



February 11, 2009

2b

To: Members, Formation Commission

From: Martha Poyatos, Executive Officer

Subject: LAFCo File No. 09-01--Request by the City of Redwood City to Extend Water Service to 590 California Way, Unincorporated San Mateo County

Summary

Pursuant to Government Code Section 56133, Commission approval is required for extension of service by local agencies to territory outside the agency's boundaries. This section requires that the public agency apply to LAFCo by resolution on behalf of the landowner. In this case, the City of Redwood City has applied for extension of water service to a proposed single family home on California Way in Unincorporated Emerald Lake Hills. A water connection is a condition of approval by the County of San Mateo in issuing a building permit. The project area is within the sphere of influence of the City of Redwood City and the City's water service area. Commission approval is recommended.

Staff Report and Recommendation:

This proposal was submitted by resolution of the City of Redwood City as a requirement by the San Mateo County Planning Department prior to issuing a building permit. The subject area is within the sphere of influence of the City of Redwood City and the City's water service area but is not eligible for annexation because it is not contiguous to the city boundary. Environmental Health reports that the City of Redwood City provides the available water service in the area and the proposal has no adverse environmental health significance.

The proposal is consistent with the City's sphere of influence and with water service already extended to the area by the City of Redwood City. It is therefore respectfully recommended that the Commission, by motion, approve the proposed request for extension of service and authorize the Executive Officer to send a letter of approval to the City and the property owner.

Respectfully submitted,

A handwritten signature in cursive script that reads 'Martha Poyatos'.

Martha Poyatos
Executive Officer

APPLICATION FOR A CHANGE OF ORGANIZATION OR REORGANIZATION TO
THE SAN MATEO
LOCAL AGENCY FORMATION COMMISSION

A. GENERAL INFORMATION

1. Briefly describe the nature of the proposed change of organization or reorganization.

Extension of water service to proposed single family residence at 590 California Way, APN 068-172-260. pursuant to Government Code Section 56133

2. An application for a change of organization or reorganization may be submitted by individuals in the form of a petition or by an affected public agency in the form of a certified resolution. This application is submitted by (check one):

Landowners or registered voters, by petition
 An affected public agency, by resolution

3. What are the reasons for the proposal?
To provide water service to newly created residential parcel

4. Does this application have 100% consent of landowners in the affected area?

Yes No

5. Estimated acreage: (less than 1 acre)

B. SERVICES

1. List the name or names of all existing cities and special districts whose service area or service responsibility would be altered by the proposed change of organization or reorganization.

N/A, proposal requests extension of service and does not propose boundary change

2. List all changes to the pattern of delivery of local services to the affected area. For each service affected by the proposed change(s) of organization, list the present source of service (state "none" if service is not now provided), the proposed source of service and the source of funding for construction of necessary facilities (if any) and operation. Examples are given on the first two lines of the space provided for your response.

SERVICE	PRESENT	PROPOSED	FUNDING SOURCE	
	SOURCE	SOURCE	CONSTRUCTION	OPERATING
<i>water</i>	<i>None</i>	<i>"City of Redwood City"</i>	<i>proponent</i>	<i>fees</i>

C. PROJECT PROPOSAL INFORMATION

1. Please describe the general location of the territory which is the subject of this proposal. Refer to major highways, roads and topographical features.
590 California Way, APN 068-172-260, Unincorporated San Mateo County
 2. Describe the present land use(s) in the subject territory:
Residential
 3. How are adjacent lands used?
North: Residential
South: " "
East: " "
West: " "
 4. Will the proposed change of organization result in additional development? If so, how is the subject territory to be developed?
Water extension is required in order to serve proposed single family residence.
 5. What is the general plan designation of the subject territory?
Medium - Low Density Residential
 6. What is the existing zoning designation of the subject territory?
-
7. What rezoning, environmental review or development approvals have already been obtained for development in the subject territory? None
 8. What additional approvals will be required to proceed? (Please Check with County of San Mateo Public Works regarding right of way encroachment, etc.)

9. Does any portion of the subject territory contain any of the following --agricultural preserves, sewer or other service moratorium or wetlands subject to the State Lands Commission jurisdiction? NO
10. If no specific development projects are associated with this proposal, will the proposal increase the potential for development of the property? If so, how? As noted above, water service is required in order to allow construction of a single-family home.

