YUBA LOCAL AGENCY FORMATION COMMISSION

REGULAR MEETING
Wednesday, September 2nd, 2020 at 6:00 P.M.

Pursuant to Governor’s Executive Order N-29-20, the Yuba Local Agency Formation Commissioner and members of the public who wish to attend and provide public comment may do so via Zoom teleconference. Please be advised that pursuant to the Executive Order, the Board of Supervisor’s chambers will not be open for this meeting. You may join by video or by phone by following the instructions below:

To join the Zoom meeting by video click on the link below:

https://us02web.zoom.us/j/88990867027?pwd=Tkg5SGxRSDJMTzBkTjJWWGJkYVBRUT09

Meeting ID: 889 9086 7027
Passcode: 630833

Or join by phone by dialing:

+1 669 900 6833 US (San Jose)

Then enter the following:

Meeting ID: 889 9086 7027 (There is no participant ID-Just press # when prompted)
Passcode: 630833

Public comment will also be accepted by email to phensley@co.yuba.ca.us. Please list the item number you wish to comment on and submit your written comments 24 hours prior to the start of the meeting. Written comments will be distributed to the Commission prior to the meeting but not read at the meeting and are limited to 500 words.

Oral public comments will be subject to a three-minute time limitation indicated below.

I. CALL TO ORDER:
A. Roll Call:

Commissioners

Kuldip Atwal, Public Member
Doug Lofton, County Member
Brad Hudson, City Member - Chair
Andy Vasquez, County Member
Rick West, City Member - Vice Chair

Alternates:

Randy Fletcher, County Member Alternate
Dennis Pinney, Public Member Alternate
Jay Pendergraph, City Member Alternate

II. PLEDGE OF ALLEGIANCE:

III. APPROVAL OF MINUTES:

Approval of minutes from the July 1st, 2020.

IV. PUBLIC COMMUNICATIONS:

Public Comment

Members of the public are invited to address the Commission on any matter of interest to the public that is not on the agenda for a period of time not exceeding 3 minutes. Pursuant to the Brown Act, the Commission cannot take any action on items not listed on the posted agenda but may add to a future agenda matters brought up under public comments for appropriate action at a future meeting.

V. PUBLIC HEARINGS:

A. Request for Reconsideration of LAFCO File No. 2020-0002-North Yuba Water District Detachment of 8,328.77 acres.

Action: Affirm the decision to approve the detachment and adopt Resolution 2020-0007 for the detachment of 8,328.77 acres more or less from the North Yuba Water District

B. LAFCO File No. 2020-0001-Brophy Water District-Staas Sphere Amendment and Annexation of 55.77 acres.
Action:

1. Adopt Resolution 2020-0008 approving a Sphere Amendment thereby removing 55.77-acres more or less from the South Yuba Water District Sphere of Influence and adding 55.77-acres more or less to the Sphere of Influence for the Brophy Water District.

2. Adopt Resolution 2020-0009 approving an annexation of 55.77-acres more or less to the Brophy Water District

VI. OTHER BUSINESS:


B. CALAFCO Board of Directors Nominations Consider a nomination for a Yuba LAFCo Commissioner City or Public Member for CALAFCo’s northern region AND authorize the Chair to vote on behalf of Yuba LAFCo regarding the election of CALAFCo officers.

VII. EXECUTIVE OFFICERS AND COMMISSIONERS REPORTS:

VIII. ADJOURN TO THE NEXT MEETING ON Wednesday, November 4th, 2020.

Commissioners – Please contact your alternate if you are unable to attend this meeting. Alternates are:

City - Jay Pendergraph
County - Randy Fletcher
Public - Dennis Pinney

The Commission may take action upon any item listed on the agenda. Unless otherwise noted, items may be taken up at any time during the meeting.

Any member appointed on behalf of local government shall represent the interests of the public as a whole and not solely the interest of the appointing authority Government Code Section 56325.1
Public Comment
Members of the public may address the Commission on items not appearing on the agenda, as well as any item that does appear on the agenda, subject to the following restrictions:

- Items not appearing on the agenda must be within the Commission’s subject matter jurisdiction.
- No action shall be taken on items not appearing on the agenda unless otherwise authorized by Government Code Section 54954.2 (known as the Brown Act, or California Open Meeting Law).
- The total amount of time allotted for receiving public comment may be limited to 15 minutes.
- Any individual’s testimony may be limited to 3 minutes. Time to address the Commission will be allocated on the basis of the number of requests received. If you would like an item placed on a future agenda, you may do so by contacting the Commission at (530) 749-5467.

Procedure for Public Hearing:

The public may address the Commission on each agenda item during the Commission’s consideration of the item. When doing so, and when commenting on non-agenda items, we ask that the public kindly be recognized by the Chair before speaking, and to please keep their remarks brief. If several persons wish to address the Commission on the same item, or if any person’s comments are excessive, the Chair may limit any person’s input to 3 minutes. Written statements may be submitted in lieu of or to supplement oral statements made during a public hearing.

Accessibility
The telephonic/video meeting location is accessible to people with disabilities. Every reasonable effort will be made to accommodate participation of the disabled in all of the Commission’s public meetings. If particular accommodations for the disabled are needed or a reasonable modification of the teleconference procedures are necessary (i.e., disability-related aids or other services), please contact the Clerk at (530) 749-5467 at least 24 hours in advance of the meeting. An interpreter for the hearing-impaired may be made available upon request to the Clerk 72 hours before a meeting.

Disclosure & Disqualification Requirements
Any person or group of persons acting in concert who directly or indirectly contribute $1,000 or more in support of or in opposition to a change of organization or reorganization that has been submitted to Yuba LAFCO must comply with the disclosure requirements of the Political Reform Act of 1974 applicable to local initiative measures to be submitted to the electorate. These requirements contain provisions for making disclosures of contributions and expenditures at specified intervals; they may be reviewed at Government Code §§56700.1 and 81000 et seq. Additional information about the requirements pertaining to local initiative measures to be presented to the electorate can be obtained by calling the Fair Political Practices Commission at (916) 322-5660.
A LAFCO Commissioner must 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 the applicant, any financially interested person who actively supports or opposes the application, or an agency (such as an attorney, engineer, or planning consultant) representing the applicant or an interested party. The law (Government Code Section 84308) also requires any applicant or other participant in a LAFCO proceeding to disclose the contribution amount and name of the recipient Commissioner on the official record of the proceeding.

Late-Distributed Materials. Any material submitted to the Commission after this agenda is posted will be made available for public inspection as soon as possible in the LAFCO office, as indicated below.

Contact LAFCO Staff: LAFCO staff may be contacted at 530-749-5467 or by mail at Yuba LAFCO c/o John Benoit, Executive Officer 915 8th Street, Suite #130, CA 95901 or by email at phensley@co.yuba.ca.us or by fax at (530) 749-5468.
Executive Officer’s Report

MEETING DATE: September 2, 2020 6:00 p.m.

TO: Yuba Local Agency Formation Commission

FROM: John Benoit, Executive Officer

SUBJECT: Executive Officer’s Report regarding Reconsideration Request for LAFCO File No. 2020-0002-North Yuba Water District Detachments: LAFCo Resolution 2020-0006

Attachments:
A. Adopted Resolution 2020-0006
B. Reconsideration Letter from Paul Nicholas Boylan, Esq.
C. Resolution 2020-0007 - A Resolution making determinations
D. Signed Application Form

EXECUTIVE OFFICER’S REPORT

ALTERNATIVE ACTIONS BY THE COMMISSION

The Commission has the following alternatives for action after closure of the Public hearing:

Alternative #1 Affirm the decision to approve the detachments. If the Commission determines that the Appellant has not presented grounds requiring reversal of the previous decision, then the Commission may affirm its previous decision in the detachments resolution, which is attached as Exhibit C to this staff report.

Alternative #2 Reconsider its May 29, 2020 decision and deny the detachments.

Alternative #3 Continue the Hearing. The Commission may determine that it does not have sufficient information to make a decision at this time, and continue the matter to a date and time certain since Section 56895 only allows continuances for a maximum of 35 days, the continued hearing would have to occur no later than October 9, 2020, the continued hearing would therefore be held at LAFCo’s meeting of October 7, 2020.

Alternative #4 Approve the Reorganization and amend the terms and conditions adopted on May 29, 2020 based on the reconsideration request.

I. Background on the Request for Reconsideration

On May 29, 2020, the Commission adopted Resolution 2020-0006 making determinations and approving a detachment territory including 8,328.77± acres more or less. The Executive Officer’s report dated May 29, 2020 is incorporated by reference into this report. Please bring your copy of the May 29, 2020 Executive Officer’s report to the Hearing.

Thereafter, a request for reconsideration of this actions was timely submitted by Paul Boylan (See Letter for consideration dated June 26, 2020 (Attachment B). This request for consideration included, as Exhibit A and incorporated therein, a declaration from Dr. Gretchen Flohr who is currently on the North Yuba Water District (NYWD or the “District”) Board of
Staff Report Re: Reconsideration Request for LAFCO File #2020-0002 North Yuba Water District Detachment

Directors The party requesting reconsideration will be referred to as “Appellant” and the request for reconsideration of the NYWD Detachment will be referred to as the “Request.” The Petition raises numerous issues and alleged defects in the approval of the North Yuba Water District Detachment.

The following analysis more particularly discusses the issues raised by the Appellant on a point-by-point basis, organizing them by general subject matter.

II. Items Raised in the Reconsideration Request

A discussion of the following points were brought up in the letter, as follows:

1. **Page 1, Beginning on Line 23:** “(1) NYWD seeks to alter its geographical map via an application to detach land parcels currently within the Browns Valley Irrigation District (BVID) sphere of influence for the purpose of providing those parcels with water the NYWD does not and cannot provide to those parcels (the ‘Application’). The Application states that it was presented for ‘Boundary Reorganization’ and seeks to detach 8,328.77 acres belonging to 403 parcels”.

   **Response:** The application is to detach 8,328.77 acres from the NYWD of territory NOT within the NYWD Sphere of Influence BUT within the BVID Sphere of Influence. A total of 403 parcels make up the 8,328.77 acres subject to detachment.

2. **Page 2, Beginning on Line 4:** “(6) I was alarmed when, on May 29, 2020, LAFCo approved and passed Resolution 2020-0006 (the “Resolution”) approving the Application even though it was painfully apparent that the Application was flawed and needed to be resubmitted. We were flabbergasted when LAFCo approved the Application, unsigned, when the Application form itself – prepared by LAFCo stated that unsigned applications would not be approved. This heightened my concern and the concerns of my constituents that LAFCo was showing favoritism for NYWD’s effort to reorganize its director divisions. Adopting the Resolution based on what should have been an invalid application alerted the public to the question of what other process irregularities might be happening behind the scenes that were not apparent.”

   **Response:** LAFCo relied upon a signed application from NYWD, which is included in the LAFCo administrative file for this detachment. (See Exhibit D signed application) LAFCo does not consider and has never considered internal political boundaries in its review of an application. Internal political boundaries are not issues LAFCo reviews. The District itself has the responsibility of determining internal political boundaries consistent with the Principal Act under which the District is formed. The District submitted the application pursuant to Resolution No. 20-740, approved unanimously by the District’s Board of Directors. In this case, LAFCo is concerned the NYWD boundary remains inconsistent with its Sphere of Influence since NYWD has no ability to serve the territory subject to this application.

3. **Page 2, Beginning on Line 14:** “(7) We noticed that none of the landowners affected by the Application and the Resolution were present at on [sic] May 29th to observe or participate in LAFCo’s meeting when it passed the Resolution. We decided to canvas the affected landowners.
(8) It wasn’t easy getting in contact with them because of the remote places where they live. Many of the phone numbers we called were either disconnected or did not answer. But we were able to contact approximately 14 of them, randomly chosen, and this is what we learned:

a. None of them received any notice whatsoever of LAFCo’s May 29th meeting.

b. None of them received notice that, during that meeting, LAFCo could approve the Application and/or pass the Resolution.

c. None of them receive any notice of their right to protest LAFCo’s approval of the Application and/or the Resolution.

d. Many of the people listed as property owners on Application don’t own that property any more. They have moved, and new people who are not identified in the Application now reside on the parcels affected by the Application and Resolution.

