not occur.

9 71402. (a) The Water Replenishment District of Southern
10 California shall act as the receiver for the district.

11 (b) The Water Replenishment District of Southern California
12 shall have all necessary powers described in this division to take
13 control of the district, including, but not limited to, powers related
14 to assets, revenues, employees, facilities, and services. Financial
15 institutions holding money or other assets owned by the district
16 shall transfer control of those assets to the Water Replenishment
17 District of Southern California.

18 (c) All powers vested in the board of directors of the district
19 are hereby transferred to the board of directors of the Water
20 Replenishment District of Southern California, except that the
21 Water Replenishment District of Southern California shall not
22 have the authority to do either of the following:

23 (1) Dissolve the district.

24 (2) Revise the transfer of powers from the district to the Water
25 Replenishment District of Southern California as provided in this
26 part.

27 (d) The board of directors of the Water Replenishment District
28 of Southern California shall, on or before 30 days after the effective
29 date of this part, present a financial plan for managing the
30 receivership to its existing budget advisory committee.

31 (e) The Water Replenishment District of Southern California
32 shall, on or before 60 days after the effective date of this part,
33 complete the annual process required by the Uniform Standby
34 Charge Procedures Act (Chapter 12.4 (commencing with Section
35 54984) of Part 1 of Division 2 of Title 5 of the Government Code)
36 to impose the standby charge that the district has imposed annually
37 since 1991.

38 (f) The Water Replenishment District of Southern California
39 shall use only the district's revenues to pay the costs of the
40 receivership and the reasonable costs of the Local Agency

1 *Formation Commission for the County of Los Angeles to complete*
2 *the municipal service review required pursuant to Section 71403.*

3 *(g) To the extent permitted under the Constitution of the United*
4 *States or the Constitution of the State of California, the Water*
5 *Replenishment District of Southern California shall not be held*
6 *liable for claims concerning the operation and supply of water*
7 *from the district before the commencement of the receivership.*

8 *71403. (a) The Local Agency Formation Commission for the*
9 *County of Los Angeles shall, using its existing authority, conduct*
10 *a municipal service review of the district pursuant to Section 56430*
11 *of the Government Code.*

12 *(b) (1) The commission shall report the results of the municipal*
13 *service review to the Legislature in compliance with Section 9795*
14 *of the Government Code on or before six months after the effective*
15 *date of this part or December 31, 2020, whichever date occurs*
16 *later.*

17 *(2) The report shall focus on the element of the municipal service*
18 *review described in paragraph (7) of subdivision (a) of Section*
19 *56430 of the Government Code by recommending alternatives for*
20 *long-term governance of the services of selling Metropolitan Water*
21 *District of Southern California water to public water systems in*
22 *the service territory of the district and selling recycled water from*
23 *the Los Angeles County Sanitation Districts.*

24 *(c) (1) The commission shall, through a public process, seek*
25 *ideas for governance of the district from all of the following:*

26 *(A) Customers who buy water from the district, represented by*
27 *the Central Basin Water Association.*

28 *(B) Other public agencies in or near the district's service*
29 *territory, including, but not limited to, the County of Los Angeles,*
30 *the Water Replenishment District of Southern California, and the*
31 *Metropolitan Water District of Southern California.*

32 *(C) The general public in and near the district's service*
33 *territory.*

34 *(2) The commission shall include the results of the public*
35 *process in the report.*

36 *71404. This part shall become inoperative 18 months after the*
37 *effective date of this part, and, as of January 1 of the following*
38 *year, is repealed.*

39 *SEC. 3. The Legislature finds and declares that a special statute*
40 *is necessary and that a general statute cannot be made applicable*

1 *within the meaning of Section 16 of Article IV of the California*
2 *Constitution because of the unique need to protect the water supply*
3 *imported by the Central Basin Municipal Water District by*
4 *immediately appointing a receiver for the district while the*
5 *community addresses alternatives for long-term governance.*

6 *SEC. 4. No reimbursement is required by this act pursuant to*
7 *Section 6 of Article XIII B of the California Constitution because*
8 *a local agency or school district has the authority to levy service*
9 *charges, fees, or assessments sufficient to pay for the program or*
10 *level of service mandated by this act, within the meaning of Section*
11 *17556 of the Government Code.*

12 *However, if the Commission on State Mandates determines that*
13 *this act contains other costs mandated by the state, reimbursement*
14 *to local agencies and school districts for those costs shall be made*
15 *pursuant to Part 7 (commencing with Section 17500) of Division*
16 *4 of Title 2 of the Government Code.*

