



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

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Pasadena, CA 91101
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www.lalafco.org

LIVE VIRTUAL COMMISSION MEETING

LOCAL AGENCY FORMATION COMMISSION

Wednesday, November 18, 2020
9:00 a.m.

This meeting will be conducted as a virtual meeting with telephone 1-415-655-0001 (Access Code: 145 151 1916) and web access (<https://lacountyboardofsupervisors.webex.com/lacountyboardofsupervisors/onstage/g.php?MTID=e8d2907acca538a42b1fddc43355f0723>), 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".

FOR MEMBERS OF THE PUBLIC

TO LISTEN BY TELEPHONE AND PROVIDE PUBLIC COMMENT DIAL:

1-415-655-0001
Access Code: 145-151-1916 (English)

OR TO LISTEN VIA WEB AND PROVIDE COMMENT:

<https://lacountyboardofsupervisors.webex.com/lacountyboardofsupervisors/onstage/g.php?MTID=e8d2907acca538a42b1fddc43355f0723>

TO PROVIDE WRITTEN 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.

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

1. CALL MEETING TO ORDER

2. PLEDGE OF ALLEGIANCE WILL BE LED BY CHAIR GLADBACH

3. DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)

4. PUBLIC COMMENT / SWEARING-IN OF SPEAKER(S)

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

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 October 14, 2020.
- b. Approve Operating Account Check Register for the month of October 2020.
- c. Receive and file update on Pending Proposals.

7. PUBLIC HEARING(S)

NONE.

8. PROTEST HEARING(S)

NONE.

9. OTHER ITEMS

- a. Presentation by Pamela Miller, Executive Director, California Association of Local Agency Formation Commissions (CALAFCO).
- b. Request to form an Ad Hoc Committee to Consider a Lease Extension.

10. LEGISLATION

NONE.

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

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

14. FUTURE MEETINGS

January 13, 2021

February 10, 2021

March 10, 2021

15. 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.

16. ADJOURNMENT

DRAFT

Commission
Jerry Gladbach
Chair

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1st Vice-Chair

Gerard McCallum
2nd Vice-Chair

Kathryn Barger
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MINUTES OF THE LOCAL AGENCY FORMATION COMMISSION FOR THE COUNTY OF LOS ANGELES LIVE VIRTUAL MEETING

October 14, 2020

Present:

Jerry Gladbach, Chair

Kathryn Barger
Richard Close
Donald Dear
Margaret Finlay
Gerard McCallum
John Mirisch
David Ryu
Hilda Solis

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

Paul Novak, Executive Officer
Carole Suzuki, Legal Counsel

Absent:

Sheila Kuehl, Alternate

Vacant:

City of Los Angeles, Alternate Member

1 CALL MEETING TO ORDER

The meeting was called to order at 9:01 a.m. as a live virtual Commission meeting, with public comment accepted via email or phone through the conclusion of public testimony.

2 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Gladbach.

3 DISCLOSURE OF CAMPAIGN CONTRIBUTION(S)

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

ANNOUNCEMENTS

Chair Gladbach indicated that the Independent Special District Committee recently appointed Mel Matthews (Vice President and Director of the Foothill Municipal Water District), and welcomed Commissioner Matthews as the new Alternate Special District Member, to fulfill an unexpired four-year term which ends on May 2, 2022.

[Commissioner Finlay arrived at 9:06 a.m.]

Chair Gladbach indicated that Sandor "Sandy" Winger passed away on Sunday, September 20, 2020. Mr. Winger was LAFCO's Deputy Executive Officer from 2001-2006 and Executive Officer from 2006-2010.

The EO noted that today's meeting was conducted pursuant to the provisions of the Governor's Executive Orders No-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." LAFCO's legal counsel reviewed the notifications and agenda and has confirmed that the conduct of the meeting is consistent with State law as modified by the Governor and County orders.

The EO noted that all public hearing notices, and the agenda, clearly stated that interested persons were afforded the opportunity to submit written opposition or comments by email, or via United States mail. For any communications received after the agenda was posted, staff has forwarded copies via e-mail to the Commission. LAFCO staff continued to monitor e-mail and comments received during the meeting and prior to the conclusion of each hearing item were read to the Commission.

4 PUBLIC COMMENT / SWEARING-IN OF SPEAKER(S)

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

The EO called on members of the public to provide comment (None).

[Commissioner Ryu arrived at 9:08 a.m.]

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 September 9, 2020.
- b. Approved Operating Account Check Register for the month of September 2020.
- c. Received and filed update on Pending Proposals.
- d. Adopted Resolution of the Local Agency Formation Commission for the County of Los Angeles Making Determinations Adopting the MSR No. 2020-07 – Municipal Service Review and Sphere of Influence Update for the Cities of Agoura Hills, Calabasas, Hidden Hills, and Westlake Village; and Approved final, revised Sphere of Influence Maps for the Cities of Agoura Hills, Calabasas, Hidden Hills, and Westlake Village; Resolution No. 2020-19RMD.

MOTION:	Dear	SECOND: Finlay	APPROVED: 9-0-0
AYES:	Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach		
NOES:	None.		
ABSTAIN:	None.		
ABSENT:	None.		

7 PUBLIC HEARING(S)

None.

8 PROTEST HEARING(S)

None.

9 OTHER ITEMS

The following item was called up for consideration:

- a. Sativa Water System – Quarterly Update.

The EO summarized the staff report concerning this item.

The Commission took the following action:

- Received and filed the Sativa County Water District Status Report.

MOTION: Mirisch SECOND: Dear APPROVED: 9-0-0
AYES: Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: None.

9 OTHER ITEMS

The following item was called up for consideration:

- b. Sativa Water System: County of Los Angeles Request to Extend the Interim Operating Period; Staff Recommendation to Modify Reporting Requirements and Support the County's Efforts to Assign Sativa to a Long-Term Water Provider; and California Environmental Quality Act (CEQA) determinations.

The EO summarized the staff report concerning this item.

The Commission took the following actions:

- Adopted the Resolution Making Determinations, including the California Environmental Quality Act determinations, extending the interim operating for the County of Los Angeles for one (1) year relative to the Sativa Water System; Resolution No. 2020-20RMD;
- Modified the County's reporting to the Commission to require annual reporting, at minimum, and reporting of any information of significance concerning Sativa, from the County; and
- Endorsed actions approved or recommended by the Los Angeles County Board of Supervisors related to any application submitted by the County to the California Public Utilities Commission for a new long-term service provider.

MOTION: Solis SECOND: Mirisch APPROVED: 9-0-0
AYES: Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: None.

9 OTHER ITEMS

The following item was called up for consideration:

- c. Potential Cancellation of the December 9, 2020 Meeting.

The EO summarized the staff report concerning this item.

