

LOCAL AGENCY FORMATION COMMISSION

701 Ocean St. #318D

Santa Cruz CA 95060

831-454-2055

website: www.santacruzlafco.org

email: info@santacruzlafco.org



LAFCO AGENDA

Wednesday, December 7, 2016

10:00 a.m.

Room 525, County Governmental Center
701 Ocean Street, Santa Cruz

- 1) ROLL CALL
- 2) MINUTES PAGE
 - a) November 2, 2016.....3
- 3) ORAL COMMUNICATIONS
 - a) Anyone may briefly address the Commission concerning items not on the agenda.
- 4) PUBLIC HEARINGS
 - a) None
- 5) OTHER BUSINESS
 - a) Resolutions Approving Service and Sphere of Influence Reviews.....18
 - (1) City of Scotts Valley
 - (2) Scotts Valley Water District
 - b) Review of Work Program.....29
 - (1) Potential Fire Study
 - (2) Service and Sphere Reviews
 - c) Meeting Schedule for 2017.....48
 - d) Status of Proposals.....49
 - e) Resolutions of Appreciation.....50
- 6) CLOSED SESSION
 - a) Performance Evaluation of Executive Officer pursuant to Government Code Section 54957
 - b) Salaries and Benefits of Unrepresented Employees: Executive Officer and Secretary-Clerk
 - (1) Agency Designated Representatives:
Personnel Committee: Jim Anderson and John Leopold
- 7) OPEN SESSION
 - a) Executive Officer Performance Review
 - b) Salaries and Benefits of Executive Officer and Secretary-Clerk

8) PRESS ARTICLES	PAGE
<u>Boulder Creek Recreation & Park District</u>	
a) November 10 th Sentinel article: Bear Creek Country Club \$1.2 million deal announced.....	51
b) November 18 th Press Banner article: New park, swimming pool in Boulder Creek.....	52
<u>Fire</u>	
c) November 9 th Sentinel article: Measures N and O approve new fees for fire districts.....	54
9) ADJOURNMENT	
a) The next regular meeting is scheduled for 10:00 a.m. Wednesday, January 4, 2017 at the Santa Cruz County Building.	

Campaign Contributions

State law (Government Code Section 84308) requires that a LAFCO Commissioner disqualify herself or himself from voting on an application involving an "entitlement for use" (such as an annexation or sphere amendment) if, within the last twelve months, the Commissioner has received \$250 or more in campaign contributions from an applicant, any financially interested person who actively supports or opposes an application, or an agency (such as an attorney, engineer, or planning consultant) representing an applicant or interested participant. The law also requires any applicant or other participant in a LAFCO proceeding to disclose the amount and name of the recipient Commissioner on the official record of the proceeding.

The Commission prefers that the disclosure be made on a standard form that is filed with the Commission's Secretary-Clerk at least 24 hours before the LAFCO hearing begins. If this is not possible, a written or oral disclosure can be made at the beginning of the hearing. The law also prohibits an applicant or other participant from making a contribution of \$250 or more to a LAFCO Commissioner while a proceeding is pending or for 3 months afterward. Disclosure forms and further information can be obtained from the LAFCO office at Room 318-D, 701 Ocean Street, Santa Cruz CA 95060 (phone 831-454-2055).

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Pursuant to Government Code Sections §56100.1, §56300(b), §56700.1, §59009, and §81000 et seq., and Santa Cruz LAFCO's Policies and Procedures for the Disclosures of Contributions and Expenditures in Support of and Opposition to proposals, any person or combination of persons who directly or indirectly contributes a total of \$1,000 or more or expends a total of \$1,000 or more in support of or opposition to a LAFCO Proposal must comply with the disclosure requirements of the Political Reform Act (Section 84250). These requirements contain provisions for making disclosures of contributions and expenditures at specified intervals. Additional information may be obtained at the Santa Cruz County Elections Department, 701 Ocean Street, Room 210, Santa Cruz CA 95060 (phone 831-454-2060).

More information on the scope of the required disclosures is available at the web site of the Fair Political Practices Commission: www.fppc.ca.gov. Questions regarding FPPC material, including FPPC forms, should be directed to the FPPC's advice line at 1-866-ASK-FPPC (1-866-275-3772).

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Late Agenda Materials

To review written materials submitted after the agenda packet is published, contact the LAFCO Secretary-Clerk at the LAFCO office or in the meeting room before or after the meeting.



PROCEEDINGS OF THE LOCAL AGENCY FORMATION COMMISSION OF SANTA CRUZ COUNTY

Wednesday, November 2, 2016
10:00 a.m.

Scotts Valley City Hall
1 Civic Center Drive
Scotts Valley, California

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The November 2, 2016 Santa Cruz Local Agency Formation Commission meeting is called to order by declaration of Vice-Chairperson Tom LaHue.

ROLL CALL

Present and Voting:	Commissioners J. Anderson, Leopold, Bobbe, Coonerty, and Vice-Chairperson LaHue
Absent:	R. Anderson, * Bottorff, Friend, * Lind
Alternates Present:	Smith
Alternates Absent:	None
Staff:	Patrick M. McCormick, Executive Officer Brooke Miller, LAFCO Counsel Debra Means, Secretary-Clerk

MINUTES

MOTION AND ACTION

Motion: Leopold	To approve August 3 rd , 2016 minutes with two minor corrections.
Second: J. Anderson	Motion carries with Commissioner Coonerty abstaining.

ORAL COMMUNICATIONS

Debra Loewen, a Lompico resident, says the Lompico / San Lorenzo Valley Water District (SLVWD) merger was successful and became effective on June 1st. The merger agreement planned for a worse-case scenario where Lompico would operate as an independent system for five years and much has changed since the agreement was made. Lompico is now a zone of SLVWD and the costs have been greatly reduced.

Unfortunately, there is some animosity. The water board and the manager are new and not familiar with the merger agreement and its history. They are interpreting it differently than she thinks they should.

She thanks LAFCO for their hard work on the merger. The agreement seems to be unenforceable and she questions whether the SLVWD board will honor it.

* Commissioner Lind arrives.

PUBLIC HEARINGS

PASATIEMPO GOLF COURSE REORGANIZATION, LAFCO No. 960 and 960-A

Mr. McCormick reports that this application is about connecting to County Service Area 10 (CSA 10). The first part of the application is a sphere of influence amendment to the CSA's sphere of influence, and the second part is annexing to the CSA. CSA 10 operates a sanitary sewer along Graham Hill Road. It is a dependent district of Santa Cruz County. The County has an agreement with the City of Santa Cruz to accept and treat the sewage at Neary Lagoon's regional sewage treatment plant.

The Pasatiempo Golf Course is not currently connected to sewer. Only their northern parcel is involved in this application for a sphere amendment and the annexation. They want to connect a restroom near the end of the 13th hole to the sewer next to Sims Road.

The golf club is purchasing treated wastewater from the City of Scotts Valley and they will further treat and store it at the northern end of the golf course next to Sims Road. They will use this water for irrigation. The process has a backwash which is approximately 10% of the water volume and the discharge would go into the CSA's sewer main located on Sims Road at the corner of Orchard Drive.

The County has already approved the construction of the plant. Construction is currently underway for the treatment plant and a large storage tank at Pasatiempo. This will be replacing potable water that the golf club currently buys from the City of Santa Cruz. It is an environmental success story on several levels.

Staff noticed all the property owners within 300 feet of the parcel.

Commissioner Lind asks if it will be treated water.

Mr. McCormick answers that the City of Scotts Valley has a treatment plant on Lundy Lane. and there is an adjacent treatment plant. Scotts Valley has a disposal line that takes treated wastewater that they cannot use in Scotts Valley, sends it to Santa Cruz, but bypasses the Santa Cruz treatment plant, and shares their outfall. It is good enough wastewater that the line cannot be used for Pasatiempo because it is of a high enough level to meet ocean discharge standards. Pasatiempo's backwash water needs to be run through a treatment plant. The CSA 10 line goes into the Santa Cruz treatment plant for full treatment.

Commissioner Leopold thinks this is an exciting project where several agencies have worked together to reduce the City of Santa Cruz' water use and reuse wastewater from Scotts Valley. He acknowledges that LAFCO's water policies appreciate these types of projects that affect water supply.

He read that the project enhances County water resources in several ways, such as reducing the volume of water, but not necessarily the pollutants that are discharged into the Pacific Ocean. Since the water goes to the treatment plant, he wonders if this is accurate.

Vice-Chairperson LaHue thinks it may be because the backwash water is still going back into the sewage system, which will then get treated at the Santa Cruz treatment plant. It is secondary treatment water that is being transported and cleaned to ocean discharge standards.

MOTION AND ACTION

Motion: Leopold Second: Bobbe	To approve the Pasatiempo Golf Club Reorganization, Resolutions No. 960 and 960-A, authorizing the sphere of influence amendment and the annexation. Motion carries with a unanimous voice vote.
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* Commissioner Bottorff arrives.

SERVICE AND SPHERE OF INFLUENCE REVIEWS FOR THE CITY OF SCOTTS VALLEY AND THE SCOTTS VALLEY WATER DISTRICT

Mr. McCormick says that LAFCO is required by State law to have a sphere of influence for each city and water district. A sphere of influence is a map showing the probable future boundaries of the city or water district. Any future annexation applications can only be approved within the adopted sphere of influence. If the property is outside the sphere, it may not be annexed. LAFCOs are also required to periodically review spheres of influence and this is agenda item concerns the City of Scotts Valley and the Scotts Valley Water District (SVWD).

If properties are added to a sphere of influence, they can be annexed through a separate process on a separate date. There is no annexation pending for any of the properties involved with these Scotts Valley reviews.

There are two areas in Scotts Valley that are being considered. The City and SVWD jointly made a request for these amendments. They propose to add territory to the City's sphere and the Water District's sphere in the Glen Canyon / El Rancho Roads area at the south end of Scotts Valley near the Mount Hermon exit off Highway 17.

The last parcel in the City and the Water District is called the Camp, a drug and alcohol rehabilitation facility. All the parcels farther south on Glen Canyon Road are currently designated rural, and they are generally one and two acre home sites. This area has not been identified as having concentrated well or septic problems. There are individual or shared wells and it is not an area for high water production. It does not sit over one of the large aquifers that is used by the water district. The wells tend to have high iron content. At the corner of Green Hills and Glen Canyon Roads, the area proposed to be included in the sphere is a right turn going down Glen Canyon Road. The first section of Glen Canyon Road is relatively level and flat. Heading south of the study area, Glen Canyon Road drops down steeply.

If there is an annexation process in the future, there would be additional information provided by the applicants. The applicants could be property owners, the water district, the City, or a combination.

When the City and the water district submitted their request, they stated that there has been several requests for both sewer and water service. None of the requests have followed through with an application. The parties wanting sewer or water would need to finance a main extension. Neither the City nor SVWD finance main extensions with general fund money. It is unknown what the cost would be, but it would probably be a major cost.

The City has plenty of sewer capacity and SVWD has a small amount of capacity to take additional customers. This area does not have much water demand.

On the west side of Highway 17, Monte Fiore is a residential community and is already served by the water district. The commercial parcels along La Madrona include the Hilton Hotel and some undeveloped commercial parcels. This area is already served by water district mains, but it is outside the district's boundaries. The water district is asking for this area to be included so that the area can be annexed and the residents would be able to vote in Scotts Valley Water District elections. The Monte Fiore board is anxious to find a way to become full members of water district, not just outside district customers.