17 ~~SECTION 1. Section 5384.3 is added to the Public Utilities~~
18 ~~Code, to read:~~

19 ~~5384.3. (a) Notwithstanding Sections 23221 and 23229.2 of~~
20 ~~the Vehicle Code, a charter-party carrier of passengers may allow~~
21 ~~passengers in a bus, limousine, or modified limousine to smoke~~
22 ~~or vape cannabis or cannabis products if all of the following~~
23 ~~conditions are met:~~

24 ~~(1) There are no passengers under 21 years of age present in~~
25 ~~the vehicle.~~

26 ~~(2) The driver's compartment of the vehicle is sealed off by a~~
27 ~~physical barrier that effectively limits the passage of smoke or~~
28 ~~vapor to the driver's compartment.~~

29 ~~(3) The driver's compartment and passenger compartment are~~
30 ~~separately ventilated. The vehicle's ventilation system shall ensure~~
31 ~~that while cannabis consumption is taking place, air from the~~
32 ~~passenger cabin is not circulated in the driver's compartment.~~

33 ~~(4) If the barrier between the driver's compartment and~~
34 ~~passenger compartment has a door, window, partition, or other~~
35 ~~opening, the charter-party carrier shall comply with both of the~~
36 ~~following:~~

37 ~~(A) The door, window, partition, or other opening shall remain~~
38 ~~sealed while passengers are present in the vehicle.~~

39 ~~(B) An employee other than the driver shall remain in the~~
40 ~~passenger compartment while passengers are present in the vehicle.~~

1 ~~(5) Cannabis consumption is not visible from any public place.~~

2 ~~(6) The following notice is conspicuously posted in the~~
3 ~~passenger compartment of the vehicle:~~

4 ~~CONSUMER NOTICE: CANNABIS USE IS ALLOWED IN~~
5 ~~THIS VEHICLE. CANNABIS IS A SCHEDULE I DRUG. ONLY~~
6 ~~PERSONS 21 YEARS OF AGE OR OLDER ARE ALLOWED~~
7 ~~IN THIS VEHICLE. CANNABIS USE WHILE PREGNANT OR~~
8 ~~BREASTFEEDING MAY BE HARMFUL. CONSUMPTION OF~~
9 ~~CANNABIS IMPAIRS YOUR ABILITY TO DRIVE AND~~
10 ~~OPERATE MACHINERY. USE EXTREME CAUTION.~~

11 ~~(b) (1) A determination that the vehicle meets the requirements~~
12 ~~of paragraphs (2) and (3) of subdivision (a) shall be made and~~
13 ~~attested to in writing by a third-party state licensed engineer. A~~
14 ~~copy of this determination shall be presented to the California~~
15 ~~Highway Patrol for verification and inspection of the vehicle. A~~
16 ~~copy of the determination shall be presented, upon request, to the~~
17 ~~commission. The charter-party carrier shall keep a copy of this~~
18 ~~determination in the vehicle.~~

19 ~~(2) The design of the vehicle shall not compromise driver or~~
20 ~~passenger safety. Vehicles shall comply with all safety laws and~~
21 ~~regulations applicable to buses, limousines, or modified limousines~~
22 ~~as relevant to the specific type of vehicle.~~

23 ~~(c) Before commencing transportation or allowing any cannabis~~
24 ~~consumption in the vehicle, whichever occurs first, the driver or~~
25 ~~an employee of the charter-party carrier shall do all of the~~
26 ~~following:~~

27 ~~(1) Check the identification of all passengers to verify every~~
28 ~~passenger is 21 years of age or older. If a passenger is picked up~~
29 ~~at another location, the driver or employee shall immediately check~~
30 ~~the identification of that passenger.~~

31 ~~(2) Announce to all passengers that cannabis consumption will~~
32 ~~be taking place in the vehicle.~~

33 ~~(3) Announce to all passengers the location of all emergency~~
34 ~~exits and fire extinguishers, if the vehicle is required to have these~~
35 ~~features.~~

36 ~~(d) If the commission, after a hearing, finds that the charter-party~~
37 ~~carrier has violated this section, the commission shall impose the~~
38 ~~following penalties:~~

39 ~~(1) For a first violation of paragraph (1), (5), or (6) of~~
40 ~~subdivision (a), or subdivision (c), the commission shall impose~~

1 a civil penalty of not more than two thousand dollars (\$2,000), as
2 determined appropriate by the commission.