The Commission took the following actions:

- Canceled the December 9, 2020 Commission Meeting; and
- Directed the Executive Officer to send notice via the LAFCO e-mail alert notification system and post notice on the LAFCO website.

MOTION: Finlay SECOND: Solis APPROVED: 9-0-0
AYES: Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: None.

9 OTHER ITEMS

The following item was called up for consideration:

- d. Annual Election of Officers.

The EO summarized the staff report concerning this item.

The Commission took the following actions:

- Nominated and elected Commissioner Gladbach to serve as LAFCO Chair for a term of one (1) year and until the election of a successor;
- Nominated and elected Commissioner Dear to serve as LAFCO First Vice-Chair for a term of one (1) year and until the election of a successor; and

- Nominated and elected Commissioner McCallum to serve as LAFCO Second Vice-Chair for a term of one (1) year and until the election of a successor.

MOTION: Finlay SECOND: Solis APPROVED: 9-0-0
AYES: Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: None.

10 LEGISLATION

None.

11 MISCELLANEOUS CORRESPONDENCE

None.

12 COMMISSIONERS' REPORT

None.

13 EXECUTIVE OFFICER'S REPORT

- a. Written Update.
- b. Verbal Update.

The EO indicated that staff sent a condolence card to Mr. Winger's wife, Phyllis, on behalf of the Commission, legal counsel, and staff.

The Commission took the following actions:

- Received and filed the Written Update and Verbal Update from the Executive Officer.

MOTION: Dear SECOND: Barger APPROVED: 9-0-0
AYES: Barger, Close, Dear, Finlay, McCallum, Mirisch, Ryu, Solis, Gladbach
NOES: None.
ABSTAIN: None.
ABSENT: None.

14 FUTURE MEETINGS

November 18, 2020 (Special Meeting)
December 09, 2020 (Cancelled)

January 13, 2021

15 FUTURE AGENDA ITEMS

None.

16 ADJOURNMENT MOTION

On motion by Barger, seconded by Commissioner Dear, in memory of Sandor “Sandy” Winger, the live virtual meeting was adjourned at 9:22 a.m.

Respectfully submitted,

Paul Novak, AICP
Executive Officer

11:00 AM

10/29/20

Cash Basis

LA LAFCO

Register Report

October 2020

Type	Date	Num	Name	Paid Amount	Balance
Oct 20					
Bill Pmt -Check	10/05/2020	10779	Promac Image Syst...	-96.96	-96.96
Check	10/06/2020	WIRE	TRPF 80 South Lak...	-9,278.97	-9,375.93
Check	10/09/2020	ADP	ADP	-175.18	-9,551.11
Check	10/15/2020	DD	Ambar De La Torre	-2,128.32	-11,679.43
Check	10/15/2020	DD	Douglass S Dorado	-3,123.36	-14,802.79
Check	10/15/2020	DD	Adriana L Flores	-1,281.97	-16,084.76
Check	10/15/2020	DD	Michael E Henderson	-2,382.56	-18,467.32
Check	10/15/2020	DD	Paul A Novak	-5,877.86	-24,345.18
Check	10/15/2020	DD	Alisha O'Brien	-2,450.79	-26,795.97
Check	10/15/2020	DD	Adriana Romo	-3,885.80	-30,681.77
Check	10/15/2020	DD	Federal Tax Deposit	-3,916.55	-34,598.32
Check	10/15/2020	DD	State Income Tax	-1,151.01	-35,749.33
Bill Pmt -Check	10/15/2020	10780	Certified Records M...	-687.05	-36,436.38
Bill Pmt -Check	10/15/2020	10781	Charter Communica...	-551.98	-36,988.36
Bill Pmt -Check	10/15/2020	10782	CoreLogic	-28.80	-37,017.16
Bill Pmt -Check	10/15/2020	10783	CTS Cloud Solutions	-637.50	-37,654.66
Bill Pmt -Check	10/15/2020	10784	Daily Journal	-117.50	-37,772.16
Bill Pmt -Check	10/15/2020	10785	FedEx	-86.47	-37,858.63
Bill Pmt -Check	10/15/2020	10786	LACERA-OPEB	-1,989.36	-39,847.99
Bill Pmt -Check	10/15/2020	10787	Quadient Leasing U...	-382.28	-40,230.27
Bill Pmt -Check	10/15/2020	10788	RSG, Inc.	-675.00	-40,905.27
Bill Pmt -Check	10/15/2020	10789	Transamerica Life In...	-180.00	-41,085.27
Bill Pmt -Check	10/15/2020	10790	Wells Fargo	-385.89	-41,471.16
Bill Pmt -Check	10/15/2020	10791	Yvonne Green CPA	-275.00	-41,746.16
Check	10/23/2020	ADP	ADP	-141.66	-41,887.82
Bill Pmt -Check	10/29/2020	10792	ATT	-307.32	-42,195.14
Bill Pmt -Check	10/29/2020	10793	Bank of America*	-1,070.64	-43,265.78
Bill Pmt -Check	10/29/2020	10794	CSDA	-1,482.00	-44,747.78
Bill Pmt -Check	10/29/2020	10795	Eide Bailly	-4,479.10	-49,226.88
Bill Pmt -Check	10/29/2020	10796	FedEx	-51.32	-49,278.20
Bill Pmt -Check	10/29/2020	10797	LACERA	-15,278.26	-64,556.46
Bill Pmt -Check	10/29/2020	10798	Motor Parks	-630.00	-65,186.46
Bill Pmt -Check	10/29/2020	10799	Quadient, Inc.	-235.25	-65,421.71
Bill Pmt -Check	10/29/2020	10800	Staples	-373.96	-65,795.67
Bill Pmt -Check	10/29/2020	10801	The Lincoln National	-282.70	-66,078.37
Bill Pmt -Check	10/29/2020	10802	Total Compensation...	-1,170.00	-67,248.37
Bill Pmt -Check	10/29/2020	10803	Tropical Interior Plants	-125.00	-67,373.37
Check	10/30/2020	DD	Ambar De La Torre	-2,128.32	-69,501.69
Check	10/30/2020	DD	Douglass S Dorado	-3,123.36	-72,625.05
Check	10/30/2020	DD	Adriana L Flores	-1,158.08	-73,783.13
Check	10/30/2020	DD	Michael E Henderson	-2,382.55	-76,165.68
Check	10/30/2020	DD	Paul A Novak	-5,877.87	-82,043.55
Check	10/30/2020	DD	Alisha O'Brien	-2,450.78	-84,494.33
Check	10/30/2020	DD	Adriana Romo	-3,885.80	-88,380.13
Check	10/30/2020	DD	Federal Tax Deposit	-3,872.05	-92,252.18
Check	10/30/2020	DD	State Income Tax	-1,143.84	-93,396.02
Check	10/30/2020	DD	Federal Tax Deposit	-256.88	-93,652.90
Check	10/30/2020	61264...	Kathryn Barger	-132.99	-93,785.89
Check	10/30/2020	61264...	Brogan-Falley Lori	-138.52	-93,924.41
Check	10/30/2020	DD	Richard Close	-138.52	-94,062.93
Check	10/30/2020	DD	Donald Dear	-138.52	-94,201.45
Check	10/30/2020	61264...	Margaret E Finlay	-138.53	-94,339.98
Check	10/30/2020	61264...	Edward G Gladbach	-138.52	-94,478.50
Check	10/30/2020	DD	David J Lesser	-138.52	-94,617.02
Check	10/30/2020	DD	Gerard McCallum II	-138.53	-94,755.55
Check	10/30/2020	61264...	Judith M Mitchell	-138.52	-94,894.07
Check	10/30/2020	DD	David E Ryu	-138.53	-95,032.60
Check	10/30/2020	DD	Hilda L Solis	-127.44	-95,160.04
Check	10/30/2020	DD	John A Mirisch	-138.53	-95,298.57
Oct 20				-95,298.57	-95,298.57