Response: LAFCO followed the requirements of the Cortese-Knox-Hertzberg Act to provide notice of the May 29, 2020 public hearing on the NYWD detachment. Specifically, LAFCo published a 1/8 page notice in the local newspaper of general circulation on May 8, 2020, as required by Government Code section 56157(h). The third WHEREAS in Resolution No. 2020-0006 states "at the time and in the manner provided by law, the Executive Officer gave notice of the date, time, and place of a public hearing by the Commission upon said application to detach the territory from the NYWD". This statement should not be interpreted to mean individual notice was provided to affected landowners and registered voters or that LAFCo was required to provide mailed notice. Rather, LAFCo complied with the Cortese-Knox-Hertzberg Act which allows notice to be given by a 1/8 page notice in the newspaper of general circulation if over 1000 notices would otherwise be required to be sent. (LAFCO Reso. No. 2020-0006 at § 7; Gov. Code, § 56157.) Here, the total number of notices that would have been required under Government Code section 56157 exceeded 1,000, such that publication of notice alone was authorized.

As to subsection (d) in the comment letter above, LAFCo relies upon information provided by the Assessor’s office and the Registrar of Voters for mailing lists. LAFCO has no control over the accuracy of the lists provided by the County and has no other means of obtaining noticing information. Further, it is possible landowners have not changed despite new tenants residing on the affected parcels. Finally, while individual notices are not required in this instance, Government Code section 56160 states: "The failure of any person or entity to receive notice given pursuant to this division [i.e., the Cortese-Knox-Hertzberg Act] shall not constitute grounds for any court to invalidate any action taken for which the notice was given".

4. Page 3, Beginning on Line 2: “(9) My investigation also revealed the following new and troubling facts:

a. The stated purpose for the Application is to detach those parcels that are not receiving water from NYWD (because of lack of infrastructure and the remote location of the parcels) so that they can receive water services from BVID.
b. Many of these same parcels will not receive any water from BVID because of the same remoteness and lack of infrastructure.

c. Not all of the parcels that are in NYWD but within BVID's sphere of influence that are not receiving any water are included in the Application; therefore, the Application is incomplete.

d. When BVID annexed parcels from NYWD prior to the Application and Resolution, BVID annexed 34 parcels — but none of these parcels are included in NYWD's detachment/reorganization Application.

e. This means that, if this reorganization is completed as currently configured in the Application and the resolution, there will still be parcels paying taxes to NYWD that are not receiving water or any services from NYWD".

Response: First and foremost, the above statements do not include “new or different facts that could not have been presented previously,” as required for a request for reconsideration under Government Code section 56895(a). The scope of the NYWD detachment was information readily available before and during the May 29 LAFCo meeting.

In this case, NYWD submitted a detachment application based on a resolution of application which states the following purpose: “following detachment, Browns Valley Irrigation District and the District will each have separate jurisdictional boundaries and service areas which will clarify the assessments and taxes that are applicable to the relevant parcels.” This presents a reasonable scope for the application. First, the detachment removes parcels from NYWD jurisdiction that are presently outside of NYWD's sphere of influence, but within BVID’s sphere of influence. The detachment ensures the Agencies have separate jurisdictional boundaries, avoiding potential future confusion. This is consistent with LAFCo policy to favor applications that eliminate previously existing illogical boundaries. (LAFCo Policies, Standards and Procedures section II(M)(2).) Further, the detachment is reasonable as it makes the southern boundary of the NYWD coterminal with its sphere of influence.

LAFCo does not find support for Appellant’s analysis that “[m]any of these same parcels will not receive any water from BVID because of the same remoteness and lack of infrastructure.” Nor is that analysis within the scope of the NYWD detachment application. Rather, the application solely consists of detachment of parcels NYWD is and will continue to be unable to serve to eliminate existing illogical boundaries. As the affected territory is not served, and will not be served in the future, by NYWD, the detachment will not affect governmental services.

LAFCo determined to approve the application based on a totality of the circumstances, including analysis of the factors described in Government Code section 56668. The application is consistent with spheres of influence for both BVID and NYWD. Even assuming, arguendo, that the statements made above are true, none would result in the Application being deemed incomplete. Rather, the Appellant is making a policy argument about the scope of the application. LAFCo does not control the scope of the application presented to it. This decision is made by the applicant, here NYWD. LAFCo considers the application as filed and makes determinations based thereon. Finally, whether the application includes all parcels in NYWD and BVID’s sphere of influence is irrelevant.
**LAFCo has no obligation to act in all-or-nothing manner, but may act incrementally as some reduction in illogical boundaries is better than none.**

4. **Page 3, Beginning on Line 17:** “(10) These new facts mandate that LAFCo hold a hearing to reconsider the Resolution. I am continuing to investigate these matters and will update the LAFCo Board when the hearing takes place — and, fortunately, there is time for investigations to continue during the 21 days that must elapse from notice of the hearing to the date of the hearing itself (Government Code section 56895(e) and (f) and 57002.)"

**Response:** No comment

5. **Page 3, Beginning on Line 22:** “(11) One of the things LAFCo needs to consider at the reconsideration hearing is why there is such a huge amount of acreage listed in the Application but so few parcels. This supports other information and findings listed above that there are far more parcels that must be included in the detachment in addition to those that the Application lists. The information exists, but wasn't provided, but can be verified during the time between notice of the reconsideration hearing and the hearing itself."

**Response:** As stated above, LAFCo considered the application before it which provided a reasonable scope for the detachment proceedings to eliminate previously existing illogical boundaries. LAFCo has no obligation to consider addition of additional parcels as part of the application.

6. **Page 3, Beginning on Line 28:** “(12) The second and more important thing LAFCo needs to consider at the reconsideration hearing is why so many of those affected by the Application and Resolution did not receive notice. I will do all I can to make sure all of those who are affected by the Application and Resolution receive notice."

**Response:** Had LAFCo sent out notice for this application 1892 notices would have been sent out to Landowners and Registered Voters. As previously explained, Government Code section 56157(h) allows LAFCo to provide notice by publication in the newspaper since the number of individual notices exceeds 1000.

**III. Conclusion:**

Staff recommends the Commission Consider Alternative 1 - Affirm the decision to approve the detachments and adopt Resolution 2020-0007

Staff makes this recommendation for several reasons. First, staff can identify no new facts the Request brings to the Commission’s attention. As stated above, Government Code section 56895(a) requires the Request be based on "new or different facts that could not have been presented previously." This Request fails to do so. Second, the Request challenges the scope of the detachment on the basis that it does not include certain parcels. The detachment is reasonable because it follows LAFCo policy of pursuing actions that eliminate previously existing illogical boundaries. The detachment creates better consistency between NYWD’s jurisdiction and its sphere of influence. Contrary to Appellant’s statements, LAFCo is not obligated to take an all-or-nothing approach.
Staff Report Re: Reconsideration Request for LAFCO File #2020-0002 North Yuba Water District Detachment

Finally, the Request challenges the adequacy of public notice given by LAFCo prior to the May 29 meeting. Contrary to these anecdotal assertions, LAFCo complied with Government Code section 56157 by posting a 1/8 page notice in a newspaper of general circulation.

Respectfully Submitted,

John Benoit,
Executive Officer
Resolution 2020-0006 of the

Yuba Local Agency Formation Commission

A Resolution Making Determinations and Approving the detachment of 8,328.77-acres more or less of lands in Yuba County from the North Yuba Water District (NYWD)

WHEREAS, a Resolution of Application for detachment of 8,328.77-acres from the North Yuba Water District (NYWD) has been filed with the Executive Officer of the Yuba Local Agency Formation Commission; and,

WHEREAS, the proceedings for this detachment are governed by the Cortese-Knox-Hertzberg Local Government Annexation Act, Section 56000 et seq. of the Government Code; and

WHEREAS, at the time and in the manner provided by law, the Executive Officer gave notice of the date, time, and place of a public hearing by the Commission upon said application to detach the territory from the NYWD; and

WHEREAS, the Executive Officer has reviewed the application submitted by the NYWD and has prepared a report including staff recommendations thereon within the time required by law and has furnished copies of said report to the Commission and to all other persons required by law to receive it; and

WHEREAS, Yuba LAFCo policies do not allow similar services provided by multiple providers. In this case, the North Yuba Water District and the Browns Valley Irrigation District are both authorized to provide agricultural irrigation water. The North Yuba Water District has never provided water to the territory to be detached nor does it have the ability to provide that service.

WHEREAS, at a hearing on May 29th 2020, the Commission considered the proposal and the report of the Executive Officer; the factors determined by the Commission to be relevant to this proposal, including, but not limited to, factors specified in Government Code Section 56668; and all other relevant evidence and information presented at said hearing, including the comments of all interested parties desiring to be heard;

NOW THEREFORE, the Yuba Local Agency Formation Commission does hereby resolve and order the following:

1. The foregoing recitals are true and correct.

2. The territory comprises includes 8,328.77-acres more or less.

3. The change of organization is assigned the following distinctive short-term designation:

   LAFCO 2020-0002 – North Yuba Water District Detachment

3. The proposal is consistent with the sphere of influence of both the Browns Valley Irrigation District and the North Yuba Water District, since the territory is within
the Browns Valley Irrigation District Sphere and not within the North Yuba Water District Sphere.

4. The Commission has considered the factors determined by the Commission to be relevant to this proposal, including, but not limited to, General Plan consistency, and other factors specified in Government Code Section 56668 and as described in the staff report dated May 29, 2020.

5. The Commission adopts the determinations regarding consistency with LAFCO Policies contained in the staff report for this project and incorporates them by reference herein.

6. The purpose of this detachment is to put to beneficial use the water available under BVID’s water rights and not conflict in any way with the NYWD.

7. In reviewing this application, the Commission finds that a one-eighth page notice has been published in the paper.

8. In reviewing this application, the Commission affirms that irrigation water services will be provided by the Browns Valley Irrigation District and not the NYWD.

9. In reviewing this application, this Commission has considered each of the factors required by Government Code Section 56668 and LAFCO’s adopted policies.

10. The LAFCO Executive Officer’s Staff Report including attachments and recommendation for approval of the proposal are hereby incorporated by reference and hereby adopted.

11. The maps and boundary descriptions shall comply with the State Board of Equalization requirements. The boundary descriptions and maps, if rejected by the State Board of Equalization or amended by LAFCO, will be revised at the expense of the applicant. The applicant shall be responsible for all associated costs. The boundary descriptions and maps if amended by action of the Commission will be revised and checked by the Yuba County Surveyor at the expense of the applicant, prior to filing of the Certificate of Completion.

12. The boundaries, as set forth in the proposal and amended by action of the Commission, are hereby approved as submitted and are as described in Exhibit “A” Boundary Descriptions and “B” Maps attached hereto and by this reference incorporated herein subject to the terms and conditions included.

13. As stated in the LAFCO Staff Report dated May 29, 2020, the amount of base property tax and tax increment transferred shall be in accordance with Yuba County Resolution 2020-0000 attached hereto as Exhibit “C”. Property Tax currently generated for the NYWD and future increment shall be transferred to the County of Yuba.

14. Said detachment territory is found to be inhabited.
15. All Yuba County, Yuba LAFCO and State of California fees must be paid in full prior to filing the Certificate of Completion. LAFCO will forward invoices and (or) a list of required fees prior to filing the Certificate of Completion for direct payment to the agency by project proponent.

16. Further protest proceedings may not be waived and the Commission orders the detachment of 8,328.77-acres more or less from the North Yuba Water District pursuant to Part 4 commencing with Section 57000 subject to a Conducting Authority Proceeding.

17. The Commission has reviewed and considered the information contained in the Notice of Exemption prepared for this detachment and makes a specific determination that this detachment is exempt from CEQA and affirms the district's resolution stating this detachment is exempt from CEQA. The Commission hereby adopts a notice of exemption, which will not change the nature of any land use or intensity of land use or cropping patterns of these areas, which are currently in agricultural production and use.

18. The Commission directs the Executive Officer to file a Notice of Exemption as provided under Section 15094 of Title 14 of the California Code of Regulations upon LAFCo approval of this detachment. The applicant shall be responsible for payment of any documentary handling fees required by the Yuba County Clerk.