Staff sent two different types of notices. One notice was sent to property owners inside the proposed sphere amendment areas inviting comment, to ask questions, or to come to the hearing and provide testimony. Notices were also sent to property owners within 300 feet to inform them what was happening in their neighborhood, but it would not affect their property directly, and is not part of the proposal. It still seemed like a good idea to inform them so they could ask questions.

There is an addenda sheet correcting errors in the draft report concerning the water district. The district just issued a rate study and there will be hearings about rate increases in the next few months. If the proposed rate increase passes, they will be in better shape. If they do not get a rate increase, it will be a yellow flag for their long term financial health.

State law says that County Zoning and the County General Plan apply now. If the City annexes, the City General Plan and City Zoning will apply. The City and County's General Plans are virtually identical for this area. It is designated Rural Residential along the flat area of Glen Canyon Road and it is Mountain Residential on the hillside. There is a minimum of 2.5 acres for a new building site, and both the City and the County have criteria regarding land divisions.

Over the last ten years, this Commission has received one outside agency water service request and one outside agency sewer service request along Glen Canyon Road. Neither application was utilized by the property owners, and the approvals have expired.

Alternate Bobbe asks what the water source is for the Glen Canyon area.

Mr. McCormick answers that the Santa Margarita aquifer sits underneath Scotts Valley's City Hall, but it is not located in the Glen Canyon area. The Santa Margarita aquifer is the top layer, below that is the Lompico aquifer, then the Butano aquifer is below that. The Lompico aquifer is the most productive aquifer. The east side of the freeway is not a productive area for any major well. There is a granitic ridge and the wells are high in iron. It may be transitioning to the Purisima. All of the aquifers are tilting towards the ocean and Watsonville.

Louma Rammaha lives at 211 Camino Sinuoso and she received a notice within 300 feet. She wants to confirm that her property is not affected by this proposal. She wonders if it would be good to be included. She is concerned that Scotts Valley water rates went up 25%.

Mr. McCormick replies that her property is within the San Lorenzo Valley Water District (SLVWD). They raised their rates within this last year and that should be reflected in her bills. SLVWD and SVWD cooperate in groundwater planning and have interties so they can sell water to each other in case of emergency.

Matt Werner is a property owner on Glen Canyon Road who is affected by this proposal. His parcel number is 068-281-07. There are some errors in the report. They are listed as 3018 which does not exist. Their correct street address is 3016. They are listed as having over an acre, but they only have 30,492 square feet or .7 acres. His household and his neighborhood have concerns about cost if this proposal goes through. He read that his area does not have the density to support paying for main extensions. He is satisfied with his well, and his septic tank is working. They got through five years of drought without any failures. He votes to stay the course and not take on a major expense.

He is confused why the Glen Canyon area has been lumped together with Monte Fiore in terms of process. He asks if these are separate proposals that get voted on separately. If the sphere changes do pass, and if annexation is considered, he wonders if both will be considered together in the same process. He thinks it is logical for Monte Fiore to have their say in voting, but the Glen Canyon area is different. He would like them considered as separate proposals.

Bill Bender owns two parcels including 067-144-55 and lives off El Rancho Drive. He says he received his notice only two weeks ago. His other adjacent parcel is about an acre of forest which goes down to Carbonera Creek. He wonders why these parcels are in the proposal since they are separate from the main Glen Canyon area. He would like to exclude his El Rancho parcel from the proposal. He is concerned about the costs involved.

Susan Hunt owns one of parcels in the proposed sphere. She represents a number of her neighbors who had to be at work. She agrees with Mr. Bender that she wishes there was more than two weeks notice about an issue that has such a financial impact. Her neighbors had a meeting. She asks if they are included in the sphere of influence and if an annexation is proposed, whether they can deny that annexation. She is concerned about what the financial obligation will be, and whether they have to hook up, or can they choose not to. She is guessing that it could cost \$50,000 to \$60,000 just to hook up. She is not sure if getting sewer or water from SVWD is a good idea yet because she has no information to work with. She wants to know what rights she has as a property owner.

Steve Mangan owns property within the proposed sphere amendment. He wants to know if there is a model that they can review from past applications where property owners affected were in a similar situation.

Frank Kertai lives in the Monte Fiore development at 516 Shasta Park Court. He is the president of the Homeowners Association. He feels fortunate to be part of Scotts Valley City since the early 1990s. He found out after he moved in that they were served by SVWD, but not actually in the district, and they were being charged extra because of this. He thinks this proposed change is a step in the right direction for the City, SVWD, and Monte Fiore. The biggest advantage is being able to vote on water district board members or to run as a board member. He thanks City and water district staff for moving this along. He sees this as righting a historical wrong and supports the proposed changes.

Commissioner Leopold thinks there may be some misconceptions. There is not a project being proposed to extend water or sewer to the area on Glen Canyon or El Rancho. It is required by State law to set up spheres of influence for these utilities. On the west side, it is clear that the people being served should be in the service area. The City and SVWD has identified that this could be an area that they could provide services. No one is being annexed into the City or SVWD. It is just being set up so that it can potentially happen in the future if someone wants to. If an application was turned in, there would be a lot more engagement with the neighborhood about what would happen, what it would cost, how it would be paid for, and what strategies could be used to pay for it. By including these properties in the sphere of influence, it is the first step towards making it possible to annex in the future, but it does not require an annexation or that these services be provided.

He understands these concerns because this process is not easy to understand. He is willing to talk to the neighbors to help them understand what the process is.

Mr. McCormick says that there can be separate annexations proposals, and the Commission can approve one and not approve the other. If there is an annexation application in the future, it would come from the property owners or the affected agency, and they can decide what part they propose to serve. It can be less than what is included in their sphere of influence, but it cannot be more.

LAFCO can approve or deny an annexation proposal in whole or in part. There is no detailed financial information about the projected costs. In other annexation applications, it is more common to have estimated costs, such as engineering costs and bids, to show how it gets allocated through an assessment process. This makes it clearer for the property owners to decide whether they want to participate.

If this Commission approves a future annexation, the process gives the affected property owners and registered voters an opportunity to protest. Less than 25% protest of either the property owners or the registered voters within the proposed annexation area allows the process to continue. 50% protest or more kills the process. If the protest is between 25% and 50%, then an election occurs of the registered voters.

It is typical not to have too many financial details at this stage in the process. A sphere of influence is a line on a map saying where LAFCO considers eligibility for annexation in the future. It informs the property owners, the City, and the water district what areas they should study in greater detail if they want to pursue an annexation.

Mr. Bender is concerned about the two separate areas being considered together.

Vice-Chairperson LaHue thinks that the two areas would be considered separately for annexation.

Mr. McCormick adds that if it were a single proposal, the two areas would be considered together. If they were separate proposals, they would be heard and counted separately. If both were proposed together, owners from the Glen Canyon area could appear at the LAFCO hearing, ask to separate the two areas, and LAFCO would decide. There is a lot of process available to be heard and understand how it could work. There could be two different pools for protest.

Commissioner Leopold thinks the Commission understands that these are two different areas. These have been combined for simplicity and cost. Monte Fiore is already receiving the service, they just cannot participate fully. He lives in a similar situation with his water district, where he does not have the option to vote for the water district's board directors. He pays more for water than people inside the district.

If some neighbors' septic failed, there would be a process with the neighborhood about what the options are. Being included in the sphere just means they are eligible, not obligated.

MOTION AND ACTION

Motion: Leopold Second: LaHue	To accept the service and sphere of influence reviews for the City of Scotts Valley and the Scotts Valley Water District, and direct staff to return to the next meeting with resolutions revisiting the two sphere of influence maps, as requested by the City and the Water District. Motion carries with a unanimous voice vote.
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Commissioner Leopold adds that if Glen Canyon residents express that they still want to be excluded at the next meeting, it can be considered then.

CONTINUED PUBLIC HEARING FOR SERVICE AND SPHERE OF INFLUENCE REVIEWS FOR FIRE DISTRICTS

Mr. McCormick reports that at the last hearing, there were comments from Mid-County fire agencies and unions, namely Aptos/LaSelva and Central, about LAFCO doing a major fire reorganization study on a large scale within the County. This is a recent shift from the outlook of previous fire studies. The Commission continued the matter for three months hoping the fire community would discuss this among themselves to identify the interest and refine the concept.

There is a revised draft review document posted on the LAFCO website as well as an errata sheet for additional corrections after it was published. Private parties, including the former Central Fire Chief, have provided additional comments about doing a bigger fire study.

He recommends continuing the hearing, approving the status quo spheres of influence, and accepting the service review in its current form, which is consistent with the Commission's work program. He suggests that staff engage the fire community to identify a major study, and find out what the scope of work and funding would be. He would provide status reports to the Commission on the progress. The service review meets the statutes and the mandates this Commission has to follow for reviewing service and spheres of influence reviews. The recommendation also engages those interested in the fire community to do a big study about options to reorganize fire protection in most of Santa Cruz County.

Commissioner Jim Anderson says that the last fire study for South County is available on LAFCO's website under Reports and it could be a good baseline for the next fire study.

Steve Hall is interim fire chief for Central Fire Protection District (CFPD). He submitted a letter to the Commission. The CFPD board of directors met for a special meeting on October 5, 2016 to discuss the service review survey tool and the comments provided from LAFCO's August 3rd meeting. The board directed him to respond to LAFCO in support of a more in-depth service review of countywide fire services. The fire district recognizes past regional fire service studies from the 1973 Sierra Report, the 1986 Hughes Highs Report, the 1993 Ralph Anderson Report, and a cyclical service review process conducted by LAFCO.

To date, a vast majority of identified opportunities have been incorporated by local agencies in line with recommendations from these reports with the exception of implementing a joint governance model. The fire agencies in this county do an exceptional job of providing emergency response services on limited budgets. Fire engines do not recognize boundaries when 911 is called by the public.

During LAFCO's August public hearing, several speakers and Commissioners expressed interest in examining the benefits of future opportunities in the governance models. First and Second District Supervisors expressed concerns that the public interest may fall on deaf ears with existing boards. CFPD encourages an in-depth study of countywide fire services. It has been 30 years in passing without a thorough evaluation of countywide fire services. New conditions in this era include multiple fire districts proposing tax levy increases on the 2016 ballot, and this has not been seen in decades. Significant financial stress on local governments include underperforming Cal PERS retirement investments, changes in retirement accounting methodologies, and recognition of the need to fund post employment benefits.

In addition to financial stress, for the first time in local memory, two organized labor groups representing Central and Aptos / La Selva Fire Districts have now endorsed a further study reversing past positions. Fire districts in Santa Cruz County suffer from a "have and have not syndrome." Historic fluctuations in California's economy have caused significant fluctuations in tax increment revenues. Changes in accounting standards by the General Accounting Standards Board have illustrated the overwhelming depth of post employment benefits. The

days of power politics, and control have been replaced with public transparency, fiscal stewardship, and good governance.

The CFPD does not have simple solutions. It recognizes that without a study, information made into thoughtful decisions about the future is not available. The district has commissioned Citygate & Associates to conduct a Standards of Cover Review and a Management Administrative Review for CFPD reinforcing that validated information is necessary to make critical decisions. CFPD has also terminated the fire chief's contract to further invest in the potential of future opportunities.

He hopes the LAFCO Commission considers the action of the board in support of an in depth fire service study. LAFCO has many competing demands for studies, but no other discipline has more alignment of opportunity than the fire service does today, even more than it has in the last three decades.

Charlie Howard is Chairman of Central Fire's board. He read the minutes from LAFCO's last meeting. He has been involved with fire service for 48 years, 11 years of those were as a firefighter engineer, and 17 years were as a fire captain. He worked for Capitola Fire and Central Fire. He got elected to the Central Fire board and has been on the board for about 20 years.