		AGENDA ITEM NO. 6.c. November 18, 2020					
		PENDING PROPOSALS As of November 5, 2020					
		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
1	DD	Annexation 2006-12 to Los Angeles County Waterworks District No. 40	Land Resource Investors	Annex 20 acres of vacant land located at the northeast corner of Avenue J and 37th Street East, City of Lancaster. Will be developed into 80 single family homes.	Incomplete filing: property tax transfer resolution, registered voter and landowner labels.	5/16/2006	Unknown
2	DD	Annexation No. 2006-46 to Los Angeles County Waterworks District No. 40	New Anaverde, LLC	Annex 1,567 acres of vacant land located near Lake Elizabeth Road and Avenue S in the city of Palmdale. Will be developed into 313 single family home.	Incomplete filing: CEQA, registered voter labels, landowner labels, and approved map and legal.	10/5/2006	Unknown
3	DD	Annexation No. 2011-17 (2006-50) to Los Angeles County Waterworks District No. 40	Behrooz Haverim/Kamyar Lashgari	Annex 20.62 acres of vacant land located south of Avenue H between 42nd Street West and 45th Street West in the City of Lancaster. To be developed into single family homes	Incomplete filing: property tax transfer resolution, registered voter and landowner labels.	12/1/2006	Unknown
4	DD	Annexation 2008-13 to Los Angeles County Waterworks District No. 40	Lancaster School Dist.	Annex 20.47 acres of vacant land located 2 miles west of the Antelope Valley frw. And the nearest paved major streets are ave. H. And Ave. I, in the City of Lancaster. For future construction of a school.	Need BOE fees to place on agenda for approval. Emailed district for fees on 4-18-17.	9/22/2008	Unknown
5	DD	Reorganization 2010-04 Los Angeles County Waterworks District No. 29	Malitex Partners, LLC	Detach 88 acres of vacant land from the Las Virgenes Municipal Water District and annex same said territory to Los Angeles County Waterworks District No 29 and West Basin Municipal Water District. The project includes future construction of three homes and dedicates open space. The project site is located north of Pacific Coast Highway at the end of Murphy Way, in the unincorporated area adjacent to Malibu.	Notice of Filing sent 07-15-10. Incomplete filing: CEQA. EIR on hold 4-14-15. Applicant requested to keep this file open, pending details how to proceed with the project 04/29/15.	6/9/2010	Unknown
6	DD	City of Palmdale Annexation 2010-05	City of Palmdale	49.6 acres located adjacent to residential properties to the southwest, southeast, and separated by the Amargosa Creek to the north.	Notice of Filing sent 1-3-11 Incomplete filing: property tax transfer resolution, insufficient CEQA, unclear pre-zoning ordinance, approved map and legal. Need to include DUC .	10/25/2010	Unknown
7	DD	Reorganization 2011-16 (Tesoro del Valle)	Montalvo Properties LLC	Annexation to NCWD and CLWA SOI Amendments for both 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	5/5/2011	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
8	DD	City of Los Angeles Annexation 2011-27	Forestar Group	685 acres of uninhabited territory located east of Browns Canyon Road and northwest of Mason Ave, in the unincorporated area just north of the City of Los Angeles.	Notice of Filing sent 2-15-12 Incomplete filing: property tax transfer resolution, CEQA, pre-zoning ordinance, map of limiting addresses, list of limiting addresses, and approved map and legal.	12/8/2011	Unknown
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	176± acres immediately north of and adjacent to the 101 freeway between the City of Calabasas and Hidden Hills.	Notice of Filing sent 1-8-15, Incomplete filing: property tax transfer resolution 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 Cairnloch Street, west of Summit Mountain Way. all within the City of Calabasas.	Notice of Filing sent 04-19-16 Incomplete filing: property tax transfer resolution, and map and legal not approved.	2/22/2016	Unknown
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

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
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 Schueren 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	Jan-2021
17	DD	Annexation No. 2018-06 to the San Gabriel Valley Mosquito and Vector Control District	San Gabriel Valley Mosquito and Vector Control District	77.55± acres of inhabited territory. The affected territory is located north of the intersection of Mountain Laurel Way and Highway Court in the City of Azusa.	Notice of Filing Sent 11-11-18 Incomplete filing: property tax transfer resolution, missing map and legal, owners and registered voter labels	10/22/2018	Unknown
18	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
19	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
20	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.	Recorded COC. e-mail distribution pending	12/26/2018	Sep-2020
21	AD	Annexation 430 to District No. 14	Sanitation Districts	227.677± 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.	Recorded COC. e-mail distribution pending	2/12/2019	Sep-2020
22	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 Chandeaur 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
23	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, approved map and legal.	7/23/2019	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
24	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 Francisco 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
25	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
26	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
27	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
28	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
29	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
30	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 northeast 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
31	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
32	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
33	AD	Annexation 428 to District no. 14	Sanitation Districts	2.51± acres of uninhabited territory. The affected territory is located on the southwest corner of Avenue N and 10th Street West, all within the City of Palmdale.	Notice of Filing Sent 06-8-20 Incomplete filing: property tax transfer resolution.	5/28/2020	Unknown
34	AOB	Formation No. 2020-05 of the Inglewood Transportation Management Community Services District	City of Inglewood	5.804± acres (or 9.07± square miles) of inhabited territory, all within the City of Inglewood.	The Applicant requested (on 10-15-20) to postpone scheduling a hearing date on this proposal.	6/15/2020	Unknown