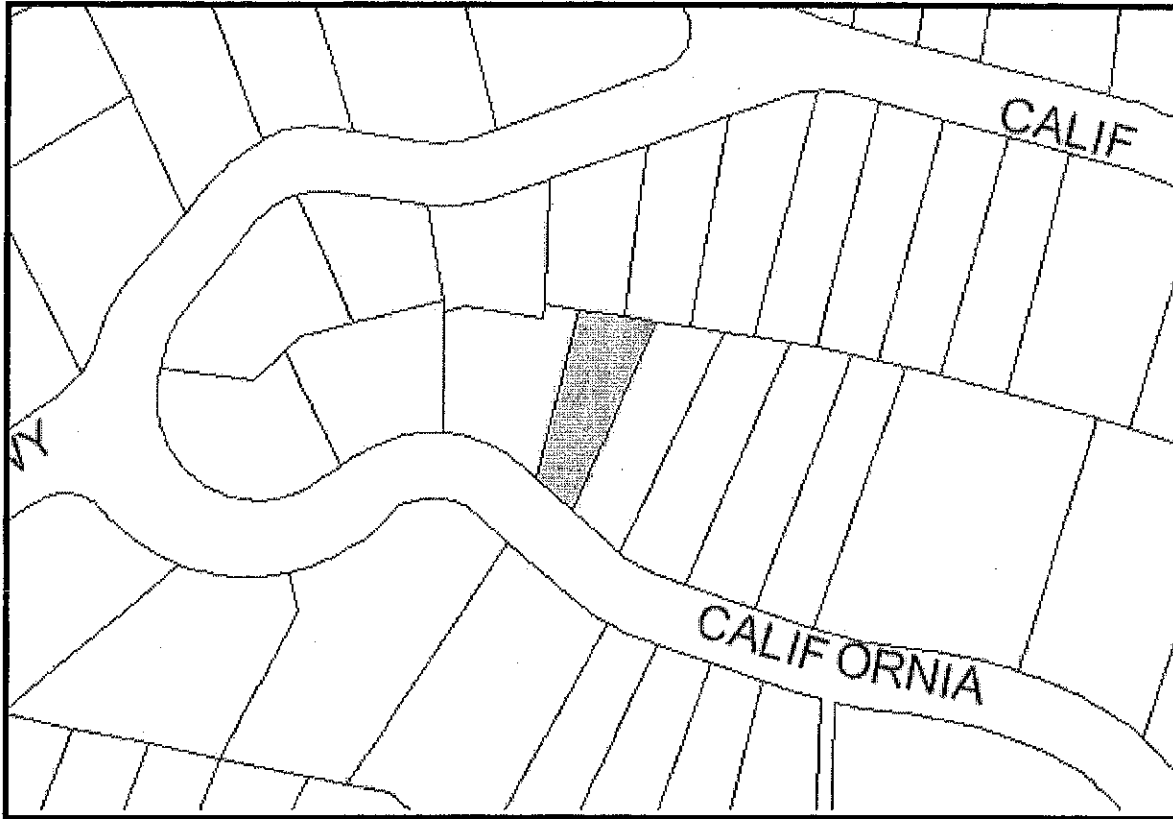
LAFCo will consider the person signing this application as the proponent of the proposed action(s). Notice and other communications regarding this application (including fee payment) will be directed to the proponent at:

NAME: 9 IRIS /ABC SAN CARLOS CA 94070
 ADDRESS: _____ PHONE: _____
 ATTN: 650 207 2463 By: B n
 Signature of Proponent

Note: Pursuant to Government Code Sections 56700.1 and 81000 et seq. Any person or combination of persons who directly or indirectly contribute \$1000 or more or expend \$1000 or more in support of or opposition to a change of organization or reorganization that has been submitted to the Commission and will require an election must comply with the reporting and disclosure requirements of the Political Reform Act of 1974.

**SELECTED
PROPERTY**

Situs: , no situs city
Owner: Gehrels Jan H, 9 Iris Lane, San Carlos, CA, 94070-
APN: 068172260



Property Owner Summary

APN: 068172260
Parcel ID: 2822688
Situs:
City: no situs city
Owner: Gehrels Jan H

Jurisdictions

Supervisorial: 3
Congressional: 12
Assembly: 21
Senatorial: 11
Election Precinct: 3703
City Name: EMERALD LAKE HILLS (UNINC)
Zip Code: 94062
Mitigation Fee Area: EMERALD LAKE
Zoning: RH/DR

Tax Rate Area# 073048

GENERAL TAX RATE
 COUNTY DEBT SERVICES
 REDWOOD CITY ELEM GENL PUR
 R C ELEM BOND SER 2002
 SEQUOIA HIGH BOND SER 97 A
 SEQUOIA HIGH BOND SER 1999

GENERAL COUNTY TAX
 FREE LIBRARY
 REDWOOD CITY EL BDS 1997 SER A
 SEQUOIA HIGH GENRL PURPOSE
 SEQUOIA HIGH BOND SER 1998
 SEQUOIA HIGH BD SER 02 A