When he was in the fire service, Capitola, Soquel, and Live Oak Fire Districts merged into Central Fire. He was totally against the merger at first. It took him two weeks to change his mind and realize it was for the better. There was a major fire on 41st Avenue and, as fire captain, he was the first engine to respond. He was pleasantly surprised to have so many additional engines to help with the fire. Capitola Fire by itself could never have accomplished what the consolidation of Central Fire did.

About 15 years ago, when Central's fire chief and assistant fire chief retired, there was an opportunity to talk with Aptos/La Selva FPD about merging with a JPA. They went to Oregon where three or four fire departments merged together to see how a similar agreement could work. Three of the directors on the Central Fire board were in support of going forward, but four directors voted against the merger.

The decision to share fire marshal services with Aptos/La Selva FPD became effective about 1.5 years ago. He volunteered for the ad hoc committee and they spent more than a year trying to come up with a workable program, but it failed by a 6-1 vote. Central Fire's board members continue to try and come up with a solution between Aptos/La Selva FPD and Central FPD.

Donita Springmeyer is a Bonny Doon resident and has lived within County Service Area 48's (CSA 48) jurisdiction for 49 years. She is disappointed with the abbreviated service review based upon the questionnaires.

The Bonny Doon area encompasses about 50 square miles. Pajaro Valley Fire District encompasses about 47 square miles. In the staff report, there were charts, such as types of calls and response times primarily to structure fires. Neither of those charts included the fire services dispatched by Cal Fire in Felton. Those reports were from 911 regional dispatches. 75% of the County was missing in those charts which came from a Grand Jury Report. There was another graph about the cost of rural fire protection versus urban fire protection, based upon per capita, but it did not include County Fire either.

She would like to see a more thorough review of CSA 48. In 2009, Bonny Doon had 20 volunteer firefighters, and by 2014, there were only 11. If there is a structure fire within a 50 square mile rural area, there needs to be enough driver operators to get two engines and a water tender to respond. They have dropped from five volunteer captains to one, and she does not think there are more than two driver operators.

Response times are important because distance matters. If someone has a heart attack or a serious medical emergency, four or five minutes can make a difference. She would like to see a review give County Fire's dispatch times, response times, and whether there are an adequate number of firefighters. County Fire's Master Plan specifies that they cannot provide the service without volunteers. Since they have lost almost half of the volunteers, she is concerned about County Fire providing the services needed.

She served on Bonny Doon's Volunteer Fire non-profit corporation for 23 years. She has experience about what goes on and is concerned about the Davenport area, which encompasses another 57 square miles. After the cement plant closed, their volunteers decreased. She knows Santa Cruz City Fire responds to the Davenport a lot more now.

In her letter, she urges the Commission not to approve either review for County Fire. She wants to see more details about Bonny Doon and Davenport. She thinks the service review has to happen before the sphere of influence review does. Santa Cruz City Fire is spending more time going up the coast.

Commissioner Leopold says that at the last meeting, the Aptos/La Selva fire chief expressed concerns and wanted to discuss them with his board. He wonders if those meetings ever happened.

Jon Jones is the Aptos / La Selva Fire Chief. His previous comments from the last meeting stand. He understands the Commission has already made a decision. His board sent a letter written by the President, Vince Hurley. Commissioner Friend had offered to meet with the board, but the fire board thought it would not be fruitful.

He came from Orange County Fire Authority, consisting of 24 contract cities and the unincorporated areas of Orange County. He has experienced several consolidations, mergers, and even hybrid organizations, such as Brea and Fullerton management services combining with the fire departments being separate. There are many models out there that make fire service more productive.

Fire agencies in Santa Cruz County have worked well together through auto and mutual aid. Just because they work well, it does not mean that there are not other areas for improvement in management or through economies of scale.

He does not think these reviews suffice more than just fulfilling a mandate. He hopes to engage Mr. McCormick in more productive dialogue.

Commissioner Leopold thought he heard at the last meeting that his board wanted a more detailed analysis. He heard his colleagues say that they are open to a more detailed analysis if the affected agencies are willing to look at the issues brought up in the analysis. The issues of consolidation have been discussed. There are some who spoke in favor of a consolidation, such as Central FPD. If Aptos/La Selva FPD is also interested, it could be fruitful for LAFCO to pursue a more comprehensive study.

LAFCO has not made a decision yet. Given past experience of doing in-depth reports and not having any actions taken as a result, the Commission decided to do the reviews a different way this time, save some money, and focus work where people were interested.

Staff's recommendation is to approve these sphere reviews and have meetings to discuss a larger in depth study. He wants to confirm whether Aptos/La Selva FPD is interested in a more in depth study.

Chief Jones replies that Aptos/La Selva FPD is constantly seeking to improve fire service for their community. He is not a complete advocate for consolidation with Central FPD, but he thinks it is worth entertaining. The Day Valley area and CSA 48 jurisdiction towards Corralitos could be better served if Aptos/La Selva FPD entered into a partnership with Cal Fire. They could look into co-located stations, merged resources, and other areas that could better serve their constituents.

He disagrees slightly that previous studies have not been fruitful. Aptos/La Selva FPD annexed the Spring Tank area, they increased their services, and they continue to look for other areas to increase services. He thinks it is worth looking southward, not northward, because it is more urban. He is looking to serve the underserved and improve response times.

65% of the responses are medical in nature. Brain death occurs in six minutes. If it takes 12 minutes to respond to a life-threatening medical situation down Freedom Boulevard towards Corralitos, it is beyond useful by then. His ability to save those people is severely compromised.

Fire service leaders want to do a complete study to see where fire service response times can be increased in a methodical way. He thought this idea was missed at the last meeting.

Commissioner Leopold appreciates Chief Jones' comments. The Commission is trying to be sensitive about how to spend LAFCO's funding agencies' dollars. He now hears feedback that it is worth looking at the bigger issues. This helps encourage the Commission to spend the money for further studies.

Commissioner Bottorff has fire service background, and he thinks this County needs to move forward. The Commission felt otherwise from previous feedback, but now he hears differently. There seems to be an openness to move forward now, and what is holding progress back is an expanded document. He has no problem spending the money if he perceives a willingness to look at the shortcomings of fire service that can be improved. He is in favor of whatever provides the citizens of this County the best possible service.

He supports LAFCO taking a bigger role since this is a priority. He thinks there are other agencies, such as sewer and water agencies, that will benefit from studying the consolidation of districts for better efficiency.

Commissioner Jim Anderson asks if districts are satisfied with their spheres, can the Commission approve them and hold off on approving the districts that want more investigation.

Mr. McCormick answers yes. In the agenda packet, the fire agencies each have separate resolutions that can be approved or further investigated.

Alternate Bobbe thinks there may be some miscommunication. She does not think the Commission would deny an agency more attention to detail and better ways to improve.

Vice-Chairperson LaHue asks if there are any advantages to proceed with getting a more detailed study done, and hold off any sphere approvals before the study is done.

Mr. McCormick answers that the advantages of going forward with adopting resolutions confirming all of the existing spheres at this hearing are that the Commission has a large work program with many other agencies still to do, such as cities and water districts. There is an advantage to get through them quickly to identify if there are other large scale studies worth considering before spending a limited amount of money on a major study.

There are different ways a countywide study could be organized, and which areas of the county to focus on. Central and Aptos/La Selva FPDs are proceeding with internal studies using a consultant. It may be useful to see what those studies produce to see if another study could build on it.

When this accelerated program started, it was acknowledged that more detail may be needed. If there are some agencies that the Commission wants to proceed with and not others, additional information can be gathered before taking an action.

Commissioner Leopold agrees mostly. There is a fire chief vacancy at Central FPD and their board is interested in further studies. Considering the amount of work LAFCO still has to do, it could be a year before completion. He wonders if this opportunity would be missed if the Commission waited too long.

Mr. McCormick answers that if directed, he will engage all of the fire agencies to decide what is worth pursuing in a bigger study, and how much LAFCO and the fire agencies will participate in the control and financing of the study. If all of the spheres are adopted now and he is directed to engage the agencies, he will do that. If Aptos/La Selva and Central FPDs identify a study they want to proceed with, LAFCO can help them proceed. The fewer agencies involved, the easier it is to proceed. If there are more agencies involved, the more comprehensive the study will be.

Commissioner Leopold heard that there may be some interest from Central FPD to look at better efficiencies. Aptos/La Selva FPD is interested in looking south instead of north. It needs to be discussed further what the study would look like.

MOTION

Motion: Bottorff Second:	To approve the fire service reviews for all agencies excluding Aptos/La Selva and Central FPDs. To direct staff to re-engage with those two fire districts to evaluate their ongoing proposals or to see what opportunity LAFCO could participate in. Motion carries with a unanimous voice vote.
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Vice-Chairperson LaHue wonders if CSA 48 should be also be excluded from approval because there is a question about adequate information.

MOTION AND ACTION

Motion: Bottorff Second: LaHue	To approve the fire service reviews for all agencies excluding Aptos/La Selva FPD, Central FPD, and County Service Area 48. To direct staff to re-engage with those fire districts to evaluate their ongoing proposals, and see what opportunities LAFCO could participate in.
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MOTION AND ACTION

Motion: Leopold Second: Bottorff	To direct Mr. McCormick to meet with local fire agencies to determine the context and scope of a fire study. Motion carries with a unanimous voice vote.
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STATUS OF PROPOSALS

Mr. McCormick reports that an application regarding a water district annexation in Zayante was withdrawn.

OFFICE LEASE

Mr. McCormick says that LAFCO leases its office from the County. The County has offered to extend the lease for another two years without raising the rate.

MOTION AND ACTION

Motion: J. Anderson Second: Bottorff	To approve the lease extension. Motion carries with a unanimous voice vote.
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PRESENTATION FROM PAMELA MILLER, CALAFCO EXECUTIVE DIRECTOR

Pamela Miller reports that CALAFCO's mission is rooted in education and they are an educational-based non-profit 501(c)3 organization. They provide education, information sharing, technical support, and legislative resources to members of CALAFCO, otherwise not available. They stand in support of LAFCO's mission to fulfill all state mandates in partnership with the associate members, other State associations, the legislature, and the administration.

CALAFCO was founded in 1971 and started as an all volunteer organization. They still retain a large portion of that volunteer model, but they are trying to slowly transform and transition into a more sustainable, stronger, operational, and foundational model.

As a non-profit, every five to six years, there are some major transformations. There is a connection to Santa Cruz LAFCO, a Commissioner being on the board and in the CALAFCO Chair seat when these major transitions and transformations have occurred. Last year, with Commissioner Leopold's leadership, they made some decisions about organizational structure and conference models. Five to six years before that, when Commissioner Roger Anderson was CALAFCO Chair, there were substantial changes made in transitioning to a regional model.

All 58 LAFCOs are members of CALAFCO and there is an associate membership structure. There are six gold associate members and 22 silver associate members.

Commissioner Leopold has been Santa Cruz' representative for the last 6 years and has just been re-elected. He has been board Chair for the last two years. The last person that served two years in a row was Commissioner Roger Anderson.

The CALAFCO budget is just shy of \$450,000 for 2016-17. Most of the income comes from dues. The dues collected do not fully cover the operational costs of the organization. There is a gap, and they rely heavily on a net profit from the Conference and a carryover from the prior year to balance the budget.

This year, Commissioner Leopold helped to testify in front of the Little Hoover Commission. There was extensive testimony from the CSDA and CALAFCO. There was also mention of the Lompico Reorganization and the consolidation as a good example of the State keeping out of local business. If local business is kept local, and the process is allowed to work in a deliberative and inclusive nature, good sustainable results can occur.