		LAFCO Designation	Applicant	Description	Status	Date Filed	Est. Date of Completion
35	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1094	Sanitation Districts	79.084± acres of uninhabited territory. The affected territory is located north of Antelope Valley Freeway west of Oak Springs Canyon Road and east of Soledad Canyon Road, all within the City of Santa Clarita.	Notice of Filing Sent 07-16-20 Incomplete filing: property tax transfer resolution.	6/30/2020	Unknown
36	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1095	Sanitation Districts	26.882± acres of uninhabited territory. The affected territory is located northwest of Sierra Highway, extending north of Dockweiler Drive, east of Oakleaf Canyon Drive, west of Antelope Freeway, all within the City of Santa Clarita.	Notice of Filing Sent 07-16-20 Incomplete filing: property tax transfer resolution.	6/30/2020	Unknown
37	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1099	Sanitation Districts	2.077± acres of uninhabited territory. The affected territory is located on the west side of Sand Canyon Road south of Comet Way, all within the City of Santa Clarita.	Notice of Filing Sent 07-16-20 Incomplete filing: property tax transfer resolution.	6/30/2020	Unknown
38	AD	Santa Clarita Valley Sanitation District of Los Angeles County Annexation 1100	Sanitation Districts	1.823± acres of uninhabited territory. The affected territory is located on Soledad Canyon Road approximately 400 feet north of Sandy Drive, all within the City of Santa Clarita.	Notice of Filing Sent 07-16-20 Incomplete filing: property tax transfer resolution.	6/30/2020	Unknown

Staff Report

November 18, 2020

Agenda Item No. 9.a.

**California Association of Local Agency Formation Commissions (CALAFCO)
Presentation by Pamela Miller**

CALAFCO's Executive Director Pamela Miller will make a presentation about CALAFCO benefits and programs. A copy of her presentation is attached.

Recommended Action:

Staff recommends that the Commission:

1. Receive and file the presentation.



CALAFCO

Supporting our member LAFCoS in fulfilling their statutory mission

Prepared for Los Angeles LAFCo
November 18, 2020



CALAFCO Mission

CALAFCO provides educational, information sharing and technical support for its members by serving as a resource for, and by collaborating with, the public, the legislative and executive branches of state government, and other organizations, for the purpose of discouraging urban sprawl, preserving open-space and prime agricultural lands, and encouraging orderly growth and development of local agencies.



CALAFCO Mission

Long way of saying we support our member LAFCOs as you fulfill your regulatory, **planning** and **resource** roles:

- ✓ Administer modification of existing agencies and create new ones
- ✓ Evaluate boundary changes based on various factors
- ✓ Monitor/control extension of public services
- ✓ Develop and update Spheres of Influence for cities and districts
- ✓ Prepare Municipal Service Reviews for all local jurisdictions
- ✓ Work cooperatively on growth, preservation, and service delivery issues
- ✓ 50+ years of records on formations & boundary changes
- ✓ Shared services and inter-agency agreement models, governance options, etc.



Why were LAFCos Created?



- ❖ Post-WWII population and housing boom in California led to increased demand for government services
- ❖ Rapid growth and scramble to finance and extend services
- ❖ Freeway suburbs, city annexation “wars” and hasty conversion of farmland
- ❖ Poor planned cities and proliferation of limited purpose special districts, with expensive and redundant delivery of services





LAFCo's Legislative Purpose:

- ❖ Discourage urban sprawl
- ❖ Preserve agriculture and open space
- ❖ Promote efficient public services
- ❖ Consider regional housing needs, adequate water and other issues
- ❖ Tool: Encourage orderly boundaries



Legislative Solution in 1963 – State Law, Local Flexibility

- ❖ No state commission or statewide agency
- ❖ Local control – no state appointees or funding
- ❖ A Local Agency Formation Commission in every county
- ❖ Each LAFCo independent
- ❖ Local flexibility – local policies
- ❖ 6 major revisions to State law over 52 years
- ❖ Unique to California





Legislative History

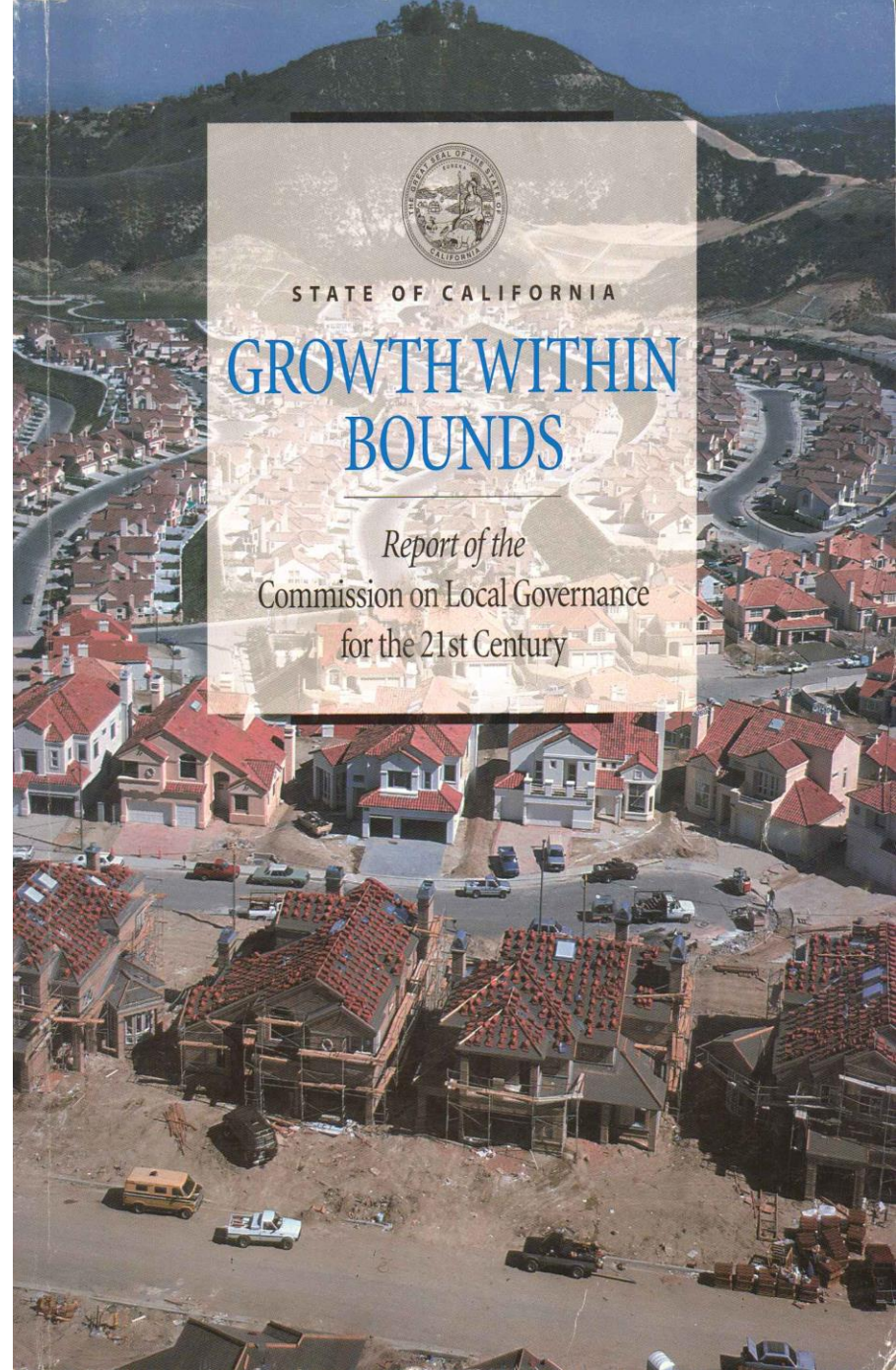
- 1963 - Knox-Nesbitt Act – LAFCos created to regulate boundaries
- 1971- LAFCo to create growth boundaries for cities and districts called spheres of influence. This was a huge shift of responsibility beyond merely reacting to individual boundary changes.
- 1972 - Allow special district members
- 1985 - Cortese-Knox Local Government Reorganization Act