3 (2) For a second violation of paragraph (1), (5), or (6) of
4 subdivision (a), or subdivision (c), the commission shall impose
5 a civil penalty of not more than two thousand dollars (\$2,000), a
6 suspension of the carrier's certificate or permit for no more than
7 30 days, or both such penalty and suspension, as determined
8 appropriate by the commission.

9 (3) For a third violation of paragraph (1), (5), or (6) of
10 subdivision (a), or subdivision (c), the commission shall revoke
11 the carrier's certificate or permit.

12 (4) For any violation of paragraph (2), (3), or (4) of subdivision
13 (a), or subdivision (b), where the carrier knowingly permitted the
14 smoking or vaping of cannabis or cannabis products, the
15 commission shall revoke the carrier's certificate or permit.

16 (c) The authority granted to the commission pursuant to
17 subdivision (d) is in addition to any authority the commission has
18 to enforce the requirements of this chapter, and the commission
19 may impose any additional penalties available pursuant to this
20 chapter for a violation of this section.

21 SEC. 2. Section 23229 of the Vehicle Code is amended to read:

22 23229. (a) Except as provided in Sections 23229.1 and
23 23229.2, Sections 23221 and 23223 do not apply to passengers in
24 any bus, taxicab, or limousine for hire licensed to transport
25 passengers pursuant to the Public Utilities Code or proper local
26 authority, the living quarters of a housecar or camper, or of a
27 pedicab operated pursuant to Article 4.5 (commencing with Section
28 21215) of Chapter 1.

29 (b) Except as provided in Section 23229.1, Section 23225 does
30 not apply to the driver or owner of a bus, taxicab, or limousine for
31 hire licensed to transport passengers pursuant to the Public Utilities
32 Code or proper local authority, or of a pedicab operated pursuant
33 to Article 4.5 (commencing with Section 21215) of Chapter 1.

34 SEC. 3. Section 23229.2 is added to the Vehicle Code, to read:

35 23229.2. Subdivision (b) of Section 23222 shall apply to the
36 driver of, and subdivision (b) of Section 23221, as it pertains to
37 the smoking or vaping of cannabis or any cannabis product, shall
38 apply to any passenger in, any bus, taxicab, or limousine for hire
39 licensed to transport passengers pursuant to the Public Utilities

- 1 ~~Code or local authority except as otherwise provided in Section~~
- 2 ~~5384.3 of the Public Utilities Code.~~

O



SB 625 – Central Basin Governance Reform

SUMMARY

SB 625 would help resolve the current governance crisis at the Central Basin Municipal Water District (Central Basin/District). The Board of Directors for the District is divided and the District is in disarray. SB 625 would put the District into receivership, at the Water Replenishment District of So Cal (WRD). The Local Agency Formation Commission would organize a public process to recommend long-term governance alternatives to the Legislature.

BACKGROUND

Central Basin is a *wholesale water* agency, a middle man that sells water to the public water systems who actually serve drinking water to the people of Southeast Los Angeles County. It was created in 1952, to buy water from the Metropolitan Water District of Southern California (MWD) and represent its region on the MWD Board.

In a 2015 audit of Central Basin, the State Auditor concluded that the board's poor leadership, decision-making and oversight hindered the district's ability to meet its responsibilities. It discovered that the board violated state law in creating a \$2.75 million trust fund and the board gave its members benefits that were "too generous." The State Auditor recommended modification of its governance structure to ensure it remains accountable to those it serves – its public water system customers, not the public at large.

The next year, the Legislature reformed the District board, by adding 3 appointed representatives of the district's customers, leading to an 8-member board requiring 5 directors to take action. In January 2020, **4 directors claimed control of the district**, arguing that because one director had resigned, the board had only 7 members. This minority, however, has failed to take action to address the District's financial crisis and cannot even convene the Board.

SOLUTION

SB 625 will push the pause button on the District's dysfunction and create a public process to assess how the District would be best managed over the long term. Specifically, the bill would:

- Appoint the Water Replenishment District as a "receiver" for Central Basin, dissolving its Board of Directors.
- Require the Los Angeles County Local Agency Formation Commission to hold a public discussion of how best to manage the District's affairs and serve the public water system customers.