The Little Hoover Commission had a hearing recently, and it appears that they have shifted their perspective and focus on climate change, and how districts are adapting their services, based upon changes related to climate change. They are also focusing on health care districts that have hospitals, but do not provide hospital services.

One of the panelists at the Annual Conference regarding legislation was the consultant for the Senate Governance and Finance Committee. He works closely with Senator Herzberg and the rest of the Committee on all the bills that go before them. He commented that a trend he notices is that it is not just LAFCO that these legislative measures are affecting. The State seems interested in interfering with local government, whether at the county, city, LAFCO, or special district level.

Water and disadvantaged unincorporated communities will be an ongoing conversation in the future.

From 2003 to 2010, Commissioner Roger Anderson served on CALAFCO, and he served as Chair for two years. Gary Patton served two years on the board from 1988 to 1989. In 2004, David Kendig won Outstanding LAFCO Professional. In 2009, Pat McCormick also won Outstanding LAFCO Professional. In 2010, Commissioner Roger Anderson won Outstanding CALAFCO Member award. In 2016, Commissioner Leopold also won Outstanding CALAFCO Member award.

Meeting is adjourned at 12:28 p.m. The next LAFCO meeting is scheduled for 10:00 a.m. on Wednesday, December 7, 2016.

CHAIRPERSON ROGER W. ANDERSON

Attest:

Patrick M. McCormick, Executive Officer



SCOTTS VALLEY CITY AND WATER DISTRICT

Date: November 30, 2016 for December 7, 2016 Agenda

To: LAFCO Commissioners

From: Patrick M. McCormick, Executive Officer *P. McCormick*

Subject: Service and Sphere Reviews for City of Scotts Valley and the Scotts Valley Water District

Summary: The Commission will consider adopting resolutions approving the service and sphere reviews for the City of Scotts Valley and the Scotts Valley Water District.

Recommendation: Adopt Resolution No. 2016-13 approving the City of Scotts Valley Service and Sphere Review, and adopt Resolution No. 2016-14 approving the Scotts Valley Water District Service and Sphere Review.

State law requires each LAFCO to periodically prepare a service review and a sphere of influence review for each agency subject to LAFCO's boundary regulation. On November 2, 2016, the Commission held a public hearing on the service and sphere reviews for the City of Scotts Valley and the Scotts Valley Water District. At that meeting, the Commission directed staff to prepare resolutions to approve the reviews and amend both agencies' spheres of influence. The Monte Fiore/La Madrona area west of Highway 17 would be added to the water district's sphere of influence. The Glen Canyon/El Rancho area east of Highway 17 would be added to both the water district's and the city's spheres of influence.

Since the hearing on November 2nd, staff has received no new comments to add to the record.

The staff RECOMMENDS that the Commission:

- Adopt Resolution No. 2016-13 approving the 2016 City of Scotts Valley Service Review and Sphere of Influence Review,
- Adopt Resolution No. 2016-14 approving the 2016 Scotts Valley Water District Service Review and Sphere of Influence Review.

cc: City of Scotts Valley
Scotts Valley Water District

Attachments

- Draft Resolution No. 2016-13, City of Scotts Valley
- Draft Resolution No. 2016-14, Scotts Valley Water District

SANTA CRUZ LOCAL AGENCY FORMATION COMMISSION
RESOLUTION NO. 2016-13

On the motion of Commissioner
duly seconded by Commissioner
the following resolution is adopted:

APPROVING THE 2016 CITY OF SCOTTS VALLEY
SERVICE REVIEW AND SPHERE OF INFLUENCE REVIEW

The Local Agency Formation Commission of Santa Cruz County (the "Commission") does hereby resolve, determine, and order as follows:

1. In accordance with Government Code sections 56425, 56427 and 56430, the Commission has initiated and conducted the 2016 City of Scotts Valley Service and Sphere of Influence Review.
2. The Commission's Executive Officer has given notice of a public hearing by this Commission upon the service review and sphere of influence in the form and manner prescribed by law.
3. The Commission held a public hearing on this matter on November 2, 2016; and at the hearing the Commission heard and received all oral and written protests, objections, and evidence that were presented.
4. The Commission has considered the Negative Declaration dated October 3, 2016 together with the comments received during the public review process, and approves the Negative Declaration. The Commission finds that the Sphere of Influence amendment does not have a significant effect on the environment.
5. The Commission hereby approves the 2016 City of Scotts Valley Service and Sphere of Influence Review.
6. The Commission hereby approves the Service Review Determinations as shown on Exhibit A.

7. The Commission hereby approves the Sphere of Influence Determinations as shown on Exhibit B.
8. The Commission hereby amends the Sphere of Influence Map of the City of Scotts Valley as shown on Exhibit C.

PASSED AND ADOPTED by the Local Agency Formation Commission of Santa Cruz County this seventh day of December, 2016.

AYES:

NOES:


ABSENT:

ROGER W. ANDERSON, CHAIRPERSON

Attest:

Patrick M. McCormick
Executive Officer

Approved as to form:



T. Brooke Miller, LAFCO Counsel

EXHIBIT A
CITY OF SCOTTS VALLEY
2016 SERVICE REVIEW DETERMINATIONS

1) Population and Growth

The City of Scotts Valley serves a 4.6 square-mile area in northern Santa Cruz County. The 2010 Census recorded a population of 11,580. The Association of Monterey Bay Government forecasts the City's population to grow to 11,813 by 2035. The rate of population growth through 2035 is 0.08% per year.

2) Disadvantaged Unincorporated Communities

There are no disadvantaged communities within or adjacent to the City of Scotts Valley Sphere of Influence.

3) Infrastructure Needs and Deficiencies

The City's main infrastructure need is road maintenance. The City's estimated Pavement Condition Index has gone down from 70 in 2005 to an estimated 58 in 2016.

4) Financial Ability to Provide Services

The City is slowly recovering from the severe recession of 2008. In response to the lower levels of revenues following the recession, the City cut positions and reduced capital expenditures. The City's voters passed a 0.50% sales tax that is effective through 2022.

5) Shared Facilities

The City is cooperating by providing recycled wastewater from its wastewater treatment plant for re-use in landscape irrigation projects operated by the Scotts Valley Water District and, beginning in 2017, by the Pasatiempo Golf Club.

6) Accountability, Governmental Structure and Operational Efficiency

The City is governed by an elected five-person City Council. The City has procedures in place to ensure that standards for governance and public noticing are met.

The City should be open to studying two long-term governance options for the Scotts Valley Water District: (1) the SVWD becoming a dependent district of the City of Scotts Valley, or (2) the SVWD becoming part of a regional north Santa Cruz County water agency.

7) Other Matters: Mission Statement and Bylaws

The purpose of the City Council is to establish local laws, to set policy, to reject or to approve programs, to allocate funds and provide direction, through the City Manager, to City staff to implement its policy. As Scotts Valley is a General Law City, its Council must act within the framework of limitations and procedures established by State Law. Local laws are established by ordinance and are compiled in the Municipal Code.

EXHIBIT B
CITY OF SCOTTS VALLEY
2016 SPHERE OF INFLUENCE REVIEW DETERMINATIONS

1) The present and planned land uses in the area, including agricultural and open space lands.

The 2016 sphere amendment adds the Glen Canyon/Rancho study area. This area is planned by both the Santa Cruz County General Plan and the Scotts Valley General Plan to be rural residential uses along the public road frontages and mountain residential uses on the steeper lands away from the public roads. There are no commercial agricultural uses or designated open space lands in the Glen Canyon/El Rancho study area.

2) The present and probable need for public facilities and service in the area.

The present and probable need for municipal public services in the Glen Canyon/El Rancho study area are road maintenance and police protection.

3) The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide.

The City has adequate capacity to provide police services and road maintenance. The City has adequate sanitary sewer capacity. The closest sewer main is located north of the Glen Canyon/El Rancho study area in the 3100 block of Glen Canyon Drive.

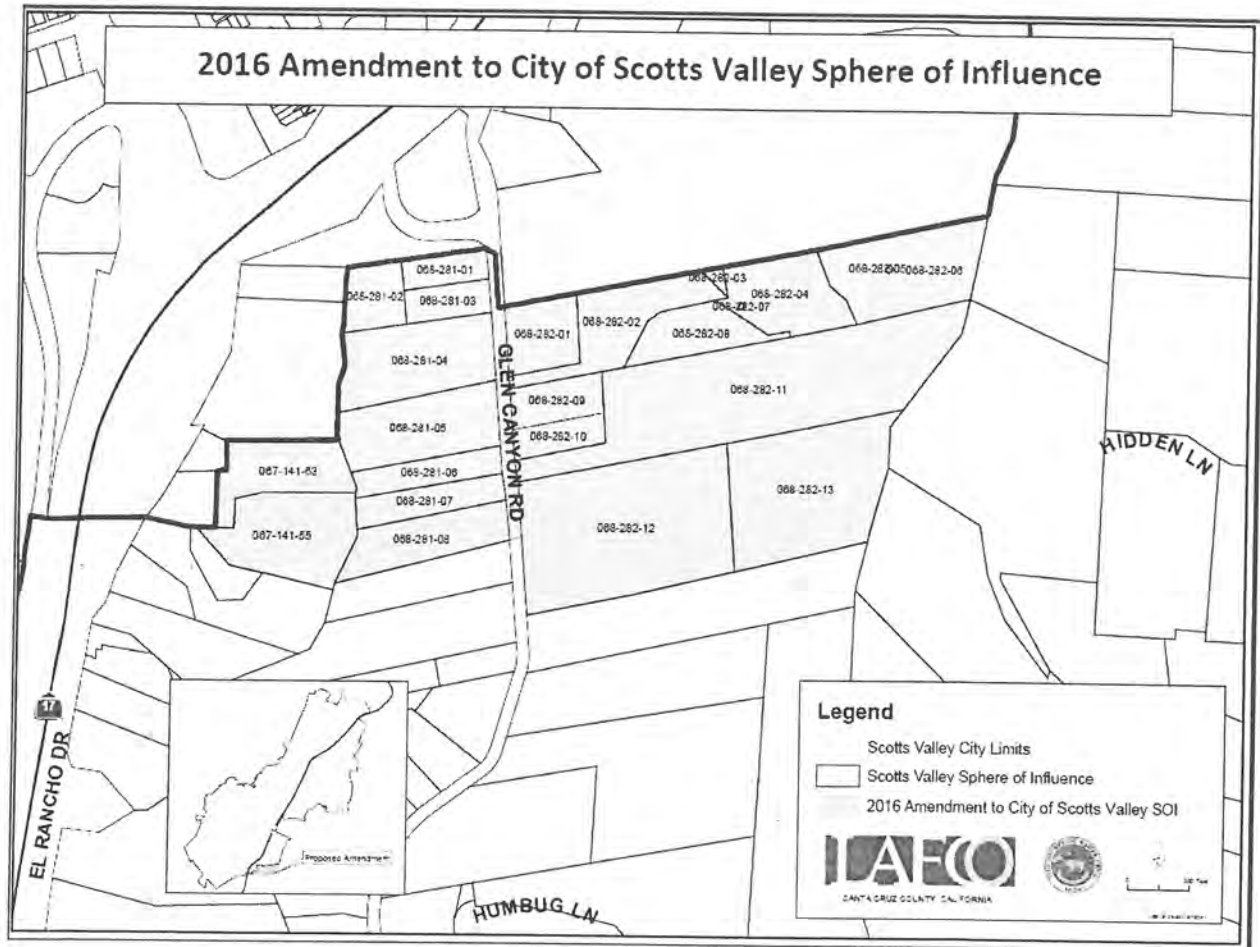
4) The existence of any social or economic communities of interest in the area if the commission determines that they are relevant to the agency.