2000 Brings Change!

Recommendations:

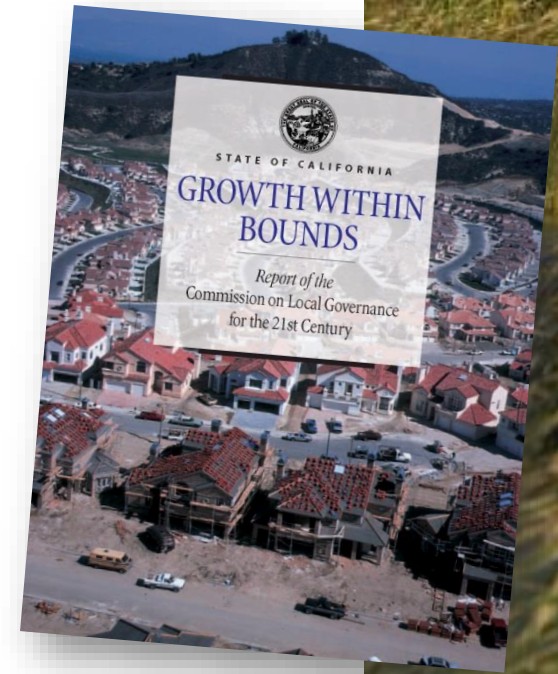
- ❖ LAFCos to be neutral, independent, and provide well balanced representation.
- ❖ Strengthen LAFCo's powers to prevent urban sprawl and ensure orderly extensions of governmental services.
- ❖ Municipal Service Reviews to inform SOI Updates.
- ❖ Strengthen policies to protect agricultural and open space.



Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (§56000)

Significantly strengthened LAFCo's powers and abilities, and affirmed LAFCo's role

- ◆ Requires LAFCo independence and neutrality
- ◆ Process for special districts to be seated for well-balanced representation
- ◆ Requires equal share funding by county, cities and (member) districts
- ◆ Requires Municipal Service Reviews
- ◆ Requires Sphere of Influence updates every 5 years, as necessary





LAFCo is Independent

- ❖ Adopts local policies
- ❖ Commission makes final decisions; only appeal is through the courts
- ❖ Appoints an Executive Officer, Clerk and Legal Counsel
- ❖ Can contract for staff services
- ❖ Has administrative authority as an independent public agency



Legal Framework – Subject to State Laws



- ❖ Cortese-Knox-Hertzberg Act
 - ◆ Each LAFCo may adopt local policies and procedures to supplement the Act
- ❖ Brown Act / Public Records Act
- ❖ CEQA
- ❖ Revenue & Tax Code
- ❖ Political Reform Act / Other Conflict of Interest Laws
- ❖ Principal Acts





What decisions do you make?

- ❖ City Incorporation and Disincorporation
- ❖ District Formations and Dissolutions
- ❖ Annexations
- ❖ Detachments
- ❖ Consolidations, Mergers, Subsidiary District
- ❖ Service Extensions outside a District or City
- ❖ Spheres of Influence
- ❖ Municipal Service Reviews
- ❖ Activate Latent Powers
- ❖ Review Fire Contracts





Local Agencies Regulated by LAFCo

❖ Include:

- ◆ Counties, cities, most special districts

❖ Do NOT include:

- ◆ JPAs-(Must Submit Agreements to LAFCO)
- ◆ Community facilities or Mello-Roos districts
- ◆ School or college districts
- ◆ County boundaries
- ◆ Bridge and highway districts
- ◆ Improvement districts
- ◆ Zones of benefit
- ◆ Air pollution/quality districts



As a **REGULATORY** Agency...

- ❖ Forms new cities and districts
- ❖ Changes boundaries of existing agencies – annexations, consolidations, dissolutions
- ❖ Activates (and divests) latent powers of local agencies
- ❖ Controls extension of public services outside cities/districts
- ❖ Is prohibited from directly regulating land use, but must adopt policies that encourage orderly and logical development of land inside a Sphere of Influence



As a **PLANNING** Agency...

- ❖ Prepares and updates Spheres of Influence for cities and districts
- ❖ Prepares Municipal Service Reviews for all municipal service providers
- ❖ Works cooperatively with public and private agencies and interests on growth, land preservation and service delivery
- ❖ Participates in local and regional planning processes