SB 625 also would protect the District's financial condition, reducing costs and ensuring a continued revenue stream that the District has had for almost 30 years. Specifically, it would:

- Eliminate the costs of the November board election (\$2.2 million).
- Preserve the receiver's authority to enact the District's water standby charge, which it has collected since 1991 (\$3.1 million).

Due to the COVID-19 pandemic, a consistent water supply for our communities is more essential than ever. SB 625 protects that consistent water supply from the dysfunction of the Central Basin board.

SUPPORT

None on File (Introduced on May 26)

OPPOSITION

None on File (Introduced on May 26)

CONTACT

Austin Panush, Legislative Aide
Office of Senator Steven Bradford
State Capitol, Room 2059
(916) 651-4035 or Austin.Panush@sen.ca.gov



COUNTY OF LOS ANGELES

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Board of Supervisors
HILDA L. SOLIS
First District
MARK RIDLEY-THOMAS
Second District
SHEILA KUEHL
Third District
JANICE HAHN
Fourth District
KATHRYN BARGER
Fifth District

May 28, 2020

The Honorable Steven Bradford
California State Senate
State Capitol, Room 2059
Sacramento, CA 95814

**Re: SB 625 (Bradford) – As Amended on May 26, 2020 – SUPPORT
Relating to Central Valley Basin Water District
To Be Heard in the Assembly Local Government Committee on June 1, 2020**

Dear Senator Bradford:

The Los Angeles County Board of Supervisors is pleased to support your SB 625, which would, among other provisions, dissolve the board of directors of the Central Basin Municipal Water District (Central Basin) and would provide that the November 3, 2020, election for directors of Central Basin shall not occur.

For years, issues related to a loss of liability insurance; alleged illegal contracting practices; misuse of public funds; legal battles with other water agencies; and, high legal costs have raised concerns about Central Basin's effectiveness in providing water service to the community. On June 4, 2014, the Los Angeles Board of Supervisors approved a motion directing the Chief Executive Office, Department of Public Works (DPW), and County Counsel to consult with Central Basin to ensure all necessary steps were being taken to immediately address and correct their ongoing problems, investigate options to ensure continued water availability and service to Central Basin's customers (including the option of having another local water management agency undertake Central Basin's responsibilities) and report back within 90 days with findings and recommendations.

On October 4, 2014, DPW submitted its report to the Board recommending that the Board of Supervisors request a comprehensive Management Audit of Central Basin by the California State Auditor.

State Audit

On March 4, 2015, the Joint Legislative Audit Committee approved a request by Assembly Speaker Rendon to the State Auditor to investigate the Central Basin Municipal Water District's operations and use of public funds. On December 2, 2015, the State Auditor released its audit which found, among other issues, that Central Basin's board of directors' poor leadership impeded the district's ability to effectively meet its responsibilities. Further, the board violated State law when it improperly approved the establishment of a legal trust fund without adequate public disclosure and lacked a means of ensuring the expenditures made from the trust fund were appropriate and consistently engaged in

questionable contracting practices by avoiding competitive bidding and inappropriately using amendments to extend and expand contracts; and the district spent funds on purposes unrelated to its mission that likely constitute gifts of public funds.

The audit also noted that although Central Basin had made changes to improve its ability to operate efficiently and effectively, it could benefit from a different governance structure.

SB 625 would uphold the County's commitment to policy which effectuates fiscal and operational management and control over failing water systems and would ensure that the local agency formation commission has a role in selecting the new, long-term water service provided.

For these reasons, we support SB 625. Should you have any questions, please contact Faith Conley at fconley@ceo.lacounty.gov or (916) 494-4089.

Sincerely,

A handwritten signature in blue ink that reads "Faith L. Conley". The signature is written in a cursive, flowing style.

Faith L. Conley
Legislative Representative

Cc: The Honorable Cecilia Aguiar-Curry, Chair, Assembly Local Government Committee
Members, Assembly Local Government Committee
Jimmy McDonald, Consultant, Assembly Local Government Committee



May 27, 2020

The Honorable Cecilia Aguiar-Curry
Chair, Assembly Local Government Committee
California State Assembly
State Capitol, Room
Sacramento, CA 95814

Re: Senate Bill 625 (Bradford) Central Basin Municipal Water District: Receivership

Dear Chair Aguiar-Curry:

On behalf of the Central Basin Water Association, the California Association of Mutual Water Companies, and the California Water Association, we write in support of SB 625 (Bradford) which would take the Central Basin Municipal Water District into receivership. Collectively, we represent almost all of the drinking water providers in the Central Basin. We are united in our support for SB 625 which will undoubtedly improve the operations and financial management of the drinking water supply in the Central Basin.

