



AGENDA ITEM 8C

MEETING: January 17, 2018
TO: Humboldt LAFCo Commissioners
FROM: George Williamson, 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 three (3) active applications on file with the Commission, as follows:

Samoa Peninsula Fire Protection District Reorganization to a CSD

The Commission approved the Samoa Peninsula Fire Protection District (SPFPD) Reorganization to the Peninsula Community Services District (PCSD) with terms and conditions on May 15, 2017. The PCSD formation election was approved by voters on November 7, 2017. Staff is continuing to proceed with conditions compliance, including coordinating with GHD to assist with a preliminary inventory of the major infrastructure components intended to be transferred to the PCSD. This asset transfer inventory will be the basis for determining the costs associated with operations, maintenance, capital replacement and overall District management. A meeting was held on December 20th with SPFPD and Samoa Pacific Group representatives to discuss the asset transfer inventory, as well as the timing of water and wastewater improvements and how this will affect the timing of asset transfer. In addition, the SPFPD is working with Humboldt County to assess the feasibility of constructing a consolidated wastewater collection and treatment system within the PCSD boundary. This study is being funded by the State Water Resources Control Board and the first public informational forum is planned for January 10th, 7:00 pm at the Fairhaven Fire Station.

City of Eureka Brainard Annexation

See Agenda Item 7A.

Southern Humboldt Community Healthcare District Detachment

See Agenda Item 8A.

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.

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. A series of meetings have been held with fire-related districts within the "Avenues Study Area" that includes the response areas from Phillipsville to Redcrest – as well as Salmon Creek, Miranda, Fruitland Ridge, Myers Flat, Shively and Weott. Currently, discussions are ongoing regarding the potential for forming an Avenue of the Giants Fire Protection District with multiple fire stations and coordinated response/training.

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

Kramer Properties, which owns McKay Ranch (80-acres around Redwoods Fields in Cutten), has submitted a tentative map with Humboldt County for future residential and commercial development. The property is currently forestland was split off from the McKay Tract in 1996. The property is proposed for phased development of a 320-unit, mixed-use subdivision including workforce housing apartment units, affordable single family parcels, townhouse units, condominium units, single family parcels, and neighborhood commercial space. Annexation to the Humboldt CSD would be required for the provision of water and wastewater services to the site. Currently an EIR is being prepared for the project with Humboldt County as lead agency.

Humboldt CSD McKay Ranch Service Extension

Kramer Properties has expressed interest in facilitating the development of one (1) single-family residence prior to the completion of the McKay Ranch Subdivision and Annexation approval process. An out of agency service request for the extension of water and wastewater services is expected to be filed by Humboldt CSD.

Humboldt CSD Indianola Area Annexation

The Humboldt CSD Board of Directors is looking into expanding water services in the Indianola area along Old Arcata Road between Arcata and Eureka. The District has sent out interest surveys to residents to gauge public opinion on the annexation. Should a majority of landowners support annexation, the District may proceed with planning/design and environmental review.

Rohner Community Recreation and Park District Reorganization

See Agenda Item 8B.

RECOMMENDATION

Staff recommends the Commission receive and file this report.