The Glen Canyon/El Rancho study area could continue to identify with the rural and mountain residential areas south of the study area, or could choose to annex to the City of Scotts Valley if the Glen Canyon or El Rancho residents desire city police, city sewer, or other municipal services.

5) Disadvantaged unincorporated communities.

There are no disadvantaged unincorporated communities within or adjacent to the City of Scotts Valley Sphere of Influence.

EXHIBIT C
CITY OF SCOTTS VALLEY
2016 SPHERE OF INFLUENCE AMENDMENT MAP



SANTA CRUZ LOCAL AGENCY FORMATION COMMISSION
RESOLUTION NO. 2016-14

On the motion of Commissioner
duly seconded by Commissioner
the following resolution is adopted:

APPROVING THE 2016 SCOTTS VALLEY WATER DISTRICT
SERVICE REVIEW AND SPHERE OF INFLUENCE REVIEW

The Local Agency Formation Commission of Santa Cruz County (the "Commission") does hereby resolve, determine, and order as follows:

1. In accordance with Government Code sections 56425, 56427 and 56430, the Commission has initiated and conducted the 2016 Scotts Valley Water District Service and Sphere of Influence Review.
2. The Commission's Executive Officer has given notice of a public hearing by this Commission upon the service review and sphere of influence in the form and manner prescribed by law.
3. The Commission held a public hearing on this matter on November 2, 2016; and at the hearing the Commission heard and received all oral and written protests, objections, and evidence that were presented.
4. The Commission has considered the Negative Declaration dated October 3, 2016 together with the comments received during the public review process, and approves the Negative Declaration. The Commission finds that the Sphere of Influence amendment does not have a significant effect on the environment.
5. The Commission hereby approves the 2016 Scotts Valley Water District Service and Sphere of Influence Review.
6. The Commission hereby approves the Service Review Determinations as shown on Exhibit A.

7. The Commission hereby approves the Sphere of Influence Determinations as shown on Exhibit B.
8. The Commission hereby amends the Sphere of Influence Map of the Scotts Valley Water District as shown on Exhibit C.

PASSED AND ADOPTED by the Local Agency Formation Commission of Santa Cruz County this seventh day of December, 2016.

AYES:

NOES:


ABSENT:

ROGER W. ANDERSON, CHAIRPERSON

Attest:

Patrick M. McCormick
Executive Officer

Approved as to form:



T. Brooke Miller, LAFCO Counsel

EXHIBIT A
SCOTTS VALLEY WATER DISTRICT
2016 SERVICE REVIEW DETERMINATIONS

1) Population and Growth

The Scotts Valley Water District is projecting that the population within its service area will increase from 10,309 in 2010 to 12,198 in 2035.

2) Disadvantaged Unincorporated Communities

There are no disadvantaged unincorporated communities within or adjacent to the Sphere of Influence of the Scotts Valley Water District.

3) Infrastructure Needs and Deficiencies

The groundwater levels in the Scotts Valley aquifers have dropped significantly over the last 40 years, but have generally stabilized over the last 10 years. The District is continuing to address the most cost-effective manner in which to meet the projected demands over the next 25 years, and is cooperating with the City and the other water purveyors in the region to implement water conservation programs.

4) Financial Ability to Provide Services

The District is funded principally through water rates. The District prepared a rate study in 2016, and is proceeding through the rate-setting process. The District's ability to provide adequate services and to cooperate in efforts to stabilize and restore the groundwater aquifers is dependent upon sufficient rates.

5) Shared Facilities

The District receives recycled wastewater from the City of Scotts Valley and distributes it through "purple pipes" for landscaping irrigation purposes in several areas of Scotts Valley.

6) Accountability, Governmental Structure and Operational Efficiency

The District is governed by an elected five-person Board of Directors. The Scotts Valley Water District should be open to studying two changes of governance: (1) the SVWD becoming a subsidiary district of the City of Scotts Valley, and (2) the SVWD becoming part of a regional north Santa Cruz County water agency that would facilitate optimum utilization of water resources.

7) Other Matters: Mission Statement and Bylaws

The District's mission statement is "To improve quality of life by protecting the community from the risks and consequences of fire, medical, rescue, hazardous materials and natural disasters."

8) Local Accountability and Governance

The District is governed by an elected five-member Board of Directors. The District has procedures in place to ensure that standards for governance and public noticing are met.

EXHIBIT B

SCOTTS VALLEY WATER DISTRICT 2016 SPHERE OF INFLUENCE DETERMINATIONS

1) The present and planned land uses in the area, including agricultural and open space lands.

The 2016 sphere amendment adds the Monte Fiore/La Madrona study area and the Glen Canyon/El Rancho study area. The Monte Fiore/La Madrona area is subject to the Gateway South Specific Plan, adopted by the City of Scotts Valley, which specifies residential, open space, visitor-serving, and commercial uses. The Glen Canyon/El Rancho area is planned by both the Santa Cruz County General Plan and the Scotts Valley General Plan to be rural residential uses along the public road frontages and mountain residential uses on the steeper lands away from the public roads. There are no commercial agricultural uses in the study areas.

2) The present and probable need for public facilities and service in the area.

The Monte Fiore/La Madrona study area is already served by the Scotts Valley Water District. The future service need is continuing the water service. The Glen Canyon/El Rancho study area has no public water service. The homes get their water from individual and shared wells. Santa Cruz County Environmental Health has not identified that the Glen Canyon/El Rancho study area has a significant rate of well failure.

3) The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide.

The Scotts Valley Water District has the capacity to serve the Glen Canyon/El Rancho study area, and to continue to serve the Monte Fiore/La Madrona study area. The closest water main to the Glen Canyon/El Rancho study area is located north of the Glen Canyon/El Rancho study area in the 3100 block of Glen Canyon Drive.

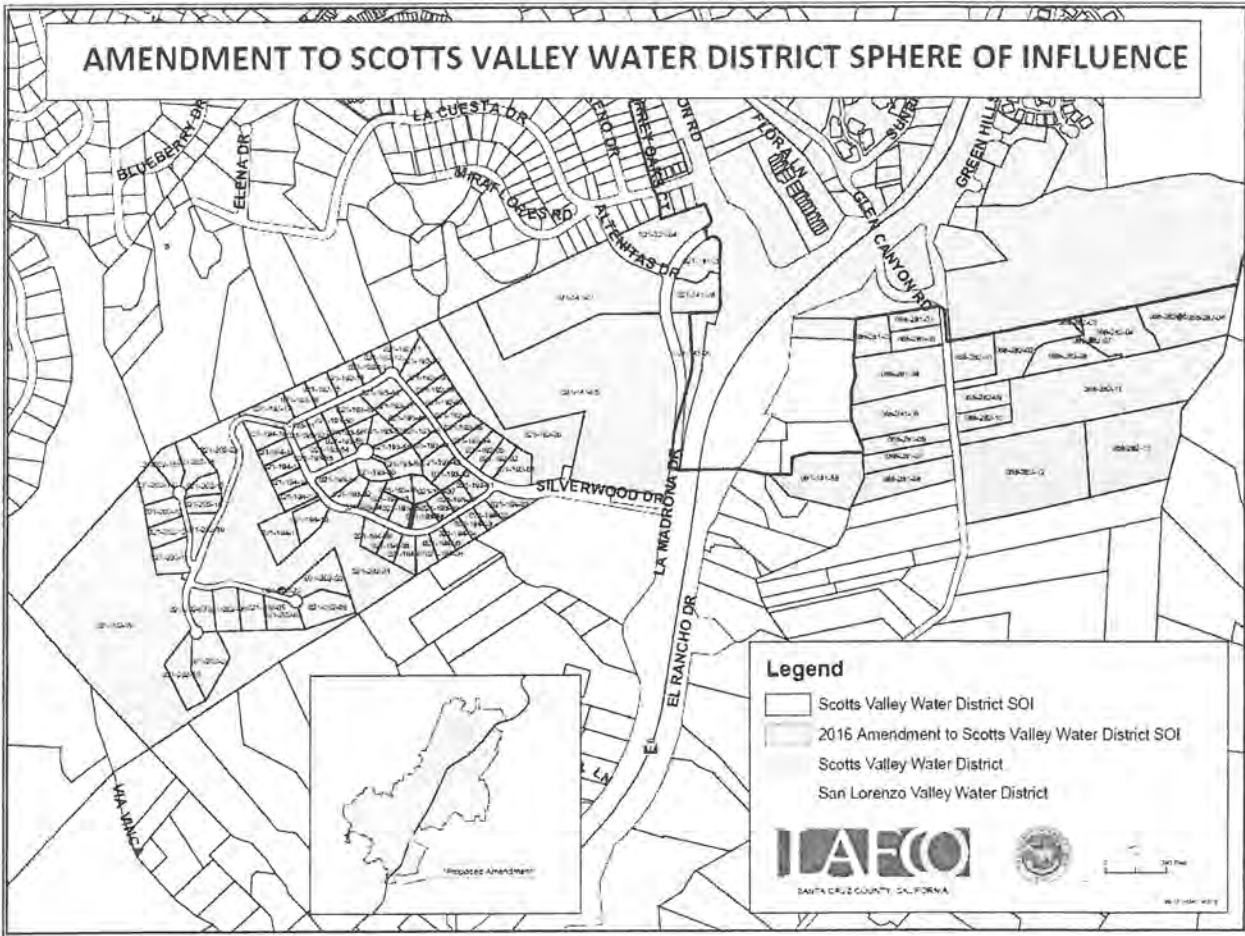
4) The existence of any social or economic communities of interest in the area if the commission determines that they are relevant to the agency.

The Monte Fiore/La Madrona study area is located within the City of Scotts Valley and is served by SVWD water. The Glen Canyon/El Rancho study area could continue to identify with the rural and mountain residential areas south of the study area, or could choose to annex to the Scotts Valley Water District if the Glen Canyon or El Rancho residents desire public water service.

5) Disadvantaged Unincorporated Communities.

There are no disadvantaged unincorporated communities within or adjacent to the Scotts Valley Water District Sphere of Influence.

EXHIBIT C
SCOTTS VALLEY WATER DISTRICT
2016 SPHERE OF INFLUENCE AMENDMENT MAP





WORK PROGRAM AND POTENTIAL FIRE STUDY

Date: November 29, 2016 for December 7th Agenda
To: LAFCO Commissioners *P. M. McCormick*
From: Patrick M. McCormick, Executive Officer
Subject: Work Program and Potential Fire Study

Summary: The Commission will set priorities and give guidance on the work program for the next six months.

Recommendation: Receive briefing from staff, set short-term priorities, affirm continuation of accelerated service and sphere methodology, assign high priority to scoping a potential comprehensive fire study, direct staff to initiate the service and sphere review for the Soquel Creek Water District, and assign second priority to other service and sphere reviews on the work program.

Fire Study

At the November 2, 2016 meeting, the Commission accepted the 2016 Service and Sphere of Influence Reviews for nine fire agencies:

- Aromas Tri-County Fire Protection District
- Ben Lomond Fire Protection District
- Boulder Creek Fire Protection District
- Branciforte Fire Protection District
- County Service Area 4 Pajaro Dunes
- Felton Fire Protection District
- Pajaro Valley Fire Protection District
- Scotts Valley Fire Protection District
- Zayante Fire Protection District.