19. The project proponent (s) shall provide proof of payment to LAFCO of any required detachment fees, as applicable.

20. All North Yuba Water District previously authorized assessments; taxes, fees and charges, if applicable, shall no longer apply to any detached territory upon recordation of the Certificate of Completion.

21. One electronic copy in PDF, five large copies and three 8 1/2 x 11 reductions of all maps along with five copies of the final LAFCO approved boundary descriptions shall be submitted to LAFCO and wet stamped by a Surveyor licensed in California prior to recordation of the Certificate of Completion. In addition, GIS shape files for the boundary and Sphere of Influence, as amended shall be provided to Yuba LAFCo.

22. The maps and geographic descriptions for the area to be detached from the NYWD shall include the following title "LAFCO 2020-0002 – North Yuba Water District Detachment"

23. Approval of this change of organization is conditioned upon the applicant's obligation to defend, indemnify, and hold harmless the Yuba Local Agency Formation Commission and its agents, officers and employees from any claim, action or proceeding against the Commission or its agents, officers, and employees; including all costs, attorney's fees, expenses and liabilities incurred in the defense of such claim, action, or proceeding to attack, set aside, or void the approval or determinations of this Commission concerning this annexation. The Yuba Local Agency Formation Commission shall promptly notify the
applicant of any such claim, action, or proceeding and be entitled to representation by counsel of its choosing.

24. The Executive Officer of this Commission is instructed to mail a certified copy of this resolution to those persons so indicated on the application and as required by Government Code Section 56882.

25. The Executive Officer is directed to record a Certificate of Completion for this proposal upon completion of all proceedings.

26. Completion of proceedings shall be concluded within one year after adoption of this resolution. If the proceedings are not concluded within one year after passage of this resolution, all proceedings shall be terminated.

PASSED AND ADOPTED by this Yuba Local Agency Formation Commission on the 29th day of May 2020 by the following vote:

AYES: Commissioner Hudson, Lofton, Vasquez, West and Pinney

NOES: None

ABSENT: Commissioner Atwal

ABSTAINS: None

Signed and approved by me after its passage this 29th day of May 2020.

[Signature]
Andy Vasquez, Chair – Yuba Local Agency Formation Commission

Attest:

[Signature]
John Benoit, Executive Officer
Yuba Local Agency Formation Commission

[Signature]
David Ruderman, Counsel
Yuba Local Agency Formation Commission
EXHIBIT "A"

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 1 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Section 1, Township 17 North, Range 5 East, M.D.M., more particularly described as follows:

1. Beginning at a point in the centerline of Los Verjeles Road from which the southwest corner of said Section 1 bears South 84° West, 1647.67 feet; thence from said point of beginning and leaving said centerline along the courses described in a Boundary Line Agreement filed as Document No. 2000R-0547 Yuba County Record and shown on Record of Survey 2007-0007 as filed in Book 89 of Maps at Page 28 Yuba County Records, North 77°08'54" West, 183.98 feet;

2. Thence North 59°27'09" West, 354.15 feet;

3. Thence North 40°43'56" West, 237.54 feet;

4. Thence 71°33'54" West, 126.49 feet;

5. Thence North 59°02'10" West, 291.55 feet;

6. Thence North 75°57'50" West, 155.94 feet;

7. Thence North 53°20'28" East, 114.53 feet;

8. Thence South 88°05'03" West 576.93 feet;

9. Thence North 02°11'35" West, 412.99 feet;

10. Thence North 42°51'43" East, 496.17 feet;

11. Thence North 67°10'03" East 83.09 feet;

12. Thence North 47°30'23" East, 31.11 feet;

13. Thence North 80°48'23" East, 50.55 feet;

14. Thence North 31°56'28" West, 352.26 feet;

15. Thence North 58°03'32" East, 561.32 feet to the centerline of Los Verjeles Road;

16. Thence along said centerline, South 34°05'54" East, 594.09 feet;
17. Thence South 32°22’01” East, 386.32 feet to the northwest corner of Parcel 1 as shown on Parcel Map No. 5.98 as filed in Book 20 of Maps at Page 13, Yuba County Records:

18. Thence following the northerly, easterly and southerly lines of Parcels 1, 2 3 and 4 as shown on said Parcel Map No. 5.98 South 84°19’54” East, 37.66 feet:

19. Thence North 82°00’00” East, 95.00 feet;

20. Thence North 77°00’00” East, 90.00 feet;

21. Thence North 41°30’00” East, 110.00 feet;

22. Thence North 49°00’00” East, 78.00 feet;

23. Thence North 63°00’00” East, 114.00 feet;

24. Thence North 39°30’00” East, 107.00 feet;

25. Thence North 71°30’00” East, 70.00 feet;

26. Thence North 74°30’00” East, 65.00 feet;

27. Thence North 88°00’00” East, 96.00 feet;

28. Thence North 52°45’00” East, 115.38 feet;

29. Thence South 19°00’00” East, 116.00 feet;

30. Thence South 30°00’00” East, 204.00 feet;

31. Thence South 74°58’00” West, 6.00 feet;

32. Thence South 16°28’00” East, 54.30 feet;

33. Thence South 14°19’00” West, 59.00 feet;

34. Thence South 54°08’00” East, 57.90 feet;

35. Thence South 06°21’00” West, 63.30 feet;

36. Thence South 46°02’00” East, 58.60 feet;

37. Thence South 13°13’00” West, 17.10 feet;

38. Thence South 33°44’00” East, 80.00 feet;

39. Thence South 17°04’00” West, 64.80 feet;
40. Thence South 08°31'00" East, 100.60 feet;
41. Thence South 29°49'00" East, 60.70 feet;
42. Thence South 28°09'00" West, 33.90 feet;
43. Thence South 00°22'00" East, 318.00 feet;
44. Thence South 07°24'00" East, 88.50 feet;
45. Thence South 22°15'00" East, 337.10 feet;
46. Thence South 81°44'00" West, 167.20 feet;
47. Thence North 56°07'00" West, 50.60 feet;
48. Thence South 82°44'00" West, 90.10 feet;
49. Thence North 64°25'00", 103.60 feet;
50. Thence South 84°34'00" West, 155.90 feet;
51. Thence South 46°46'00 West, 113.50 feet;
52. Thence South 89°45'00" West, 70.50 feet;
53. Thence North 74°47'00" West, 136.40 feet;
54. Thence North 55°28'00" West, 113.40 feet to the centerline of said Los Verjeles Road;
55. Thence along said centerline, South 00°39'52" East, 70.00 feet to the point of beginning. Containing 70.90 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
GEOREFERENCE

THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUCAPICA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND

12. COURSE NUMBER
○ CALCULATED POINT - NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
DEANNEXATION BOUNDARY

DEANNEXED AREA
70.90 ACRES

NOTE:

DEANNEXATION FROM:
1. NORTH YUBA WATER DISTRICT

EXHIBIT

LAFCO FILE 2020
NORTH YUBA WATER DISTRICT
AREA 1 DEANNEXATION

BEING A PORTION OF TOWNSHIP 17 NORTH, RANGE 5 EAST,
M.D.M.
YUBA COUNTY
CALIFORNIA

MARCH 2020

PREPARED BY: M M & M INC., 1204 E STREET, MARYSVILLE, CA 95901
20–628 LAFCO DE-ANNEXATION
SHEET 1 OF 1
EXHIBIT "A"

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 2 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Section 4, Township 17 North, Range 6 East, M.D.M., more particularly described as follows:

Commencing at the northwest corner of Section 4, Township 17 North, Range 6 East, Mount Diablo Meridian; hence South 00°05’33” West, 1336.36 feet to the TRUE POINT OF BEGINNING of the herein described parcel of land;

1. Thence North 83°28’10” East, 851.97 feet;
2. Thence North 71°26’15” East, 673.60 feet;
3. Thence South 50°27’27” East, 482.54 feet;
4. Thence South 87°26’57” East, 1045.06 feet;
5. Thence South 15°56’59” East, 536.45 feet;
6. Thence South 72°56’31” West, 880.38 feet;
7. Thence North 75°32’21” West, 813.62 feet;
8. Thence South 60°35’15” West, 121.44 feet;
9. Thence South 60°32’37” West, 1116.00 feet;
10. Thence South 08°25’40” West, 1175.79 feet;
11. Thence South 14°44’31” West, 286.20 feet;
12. Thence South 89°10’28” West, 78.61 feet;
13. Thence North 00°25’54” West, 1310.57 feet
14. Thence North 00°20’05” West, 1352.20 feet to the point of beginning. Containing 69.44 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
DEANNEXED AREA
69.44 ACRES

NOTE:
DEANNEXATION FROM:
1. NORTH YUBA WATER DISTRICT

LEGEND
12 COURSE NUMBER
O CALCULATED POINT - NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
--- DEANNEXATION BOUNDARY

EXHIBIT
LAFCO FILE 2020 ---
NORTH YUBA WATER DISTRICT
AREA 2 DEANNEXATION

PROFESSIONAL LAND SURVEYOR
ROGER K. HARLIN
NO. LS 6512

STATE OF CALIFORNIA

MARCH 2020

YUBA COUNTY
CALIFORNIA

PREPARED BY: MHH INC., 1204 E STREET, MARYSVILLE, CA 95901
20-528 LAFCO DE-ANNEXATION SHEET 1 OF 1
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 3 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Sections 8, 9, 16, 17 and 21, Township 17 North, Range 6 East, M.D.M., more particularly described as follows:

Commencing at the northwest corner of said Section 9; thence South 0°10’09” West, 813.89 feet to the TRUE POINT OF BEGINNING of the herein described parcel of land:

1. Thence from said point of beginning and along the easterly line of the Lands of B.V.I.D. as shown of Record of Survey No. 97-16 as filed in Book 69 of Maps at Page 22. Yuba County Records North 83°16’09” East, 356.56 feet;
2. Thence South 61°54’58” East, 444.47 feet;
3. Thence South 23°08’58” East, 605.32 feet;
4. Thence South 63°37’26” East, 589.65 feet;
5. Thence South 52°29’58” East, 594.17 feet;
6. Thence South 29°22’43” East, 654.35 feet;
7. Thence South 22°37’55” East, 657.57 feet;
8. Thence South 57°18’38” East, 437.97 feet;
9. Thence South 30°24’42” East, 259.26 feet;
10. Thence South 0°32’55” East, 822.25 feet;
11. Thence South 58°43’29” West, 280.03 feet;
12. Thence South 83°03’14” West, 382.77 feet;
13. Thence South 56°13’01” West, 583.65 feet;
14. Thence South 03°22’01” West, 353.22 feet;
15. Thence South 38°06’49” East, 1474.35 feet;
16. Thence South 10°01’23” West, 1091.66 feet;
17. Thence South 43°58’15” West, 590.53 feet;
18. Thence South 16°18’50” East, 213.60 feet;
19. Thence South 65°42’10” East, 1130.10 feet;
20. Thence South 38°22’03” West, 612.21 feet;
21. Thence South 06°59’15” East, 1189.30 feet to the north line of said Section 21;
22. Thence along the north line of said Section 21, North 88°39’34” East, 2275.04 feet to the east line of said Section 21;
23. Thence along the east line of said Section 21, South 01°00’44” West, 5336.38 feet to the southeast corner of said Section 21;
24. Thence along the south line of said Section 21, South 88°42’50” West, 2615.15 feet to the east line of the southwest one quarter of said Section 21;
25. Thence along the east line of the southwest one quarter of said Section 21, North 0°27'13" East, 1300.93 feet to the southeast corner of the northeast quarter of the southwest quarter of said Section 21;

26. Thence along the south line of the northeast quarter of the southwest quarter of said Section 21, South 88°56'28" West, 1310.20 feet to the west line of the northeast quarter of the southwest quarter of said Section 21;

27. Thence along the west line of the northeast quarter of the southwest quarter and the west line of the south east quarter of the northwest quarter of said Section 21, North 0°12'43" East, 2622.35 feet to the south line of the northwest quarter of the northwest quarter of said Section 21;

28. Thence along the south line of the northwest quarter of the northwest quarter of said Section 21, North 88°55'24" West, 1315.74 feet to the west line of said Section 21;

29. Thence along the west line of said Section 21, North 0°57'19" East, 1311.17 feet to the northwest corner of said Section 21 also being the southeast corner of said Section 17;

30. Thence along the south line of said Section 17, South 89°57'19" West, 2605.00 feet to the line that divides said Section 17 into east and west halves;

31. Thence along the line that divides said Section 17 into east and west halves, North 0°48'40" West, 4804.00 feet;

32. Thence leaving said line that divides said Section 17 into east and west halves, North 89°11'54" East, 700.00 feet;

33. Thence North 0°56'36" West, 416.00 feet to the north line of said Section 17;

34. Thence along the north line of said Section 17, North 89°11'54" West, 700.00 feet to the line that divides said Section 8 into east and west halves;

35. Thence along the line that divides said Section 8 into east and west halves, North 0°05'36" East, 2638.79 feet to the center of said Section 8;

36. Thence along the line that divides said Section 8 into north and south halves, North 88°48'31" East, 2583.42 feet to the east line of said Section 8;

37. Thence along the east line of said Section 8, North 0°10'09" East, 1862.62 feet to the point of beginning. Containing 1490.97 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.

