

Local Agency Formation Commission of Napa County Subdivision of the State of California

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We Manage Local Government Boundaries, Evaluate Municipal Services, and Protect Agriculture

Agenda Item 5b (Consent/Information)

TO: Local Agency Formation Commission

PREPARED BY: Brendon Freeman, Executive Officer

MEETING DATE: August 1, 2016

SUBJECT: Current and Future Proposals

SUMMARY

California Government Code Section 56857 requires change of organization or reorganization proposals that include annexation of territory to any district be placed on the agenda for the next Commission meeting for information purposes only. This report summarizes all proposed changes of organization or reorganization that have been submitted or are anticipated to be submitted to the Commission. There is currently one active proposal on file and two anticipated new proposals that are expected to be submitted to the Commission in the near future based on discussions with proponents. A summary of active and anticipated proposals follows.

Active Proposals

Silverado Trail No. 2 Annexation to the Napa Sanitation District

The landowner of a 1.1-acre unincorporated parcel located at 1944 Silverado Trail has submitted an application to annex the subject parcel to the Napa Sanitation District's (NSD). The annexation application is for purposes of connecting an existing single-family residence and a detached second unit public sewer system. NSD has indicated there are concerns with respect to existing capacity associated with extending public sewer service to the



subject parcel. However, with mitigation fees that the landowner has agreed to pay to help finance infrastructure improvements, NSD has indicated the District can extend public sewer service to the subject parcel. The annexation proposal is expected to be presented for formal action at the Commission's October 3rd regular meeting.

Greg Pitts, Vice Chair Councilmember, City of St. Helena

Juliana Inman, Commissioner Councilmember, City of Napa Diane Dillon, Chair County of Napa Supervisor, 3rd District

Brad Wagenknecht, Commissioner County of Napa Supervisor, 1st District

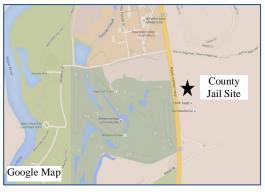
Keith Caldwell, Alternate Commissioner County of Napa Supervisor, 5th District Brian J. Kelly, Commissioner Representative of the General Public

Gregory Rodeno, Alternate Commissioner Representative of the General Public

Anticipated Proposals

Annexation of County Jail Property to the Napa Sanitation District

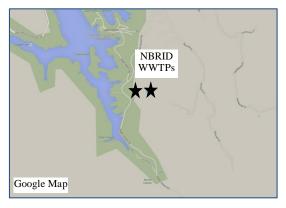
Staff from the County of Napa has inquired about annexation of the County jail property to the Napa Sanitation District (NSD). The County jail property comprises an approximate 27-acre unincorporated parcel owned by the County and located within NSD's sphere of influence. The property is located on the east side of Soscol Avenue (Napa-Vallejo Highway/State Route 221) immediately south of the Napa State Hospital. The Commission added the County jail site to NSD's sphere of influence in June 2015 in



response to a formal request from the County. The purpose of annexation would be to allow the future County jail to connect to NSD's public sewer service infrastructure. A resolution of application adopted by the County Board of Supervisors is expected to be submitted during the current calendar year.

Wastewater Treatment Plant Annexation to Napa Berryessa Resort Improvement District

Staff from Napa Berryessa Resort Improvement District (NBRID) has inquired about annexation of the District's two wastewater treatment plants. The wastewater treatment plants are located on two unincorporated parcels owned by NBRID and located outside the District's sphere of influence and jurisdictional boundary. The principal act for resort improvement districts does allow annexation of lands outside the sphere of influence. The purpose of annexation would be to reduce NBRID's annual property tax obligations given that the parcels are owned and



used by the District for a municipal purpose in support of the District's operations. Annexation would not result in any new growth or development. An application from the District is expected to be submitted in the current calendar year.