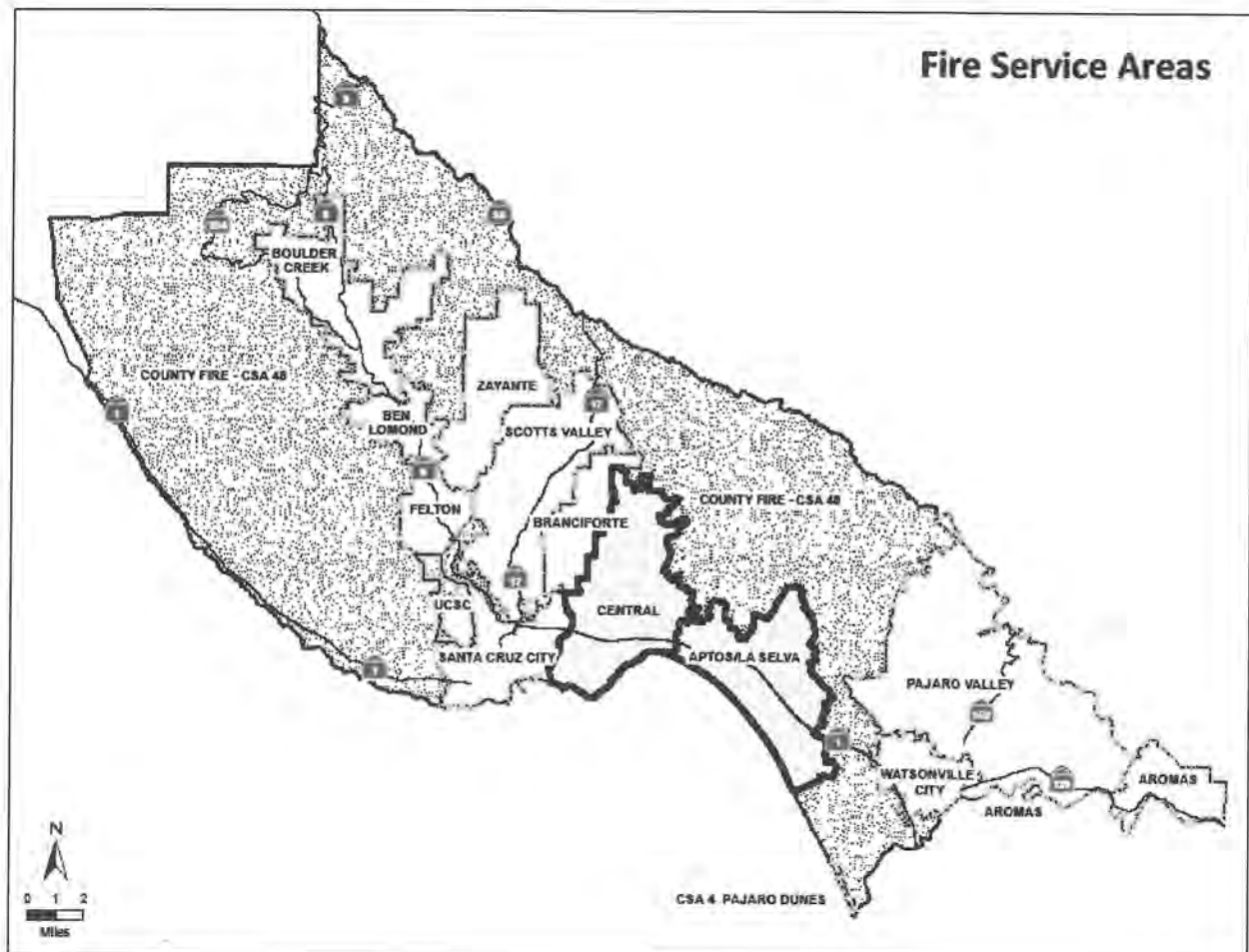
A sample transmittal letter sent out to these agencies is attached as Attachment A.

On the record of LAFCO's hearing, the Board of Directors of the Aptos/La Selva Fire Protection District, the Board of Directors of the Central Fire Protection District, two firefighter unions, and several members of the public expressed concerns that the accelerated format for service and sphere reviews did not adequately address opportunities for further collaboration and possible consolidation of fire services in Santa Cruz County. They noted that it has been more than thirty years since such a comprehensive study has been done. The Commission was sympathetic to those concerns and deferred accepting the 2016 Service and Sphere of Influence Reviews for three fire agencies:

- Aptos/La Selva Fire Protection District
- Central Fire Protection District
- County Service Area 48, County Fire.

The purpose of the deferral is to consider preparation of a comprehensive fire and emergency services study. The geographic scope of that study has not been determined. It could involve only those three agencies; or, given the extent of interaction of those three agencies with the other districts and the two city departments, it could involve a study area as large as the whole county.

Aptos/La Selva, Central, and County Fire contain 77% of the county's land area and 37% of the county's population. The following map shows the geographic relationship of these three agencies with the other fire agencies in the County.



In order to provide a framework for discussion of the scope of a potential study, this memo will give an overview of the fire agency reorganization studies prepared over the last 45 years in Santa Cruz County, and some samples of recent fire reorganization studies from around the state. Attachment B lists eleven fire agency reorganization studies prepared in Santa Cruz County since 1971. The seminal report that drove a series of organizational and operational improvements was Study #3, the 1975 re-write of the "Sierra Group Report." Four of the recommended consolidations have occurred. Operational recommendations included autoaid, a 911 communications system, water system interties, and tougher fire codes.

Attachment C contains a snapshot of nine recent studies concerning fire services in California communities. Many of the studies are regional fire agency service reviews conducted by LAFCOs. Of note, the 2015 Placer County fire suppression and emergency response service study was budgeted at \$75,000 and has recently been terminated without release of draft information.

In order to avoid consequences from a study that is not be completed, to get the most out of a study, and to control study costs, a study should be carefully scoped prior to seeking requests for proposals (RFP) from consulting firms. A typical scope includes:

- a) Geographic area and agencies under study
- b) Purpose and goals
- c) Interrelationship with other studies
- d) Process and timeline
- e) Issues
- f) Data to use and analyze
- g) Range and number of organizations and operational alternatives to be addressed
- h) Presentation.

LAFCO has a professional services reserve of \$100,000 that it has accumulated over a period of years. Once spent, it will not be restored under the current level of annual payments made to the LAFCO budgets by county, cities, and districts. Other possible uses of the reserve are:

- Water Agency Comprehensive MSR/Reorganization Study
- Sanitation Agency Comprehensive MSR/Reorganization Study
- Specialists to assist in reviewing service and sphere reviews (such as a hydrologist)
- Completing the current round of service and sphere reviews using a consultant.

If, in 2017 LAFCO chooses to proceed with fire study before the current round of service and sphere reviews is completed, the Commission may want to secure funding from other sources (such as the interested fire agencies) in order to maintain the reserve for use in other projects.

WORK PROGRAM

The status list of service and sphere reviews shown on Attachment D.

The current work program is for staff to perform simple service and sphere reviews by starting with a survey that is completed to by the staff of the subject agency. The agencies are asked if they have any sphere amendment that they want addressed in the report. For agencies that utilize the County Auditor for their budget and claims, LAFCO staff accesses the budget information directly from the in-house County accounting system. For agencies that maintain their own budgeting and claiming, the agency staff has to provide budget and audit information via weblink, email, or paper. LAFCO staff then prepares a disadvantaged community analysis, conducts environmental review, and adds other relevant information regarding governance, service challenges, and reorganization options. The draft report is set for a LAFCO Commission hearing. Based upon the testimony at the hearing and the Commission's evaluation of the draft report, the Commission can either accept the report and act on the spheres of influence, or the Commission can defer action for minor or major revisions. Sample service and sphere reports that use the accelerated methodology are listed below, and are available on LAFCO's website at: <http://www.santacruzlafco.org/reports/>

Fire Districts
City of Scotts Valley
Scotts Valley Water District

At the recent hearings concerning the fire district service and sphere reviews, several parties felt that the accelerated review methodology did not provide a thorough enough review to understand the agencies conditions and their operational and reorganizational options. Before staff begins reviews for another series of agencies, I want to check in with the Commission regarding the methodology.

Is there enough information to continue with the current round of reviews?

If not, what additional information would be helpful?

The original reports are available in color on the internet; but, the compressed files of the agenda packet are in black and white. Is this a problem to review the review documents?

Are there any other revisions to the accelerated methodology that would improve the reports in the future?

Is it OK to continue with the accelerated reviews in order to go through the current round and get as many done as possible by staff in the current fiscal year?

RECOMMENDATION

The staff is aware of one imminent application involving a minor sphere amendment and annexation to the Soquel Creek Water District. The district's service review and sphere have not been updated in the last five years. State law requires annexations to be consistent with spheres, for spheres to be reviewed at least every five years, and for services to be reviewed before or concurrently with any sphere amendment. It would be ideal for the Soquel Creek Water District service and sphere review to be conducted along with the other water agencies. However, in the past the Commission has often moved individual agencies' reviews to the top of the work program in order to allow for a timely hearing on the proposed annexation. The Commission could act in the short term on the service review, the minor sphere amendment, and the minor annexation. If a comprehensive regional water study were done at a later date, the Soquel Creek Water District could be included in such a study.

Staff recommends that the Commission:

- 1) Assign scoping a potential comprehensive fire study as top priority in the work program to.
- 2) Direct staff to initiate the Soquel Creek Water District service and sphere review, and place a draft on the agenda as soon as possible.
- 3) Continue utilizing the accelerated service and sphere methodology for the remaining agencies.

cc: Chiefs and Board of Directors of each fire agency
Soquel Creek Water District, General Manager

Attachments:

- A Sample Letter to Fire Districts
- B Summary of Fire Service Reorganization Studies in Santa Cruz County
- C Fire Service Reviews and Reorganization Studies in California
- D Status of Sphere of Influence Studies and Municipal Service Reviews

ATTACHMENT A



November 28, 2016

Board of Directors

Agency

Address

City

Subject: Sphere of Influence Action and Potential Fire Services Study

Dear Board Members:

On November 2, 2016, the Local Agency Formation Commission of Santa Cruz County (LAFCO) accepted the 2016 Service Review for your agency and maintained your agency's sphere of influence with no amendments. A copy of LAFCO's resolution is attached for your records.

I thank your staff for their assistance in providing information and attending the public hearings on these reviews.

In a related matter of significant importance, two fire agency boards and some members of the public who are interested in fire and emergency response issues have asked LAFCO to consider preparing or participating in a major study of fire and emergency services in Santa Cruz County. The geographic scope has not been determined. It could be as large as the entire county, or it could be a smaller area. The topical scope has not been determined. It could be limited to district consolidations, or it could include staffing models, funding, shared services, contracting, JPAs, and other alternatives.

The fact that LAFCO has just confirmed your agency's sphere of influence does not mean that your agency will be exempted from a major fire study if LAFCO determines to prepare or participate in the study. The proponents of a major study believe that a major study would be timely because a comprehensive regional study has not been done in the last 30 years, and because many agencies are experiencing financial stresses. They assert that a major fire study would evaluate options for providing these critical services using a different organizational structure. A comprehensive study would provide the critical data for use by the fire boards, the staffs, and the public. The Board of each fire agency would then decide if any of the potential organizational or operational changes is worth pursuing.

ATTACHMENT A

I encourage your Board and your staff to discuss within your community and with other interested parties throughout the County whether it is timely to consider preparing such a study, and what should be included in the scope of work. LAFCO commissioners and staff are available to explore this matter both in informal discussions and formal meetings.