ROGER K. HANLIN
PROFESSIONAL LAND SURVEYOR
NO. LS 5912
STATE OF CALIFORNIA

Page | 2
NORTH YUBA WATER DISTRICT
AREA 3 DEANNEXATION

1490.97 ACRES

NOTE:

DEANNEXATION FROM:
1. NORTH YUBA WATER DISTRICT

PROFESSIONAL LAND SURVEYOR
NO. LS 5912

MARCH 2020

YUBA COUNTY
CALIFORNIA

PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION SHEET 1 OF 1
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 4 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being the north half of Section 7, Township 17 North, Range 6 East, M.D.M., more particularly described as follows:

Beginning at the northwest corner of Section 7, Township 17 North, Range 6 East, Mount Diablo Meridian:

1. Thence along the north line of said Section 7, North 89°16’56” East, 2588.41 feet to the north one quarter corner of said Section 7:

2. Thence North 88°57’50” East, 2713.14 feet to the northeast corner of said Section 7:

3. Thence along the easterly line of said Section 7, South 00°19’43” West, 2587.90 feet to the east one quarter corner of said Section 7;

4. Thence along the line that divides said Section 7 into north and south halves, South 87°46’43” West, 5267.80 feet to the west one quarter corner of said Section 7;

5. Thence along the west line of said Section 7, North 00°28’10” West, 2710.63 feet to the point of beginning. Containing 320.82 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
GEOREFERENCE

The parcels shown herein are referenced geographically to the North American Datum of 1983 (NAD83) based upon the County of Yuba Geographic Information System (GIS) base map.

LEGEND

17: Course Number
O: Calculated Point - Nothing Found or Set
P.O.B: Point of Beginning
NYWD: North Yuba Water District
---: Deannexation Boundary

DEANNEXED AREA

320.82 Acres

NOTE:

Deannexation from:
1. North Yuba Water District

EXHIBIT

LAFCO FILE 2020 — ________
NORTH YUBA WATER DISTRICT
AREA 4 DEANNEXATION

Being a portion of Township 17 North, Range 5 East, M.O.M.
Yuba County California

Prepared by: MWM Inc., 1204 E Street, Marysville, CA 95901
20-028 LAFCO Annexation
March 2020
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 5 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of the southeast quarter of the northwest quarter of Section 12, Township 17 North, Range 5 East, M.D.M., more particularly described as follows:

Commencing at the northwest corner of said Section 12: thence East, 1648.23 feet to the centerline of Los Verjeles Road; thence along the centerline of said Los Verjeles Road South 1479.95 feet to the TRUE POINT OF BEGINNING of the herein described parcel of land:

1. Thence leaving said centerline along the northerly line and westerly projection of Parcel A as shown on Record of Survey 92-23 as filed in Book 61 of Maps at Page 20, Yuba County Records North 89°05’06” East 359.03 feet;
2. Thence South 85°41’10” East 128.00 feet to the northeast corner of said Parcel A;
3. Thence along the easterly line of said Parcel A, South 17°33’01” West 528.22 feet to the southeast corner of said Parcel A;
4. Thence along the southerly line of said Parcel A, South 89°35’22” West 322.17 feet to the southwest corner of said Parcel A;
5. Thence South 0°24’38” East 90.00 feet to the northwest corner of the Adams parcel as shown on said Record of Survey 92-23;
6. Thence along the northerly line of said Adams parcel, East, 919.36 feet to the northeast corner of said Adams parcel;
7. Thence along the easterly line of said Adams parcel, South 09°25’23” East, 655.32 feet to the southeast corner of said Adams parcel;
8. Thence along the southerly line of said Adams parcel, South 89°48’12” West 1,042.00 feet to the westerly right of way of Los Verjeles Road;
9. Thence along said westerly right of way, North 0°24’38” West, 935.34 feet;
10. Thence North 0°24’38” West, 344.05 feet to the point of beginning. Containing 19.77 acres more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.

Page | 1
GEOREFERENCE

THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND

- COURSE NUMBER
- CALCULATED POINT - NOTHING FOUND OR SET
- P.O.B. POINT OF BEGINNING
- NYWD NORTH YUBA WATER DISTRICT
- DEANNEXATION BOUNDARY

DEANNEXED AREA

3.77 ACRES

NOTE:

DEANNEXATION FROM:
1. NORTH YUBA WATER DISTRICT

EXHIBIT

LAFCO FILE 2020
NORTH YUBA WATER DISTRICT
AREA 5 DEANNEXATION

BEING A PORTION OF TOWNSHIP 17 NORTH, RANGE 5 EAST,
M.O.M.
YUBA COUNTY CALIFORNIA
PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO ANNEXATION SHEET 1 OF 1
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 6 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Section 12 and Section 13, Township 17 North, Range 5 East, M.D.M., more particularly described as follows:

Beginning at the intersection of Loma Rica Road and Los Verjeles Road:

1. Thence along the centerline of said Los Verjeles Road North 0°57’10” West, 2632.55 feet;
2. Thence leaving said centerline, South 89°57’10” West, 606.00 feet;
3. Thence North 18°37’02” East, 173.85 feet;
4. Thence North 10°14’36” West, 250.24 feet;
5. Thence North 20°40’09” East, 695.52 feet;
6. Thence North 89°37’41” East, 339.87 feet to the centerline of said Los Verjeles Road;
7. Thence along said centerline North 0°24’38” West, 57.83 feet;
8. Thence leaving said centerline North 88°07’52” East, 1279.23 feet;
9. Thence South 08°32’47” East, 43.74 feet;
10. Thence South 17°52’44” East, 57.00 feet;
11. Thence North 76°01’46” West, 105.62 feet;
12. Thence South 79°50’27” West, 87.88 feet;
13. Thence South 45°15’59” West, 76.02 feet;
14. Thence South 10°38’23” West, 83.94 feet;
15. Thence South 19°39’12” West, 96.63 feet;
16. Thence South 13°36’36” East, 97.74 feet;
17. Thence South 88°32’13” West, 120.04 feet;
18. Thence South 88°32’13” West, 323.11 feet;
19. Thence North 79°48’41” West, 518.68 feet;
20. Thence South 89°35’35” West, 303.69 feet to the centerline of said Los Verjeles Road;
21. Thence along said centerline South 0°24’38” East, 611.19 feet;
22. Thence leaving said centerline North 89°35’28” East, 326.81 feet;
23. Thence South 0°23’11” East, 370.74 feet to the centerline of Olivera Lane;
24. Thence along said centerline North 89°48’29” East, 294.50 feet;
25. Thence leaving said centerline North 66°49’36” East, 298.59 feet;
26. Thence North 17°54’16” East, 269.99 feet;
27. Thence North 89°35’28” East, 319.31 feet;
28. Thence South 18°06’40” East, 462.45 feet;
29. Thence North 66°44’28” East, 198.72 feet;
30. Thence North 82°50’45” East, 194.20 feet;
31. Thence South 32°44’49” West, 188.24 feet;
32. Thence South 53º25'17" East, 137.60 feet;
33. Thence South 41º09'50" East, 121.54 feet to the north line of said Section 13;
34. Thence along the north line of said Section 13 East, 1786.18 feet;
35. Thence along the east line of said Section 13 South 0º28'10" East, 2856.07 feet to the
intersection with the centerline of Loma Rica Road;
36. Thence along said centerline North 84º03'18" West, 663.08 feet;
37. Thence leaving said centerline North 0º12'18" West, 324.59 feet;
38. Thence North 38º42'18" West, 773.64 feet;
39. Thence North 03º42'18" West, 700.00 feet;
40. Thence South 57º26'42" West, 203.06 feet;
41. Thence South 64º19'42" West, 358.30 feet;
42. Thence North 80º45'18" West, 288.50 feet;
43. Thence South 64º04'42" West, 128.50 feet;
44. Thence South 0º12'18" East, 865.00 feet;
45. Thence North 89º47'42" East, 622.00 feet;
46. Thence South 21º30'37" East, 277.24 feet to the beginning of a curve, concave to the
southwest having a radius of 200.00 feet and a central angle of 26º55'35";
47. Thence along the arc of said curve, 93.99 feet;
48. Thence South 89º47'42" West, 735.44 feet;
49. Thence South 0º12'18" East, 329.20 feet to the intersection with the centerline of said Loma
Rica Road;
50. Thence along said centerline North 89º 12'00" West, 645.78 feet to the beginning of a curve,
concave to the northeast having a radius of 300.00 feet and a central angle of 20º00'24";
51. Thence along the arc of said curve, 104.75 feet;
52. Thence North 69º11'36" West, 368.57 feet to the beginning of a curve, concave to the
northeast having a radius of 300.00 feet and a central angle of 50º04'07";
53. Thence along the arc of said curve, 262.16 feet;
54. Thence North 19º07'30" West, 378.89 feet to the beginning of a curve, concave to the
northeast having a radius of 300.00 feet and a central angle of 59º50'36";
55. Thence along the arc of said curve, 313.34 feet to the intersection with the centerline of said
Los Verjeles Road and point of beginning. Containing 247.09 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as
defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the
land described.

[Signature]

PROFESSIONAL LAND SURVEYOR
STATE OF CALIFORNIA

Page | 2
DEANNEXED AREA
247.09 ACRES

NOTE:
DEANNEXATION FROM
1 NORTH YUBA WATER DISTRICT

EXHIBIT
LAFCO FILE 2020 — — — — —
NORTH YUBA WATER DISTRICT
AREA 6 DEANNEXATION

GEOREFERENCE
THE PARCELS SHOWN HEREIN ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND
COURSE NUMBER
CALCULATED POINT — NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
DEANNEXATION BOUNDARY
## LINE TABLE - NYWD AREA 6

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<tr>
<td>48</td>
<td>S00°12'18&quot;E</td>
<td>329.20'</td>
</tr>
<tr>
<td>49</td>
<td>N89°12'00&quot;W</td>
<td>645.78'</td>
</tr>
<tr>
<td>50</td>
<td>S68°11'36&quot;E</td>
<td>398.57'</td>
</tr>
<tr>
<td>51</td>
<td>S19°07'30&quot;E</td>
<td>378.89'</td>
</tr>
</tbody>
</table>

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**Legend**

- **12** COURSE NUMBER
- O CALCULATED POINT - NOTHING FOUND OR SET
- P.O.B. POINT OF BEGINNING
- NYWD NORTH YUBA WATER DISTRICT
- DEANEXION BOUNDARY

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**Deannexed Area**

247.09 Acres

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**Note:**

Deannexation From:
1. NORTH YUBA WATER DISTRICT

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**GEOREFERENCE**

The parcels shown herein are referenced geographically to the North American Datum of 1983 (NAD83) based upon the county of Yuba Geographic Information System (GIS) basemap.

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**Exhibit**

LAFCO FILE 2020 —

NORTH YUBA WATER DISTRICT

AREA 6 DEANEXRATION

Being a portion of township 17 north, range 5 East,
M.D.M.

