



AGENDA ITEM 9C

MEETING: September 18, 2019
TO: Humboldt LAFCo Commissioners
FROM: Colette Metz, Executive Officer
SUBJECT: **Status of Current and Future Proposals**
The Commission will receive a report summarizing active on future proposals. This report is being presented for information only.

BACKGROUND

The Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 delegates Local Agency Formation Commissions (LAFCOs) with regulatory and planning duties to coordinate the logical formation and development of local governmental agencies. This includes approving or disapproving proposals for annexation, sphere of influence amendments, and outside agency service requests.

DISCUSSION

Following is a summary of active and future proposals.

Active Proposals

There are currently two (2) active applications on file with the Commission, as follows:

Garberville Sanitary District Out of Agency Service Extension Request

See Agenda Item 7A.

Samoa Peninsula Fire Protection District Reorganization to Peninsula CSD

The Draft Samoa tentative map and Coastal Development Permits Supplemental EIR public review and comment period ended August 31 and no comments were received. The Final EIR, tentative map and CDPs are tentatively scheduled for County Planning Commission review October 3, 2019. Tentative map approval will establish parcels to be transferred. Peninsula CSD Formation conditions compliance includes a Financial Plan and Rate Study for provided services, as well as draft asset transfer and transition services agreements for dedications and assets transfer from Samoa Pacific Group. An Engineers report for assessments is underway and an ocean outfall lease agreement for treated wastewater disposal has been submitted to the Harbor District.

Future Proposals

There are several potential new proposals to the Commission in the near future based on discussions with proponents. A summary of these anticipated proposals follows.

City of Blue Lake Out of Agency Water Connection

Blue Lake staff have indicated that they have received a request for a water service connection to a property on Riverview Lane, which is in their SOI. The property owner has a health and safety concern with their well and would like to connect to City water.

City staff indicate that they have existing infrastructure near the requesting property and that they already serve some nearby neighbors. As a health and safety issue, the LAFCo Executive Officer has the authority to administratively approve the connection, with subsequent review and concurrence by the Commission. Blue Lake staff have indicated that they anticipate bringing forth an application for this proposal towards the end of September.

Fires Services Coordination Efforts

A portion of Measure Z funds granted to the Humboldt County Fire Chiefs Association is focused on sustainable community fire protection to address the lack of complete community coverage and sustainable revenue. An informal working group consisting of County of Humboldt (Board of Supervisors, Planning and Building, Public Works, and County Administrative Office), LAFCo, and Humboldt County Fire Chiefs' Association representatives have been meeting to address service and funding needs on a countywide basis. The group developed a property tax sharing recommendation which was approved by the Board of Supervisors in April. This group continues to work together to review options for priority areas and develop proposed action recommendations that will be brought back to the Board as property tax sharing agreements are developed and executed.

City of Arcata Creekside Homes Annexation

The project proposes annexation, rezoning, and subdivision of parcel 505-161-011 located at 2000 Foster Avenue near the Foster Avenue and "Q" Street intersection. An EIR is being prepared for the project with the City of Arcata as lead agency.

Humboldt CSD McKay Ranch Annexation

Humboldt County is lead agency for the North McKay Tract General Plan Amendment (GPA), Zoning Reclassification (ZR), Tentative Subdivision Map and Planned Development (PD) Permit for future residential and commercial development. The County has determined that an Environmental Impact report (EIR) be prepared for the project and has distributed an EIR Notice of Preparation (NOP). Annexation to the Humboldt CSD would be required for extending water and wastewater services to the site, making Humboldt LAFCo a responsible agency. A comment letter from Humboldt LAFCo on the EIR NOP has been prepared and sent to Humboldt County as lead agency. The Comment Letter is attached.

Humboldt CSD Mid McKay Annexation

Green Diamond Resources Company has made an application to Humboldt County Planning and Building for a minor subdivision in the Cutten area that will presumably require annexation into the Humboldt CSD as a condition of subdivision approval.

McKinleyville Potential Incorporation

County Administrative Officer Amy S. Nilsen has advised LAFCo staff that this matter is being put on hold by Supervisor Madrone and she will keep us posted on when this might come before the Board of Supervisors.

RECOMMENDATION

Staff recommends the Commission receive and file this report.