Very truly yours,

Patrick M. McCormick
Executive Officer

Attachment: 2016 Service and Sphere Review Resolution

ATTACHMENT B

Summary of Fire Service Reorganization Studies in Santa Cruz County, 1971 - 2016

(1) 1971

Mid-County Local Government Study Committee

Prepared by: A Citizens' Committee appointed by City of Santa Cruz, City of Capitola, and Board of Supervisors

Study Area: Western city limits of City of Santa Cruz to La Selva Beach

Recommendation:

"A strong majority of committee recommended the consolidation of all mid-county fire protection districts (La Selva Beach, Aptos, Soquel, Capitola, and Live Oak) while a minority favored the exclusion of La Selva Beach from immediate consolidation."

(2) 1973

A Fire Protection Improvement Program and Long Range Plan for Santa Cruz County, California

Prepared by: The Sierra Group, a consulting firm under contract to the County of Santa Cruz

Study Area: All of Santa Cruz County

The initial report was rejected, and a revised report was issued in 1975.

(3) 1975

A Fire Protection Improvement Program and Long-Range Plan for Santa Cruz County (major re-draft)

Prepared by: The Sierra Group, a consulting firm under contract to the County of Santa Cruz

Study Area: All of Santa Cruz County

Major Recommendations:

Consolidate Ben Lomond, Boulder Creek, Felton, and Zayante.

Consolidate Davenport and County Fire.

Consolidate Scotts Valley and Branciforte.

Consolidate Freedom and Salsipuedes, annex Corralitos.

Consolidate Aptos and La Selva (short term).

Consolidate Capitola, Live Oak, and Soquel (short term).

Consolidate Aptos, La Selva, Capitola, Soquel, and Live Oak (long term).

Maintain City of Santa Cruz Fire, City of Watsonville Fire, and County Fire.

Establish a County Service Area to increase funding for County Fire.

Hire County Fire Marshall for code adoption and enforcement.

Revise codes to require built-in protection (sprinklers).

Construct interties between water systems.

Enact auto aid agreements so that the closest station responds to all calls.

Implement consolidated communications using the "911 concept".

4) 1983

South Santa Cruz County Fire Protection Plan

Prepared by a committee of South County Fire Chiefs

Study Area: Aromas, Watsonville, Salsipuedes, Freedom, Aptos, La Selva, portion of County Fire from Pleasant Valley to Pajaro River

Finding: None of the six South County agencies is adequately funded.

Recommendation:

"Ultimately, all non-wildland fire suppression in the South County (except Aromas) should be integrated into one district."

5) 1986

Analysis of Organization Alternatives and Sphere of Influence issues for the Capitola and Central Fire Protection Districts

Prepared by Hughes, Heiss & Associates for Santa Cruz County LAFCO

Study Area: Capitola and Central (Live Oak and Soquel)

Recommendations:

"Consolidation is the only alternative which has the potential to improve fire service delivery system region-wide."

"If the Capitola Fire Protection District was dissolved and a municipal department was created, the City would have to make up for the substantial loss of special district augmentation funds."

6) 1992

The Mid County Consolidation Feasibility Study

Prepared by the Chief Officers of the Aptos/La Selva, Branciforte, Central, and Scotts Valley Fire Protection Districts

Study Area: Scotts Valley, Branciforte, Live Oak, Soquel, Capitola, Aptos, La Selva

Recommendations:

This report did not make a recommendation, rather it developed an operational plan to demonstrate how they would recommend that a "Mega District" be operated utilizing all the combined resources of the four districts.

7) 1993

Final Report, Fire District Consolidation Study

Prepared by Ralph Andersen & Associates for four districts

Study Area: Aptos/La Selva, Branciforte, Central, and Scotts Valley

Recommendations:

"It is recommended that all four districts pursue a consolidation effort."

The four-district merger would save \$600,000 and reduce staffing by 11 positions.

"If the Aptos/La Selva Fire Protection District chooses not to pursue consolidation at this time, it is recommended that the Central Fire Protection District, Scotts Valley Fire Protection District, and the Branciforte Fire Protection District pursue consolidation. The Aptos/La Selva Fire Protection District should periodically review the opportunities for consolidation with the other three agencies."

"Should the Districts choose not to pursue consolidation at this time, the Districts should review the development of joint training and vehicle maintenance facilities and fire prevention services with each other."

"The consolidated districts should utilize three-person paramedic engine companies with the exception of the Branciforte Station (two-person engine companies.)"

8) 1994

Scotts Valley and Branciforte Fire Protection Districts Consolidation Action Plan

Prepared by staff of both districts.

Study area: Scotts Valley and Branciforte

Recommendation:

Given that Central and Aptos/La Selva were not interested in consolidating, proceed with this action plan to consolidate the Branciforte and Scotts Valley Fire Protection Districts.

9) 1994

Sphere of Influence Study, Northern Santa Cruz County Fire Protection Districts

Prepared by: LAFCO staff

Study area: Boulder Creek, Ben Lomond, Felton, Zayante, Scotts Valley, Branciforte), and adjacent area of County Service Area 48 (County Fire)

Recommendations:

Give Branciforte and Scotts Valley a single consolidated sphere of influence.

Adopt a single consolidated sphere of influence for the Boulder Creek, Ben Lomond, Felton, and Zayante Fire Protection Districts.

10) 2000

Phase I - Fact Finding Report

Prepared by Oversight Committee—Central/Aptos Joint Venture

Study Area: Aptos, La Selva, Soquel, Capitola, Live Oak

Recommendations:

Approve interim operating agreement.

Proceed to conduct a Phase II Feasibility Analysis of consolidating the two districts.

11) 2007

South County Fire Service Study

Prepared by Dudek Engineering + Environmental for Santa Cruz LAFCO.

Study Area: Watsonville, Freedom, Salsipuedes, Pajaro Dunes, and Corralitos

Conclusions:

Given current costs of \$8.3 M and the same set of service level goals, the report estimated the total cost for four different organizational models:

- a) One independent district, CAL FIRE contract - \$9.9 M.
- b) One independent district, City of Watsonville contract - \$12.3 M.
- c) One independent district in unincorporated area, and one subsidiary district in city - \$12.6 M.
- d) Status quo with additional funding to meet service level goals - \$9.6 M.

ATTACHMENT C

FIRE SERVICE REVIEWS AND REORGANIZATION STUDIES IN CALIFORNIA COMMUNITIES 2005-2016

<u>Year</u>	<u>Lead</u>	<u>Cost</u>	<u>Subject</u>
2005-7	San Diego LAFCO	Several hundred thousand	Macro and micro studies of reorganizing 21 special districts including 12 CSAs and uncovered area following the 2003 Cedar Fire.
2006	Napa LAFCO	\$62,000	Comprehensive study of protection services, municipal service review 3 city departments and 2 districts
2009	Contra Costa LAFCO	\$45,000	Municipal service review: fire and emergency medical fire and emergency medical service providers, 3 city departments and 9 districts
2014	Yolo LAFCO	\$80,000	Municipal service review 4 city departments, 4 fire districts, plus a few small districts)
2015	Contra Costa LAFCO	\$80,000	Fire and emergency medical services municipal service review/sphere of influence updates, 3 city departments and 8 districts
2015	Placer County	\$75,000	Study of fire suppression services and emergency response services for 19 districts on the western slope of Placer County
2016	Placer LAFCO	\$82,500	Municipal service review for fire and emergency services, west county area 3 city departments and 11 districts
2016-17	Central Fire Protection District	\$67,000	Standards of cover and management- administrative assessment
2016-17	Santa Cruz County, Health Services Agency	\$56,000	Design and conduct a competitive selection process for ambulance transport requests for proposals

ATTACHMENT D
SPHERE OF INFLUENCE STUDIES and
MUNICIPAL SERVICE REVIEWS
Status as of November 29, 2016

Agency	Date of First Sphere	Last Sphere Review Completed	Sphere Schedule	Last MSR Completed
CITIES				
Capitola	1975	2008		2007
Santa Cruz	1983	2008		2011
Scotts Valley	1985	2016		2016
Watsonville	1977	2008		2007
FIRE AGENCIES				
Aptos/La Selva	1977	2008	Comprehensive	2007
Aromas	1989	2016		2016
Ben Lomond	1994	2016		2016
Boulder Creek	1994	2016		2016
Branciforte	1987	2016		2016
Central	1987	2008	Comprehensive	2007
County Service Area 4-Pajaro Dunes	1989	2016		2016
County Service Area 48-County Fire	1985	2008	Comprehensive	2007
Felton	1994	2016		2016
Pajaro Valley	1989	2016		2016
Scotts Valley	1976	2016		2016
Zayante	1994	2016		2016

Agency	Date of First Sphere	Last Sphere Review Completed	Schedule	Last MSR Completed
WATER AGENCIES				
Central	1986	1993		2007
Lompico	1985	2014		2014
Pajaro Valley Water Management				2007
San Lorenzo Valley	1985	2014		2014
Scotts Valley	1985	2016		2016
Soquel Creek	1986	2010	Recommended	2007
CSA 54 Summit West	1996	2008		2007
RECREATION AND PARK DISTRICTS				
Alba Recreation and Park District	1988	2016		2016
Boulder Creek Recreation and Park District	1988	2016		2016
La Selva Recreation and Park District	1990	2016		2016
Opal Cliffs Rec. and Park District	1988	2016		2016

Agency	Date of First Sphere	Last Sphere Review Completed	Schedule	Last MSR Completed
SANITATION AGENCIES				
Davenport	1984	2008		2007
Freedom	1975	2011		2007
Salsipuedes	1987	2015		2015
Santa Cruz Co. Sanitation District	1983	2011		2007
2 Place de Mer	1988	2008		2007
5 Sand Dollar	1988	2008		2007
7 Boulder Creek Country Club	1985	2008		2007
10 Rolling Woods	1984	2013		2013
12 Septic Maintenance	1988	1992	District studying an amendment	2007
20 Trestle Beach	1988	2008		2007
57 Graham Hill	2001	2013		2013
MISCELLANEOUS INDEPENDENT DISTRICTS				
Mid-Pen. Regional Open Space	1985	2008		2007
Pajaro Valley Cemetery	1988	2015		2015
Reclamation District 2049	1988	2008		2007
Resource Conservation District	1983	2015		2015
Santa Cruz Port District	1991	1991		2007

Agency	Date of First Sphere	Last Review Completed	Schedule	Last MSR Completed
COUNTY SERVICE AREAS				
2 (under sanitation)				
3 Aptos Seascapes	1983	2008		2007
4 (under fire)				
5 (under sanitation)				
7 (under sanitation)				
9 County Public Works	1985	2015		2015
10 (under sanitation)				
11 County Parks	1985	2008		2007
12 (under sanitation)				
13 Hutchinson Road	1988	2005		2007
15 Huckleberry Woods	1988	2014		2014
16 Robak Road	1988	2008		2007
17 Empire Acres	1988	2008		2007
20 (under sanitation)				
21 Westdale	1988	2008		2007

Agency	Date of First Sphere	Last Review Completed	Schedule	Last MSR Completed
22 Kelly Hill	1988	2008		2007
23 Old Ranch Road	1988	2008		2007
24 Pine Ridge	1988	2008		2007
25 Viewpoint Road	1988	2008		2007
26 Hidden Valley	1988	2008		2007
28 Lomond Terrace	1988	2008		2007
30 Glenwood Acres	1988	2008		2007
32 View Circle	1983	2008		2007
33 Redwood Drive	1983	2008		2007
34 Larsen Road	1983	2008		2007
35 Country Estates	1983	2008		2007
36 Forest Glen	1983	2008		2007
37 Roberts Rd.	1983	2008		2007
38 Extended Police (Sheriff)	1985	2008		2007
39 Reed Street	1983	2008		2007
40 Ralston Way	1983	2008		2007
41 Loma Prieta Drive	1983	2008		2007
42 Sunlit Lane	1983	2008		2007
43 Bonita Encino	1983	2008		2007
44 Sunbeam Woods	1983	2008		2007
46 Pinecrest Dr.	1983			2007
47 Braemoor	1985	2008		2007
48 (under fire agencies)				
50 The Vineyard	1987	2008		2007

Agency	Date of First Sphere Adoption	Last Review Completed	Schedule	Last MSR Completed
51 Hopkins Gulch	1989	2008		2007
52 Pleasant Valley	1990	2008		2007
53 Mosquito Abatement	1992	2008		2007
54 (under water agencies)				
55 Riverdale Park	1996	2008		2007
56 Felton Grove	1997	2008		2007
57 (under sanitation)				
58 Ridge Road	2001	2008		2007
59 McGaffigan Mill Road	2002	2008		2007
60 Huckleberry Island	2015	2015		2015



Wednesday Oct 12 2016 | 7 comments

18

Costly Placer fire study deeply flawed, won't be released

By: Michael Mott, Reporter



Updated Wednesday at 9:30 a.m. with additional info from Placer County.