YUBA COUNTY
CALIFORNIA

PREPARED BY: MHN INC., 1204 E STREET, MARYSVILLE, CA 95901
20-528 LAFCO DE-ANNEXATION
MARCH 2020
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 7 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Sections 11, 12, 13, and 14, Township 17 North, Range 5 East, M.D.M., more particularly described as follows:

Beginning at the intersection of Loma Rica Road and Los Verjeles Road;

1. Thence along the centerline of said Los Verjeles Road North 83°38'24" West, 240.72 feet to the beginning of a curve concave to the northeast having a radius of 500.00 feet and a central angle of 35°28'47";
2. Thence along the arc of said curve, 309.62 feet;
3. Thence North 48°09'37" West, 1428.30 feet;
4. Thence leaving said centerline North 39°21'40" East, 825.20 feet;
5. Thence North 51°18'55" West, 399.86 feet;
6. Thence South 28°54'18" West, 843.16 feet to the centerline of said Loma Rica Road and beginning of a curve concave to the southwest having a radius of 1450.00 feet and a central angle of 01°08'28";
7. Thence along the arc of said curve, 28.88 feet;
8. Thence North 58°40'00" West, 491.46 feet to the beginning of a curve concave to the south having a radius of 1200.00 feet and a central angle of 53°14'40";
9. Thence along the arc of said curve, 1115.15 feet;
10. Thence South 68°05'20" West, 432.96 feet to the beginning of a curve concave to the southeast having a radius of 470.00 feet and a central angle of 27°11'49";
11. Thence along the arc of said curve, 223.10 feet;
12. Thence South 40°53'31" West, 424.38 feet to the beginning of a curve concave to the southeast having a radius of 470.00 feet and a central angle of 22°47'18";
13. Thence along the arc of said curve, 186.93 feet to the southwest corner of Parcel 1 as shown on Parcel Map No. 1.76 filed in Book 13 of Maps at Page 17, Yuba County Records;
14. Thence leaving the centerline of said Loma Rica Road and along the westerly line of said Parcel 1 and its northerly projection North 01°25'31" West, 1265.89 feet to the exterior boundary of Tract No. 1.43 as shown of that certain Record of Survey filed in Book 8 of Maps at Page 12, Yuba County Records;
15. Thence along the exterior boundary of said Tract No. 1.43, North 89°52'35" West, 670.00 feet;
16. Thence North 07°00'15" East, 967.46 feet;
17. Thence North 17°32'00" East, 1541.00 feet to the northwest corner of said Tract No. 1.43;
18. Thence South 28°36'38" East, 250.60 feet;
19. Thence South 67°22'48" East, 260.00 feet;
20. Thence South 81°52'12" East, 282.84 feet;
21. Thence South 78°33'59" East, 908.02 feet;
22. Thence South 49°39'30" East, 957.76 feet;
23. Thence South 38°27'13" East, 868.33 feet to the northerly boundary of Parcel Map No. 1.92 filed in Book 13 of Maps at Page 29, Yuba County Records;
24. Thence along said northerly line South 85°55'51" East, 625.08 feet to the northeast corner of said Parcel Map No. 1.92;
25. Thence along the easterly line of said Parcel Map No. 1.92 South 0°36'06" East, 494.32 feet to the northwest corner of Parcel B as shown on that Record of Survey filed in Book 54 of Maps at Page 13 Yuba County Records;
26. Thence leaving said easterly line and along the northerly line of said Parcel B, East, 916.51 feet to the centerline of said Los Verjeles Road;
27. Thence along said centerline, South 00°36'14" East, 257.00 feet to the southeast corner of said Parcel B;
28. Thence leaving said centerline and along the southerly line of said Parcel B, North 88°27'38" West, 762.51 feet;
29. Thence South 16°07'02" East, 74.78 feet;
30. Thence South 53°43'25" East, 153.44 feet;
31. Thence South 86°28'56" East, 19.28 feet;
32. Thence South 0°36'06" East, 185.22 feet;
33. Thence North 89°23'54" East, 601.43 feet to the centerline of Los Verjeles Road;
34. Thence along said centerline South 0°24'38" East, 430.00 feet;
35. Thence leaving said centerline North 89°23'54" West, 910.74 feet;
36. Thence South 0°36'06" East, 239.36 feet;
37. Thence South 89°23'54" East, 909.34 feet to the centerline of said Los Verjeles Road;
38. Thence along said centerline South 0°24'38" East, 909.87 feet to the centerline of said Loma Rica Road and point of beginning. Containing 222.71 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
EXHIBIT “A”

LAFCO FILE 2020-00
NORTH YUBA WATER DISTRICT
AREA 8 DE-ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Township 17 North, Range 5 East, Township 16 North, Range 6 East and Township 17 North, Range 6 East, Mount Diablo Meridian, more particularly described as follows:

Beginning at the center of Section 27, Township 17 North, Range 6 East, Mount Diablo Meridian;