For far too many years the Central Basin Municipal Water District has been unable to meet its obligations as a local public agency. Despite multiple efforts by the State Legislature; despite the findings of a state-mandated audit; despite 2016 legislation authored by Assemblywoman Cristina Garcia seeking to improve the operations of the District, nothing has changed. Poor leadership, the inability to make decisions and the lack of oversight continue to plague the district.

This dysfunction will result in higher water rates imposed on those with the least ability to pay, and will jeopardize access to safe imported water vital to Southern California. The district's inability to function risks continued high costs for litigation defense, higher insurance rates, higher bond interest rates, lost tax revenue and loss of key personnel.

SB 625 will put the Water Replenishment District in temporary charge of the district's day-to-day operations while asking LAFCO to evaluate alternatives for improved governance in the future.

We support the bill, in print, and have no recommended amendments currently. With regard to the board seats on the Metropolitan Water District of Southern California, we believe the existing MET Act provides sufficient guidance on how to manage the appointments.

Feel free to contact us if you have any questions, suggestions or need additional information.

Sincerely,

A handwritten signature in blue ink, appearing to read "Mg Grajeda".

Mark Grajeda

A handwritten signature in blue ink, appearing to read "Lisa Y Lopez".

Lisa Yamashita-Lopez

A handwritten signature in blue ink, appearing to read "J. M. Capitolo".

Jennifer Capitolo

cc: *via email*

The Honorable Steve Bradford, Author senator.bradford@senate.ca.gov

The Honorable Members, Assembly Local Government Committee:

Jimmy MacDonald, Principal Consultant, Assembly Local Government Committee-
jimmy.macdonald@sen.ca.gov

William Weber, Republican Consultant, Assembly Local Government Committee-
William.weber@asm.ca.gov

Executive Officer Report

June 10, 2020

Agenda Item No. 13.a.

The Executive Officer hereby reports the following:

- **Commission Schedule:** Staff notes the following schedule items:
 - The Sativa Water System Update was postponed, with staff anticipating that the July 8th Commission Meeting will be an in-person meeting, which would better accommodate testimony from representatives of the Los Angeles County Department of Public Works.
 - Municipal Service Review (MSR)/Sphere of Influence (SOI) Updates are tentatively scheduled as follows:
 - Consolidated Fire Protection District of Los Angeles County on July 8, 2020;
 - Santa Clarita Valley Water Agency (SCVWA) on August 12, 2020;
 - Agoura Hills-Calabasas-Hidden Hills-Westlake Village on September 9, 2020.
- **Alternate Member Vacancy:** The election to appoint a new Alternate Member (independent special districts) to the Commission has begun (this is for the seat formerly held by Joe Ruzicka of the Three Valleys Municipal Water District). As authorized by Government Code § 56332(e), and pursuant to a local policy (Rules for Election of LAFCO Special Districts Commissioners and Their Alternate) adopted by the Los Angeles Independent Special District Selection Committee Election Procedures in 2007, the election will be conducted entirely by mail. The new commissioner is expected to take his or her seat at your October 14, 2020 Commission Meeting (see enclosed schedule).
- **Los Angeles Chapter of the American Planning Association (LAAPA) Award:** LAAPA has conferred its “Award of Excellence: Hard Won Victories” for “Rescuing the Sativa Water System” to LAFCO, the County of Los Angeles, and the State Water Resources Control Board (SWRCB). Winning the award confers eligibility to compete at the State level; staff will submit a nomination to the California Chapter of the American Planning Association (CCAPA) for consideration no later than the June 12th deadline.
- **Staff Schedule:** As of the writing of this report (Tuesday, June 2, 2020), all LAFCO staff continue to work remotely, in furtherance of County of Los Angeles “Safer at Home order for Control of COVID-19.” Individual employees do come to the office—briefly, and one at a time—to retrieve/return files, to prepare/transmit public hearing notices, and to review/scan incoming mail and deliveries. The Executive Officer and Deputy Executive confer frequently with Chair Gladbach concerning changed circumstances, and with legal counsel to ensure compliance with all federal, state, and local orders. LAFCO’s approach appears to be consistent with how most public agencies in Los Angeles County (cities, special districts, and Los Angeles County) are approaching the COVID-19 pandemic.