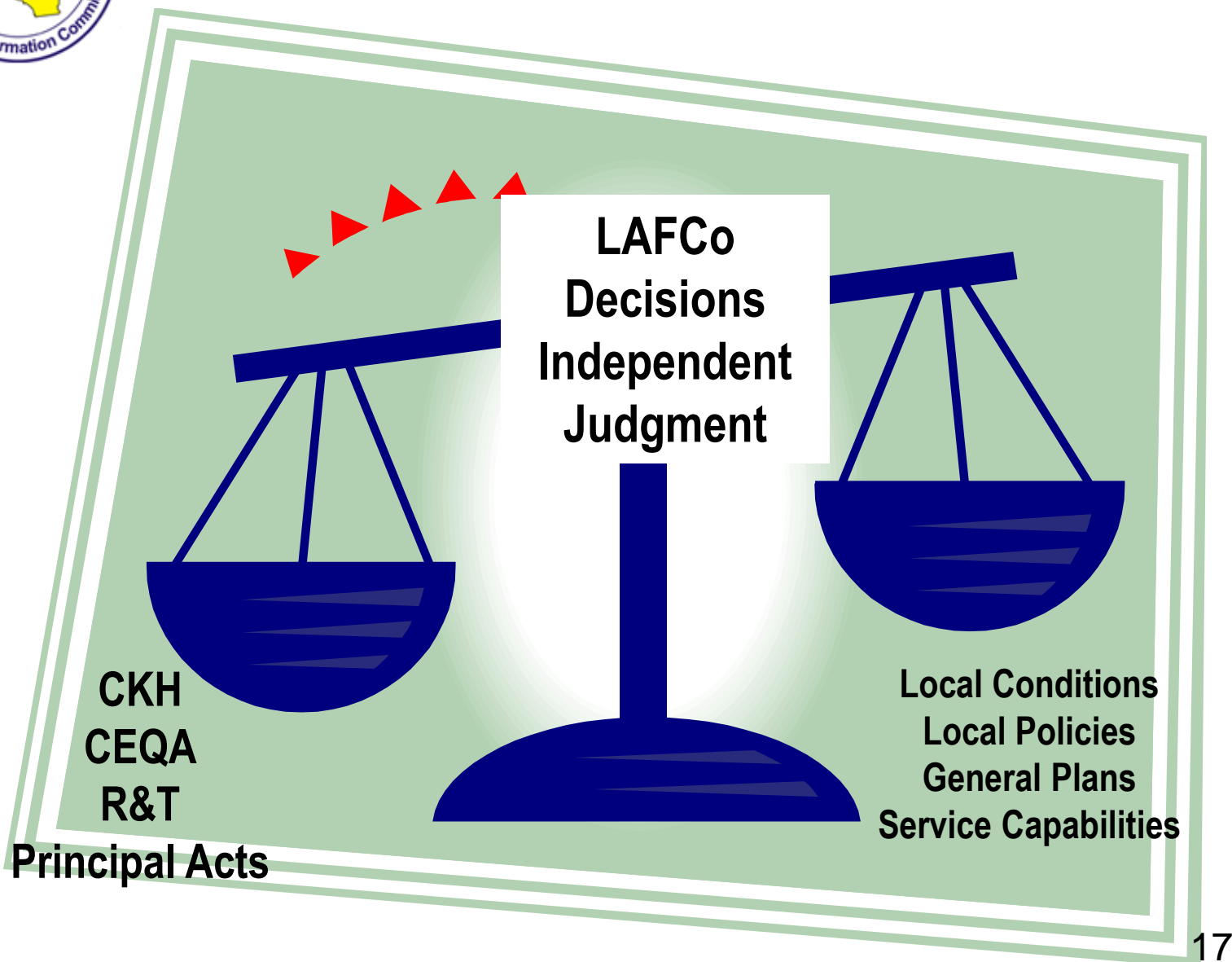
As a **RESOURCE...**

- ❖ Shared service models, studies and exchanges; information about other local service delivery options
- ❖ Model inter-agency agreements
- ❖ Models for tax sharing, revenue generation, governance options, social justice, etc.
- ❖ Training and educational resources for compliance with State laws and best practices
- ❖ Historical, current and trending info – 50+ year record of formations and boundary changes
- ❖ SOI studies since early '70s; MSRs since early 2000s; GIS data layers and maps





LAFCo Balancing Act





Commissioners are Independent, too

- ❖ Exercise independent judgment on behalf of public, not appointing agency
- ❖ Based on CKH and local LAFCo policies - not interests of appointing agency alone
- ❖ “LAFCo Hat” involves a broader perspective representing “public as a whole”





Commissioners

- ❖ Commissioners make final decisions
- ❖ Decisions cannot be appealed to other administrative bodies
- ❖ LAFCo staff accountable to Commission and statutes
- ❖ Adopt local policies and procedures





Each Commission is Independent

- ❖ Provides own office, equipment, personnel
- ❖ Appoints an Executive Officer
- ❖ Appoints a Legal Counsel
- ❖ Can contract for staff services





LAFCo is Funded Locally

- ❖ Must adopt a final budget by June 15
- ❖ Many LAFCOs also approve a work plan
- ❖ Budget process is outlined in CKH Act
- ❖ Minimum funding level is defined
- ❖ Net cost funded by the county, cities, and special districts *(usually in equal shares)*
- ❖ County Auditor calculates charges and processes the invoices





LAFCo is Funded Locally

- ❖ Local funding formulas are allowed
- ❖ Processing fees help to offset expenses for proposals
- ❖ Adoption of fee schedule recommended



LAFCo Composition



At the least:

- ❖ 2 County Supervisors (plus alternate)
- ❖ 2 City Members (plus alternate)
- ❖ 1 Public Member (plus alternate)

31 LAFCos also include:

- ❖ 2 Special District members (plus alternate)

Some LAFCos have “special seats”

Counties with no cities





LAFCos' Legal Role

- ❖ While powers are broad, LAFCo jurisdiction is limited to actions and powers granted by statute
- ❖ Legislature has given LAFCos authority over boundary decisions and other government organization issues
- ❖ LAFCo is the Legislature's "watchdog" for local governments – one job is to monitor local government actions





Subject to State Laws

- ❖ Cortese-Knox-Hertzberg Act
- ❖ Brown Act / Public Records Act
- ❖ CEQA
- ❖ Revenue & Taxation Code
- ❖ Political Reform Act / Other Conflict of Interest Laws
- ❖ Levine Act
- ❖ Principal Acts





Limited Legal Challenge

- ❖ LAFCo decisions are quasi-legislative
- ❖ Not appealable except to the courts
- ❖ Short time to file suit
- ❖ Limited legal challenge to decisions
- ❖ Upheld as long as decision is not “arbitrary and capricious”





LAFCo Myths and Legends

- ❖ LAFCo has a “magic wand” that instantly solves boundary and service issues. **Nope!**
- ❖ LAFCo proceedings do not require deliberate review and analysis that require agency and public collaboration and/or support. **Nope!**
- ❖ LAFCo is an arm of the county, not the state. **Nope!**
- ❖ LAFCo’s sole mission is to dissolve agencies, particularly special districts. **Nope!**
- ❖ LAFCo’s role is always “reactive” and not “proactive.” **Nope!**
- ❖ Consult LAFCo at the last minute **Nope!**



What is CALAFCO?

- ❖ Nonprofit Corporation in the State of California registered with the Secretary of State
- ❖ State Charity registered with the Attorney General Registry of Charitable Trusts
- ❖ Private Foundation exempt from Federal income tax under section 501 (c)(3)
- ❖ Not subject to public agency laws



CALAFCO Formation

- ❖ Founded 1971
- ❖ Staff volunteers from member LAFCOs
- ❖ First paid Executive Director in 1998 – 4 in total since then
- ❖ Counsel Clark Alsop CALAFCO Legal Counsel since 1982
- ❖ First CALAFCO office in 2005



CALAFCO Membership

- ❖ All 58 statewide LAFCos are members
- ❖ 3 Gold Associate Members
- ❖ 25 Silver Associate Members