1. Thence along the line that divided said Section 27 into west and east halves South 0°08’35” East, 2629.34 feet;
2. Thence North 89°47’36” East, 2616.62 feet;
3. Thence South, 1980.00 feet;
4. Thence East, 1320.00 feet;
5. Thence North, 660.00 feet;
6. Thence East, 2054.90 feet to the centerline of the Browns Valley Irrigation Ditch;
7. Thence along said ditch centerline South, 332.19 feet;
8. Thence South 05°44’30” West, 229.90 feet;
9. Thence South 06°02’11” East, 218.71 feet;
10. Thence South 01°22’11” West, 481.14 feet;
11. Thence South 48°23’01” West, 137.77 feet;
12. Thence North 66°49’22” West, 87.02 feet;
13. Thence South 18°31’06” West, 108.62 feet;
14. Thence South 27°26’53” West, 348.20 feet;
15. Thence South 79°58’38” West, 395.03 feet;
16. Thence South 31°26’12” West, 483.17 feet;
17. Thence South 63°26’06” West, 665.23 feet;
18. Thence West, 1797.00 feet;
19. Thence North, 297.50 feet;
20. Thence North 53°35’03” West, 328.06 feet;
21. Thence North, 59°30’54” West, 225.70 feet;
22. Thence South 08°47’22” East, 150.52 feet;
23. Thence South 23°17’54” East, 810.33 feet;
24. Thence South 50°41’53’ East, 487.84 feet;
25. Thence South 79°22’32” East, 372.89 feet;
26. Thence South 31°49’08” East, 390.72 feet;
27. Thence South 66°03’02” East, 112.70 feet;
28. Thence North 71°03’45’ East, 387.47 feet;
29. Thence South 51°14’33” East, 390.76 feet;
30. Thence South 11°05'51" West, 228.21 feet;
31. Thence South 03°23'27" West, 518.64 feet;
32. Thence South 27°43'23" West, 164.22 feet;
33. Thence South 63°13'15" West, 126.32 feet;
34. Thence North 70°70'49"40" West, 188.17 feet;
35. Thence North 47°08'20" West, 212.74 feet;
36. Thence North 27°46'52" West, 219.00 feet;
37. Thence North 29°22'16" West, 173.86 feet;
38. Thence North 73°57'19" West, 117.93 feet;
39. Thence South 57°53'35" West, 104.20 feet;
40. Thence South 19°44'31" West, 350.70 feet;
41. Thence South 46°59'51" West, 96.17 feet;
42. Thence South 81°00'43" West, 96.17 feet;
43. Thence North 84°19'55" West, 167.01 feet;
44. Thence South 30°58'51" West, 240.78 feet;
45. Thence South 35°37'11" West, 319.76 feet;
46. Thence South 15°13'10" East, 95.53 feet;
47. Thence South 87°50'04" East, 261.38 feet;
48. Thence South 77°01'31" East, 231.91 feet;
49. Thence South 55°10'04" East, 138.84 feet;
50. Thence South 30°11'27" East, 136.23 feet;
51. Thence South 02°05'20" East, 159.00 feet;
52. Thence South 29°47'54" West, 152.49 feet;
53. Thence South 61°08'59" West, 179.16 feet;
54. Thence South 55°20'56" West, 162.24 feet;
55. Thence South 33°33'12" West, 155.79 feet;
56. Thence South 16°24'38" West, 215.76 feet;
57. Thence South 27°32'36" East, 95.08 feet;
58. Thence South 73°26'40" East, 139.17 feet;
59. Thence South 40°25'07" East, 159.65 feet;
60. Thence South 21°37'09" East, 152.16 feet;
61. Thence South 10°17'45" East, 187.21 feet;
62. Thence South 0°57'15" East, 410.96 feet;
63. Thence South 51°13'11" East, 227.13 feet;
64. Thence South 23°26'24" East, 193.44 feet;
65. Thence South 05°18'13" West, 313.30 feet;
66. Thence South 21°31'07" East, 220.99 feet;
67. Thence South 25°09'09" East, 353.51 feet;
68. Thence South 01°58'03" West, 902.78 feet;
69. Thence South 63°11'55" West, 175.65 feet;
70. Thence South 80°46'10" West, 109.68 feet;
71. Thence South 0°42'29" West, 139.57 feet;
72. Thence South 38°31'49" East, 197.96 feet;
73. Thence South 21°53'58" East, 123.77 feet;
74. Thence South 07°53'19" East, 577.32 feet;
75. Thence South 18°33'02" East, 240.54 feet;
76. Thence South 42°53'25" East, 281.88 feet;
77. Thence South 58°29'01" East, 222.54 feet;
78. Thence South 50°28'35" East, 260.60 feet;
79. Thence South 32°13'54" East, 108.66 feet;
80. Thence South 20°24'00" East, 253.88 feet;
81. Thence South 46°29'59" West, 274.54 feet;
82. Thence South 36°38'24" West, 166.66 feet;
83. Thence South 25°41'47" West, 295.92 feet;
84. Thence South 32°29'21" West, 248.93 feet;
85. Thence South 45°15'59" West, 252.01 feet;
86. Thence South 25°49'42" West, 262.04 feet;
87. Thence South 08°40'13" West, 192.33 feet;
88. Thence South 01°05'29" West, 368.52 feet;
89. Thence South 40°24'42" West, 216.05 feet;
90. Thence South 64°39'47" West, 176.84 feet;
91. Thence South 83°06'18" West, 229.16 feet;
92. Thence North 76°40'36" West, 230.63 feet;
93. Thence North 57°13'43" West, 193.58 feet;
94. Thence North 40°06'20" West, 554.39 feet;
95. Thence North 44°04'55" West, 381.94 feet;
96. Thence North 52°54'13" West, 487.07 feet;
97. Thence North 37°14'33" West, 263.90 feet;
98. Thence North 55°59'20" West, 443.50 feet;
99. Thence South 29°16'37" West, 763.15 feet;
100. Thence South 54°46'25" West, 487.01 feet;
101. Thence South 38°09'48" West, 322.13 feet;
102. Thence North 47°37'17" West, 246.75 feet;
103. Thence North 14°49'47" West, 395.39 feet;
104. Thence North 17°01'03" West, 289.48 feet;
105. Thence South 42°03'17" West, 312.28 feet;
106. Thence South 74°13'47" West, 170.89 feet;
107. Thence North 65°14'22" West, 188.29 feet;
108. Thence North 40°30'04" West, 190.48 feet;
109. Thence North 14°43'34" West, 194.38 feet;
110. Thence North 09°31'31" East, 446.50 feet;
111. Thence North 04°06'55" West, 207.23 feet;
112. Thence North 24°24'11" West, 211.10 feet;
113. Thence North 12°14'17" West, 362.20 feet;
Thence North 03°58'47" East, 217.32 feet;
Thence North 27°33'31" West, 133.63 feet;
Thence South 45°52'53" West, 122.51 feet;
Thence South 05°04'14" West, 138.56 feet;
Thence South 04°46'39" West, 185.36 feet;
Thence South 15°01'54" West, 430.34 feet;
Thence South 41°56'56" West, 216.91 feet;
Thence South 74°56'45" West, 265.60 feet;
Thence South 34°40'06" West, 233.05 feet;
Thence South 89°51'00" West, 628.13 feet;
Thence North 0°37'00" West, 368.75 feet;
Thence North 28°58'58" West, 155.29 feet;
Thence North 11°21'09" West, 383.78 feet;
Thence North 31°23'19" West, 163.60 feet;
Thence North 51°32'49" West, 167.72 feet;
Thence North 25°45'57" West, 210.59 feet;
Thence North 59°22'13" West, 123.89 feet;
Thence South 30°55'59" West, 183.11 feet;
Thence South 14°12'10" East, 154.61 feet;
Thence South 25°52'45" East, 152.32 feet;
Thence South 01°16'27" East, 185.79 feet;
Thence South 02°06'34" East, 190.53 feet;
Thence South 40°47'36" West, 119.19 feet;
Thence North 72°23'59" West, 132.68 feet;
Thence North 54°14'15" West, 308.16 feet;
Thence South 48°15'04" West, 229.02 feet;
Thence South 60°28'52" West, 228.66 feet;
Thence North 53°11'46" West, 173.60 feet;
Thence North 60°39'42" West, 318.90 feet;
Thence South 63°26'05" West, 135.84 feet;
Thence South 04°14'11" East, 121.83 feet;
Thence South 36°36'42" East, 421.70 feet;
Thence South 05°31'15" East, 270.25 feet;
Thence South 74°02'21" West, 505.49 feet;
Thence South 85°40'48" West, 461.31 feet;
Thence North 75°33'55" West, 313.91 feet;
Thence North 64°23'36" West, 240.64 feet;
Thence North 45°00'00" West, 196.57 feet;
Thence North 24°24'23" West, 314.61 feet;
Thence North 03°07'05" West, 321.73 feet;
Thence North 16°04'11" East, 126.44 feet;
Thence North 71°36'06" East, 247.13 feet;
Thence North 73°00'25" East, 326.77 feet;
Thence North 56°14'47" East, 125.08 feet;
Thence North 12°42'22" West, 122.76 feet;
Thence North 44°20'02" West, 304.08 feet;
Thence North 30°22'54" West, 312.40 feet;
Thence North 47°21'01" West, 379.33 feet;
Thence North 50°31'28" West, 400.31 feet;
Thence North 18°44'41" East, 146.26 feet;
Thence North 77°47'14" East, 220.32 feet;
Thence North 17°44'43" East, 240.07 feet;
Thence North 50°01'13" West, 294.93 feet;
Thence South 84°14'50" West, 271.87 feet;
Thence North 69°34'24" West, 207.02 feet;
Thence North 36°53'53" West, 203.20 feet;
Thence North 63°26'06" West, 140.87 feet;
Thence North 40°37'12" West, 166.66 feet;
Thence North 52°09'20" West, 205.78 feet;
Thence North 30°53'38" West, 210.34 feet;
Thence North 67°06'13" West, 255.10 feet;
Thence South 52°47'31" West, 186.45 feet;
Thence West, 97.00 feet;
Thence North 67°20'24" West, 164.17 feet;
Thence North 66°41'49" West, 216.13 feet;
Thence North 56°13'42" West, 146.16 feet;
Thence North 23°43'22" West, 157.84 feet;
Thence North 26°31'30" West, 161.22 feet;
Thence North 52°19'35" West, 199.62 feet;
Thence North 70°45'34" West, 191.18 feet;
Thence North 35°18'09" West, 226.68 feet;
Thence North 15°31'01" East, 206.25 feet;
Thence North 30°39'02" West, 99.40 feet;
Thence North 09°57'29" East, 133.00 feet;
Thence North 42°28'45" West, 140.67 feet;
Thence North 77°07'17" West, 222.09 feet;
Thence North 32°29'22" West, 119.15 feet;
Thence North 33°42'38" West, 389.19 feet;
Thence North 43°01'49" West, 277.70 feet;
Thence North 76°51'27" West, 217.70 feet;
Thence West, 212.00 feet;
Thence South 62°37'26" West, 284.34 feet;
Thence North 84°00'49" West, 165.40 feet;
Thence North 51°01'50" West, 223.80 feet;
Thence South 46°47'02" West, 204.45 feet;
Thence South 27°51'31" West, 173.34 feet;
Thence South 55°43'17" West, 256.56 feet;
Thence South 73°21'33" West, 141.42 feet;
Thence North 84°11'12" West, 222.14 feet;
Thence North 32°02'28" West, 255.41 feet;
Thence North 42°44'19" West, 165.77 feet;
Thence North 68°24'56" West, 257.56 feet;
Thence North 44°58'06" West, 319.08 feet;
Thence North 18°45'31" West, 223.89 feet;
Thence North 51°19'23" West, 260.03 feet;
Thence North 49°45'49" West, 349.10 feet;
Thence North 12°11'32" West, 277.00 feet;
Thence North, 167.00 feet;
Thence South 89°30'57" West, 384.51 feet;
Thence North 44°07'30" West, 289.42 feet;
Thence North 10°43'14" West, 252.66 feet;
Thence North 28°14'08" West, 341.37 feet;
Thence North 36°14'18" West, 249.52 feet;
Thence North 21°06'58" West, 209.57 feet;
Thence North 44°57'21" West, 228.57 feet;
Thence South 69°24'33" West, 193.35 feet;
Thence North 76°19'43" West, 285.59 feet;
Thence North 83°49'26" West, 250.96 feet;
Thence North 27°48'17" West, 289.42 feet;
Thence North 15°19'37" East, 279.96 feet;
Thence North 62°20'32" West, 304.83 feet;
Thence South 30°41'06" West, 211.63 feet;
Thence South 85°54'52" West, 189.48 feet;
Thence North 32°39'28" West, 200.14 feet;
Thence North 44°39'10" West, 262.52 feet;
Thence North 11°41'56" West, 225.31 feet;
Thence South 83°20'49" West, 169.27 feet;
Thence North 08°54'52" West, 150.89 feet;
Thence North 04°28'50" West, 384.14 feet;
Thence North 13°36'14" East, 212.54 feet;
Thence North 39°37'27" West, 399.81 feet;
Thence South 75°19'20" West, 275.84 feet;
Thence North 10°13'49" East, 490.24 feet;
Thence North 11°42'27" East, 322.54 feet;
Thence North 19°43'56" West, 396.58 feet;
Thence North 58°52'21" West, 73.86 feet;
240. Thence South 45°57'02" West, 243.57 feet;
241. Thence South 02°36'49" East, 133.35 feet;
242. Thence South 55°58'38" West, 116.55 feet;
243. Thence North 71°55'30" West, 228.87 feet;
244. Thence South 38°42'20" West, 68.70 feet;
245. Thence South 29°47'20" East, 204.16 feet;
246. Thence South 16°00'49" West, 160.66 feet;
247. Thence North 83°49'53" West, 200.86 feet;
248. Thence South 65°39'42" West, 138.72 feet;
249. Thence North 69°32'50" West, 100.13 feet;
250. Thence North 14°48'00" West, 153.12 feet;
251. Thence South 75°12'53" West, 170.25 feet;
252. Thence North 79°31'03" West, 187.76 feet;
253. Thence North 53°27'04" West, 146.86 feet;
254. Thence North 10°18'58" West, 182.17 feet;
255. Thence South 85°48'46" West, 273.05 feet;
256. Thence North 45°11'58" West, 140.93 feet;
257. Thence North 02°34'26" East, 172.92 feet to the south line of Parcel Map No. 9.25 as filed in Book 27 of Maps at Page 37, Yuba County Records;
258. Thence leaving said centerline of the Browns Valley Irrigation District ditch and along the south line of said Parcel Map No. 9.25 and the south line of Parcel Map No. 10.16 as filed in Book 29 of Maps at Page 39, Yuba County Records and Tract No. 94-562 as filed in Book 66 of Maps at Page 24, Yuba County Records, North 88°41'50" East, 3497.17 feet to the exterior boundary of Tract No. 79-273 as filed in Book 34 of Maps at Page 45, Yuba County Records;
259. Thence along said exterior boundary North 0°18'25" West, 1415.07 feet;
260. Thence South 87°32'52" West, 1313.62 feet;
261. Thence South 88°58'14" West, 2654.14 feet;
262. Thence North 0°02'18" West, 1170.48 feet to the centerline of Dolan Harding Road and the beginning of a curve, concave to the northwest, having a radius of 500.00 feet and a central angle of 35°15'59";
263. Thence along the chord of said curve North 63°55'04" East, 302.92 feet;
264. Thence North 46°17'04" East, 184.21 feet;
265. Thence North 35°00'33" East, 82.58 to the exterior boundary of the Peoria Tract as filed in Book 2 of Maps at Page 6, Yuba County Records;
266. Thence North 26°41'29" West, 608.38 feet;
267. Thence South 70°20'07" West, 191.00 feet;
268. Thence North 0°02'18" West, 620.00 feet;
269. Thence South 89°43'56" West, 2244.41 feet;
270. Thence South 89°43'56" West, 971.75 feet;
271. Thence North 42°37'04" West, 147.11 feet;
272. Thence South 60°59'33" West, 138.10 feet;
273. Thence North 78°25'25" West, 148.46 feet;
274. Thence North 40°39'10" West, 284.75 feet;
275. Thence South 54°09'43" West, 177.21 feet;
276. Thence North 26°11'10" West, 201.12 feet;
277. Thence North 12°33'45" West, 150.12 feet;
278. Thence North 26°45'46" West, 162.38 feet;
279. Thence North 11°28'36" East, 175.16 feet;
280. Thence South 73°36'36" East, 243.40 feet;
281. Thence South 58°39'02" East, 258.31 feet;
282. Thence North 27°31'42" West, 243.14 feet;
283. Thence North 12°07'45" West, 338.01 feet;
284. Thence North 16°05'47" East, 203.65 feet;
285. Thence North 80°39'12" West, 170.25 feet;
286. Thence North 43°02'50" West, 124.77 feet;
287. Thence North 46°20'30" East, 1092.38 feet;
288. Thence South 75°40'16" East, 30.00 feet to the centerline of Therese Trail;
289. Thence along said centerline North 14°38'41" East, 160.91 feet;
290. Thence North 06°38'45" West, 496.84 feet;
291. Thence North 25°42'48" West, 285.80 feet;
292. Thence North 55°45'54" West, 415.49 feet;
293. Thence North 63°20'19" West, 133.16 feet;
294. Thence North 42°37'09" West, 684.54 feet to the beginning of a curve, concave to the southwest, having a radius of 530.00 feet and a central angle of 22°25'48";
295. Thence along the chord of said curve North 53°50'03" West, 206.16 feet;
296. Thence North 65°02'57" West, 234.43 feet to the centerline intersection of Marysville Road and Scott Grant Road;
297. Thence along the centerline of said Scott Grant Road North 76°17'19" West, 520.59 feet to the beginning of a curve, concave to the northeast, having a radius of 1000.00 feet and a central angle of 14°11'01";
298. Thence along the chord of said curve North 69°11'49" West, 246.92 feet to the east line of Section 23, Township 17 North, Range 5 East, Mount Diablo Meridian;
299. Thence along the east line of said Section 23, North 0°22'35" East, 3528.73 feet to the northeast corner of said Section 23;
300. Thence along the north line of said Section 23, South 89°24'37" West, 307.69 feet;
301. Thence leaving the north line of said Section 23, North 26°52'21" East, 227.21 feet;
302. Thence North 45°46'28" West, 732.36 feet;
303. Thence North 58°15'46" West, 178.68 feet;
304. Thence North 18°54'59" West, 383.70 feet;
305. Thence North 37°29'28" East, 521.28 feet;
306. Thence North 72°44'15" West, 336.14 feet;
307. Thence North 20°42'50" West, 156.89 feet;
308. Thence North 47°51'39" West, 557.90 feet;
309. Thence North 42°13'14" West, 760.15 feet;  
310. Thence North 88°38'13" East, 3899.10 feet;  
311. Thence South 0°37'39" East, 3730.75 feet;  
312. Thence South 01°36'39" East, 1062.15 feet;  
313. Thence South 0°57'13" East, 947.41 feet to the centerline of Marysville Road and  
    beginning of a curve, concave to the southeast, having radius of 1599.66 feet and a central  
    angle of 32°12'44";  
314. Thence along the chord of said curve North 73°30'11" East, 887.55 feet;  
315. Thence along said centerline North 89°36'33" East, 683.37 feet;  
316. Thence leaving said centerline North 01°40'21" West, 1340.91 feet;  
317. Thence North 0°16'42" East, 411.51 feet;  
318. Thence North 89°56'59" West, 284.50 feet;  
319. Thence North 01°13'58" West, 1231.79 feet;  
320. Thence North 87°39'46" East, 539.45 feet;  
321. Thence North 07°08'44" West, 1037.05 feet;  
322. Thence North 0°31'43" East, 1138.05 feet to the centerline of Loma Rica Road;  
323. Thence along said centerline North 88°20'27" East, 642.70 feet to the beginning of a  
    curve, concave to the northwest, having a radius of 1000.00 feet and a central angle of  
    07°15'23";  
324. Thence along the chord of said curve North 84°42'46" East, 126.56 feet;  
325. Thence North 81°05'04" East, 864.81 feet to the beginning of a curve, concave to the  
    south, having a radius of 1000.00 feet and a central angle of 14°37'15";  
326. Thence along the chord of said curve North 88°23'42" East, 254.49 feet;  
327. Thence South 84°17'40" East, 353.22 feet to the beginning of a curve, concave to the  
    north, having a radius of 1000.00 feet and a central angle of 18°23'45";  
328. Thence along the chord of said curve North 86°30'27" East, 319.69 feet;  
329. Thence leaving said centerline South 01°30'54" East, 613.50 feet;  
330. Thence North 89°07'41" East, 328.54 feet;  
331. Thence South 0°02'36" East, 661.75 feet;  
332. Thence South 89°31'54" West, 367.01 feet;  
333. Thence South 12°36'57" East, 643.28 feet;  
334. Thence South 43°42'28" West, 188.14 feet;  
335. Thence South 0°40'07" West, 814.06 feet;  
336. Thence South 85°09'21" East, 355.27 feet;  
337. Thence South 12°57'55" W, 441.25 feet;  
338. Thence South 76°50'13" West, 222.86 feet;  
339. Thence South 0°38'02" East, 1394.68 feet to the centerline of Marysville Road;  
340. Thence along said centerline South 76°20'47" West, 200.73 feet;  
341. Thence leaving said centerline South 0°46'07" East, 1617.03 feet;  
342. Thence South 45°42'46" East, 617.35 feet;  
343. Thence South 25°33'54" West, 97.84 feet;
Thence South 12°30′14″ East, 818.20 feet to the south line of Section 19, Township 17 North, Range 6 East, Mount Diablo Meridian;