- **Remote Working:** Staff has prepared a memorandum addressing the work performed by LAFCO staff working remotely (see enclosed).

Staff Recommendation:

1. Receive and file the Executive Officer Report.

MEMORANDUM

TO: LAFCO Commissioners

FROM: Paul A. Novak, AICP
Executive Officer

RE: Remote Working

DATE: June 10, 2020

From mid-March to present, while working remotely, staff has performed the following tasks:

- Executive Officer Paul Novak: Conferred with legal counsel for a city relative to a proposal to form a new community services district; communicated with State and local officials and other stakeholders relative to the Central Basin Municipal Water District; reviewed/revised draft MSR/SOI Updates for reviewed/revised the Consolidated Fire Protection District and the Santa Clarita Valley Water Agency (SCVWA); reviewed/revised all staff reports for the Commission's June 10 Meeting; Established remote access for all employees, and acquired necessary hardware for some, in concert with the Deputy Executive Officer (DEO) and LAFCO's IT consultant; coordinated with Los Angeles County representatives to arrange/schedule a virtual meeting for the June 10 Commission Meeting; worked with staff of the City of West Covina relative to City's adopted fiscal emergency, including options for LAFCO to assist the City; weekly Zoom calls with CALAFCO; in consultation with LAFCO counsel and Commission Chair Jerry Gladbach, cancelled the April and May Commission meetings; and provided appropriate notice for same; and monitored COVID-19 and reopening.
- Deputy Executive Officer Adriana Romo: Processed all payroll, accounts payable, and accounts receivable; reviewed/revised staff reports; solicited quotes for liability, property, and workers compensation insurance, and prepared report/recommendation to the Commission; developed the language with counsel's guidance for the Notice of Filing, and Notices of Hearing for virtual meetings prepared the 2019-2020 Final Budget and prepared report/recommendation to the Commission. Established remote access for all employees, and acquired necessary hardware for some, in concert with the Executive Officer and LAFCO's IT consultant; prepared the 2019-2020 Final Budget and prepared report/recommendation to the Commission. Established remote access for all employees, and acquired necessary hardware for same, in concert with the Executive Officer and LAFCO's IT consultant; reviewed/revised draft MSR/SOI Updates for reviewed/revised the Consolidated Fire Protection District and the Santa Clarita Valley Water Agency; and began drafting a Joint Audit Request for Proposal, as directed by the Commission, and in concert with representatives of Imperial, Orange, Riverside, and San Bernardino LAFCOs.
- Local Government Analyst Alisha O'Brien: Completed the Draft MSR/SOI Update

for the Point Dume Community Services District; developed a first draft of the MSR/SOI Update for the City of South El Monte; revised the summary of community service district law and formation procedures; reviewed/revised the Santa Clarita Valley Water Agency MSR/SOI Update; and conferred with legal counsel for a city relative to a proposal to form a new community services district.