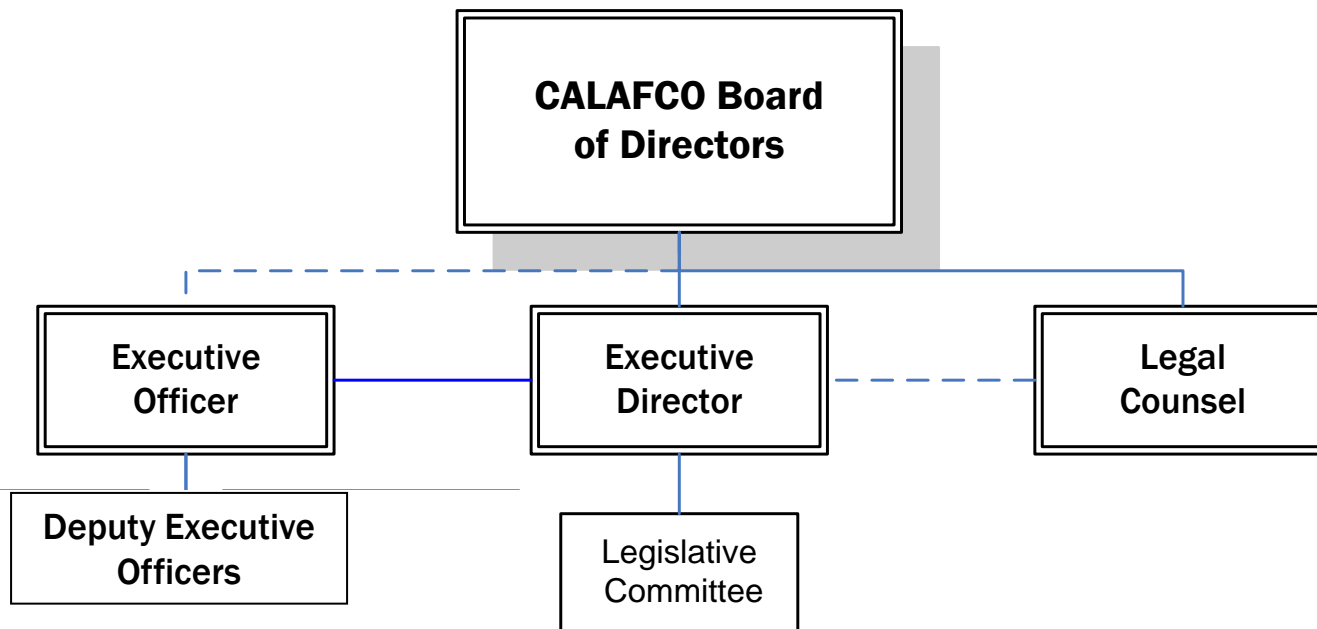


CALAFCO Regions

FOUR REGIONS



CALAFCO Organization



CALAFCO Board of Directors

- ❖ 16 Member Board elected annually by the membership (8 each year)
- ❖ 4 from each region
 - ◆ Central, Coastal, Northern, Southern
- ❖ Diverse representation among County-City-Special District-Public members (4 of each)



CALAFCO Staff

❖ As of 9/1/20 – 2 P/T employees

- ◆ Executive Director (32 hrs/week)
- ◆ Executive Assistant (10-15 hrs/week)

❖ Two contractors

- ◆ Legal Counsel (hourly as needed)
- ◆ Certified Public Accountant (15 hrs/qtr)