Thence along the south line of said Section 19, North 88°45′41″ East, 3020.67 feet to the centerline of Dolan Harding Road;

Thence along said centerline South 08°01′02″ West, 675.25 feet;

Thence South 09°55′02″ West, 243.70 feet;

Thence South 14°59′02″ West, 268.10 feet;

Thence South 24°13′02″ West, 368.00 feet;

Thence South 44°56′56″ West, 757.32 feet;

Thence leaving said centerline, North 0°22′31″ East, 694.07 feet to the exterior boundary of the Peoria Tract as filed in Book 2 of Maps at Page 6, Yuba County Records;

Thence along the exterior boundary of said Peoria Tract, South 89°04′46″ West, 2918.85 feet;

Thence leaving said exterior boundary South 08°20′02″ East, 646.16 feet to the centerline of Therese Trail and beginning of a curve, concave to the north, having a radial bearing of North 03°09′16″ East, a radius of 1970.00 feet and a central angle of 06°44′00″;

Thence along the arc of said curve the chord of which bears North 89°47′16″ East, 231.37 feet;

Thence North 86°25′16″ East, 115.92 feet;

Thence North 86°25′16″ East, 134.25 feet to the beginning of a curve, concave to the southwest, having a radius of 230.00 feet and a central angle of 72°23′16″;

Thence along the arc of said curve the chord of which bears South 57°23′06″ East, 271.64 feet;

Thence leaving the centerline of said Therese Trail, North 56°21′21″ East, 922.40 feet;

Thence South 0°49′34″ West, 1457.95 feet to the centerline of Dolan Harding Road;

Thence along said centerline North 68°14′22″ East, 520.86 feet to the beginning of a curve, concave to the northwest, having a radius of 500.00 feet and a central angle of 25°27′16″;

Thence along the arc of said curve the chord of which bears North 55°30′44″ East, 220.31 feet;

Thence North 42°47′06″ East, 86.10 feet to the exterior boundary of Tract No. 79-273 as filed in Book 34 of Maps at Page 45, Yuba County Records;

Thence leaving the centerline of said Dolan Harding Road and along said exterior boundary North 89°11′44″ East, 1811.14 feet;

Thence South 0°04′55″ West, 1293.89 feet;

Thence North 88°22′15″ East, 1316.69 feet to the west line of Section 29, Township 17 North, Range 6 East, Mount Diablo Meridian;

Thence along the west line of said Section 29, North 0°14′45″ East, 1275.00 feet to the west one quarter corner of said Section 29;

Thence North 88°52′33″ East, 2615.17 feet to the center of said Section 29;

Thence along the line that divides said Section 29 into east and west halves, South 0°09′00″ East, 2602.98 feet to the south one quarter corner of said Section 29;
369. Thence along the south line of said Section 29, South 89°57'47" East, 2632.41 feet to the southeast corner of said Section 29;
370. Thence South 01°19'11" East, 2663.13 feet;
371. Thence South 89°35'53" West, 1321.41 feet;
372. Thence South 01°12'13" East, 2674.50 feet;
373. Thence North 89°06'13" East, 1326.70 feet;
374. Thence North 89°22'31" East, 2711.65 feet;
375. Thence North, 1320.00 feet;
376. Thence East, 1320.00 feet;
377. Thence North, 3960.00 feet;
378. Thence South 89°41'56" West, 618.51 feet to the centerline of Dry Creek;
379. Thence along the centerline of said Dry Creek, North 43°17'57" East, 702.82 feet;
380. Thence North 24°24'22" East, 157.31 feet;
381. Thence North 17°30'32" East, 259.26 feet;
382. Thence North 08°07'09" East, 184.10 feet;
383. Thence North 14°00'53" West, 161.04 feet;
384. Thence North 29°00'10" West, 134.06 feet;
385. Thence North 53°02'32" West, 130.15 feet;
386. Thence North 06°20'24" East, 117.72 feet;
387. Thence North 81°10'15" East, 158.82 feet to the west line of the northeast quarter of the southeast quarter of Section 28, Township 17 North, Range 6 East, Mount Diablo Meridian;
388. Thence along the west line of the northeast quarter of the southeast quarter and the west line of the southeast quarter of the northeast quarter of said Section 28, North, 2346.94 feet to the northwest corner of the southeast quarter of the northeast quarter of said Section 28;
389. Thence along the north line of the southeast quarter of the northeast quarter of said Section 28, East, 1320.00 feet to the east line of said Section 28;
390. Thence along said east line South 0°50'58" East, 1314.65 feet to the east one quarter corner of said Section 28;
391. Thence leaving said east line and along the line dividing said Section 27 into north and south halves, North 89°47'19" East, 2649.03 feet to the center of said Section 27 and point of beginning. Containing 5904.23 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
LEGEND
12 COURSE NUMBER
O CALCULATED POINT – NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
— DEANNEXATION BOUNDARY

GEOREFERENCE
THE PARCELS SHOWN HEREIN ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

PREPARED BY: MHI INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION
APRIL 2020
SCALE: 1" = 750'
SHEET 3 OF 28
LEGEND

12 COURSE NUMBER
○ CALCULATED POINT – NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
DEANNEXATION BOUNDARY

GEOREFERENCE

THE PARCELS SHOWN HEREIN ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

EXHIBIT

LAFCO FILE 2020–0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020
SCALE: 1" = 750'

PREPARED BY: WHM INC., 1204 E STREET, MARYSVILLE, CA 95901
2D-628 LAFCO DE-ANNEXATION SHEET 5 OF 28

NOTES:

1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM
   NORTH YUBA WATER DISTRICT

PROFESSIONAL LAND SURVEYOR
ROGER K. HAMLIN
NO. LS 5912
STATE OF CALIFORNIA
EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY CALIFORNIA

APRIL 2020
SCALE: 1" = 750'

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION
SHEET 6 OF 28
LEGEND

12  COURSE NUMBER
O  CALCULATED POINT - NOTHING FOUND OR SET
P.O.B.  POINT OF BEGINNING
NYWD  NORTH YUBA WATER DISTRICT
---  DEANNEXATION BOUNDARY

GEOREFERENCE

THE PARCELS SHOWN HEREIN ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1883 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

EXHIBIT

LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.O.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020
SCALE: 1" = 760'

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION

NOTES:

1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT
LEGEND

- 12: Course Number
- O: Calculated Point - Nothing Found or Set
- P.O.B.: Point of Beginning
- NYWD: North Yuba Water District
- D: Deannexation Boundary

GEOREFERENCE

The parcels shown hereon are referenced geographically to the North American Datum of 1983 (NAD83) based upon the County of Yuba Geographic Information System (GIS) basemap.

EXHIBIT

LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020
SCALE: 1" = 750'

PREPARED BY: MIM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-828 LAFCO DE-ANNEXATION

NOTES:

1. De-Annexation Area:
   5,904 Acres

2. De-Annexation From:
   North Yuba Water District

PROFESSIONAL LAND SURVEYOR
STATE OF CALIFORNIA

ROGER K. HANLIN
LEGEND
12 COURSE NUMBER
O CALCULATED POINT - NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
DEANNEXATION BOUNDARY

GEOREFERENCE
THE PARCELS SHOWN HEREIN ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

EXHIBIT
LAFCO FILE 2020–0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

PROFESSIONAL LAND SURVEYOR
ROGER K. HANLIN
NO. LS 59/12
STATE OF CALIFORNIA

YUBA COUNTY
CALIFORNIA
APRIL 2020
SCALE: 1" = 750'
PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION
SHEET 9 OF 28
GEOREFERENCE
THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOPHYSICAL INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND
12 COURSE NUMBER
O CALCULATED POINT - NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
--- DEANNEXATION BOUNDARY

NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT
BEING A PORTION OF TOWNSHIP 15 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.
YUBA COUNTY
CALIFORNIA
APRIL 2020
SCALE: 1" = 750'
PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-626 LAFCO DE-ANNEXATION
SHEET 10 OF 28
EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA
APRIL 2020
SCALE: 1" = 750'

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION SHEET 11 OF 28
LEGEND

12  COURSE NUMBER
○  CALCULATED POINT — NOTHING FOUND OR SET
P.O.B.  POINT OF BEGINNING
NYWD  NORTH YUBA WATER DISTRICT
---  DEANNEXATION BOUNDARY

NOTES:

1. DE-ANNEXATION AREA: 5,904 ACRES±
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

EXHIBIT
LAFCO FILE 2020–0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020
SCALE: 1" = 750'

PREPARED BY: MHH INC., 1204 E STREET, MARYSVILLE, CA 95901
20–628 LAFCO DE-ANNEXATION SHEET 12 OF 28
NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

GEOREFERENCE
THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND
12 COURSE NUMBER
O CALCULATED POINT - NOTHING FOUND OR SET
P.O.B. POINT OF BEGINNING
NYWD NORTH YUBA WATER DISTRICT
--- DEANNEXATION BOUNDARY

EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT
BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.
YUBA COUNTY
CALIFORNIA
APRIL 2020
SCALE: 1" = 750'
PREPARED BY: MHM INC., 1234 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION
SHE 3 OF 28
NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.
YUBA COUNTY
CALIFORNIA
APRIL 2020
SCALE: 1"=750'
GEOREFERENCE

THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1993 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

LEGEND

12 COURSE NUMBER

○ CALCULATED POINT – NOTHING FOUND OR SET

P.O.B. POINT OF BEGINNING

NYWD NORTH YUBA WATER DISTRICT

--- DEANNEXATION BOUNDARY

NOTES:

1. DE-ANNEXATION AREA: 5,904 ACRES

2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

EXHIBIT

LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY CALIFORNIA

APRIL 2020

SCALE: 1" = 760'

PREPARED BY: MMH INC., 1224 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION

SHEET 17 OF 28
NOTES:
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

GEOREFERENCE
THE PARCELS SHOWN HEREON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASEMAP.

EXHIBIT
LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020
SCALE: 1" = 750'

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION

SHEET 18 OF 29
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NOTES:

1. DE-ANNEXATION AREA: 5.904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY   APRIL 2020
CALIFORNIA

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION  SHEET 19 OF 28
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**NOTES:**

1. DE-ANNEXATION AREA: 5.90± ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

**LAFCO FILE 2020-0002**
**AREA 8 DE-ANNEXATION**
**NORTH YUBA WATER DISTRICT**

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020

PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-528 LAFCO DE-ANNEXATION SHEET 20 OF 28
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### NOTES:

1. DE-ANNEXATION AREA:
   5,964 ACRES

2. DE-ANNEXATION FROM:
   NORTH YUBA WATER DISTRICT

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**LAFCO FILE 2020-0002**

**AREA 8 DE-ANNEXATION**

**NORTH YUBA WATER DISTRICT**

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5
AND 6 EAST, M.D.M.