SEQUOIA HI BOND SER 02 B
SEQUOIA UNION HI. BND SER 2005
SEQUOIA HI 2005 RFND BND ISSUE
SEQUOIA HI RFND SER 2007
SM JR COLLEGE GEN PUR
SM JR COLL BOND SER 2005 B
SM JR COLL BOND 2006 SER A
WOODSIDE FIRE DISTRICT
MIDPENINSULA REG. OPEN SPACE
COUNTY HARBOR DISTRICT
SEQUOIA HOSPITAL DISTRICT

SEQUOIA HI REFUND SER 03 A
SEQUOIA HIGH 2005 RFND BND ISS
SEQUOIA HI BOND 2005 SER B
SEQUOIA UNION HI BOND 2008 SER
SM JR COLLEGE BD 2002
SM JR COLL BOND 2001 SER C
SAN MATEO COMM COLL 2005 SER B
EMERALD LAKE HGHTS SEWER DIST
BAY AREA AIR QUALITY MANAGEMEN
SMC MOSQUITO & VECTOR CONTROL
COUNTY EDUCATION TAX

Print

ORIGINAL

RESOLUTION NO. 14916

RESOLUTION OF APPLICATION BY THE CITY OF REDWOOD CITY REQUESTING THE LOCAL AGENCY FORMATION COMMISSION APPROVAL FOR EXTENSION OF WATER SERVICE OUTSIDE JURISDICTIONAL BOUNDARIES PURSUANT TO GOVERNMENT CODE SECTION 56133

WHEREAS, the vacant parcel at 590 California Way, Unincorporated San Mateo County, California (APN 068-172-260), is outside Redwood City's (City's) jurisdictional boundaries, but inside City's water service area and sphere of influence; and

WHEREAS, the owner of the parcel has applied to San Mateo County for approval to construct a new single family residence at 590 California Way, Unincorporated San Mateo County, California (APN 068-172-260); and

WHEREAS, development of the Parcel will require a new water connection and service from the City of Redwood City; and

WHEREAS, the City of Redwood City has been requested by the property owner of 590 California Way, Unincorporated San Mateo County, California (APN 068-172-260) to provide water service to the proposed new single family residence; and

WHEREAS, the County of San Mateo is processing an application for proposed new single family home that requires water service from the City of Redwood City; and

WHEREAS, this project is exempt from State CEQA Guidelines. (Section 15303(d) of Guidelines)

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF REDWOOD CITY, AS FOLLOWS,

1. That the City Manager or his designee submit an application to the Local Agency Formation Commission requesting approval of an extension of the water service outside the City's jurisdictional boundaries; and within the City's water service area and sphere of influence to 590 California Way, Unincorporated San Mateo County, California (APN 068-172-260) pursuant to California Government Code Section 56133 of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000.

2. That the Local Agency Formation Commission of San Mateo County is hereby requested to take proceedings in the manner provided by California Government Code Section 56133.

* * *

Passed and adopted by the Council of the City of Redwood City at a Joint Special City Council/Redevelopment Agency Board Meeting thereof held on the 15th day of December, 2008 by the following votes:

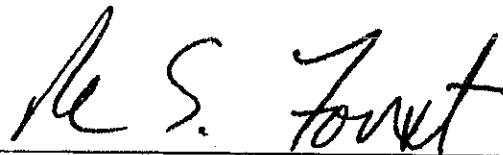
A YES, and in favor of the passage and adoption of the foregoing resolution,

Council members: Aguirre, Bain, Hartnett, Howard, Ira, Pierce and Mayor Foust

NOES: None

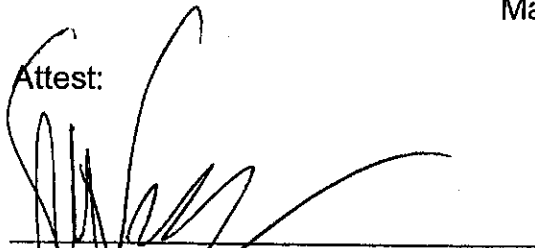
ABSTAIN: None

ABSENT: None



ROSANNE S. FOUST
Mayor of the City of Redwood City

Attest:



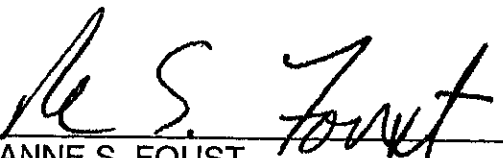
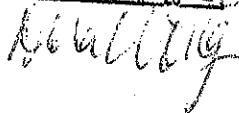
Silvia Wunderlinden
City Clerk of Redwood City

I hereby approve the foregoing
resolution this 16th day of December, 2008.

CITY OF REDWOOD CITY
Dora Wong, Office of the City Clerk of the City of Redwood City
does hereby certify that the above and foregoing is a full true and
correct copy of Resolution

In Witness Whereof, I have hereunto set my hand and the seal of
said City this 17 day of December 2008

Dora Wong
Deputy City Clerk



ROSANNE S. FOUST
Mayor of the City of Redwood City