- Local Government Analyst Amber de la Torre: Drafted and finalized eleven (11) staff reports for proposed annexations to County Sanitation Districts for the Commission's June 10 Meeting; drafted and mailed hearing notices for County Sanitation District proposal public hearings; researched schedule of previous MSR and SOI updates, and prepared spreadsheet of same for upcoming SOI reconfirmations; assisted the DEO with payroll processing; and updated the Commission website; replied to several inquiries from public agencies and the general public concerning pending and prior annexation proposals; and continuously worked to revamp the Commission website.
- Local Government Analyst Doug Dorado: reviewed/revised the Consolidated Fire Protection District MSR/SOI Update; advised private landowners and representatives of the City of La Verne on a joint application for an out-of-agency service agreement; responded to inquiries from various county departments relative to a proposed annexation to the City of Santa Clarita; worked to resolve status of a DUC as it relates to annexation to the City of Santa Clarita; published hearing notices for the final budget and the CFPD MSR/SOI public hearings; responded to inquiries from staff of the County, and several cities and special districts, concerning potential annexations and detachments; coordinated mapping requests from consultants for the CFPD MSR and the AH-CA MSR/SOI Update; worked with CFPD staff on a future pending proposal to annex the City of Vernon; and prepared the first draft of an MSR/SOI Update for the resource conservation districts; came into the LAFCO office to obtain documents to scan/email to requesting parties;
- GIS Technician Michael Henderson: Revised all nine (9) DUCs maps, based upon a new American Communities Survey data released by the Census Bureau; prepared all maps for proposals, and compiled PowerPoint presentation, for the Commission's June 10 Meeting; compiled GIS data points for the consultant preparing the CFPD MSR/SOI Update; finalized all maps/descriptions for the eleven (11) County Sanitation District proposals to facilitate recordation of the certificates of compliance; provided maps and descriptions for LAFCO staff involving multiple cities, special districts, and proposed annexations; conducted extensive research concerning one potential DUC and its impact on a city annexation proposal; provided maps for the consultant preparing MSR/SOI Updates for the Cities of Agoura Hills/Calabasas/Hidden Hills/Westlake Village and SCVWA; researched landowner, parcel, and affected territory size issues for other LAFCO staff; reviewed/revised maps/geographic descriptions, in coordination with an outside surveyor, for annexation proposals for vector control districts; and provided map/geographic description information to Kern LAFCO for its Tejon-Castac Water District annexation proposal.
- Office Assistant Adriana Flores: Received all incoming phone calls (LAFCO office phone forwarded to her cell phone) and forwarded messages to LAFCO staff; visited the LAFCO office 1-2 times per week to retrieve, scan, and forward mail; monitored LAFCO voice-mail and fax machines; scheduled conference calls; updated city manager and special district manager contact spreadsheets; inventoried and acquired supplies (masks, antibacterial gel, disinfectant wipes, etc.) for return to office; addressed outstanding Form 700 filings in concert with Deputy Executive Officer; posted information to the Commission website; and facilitated remote working by other LAFCO employees by retrieving and scanning documents in the LAFCO office and emailing to LAFCO staff.

Local Agency Formation for the County of Los Angeles**Alternate Member representing Independent Special Districts
Appointment Schedule**

Tuesday, May 26:	Mail Nomination Memorandum
Friday, July 24:	Nominations due by 5:00 p.m.
Wednesday, July 29:	Mail Ballots
Friday, September 25:	Ballots due by 5:00p.m.
Monday, September 28:	Meet/count ballots *
Tuesday, September 29:	Mail Results Memorandum *

** Approximate, subject to change*

NOTE: Presuming the new member submits all required documentation, the Alternate public Member would assume office at the Commission Meeting on Wednesday, October 14, 2020.

LAFCO

Local Agency Formation Commission
for the County of Los Angeles

Commission

Jerry Gladbach
Chair

Donald Dear
1st Vice-Chair

Gerard McCallum
2nd Vice-Chair

Kathryn Barger
Richard Close
Margaret Finlay
John Mirisch
David Ryu
Hilda Solis

Alternate Members

Lori Brogin-Falley
Sheila Kuehl
David Lesser
Judith Mitchell
Joseph Ruzicka
Vacant
(City of Los Angeles)

Staff

Paul Novak
Executive Officer

Adriana Romo
Deputy Executive Officer

Amber De La Torre
Doug Dorado
Adriana Flores
Michael Henderson
Alisha O'Brien

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

www.lafco.org

May 21, 2020

William F. Kruse, Esq.
Lagerlof, Senecal, Gosney & Kruse, LLP
301 No. Lake Avenue
Tenth Floor
Pasadena, CA 91101

Dear Bill:

As we discussed via email, I am ready to initiate the process to appoint the "alternate member" position on the Commission (LAFCO). This is the position formerly held by Joe Ruzicka of the Three Valleys Municipal Water District, who passed away in December of 2019.

Consistent with authority derived from Government Code §56332, and specifically, subsection (g) therein, I hereby appoint you to conduct the election as my designee. You are authorized to solicit nominations from all independent special districts, arrange for the appropriate ballots to be mailed to all independent districts, and arrange for the return of nominations and ballots to your office.

I will post the election schedule to LAFCO's website, consistent with the schedule we confirmed via email (I will send you a link once this is posted). Adriana Flores of my office will provide you with LAFCO's current list of the independent special districts in Los Angeles County and their presiding officers, which should be sufficient for purposes of soliciting nominations and votes. Should you require additional information, please contact me or LAFCO Deputy Officer Adriana Romo.

As we agreed previously, your service in this capacity will be conducted at no cost to LAFCO. I would be grateful if you would copy me on all correspondence relative to the solicitation of nominations and conduct of the election.

Thank you.

Sincerely,



Paul A. Novak, AICP
Executive Officer

Copy to:

Honorable LAFCO Commissioners
Adriana Romo
Adriana Flores
Carole Suzuki
Tiffani Shin