A costly fire study commissioned by Placer County is deeply flawed and won't be released to the public.

That was the word from Placer County Supervisor Jennifer Montgomery Tuesday during the weekly Meddlers session, which is sponsored by the Auburn Chamber of Commerce.

Kevin Hanley, chamber CEO, asked Montgomery for the status on the Placer County fire study.

The study, commissioned Sept. 15, 2015 to Citygate consultants of Folsom, was to collect data and provide recommendations on how best to provide fire and emergency medical services across the county with 19 separate fire districts, a number of which are undergoing long-term financial difficulty.

The report was expected to be finished six months from the September date, according to a county release. The now unfinished report cost taxpayers up to \$75,000.

Montgomery said county staff and fire chiefs found early drafts of the document "woefully insufficient" with bad data and agreed it would not be released.

County communications staff later said the county auditor, tax-collector and county executive's office were building on the initial data collection done by Citygate, in coordination with district fire chiefs. When that additional data is collected, a more detailed fiscal analyses will be presented to the board in hopes of stabilizing the fire districts.

The timeframe for when that presentation will happen is unknown, said Scott Sandow, Placer County Public Information Assistant, but adding it would likely be "sooner than later".

Sandow said Citygate experienced delays in scheduling and data collection, as well as variables such as the recent increase of the state minimum wage to \$15/hour and massive tree die-off caused by the drought and bark beetles.

Hanley said he wished the study would be released anyway, so people could judge for themselves, but Montgomery said the report had fatal flaws.

Auburn crime stats

At Meddlers, Mayor Dr. Bill Kirby summarized a Public Safety presentation Monday at city council, where Director John Ruffcorn told council members that crime stats were generally down, though more homeless people are being observed and contacted.

In nearly every category, crime was down in Auburn from 2011-2015 and between 2014 and 2015. There was a slight rise in assaults and a slight uptick for being drunk in public, but overall, crime has lessened.

"We know there's an increased presence, but it doesn't do any good to complain if you're sitting in coffee shops complaining and not reporting if you see something suspicious," Kirby said.

The statistics showed there didn't seem to be an increase in homeless crime, however, council members stressed they were seeing more people on the street and the public safety department should present a plan about it.



Date: November 29, 2016 for December 7, 2016 Agenda
To: LAFCO Commissioners
From: Patrick M. McCormick, Executive Officer *P.M.C.*
Subject: LAFCO Meeting Schedule for 2017

Summary: The Commission should adopt a meeting schedule for 2017.

Recommendation: Adopt the 2017 meeting schedule as presented.

LAFCO normally meets at 10:00 a.m. on the first Wednesday of each month, except July, when the Board of Supervisors schedules their vacations. The staff is proposing a standard schedule.

Please review your calendars to determine if the following schedule is convenient.

Recommended Meeting Dates

Other Dates

10:00 a.m.

January 4, 2017

February 1, 2017

March 1, 2017

April 5, 2017

May 3, 2017

June 7, 2017

No meeting in July

August 2, 2017

September 6, 2017

October 4, 2017

November 1, 2017

December 6, 2017

CALAFCO Staff Workshop April 5-7, Fresno

League of Cities Conference, Sept. 13 – 15, Sacramento

CSDA Conference, Sept. 25 – 28, Monterey

CALAFCO Conference, Oct. 25 – 27, San Diego

CSAC Conference, Nov. 27 – Dec. 1, Sacramento



**STATUS OF PROPOSALS
as of November 30, 2016**

<u>LAFCO APPLICATIONS</u>	<u>DATE</u>	<u>STATUS</u>
None		

<u>LAFCO HEARINGS</u>	<u>DATE</u>	<u>STATUS</u>
None		

<u>LAFCO HEARINGS COMPLETE</u>	<u>DATE</u>	<u>STATUS</u>
PASATIEMPO GOLF COURSE REORGANIZATION LAFCO No. 960	11/2/16	Approved
FORMATION of HUCKLEBERRY ISLAND COUNTY SERVICE AREA #60 LAFCO No. 957	8/3/16	Extension approved



RESOLUTIONS OF APPRECIATION

Date: November 29, 2016 for December 7, 2016 Agenda
To: LAFCO Commissioners
From: Patrick M. McCormick, Executive Officer *P. M. C.*
Subject: Resolutions of Appreciation

If the canvass of the November 8, 2016 election results in any LAFCO Commissioner's term ending in December, LAFCO staff will prepare a resolution of appreciation for the Commission's consideration on December 7, 2016.

Bear Creek Country Club \$1.2 million deal announced

11/10/16 Sentinel

BOULDER CREEK >> The Boulder Creek Recreation and Park District and the County of Santa Cruz on Thursday announced an agreement to buy the Bear Creek Country Club from the Patterson family for \$1.2 million.

The recreation district, which has an annual budget of about \$332,000, turned to the county for assistance. The county proposes to contribute \$450,000 in exchange for giving county residents outside Boulder Creek access to the facilities, some on a fee basis.

The Land Trust of Santa Cruz County offered to buy the property, then sell it to the recreation district, carrying a \$360,000 loan.

"We're delighted to be able to help," said Steve Slade, Land Trust director.

The deal will go to the Board of Supervisors on Tuesday.

The private club at 15685 Forest Hill Drive operated by George and Mary Beth Patterson has a swimming pool, something residents have wanted on hot summer days. There also are tennis courts, clubhouse, a volleyball and basketball court, weight room, locker rooms, hiking trails and picnic areas, all on 7 acres, 2 miles west of downtown Boulder Creek.

After George Patterson died in 2015, Mary Beth Patterson offered the property for sale, and the recreation district sought public input in June.

"We really wanted to give our community access to this once-in-a-generation opportunity," said George Galt, who chairs the recreation district board.

On Nov. 7, the recreation board unanimously approved the agreement, which reduces costs for county recreation programs and facilities for Boulder Creek residents.

The \$450,000 would come out of a one-time state payment to Santa Cruz County of more than \$5 million, a portion dedicated to parks, as reimbursement for unfunded mandates, something Board of Supervisors Chairman Bruce McPherson worked on.

"It is not often that you get to be part of such a great legacy project," county parks chief Jeff Gaffney said.

"This agreement allows us to provide tremendous recreational facilities for the people of San Lorenzo Valley and the entire County," McPherson said.

New park, swimming pool in Boulder Creek

By Barry Holtzclaw | Posted: Friday, November 18, 2016 10:04 pm

A new park in Boulder Creek will add a large public swimming pool for Santa Cruz Mountain communities in late 2017.

The park could open next fall after renovations and repairs, said Hallie Greene, manager of the Boulder Creek Recreation and Park District, which will own and manage the new park.

The Boulder Creek recreation district, which collects fees to provide parks and recreation for residents in Boulder Creek and Brookdale, was assisted by Santa Cruz County in purchasing the former Bear Creek Country Club, on Forest Hills Drive, about two miles northeast of downtown Boulder Creek.



Swimming pool at Bear Creek Country Club

The private club had been operated until 2015 by George Patterson and Mary Beth Patterson as a private country club, with four tennis courts, a large swimming pool, clubhouse, fitness room, hiking trails and picnic areas.

George Patterson died in 2015. When Mary Beth Patterson offered the property for sale, the recreation district early this year began exploring the possibility of buying it, Greene said. But she said the district realized it could not afford it.

At that point, Fifth District County Supervisor Bruce McPherson and the Land Trust of Santa Cruz County offered to help, providing \$450,000 to help fund the district's purchase. The \$1.2 million deal received final approval by the county Board of Supervisors on Nov. 15.

"This agreement allows us to provide tremendous recreational facilities for the people of San Lorenzo Valley and the entire county," said McPherson. "We expect that this facility will become an even bigger part of the community, and be appreciated by future generations of local residents."

"We really wanted to give our community access to this once-in-a-generation opportunity," said George Galt, chair of the recreation district board of directors. "Our partnership with the county and the Land Trust is a truly creative solution which will allow us to make the most of this unique facility for years to come."

Bounded by Bear Creek, the property includes beautiful old- and second-growth redwood trees. It has a junior-sized Olympic pool, four tennis courts, a volleyball and basketball court, weight room and locker rooms and several structures that support indoor activities and public gatherings.

"This is such an exciting opportunity for not only San Lorenzo Valley residents, but Santa Cruz County as well. It is not often that you get to be part of such a great legacy project," said county

As a result of the county's participation, all county residents will have access to facilities and programs, some of which will be offered on a fee basis.

payment to Santa Cruz County of more than \$5 million, a portion of which was dedicated to parks.

The Boulder Creek district owns and operates the Boulder Creek Recreation Hall and three parks.

P

Measures N and O approve new fees for fire districts

By Michael Todd, Santa Cruz Sentinel

POSTED: 11/09/16, 8:30 AM PST. UPDATED: 3 WEEKS AGO

Measure N

Yes No

2,950 609

82% 17%

Measure O

Yes No

985 262

78% 21%

SANTA CRUZ >> Two measures appear to have passed new fees for Boulder Creek FireProtection District and Zayante Fire Protection District to pay for emergency services andequipment after Tuesday's general election.

An effort was struck down that would have increased the fees in the Aromas Tri-County FireProtection District, which encompasses Santa Cruz, San Benito and Monterey counties.

Measure N favored a change for the Boulder Creek Fire Protection District parcel tax, which garnered 82 percent of votes, according to results posted early Wednesday on the county's election [site](#).

There were 2,950 votes, 82 percent, in favor of the fee. The measure established \$35 per parcel for 30 years with all revenues earmarked for local fire, emergency-medical services and acquisition of a new fire and emergency-response vehicles and gear, according to Santa Cruz County Elections Department.

Measure O, the Zayante Fire Protection District parcel fee, netted 78.9 percent of votes supporting the almost doubled fee from \$35 levy to \$68. The average increase per parcel will be about \$9 per year, according to Santa Cruz County Elections Department. The fee will be imposed July 1, 2017.

The revenue was sought to pay for emergency response, emergency-response vehicles, equipment andtraining for the fire district.

The previous fee was the same since 1992.

The general-obligation bond for the Fire Station and Community Center will be paid off in 2017. Tax bills no longer will include those bond payments in 2017. There were 985 votes, 78 percent, in favor of the fee increase.

Measure S, the Aromas Tri-County Fire Protection District parcel tax, appears to have failed in Santa Cruz, San Benito and Monterey counties with 52 percent of all voters opposing. The tax was not to exceed \$230 per developed parcel per year. The tax was slated to generate up to \$487,500 annually.

The revenue would have paid for paramedic services in the district, according to information from each county's Department of Elections.

There were 789 votes, 52 percent, that opposed the fee.

All of the measures required two-thirds votes to pass.