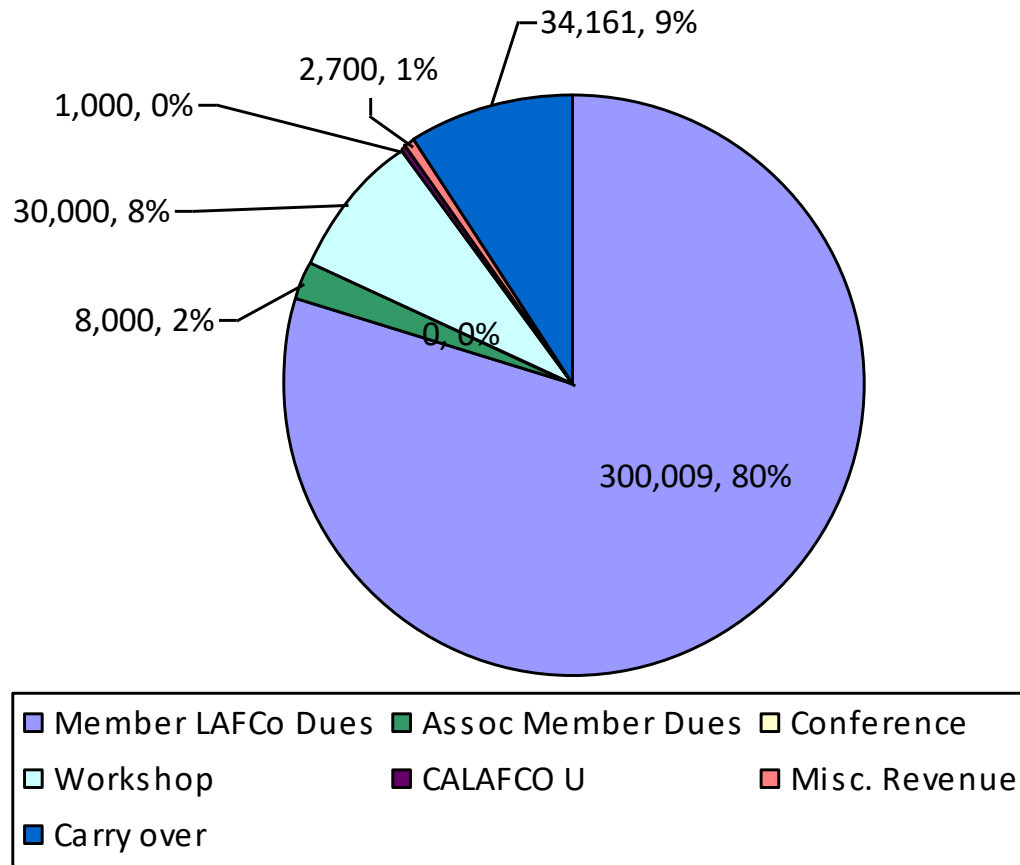
❖ Volunteer staff

- ◆ Regions, Committees, Special Projects



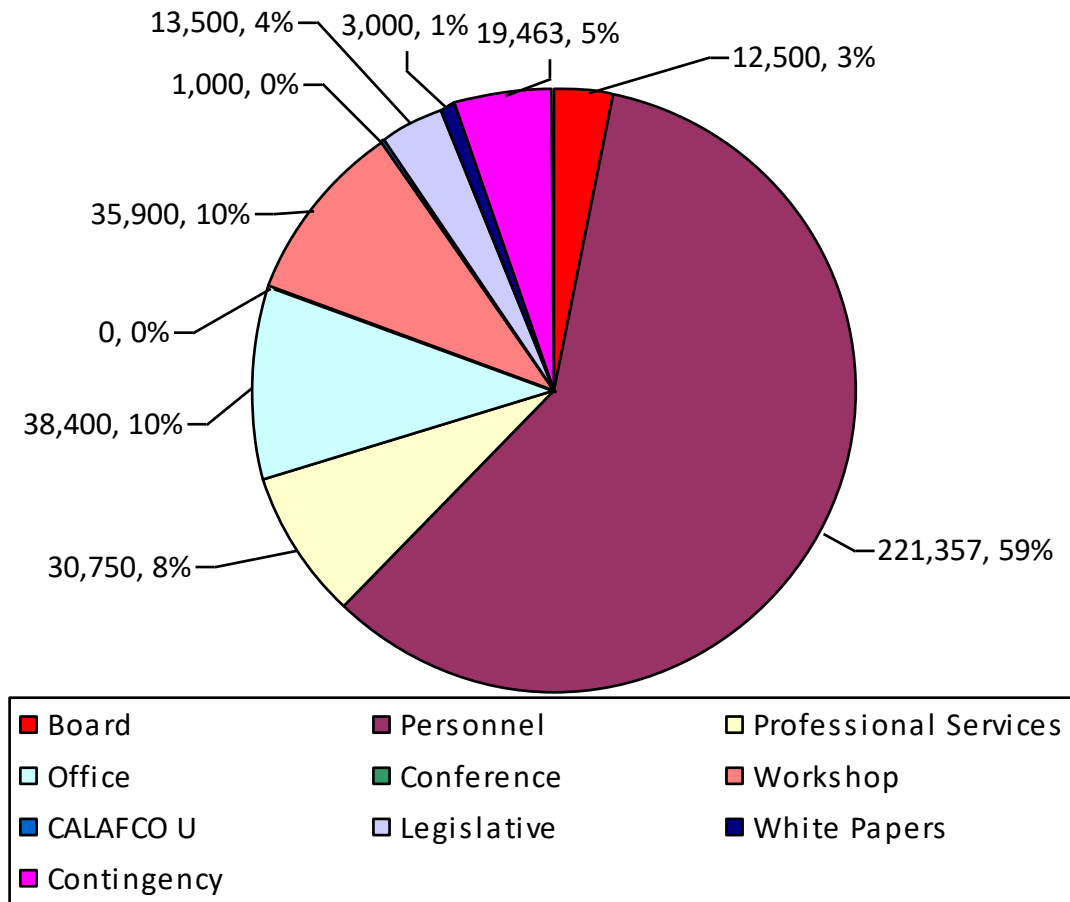
Revenue FY 2020/2021

**FY 2020-21 REVENUE BY CATEGORY AND
% OF TOTAL BUDGET**



Expenses FY 2020/2021

**FY 2020-21 EXPENSES BY CATEGORY AND
% OF TOTAL BUDGET**



2019-20 Strategic Areas

1. ***Serve as an educational resource to member LAFCo Commissioners, LAFCo staff, Associate Members, and stakeholders.***

We will do this by offering a variety of educational forums, professional development and networking opportunities.

2. ***Focus efforts on Association member development and communication.***

We will do this by implementing strategies that build stronger member LAFCOs and a resilient Association. CALAFCO will provide support, resources and timely, value-added communication tools for our LAFCo members and Associate Members.

3. ***Serve as an information resource to all Association members, work as a legislative and policy advocate for LAFCo issues and provide information to the Legislature and other stakeholders.***

We will do this by supporting and sponsoring research which collaboratively shares the work and data from member LAFCOs and serves as a resource to all Association members. The Association will also advocate for legislative needs and positions on behalf of our members, by serving as an objective resource to the Legislature, organizations seeking to improve local government and to state agencies on local government services.



CALAFCO 2019-2020 Legislative Priorities

- ❖ LAFCo purpose & authority
- ❖ Ag and open space protection
- ❖ Water Availability
- ❖ Viability of Local Services
 - ❖ Issues of Interest:
 - ◆ Housing
 - ◆ Transportation
 - ◆ Flood Control
 - ◆ Adequate municipal services in inhabited territory



Member Services

- ❖ Annual Conference – fall
 - ◆ Newport Beach – October 2021
 - ◆ Yosemite – October 2022
 - ◆ Monterey - 2023
- ❖ Staff Workshop – spring
 - ◆ Newport Beach – March 2021
- ❖ CALAFCO U Courses
 - ◆ Online and free for members for remainder of 2020 & into 2021
- ❖ Research Papers



Member Services

- ❖ Provide support to member LAFCos through complimentary use of our toll-free conference calling system and Zoom webinar system
- ❖ Keep LAFCo staff connected during the COVID-19 pandemic by hosting monthly meetings for Executive Officers and Clerks
- ❖ Provide regular training and development opportunities



Member Services

- ❖ Online and on-demand webinars free to all CALAFCO members since August
- ❖ Virtual Legal Counsel sessions
- ❖ Virtual Regional Roundtables scheduled for December 2020
- ❖ Virtual education sessions scheduled for November and December



Member Services

- ❖ Web site – www.calafco.org
 - ◆ 5,500-6,000 visits/week
- ❖ List Serves
 - ◆ EO, Clerks, Counsel, Analysts, 4 Regions
- ❖ The Sphere Annual Report
- ❖ Quarterly Reports
- ❖ Membership Publications
 - ◆ Directories, C-K-H



Member Services

❖ Legislative Resource

- ◆ Limit to 20% of budget
- ◆ Propose and review LAFCo legislation
- ◆ Testify
- ◆ Serve on work groups
- ◆ Coordinate with peer associations

❖ LAFCo and Public Resource

- ◆ 150-200 calls/e-mails per day



CALAFCO Thanks Los Angeles LAFCo

On behalf of myself
and the CALAFCO
Board of Directors,
we thank Los Angeles LAFCo
for your long-standing
partnership and
ongoing support.



CALAFCO Contact Info

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Staff Report

November 18, 2020

Agenda Item No. 9.b.

Request to Form an Ad Hoc Committee to Consider a Lease Extension

LAFCO's lease with IDS Real Estate Group (IDS or landlord) will expire on November 21, 2021. At your meeting of August 12, 2020, the Commission authorized the Executive Officer to enter into discussions with IDS concerning a potential lease extension.

An IDS representative recently presented LAFCO with term sheets for two options for potential lease extensions (five-year and ten-year extensions). Staff is asking the Commission to appoint an ad hoc committee to review the term sheets and offer direction and guidance to the Executive Officer. The ad hoc committee would be a temporary committee composed of less than a quorum of the Commission, and formed only for the limited purpose of advising the Executive Officer concerning this potential lease extension.

Should negotiations produce mutually agreeable terms, staff would agendize the lease extension for Commission review and approval.

Recommended Action:

Staff recommends that the Commission:

1. Appoint an ad hoc committee to advise the Executive Officer concerning a potential lease extension.