YUBA COUNTY  
CALIFORNIA

APRIL 2020

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901

20-828 LAFCO DE-ANNEXATION SHEET 21 OF 28
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**NOTES:**

1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

**LAFCO FILE 2020-0002**
**AREA 8 DE-ANNEXATION**
**NORTH YUBA WATER DISTRICT**
BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.O.M.

YUBA COUNTY\nCALIFORNIA

APRIL 2020

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION SHEET 22 OF 28
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## NOTES:

1. DE-ANNEXATION AREA: 5,904 ACRES±  
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

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LAFCO FILE 2020-0002  
AREA 8 DE-ANNEXATION  
NORTH YUBA WATER DISTRICT  
BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.  
YUBA COUNTY  
CALIFORNIA  
APRIL 2020  
PREPARED BY: MTH INC., 1204 E STREET, MARYSVILLE, CA 95901  
20-828 LAFCO DE-ANNEXATION  
SHEET 23 OF 28
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### Notes:

1. DE-ANNEXATION AREA: 5,504 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

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**LAFCO FILE 2020-0002**

**AREA 8 DE-ANNEXATION**

**NORTH YUBA WATER DISTRICT**

**Yuba County**

**California**

APRIL 2020

**Prepared by:** MHI INC., 1204 E STREET, MARYSVILLE, CA 95901

**20-628 LAFCO DE-ANNEXATION**

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**NOTES:**
1. DE-ANNEXATION AREA: 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

**LAFCO FILE 2020-0002**
**AREA 8 DE-ANNEXATION**
**NORTH YUBA WATER DISTRICT**
**BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.**
**YUBA COUNTY**
**CALIFORNIA**
**APRIL 2020**

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION SHEET 25 OF 28
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### NOTES:

1. DE-ANNEXATION AREA: 5.964 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

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**LAFCO FILE 2020-0002**

**AREA 8 DE-ANNEXATION**

**NORTH YUBA WATER DISTRICT**

**YUBA COUNTY**

**CALIFORNIA**

APRIL 2020

PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901

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**NOTES:**

1. DE-ANNEXATION AREA: 5.904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

LAFCO FILE 2020-0002
AREA 8 DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

APRIL 2020

PREPARED BY: MHH INC., 1204 E STREET, MARYSVILLE, CA 95901
20-628 LAFCO DE-ANNEXATION SHEET 27 OF 28
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### NOTES:

1. DE-ANNEXATION AREA; 5,904 ACRES
2. DE-ANNEXATION FROM: NORTH YUBA WATER DISTRICT

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**LAFCO FILE 2020-0002**  
**AREA 8 DE-ANNEXATION**  
**NORTH YUBA WATER DISTRICT**

BEING A PORTION OF TOWNSHIP 16 AND 17 NORTH, RANGE 5 AND 6 EAST, M.D.M.

YUBA COUNTY  
CALIFORNIA  
APRIL 2020

PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901  
20-628 LAFCO DE-ANNEXATION  
SHEET 28 OF 28
BEFORE THE BOARD OF SUPERVISORS
OF THE
COUNTY OF YUBA

RESOLUTION OF THE BOARD OF
SUPERVISORS PERTAINING TO TAX
REVENUE EXCHANGE BETWEEN THE
NORTH YUBA WATER DISTRICT
AND THE COUNTY OF YUBA
LAFCO 2020-0002 DETACHMENT OF
UNINCORPORATED TERRITORY

RESOLUTION NO. 2020-60

WHEREAS, under the provisions of Proposition 13 adopted in 1978, the distribution of property taxes within each county became the responsibility of the County Board of Supervisors; and

WHEREAS, Proposition 13 failed to make any provision for the redistribution of these taxes, as a result of reorganization of the city and districts within the County; and

WHEREAS, Revenue and Taxation Code Section 99(b) designates the Yuba County Board of Supervisors as the agency responsible for deciding what sort of property tax revenue exchanges should occur in the case of special district annexations and detachments within the County; and

WHEREAS, Section 99 of the Revenue and Taxation Code requires, before the LAFCo Executive Officer issues a certificate of filing for a proposed jurisdictional change, that an exchange of property tax revenue be negotiated between the affected agencies; and

WHEREAS, a proposal has been filed with the LAFCo Executive Officer to detach all 8,328.77 acres (as depicted in the attached location maps herein identified as the subject areas) from the North Yuba Water District LAFCo Project 2020-0002 North Yuba Water District Detachment.

WHEREAS, negotiations have been held between the County of Yuba and the North Yuba Water District.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the Board of Supervisors of the County of Yuba as follows:
1. Upon finalization of the LAFCo Project 2020-0002, North Yuba Water District Detachment, property tax revenues generated from within the subject area shall be governed by this resolution and shall be allocated as follows:

   **Base Property Tax:**

   The base property tax revenue currently allocated to the County General Fund and all local taxing agencies shall not be changed as a result of this detachment excepting property tax revenue currently allocated to the North Yuba Water District shall be transferred to the County of Yuba.

   **Future Incremental Property Tax:**

   The future incremental property tax allocated to the County General Fund and all local taxing entities shall not be changed as a result of this detachment excepting future property tax increment revenue currently allocated to the North Yuba Water District shall be transferred to the County of Yuba.

2. This determination is made without prejudice to any future jurisdictional changes and does not establish a precedent for making future determinations pursuant to Section 99 of the Revenue and Taxation Code.

3. The Clerk is directed to file a certified copy of this resolution to the Yuba Local Agency Formation Commission, the County Administrative Office, the Auditor of the County of Yuba, and the North Yuba Water District.
4. Upon completion of the LAFCo proceedings, the Yuba County Auditor-Controller is hereby directed to distribute the property tax revenues for non-taxing agencies within the detachment area in accordance with this resolution.

PASSED AND ADOPTED at a regular meeting of the Board of Supervisors of the County of Yuba on the _26_ day of _May_ 2020 by the following vote:

AYES: Supervisors Vasquez, Leahy, Lofton, Bradford, Fletcher

NOES: None

ABSENT: None

ABSTAIN: None

[Signature]
Yuba County Board of Supervisors

ATTEST: Mary Pasillas
Rachel Ferris, Clerk to the Board of Supervisors
Mary Pasillas, Board Clerk

APPROVED AS TO FORM:

[Signature]
Office of the County Counsel
AREA 1 DE-ANNEXATION (70.90 Acres)

AREA 5 DE-ANNEXATION (19.77 Acres)

AREA 7 DE-ANNEXATION (217.71 Acres)

AREA 6 DE-ANNEXATION (247.09 Acres)

AREA 4 DE-ANNEXATION (323.82 Acres)

AREA 2 DE-ANNEXATION (59.44 Acres)

AREA 3 DE-ANNEXATION (1490.57 Acres)

LEGEND

°COURSE NUMBER

O CALCULATED POINT - NOTHING FOUND ON SET

P.B. POINT OF BEGINNING

NORTH YUBA WATER DISTRICT

DE-ANNEXATION AREAS

AREA 1: 70.90 ACRES
AREA 2: 65.44 ACRES
AREA 3: 1490.57 ACRES
AREA 4: 323.82 ACRES
AREA 5: 19.77 ACRES
AREA 6: 247.09 ACRES
AREA 7: 217.71 ACRES
AREA 8: 5000.84 ACRES

GEOREFERENCE

THE PARCELS SHOWN HERON ARE REFERENCED GEOGRAPHICALLY TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) BASED UPON THE COUNTY OF YUBA GEOGRAPHIC INFORMATION SYSTEM (GIS) BASELAYER.

NOTE:

SEE SHEET 2 FOR AREA 8 KEY MAP AND SHEET LAYOUT

KEY MAP EXHIBIT

LAFCO FILE 2020-00- _
DE-ANNEXATION
NORTH YUBA WATER DISTRICT

BEING A PORTION OF TOWNSHIP 13, 14 AND 15 NORTH, RANGE 3 AND 4 EAST, M.D.M.

YUBA COUNTY
CALIFORNIA

MARCH 2020

PREPARED BY: WAI INC., 1204 E STREET, VARSIVILLE, CA 95981
20-628 LAFCO DE-ANNEXATION
SHEET 1 OF 1
June 26, 2020

VIA EMAIL and FAX DELIVERY

(Fax (530) 740-4836
phensley@co.yuba.ca.us
j.benoit4@icloud.com)

John Benoit, Executive Officer
915 8th Street, Suite 130
Marysville, CA 95901

RE: LAFCO File No. 2020-0002-North Yuba Water District Detachment; Request for Reconsideration of LAFCo Resolution 2020-0006

Dear Mr. Benoit:

I represent a number of people who live within North Yuba Water District (NYWD)'s current geographical boundaries, including Charles Sharp, the plaintiff in Sharp v. North Yuba Water District, Case No. CVPT20-00386 (the “Requesting Parties”).

On behalf of the Requesting Parties, I am writing to request that the Yuba County LAFCo (“LAFCo”) reconsider Resolution 2020-0006. This letter, and the attached Declaration of Gretchen Flohr, present new facts supporting this request for reconsideration. Also attached is a copy of Resolution 2020-0006 with suggested revisions.

Controlling Law:

Any person can request reconsideration of a LAFCo resolution making determinations and, when a request delivered to the Executive Officer within 30 days of adoption of the resolution states modifications to the resolution and provides new facts that could not have been presented prior to the adoption, then a hearing on the request is mandatory (Government Code § 56895).
The hearing on the request cannot take place sooner than 21 days after the Executive Officer provides the public with notice of the reconsideration hearing. (Government Code § 57002.) LAFCo is prohibited from taking any action pertaining any “conflicting petition or resolution of application. (Government Code § 57003.) 1 At the hearing, written and oral testimony will be received and considered. (Government Code § 56895(f).)

Discussion:

Resolution 2020-0006 (the “Resolution”) was voted upon and adopted on May 29, 2020. Therefore, this request, delivered to LAFCo’s Executive Officer, is timely.

The request is based on new and different facts that the Requesting Parties could not have reasonably known prior to May 29, 2020 (see Declaration of Gretchen Flohr, attached). 2 As Dr. Flohr’s declaration points out, notice of the May 29th meeting/hearing was mysteriously ineffective, even though the Resolution itself stated that notice was provided. Also, as Dr. Flohr declares, it was LAFCo’s action itself to pass the Resolution approving what appeared to be a flawed and incomplete detachment application that spurred Dr. Flohr and her constituents to investigate the facts behind the application and LAFCo’s notice to those persons affected by the detachment application and Resolution as well as the factual claims made in the application itself. (See Declaration of Gretchen Flohr, attached.)

1 Although in the context of Section 57003 the terms “conflicting petition or resolution of application” are ambiguous, the Requesting Parties believe that statutory context Legislative history weigh in favor of a judicial interpretation that Section 57003’s injunction prohibiting actions during the pendency of a reconsideration request apply to any actions that could be taken pertaining to any request for reorganization, including but not limited to the pending protest hearing in this case scheduled prior to the time allowing a reconsideration request lapsed.

If LAFCo decided to proceed with the currently scheduled protest hearing – despite knowing that those affected by the Resolution were not notified of that proceeding – that will conclusively indicate that there is an actual and present controversy relating to the legal rights and duties of the respective parties as to the construction and application of Section 57003 to these particular circumstances.

2 Requesting Parties hereby incorporate by reference Dr. Flohr’s declaration in its entirety into this Request for Reconsideration.
Attached is a copy of the Resolution with clearly indicated revisions that the Requesting Parties suggest.  

Finally, review of records detailing LAFCo’s May 29th meeting demonstrate that, although some LAFCo Board Members were aware of Mr. Sharp’s letter of the same date opposing the Resolution, the Board did not consider the reasons Mr. Sharp’s letter detailed demonstrating why the LAFCo Board should not have adopted the Resolution as written until substantive and procedural errors in NYWD’s application were addressed via hearing. The Requesting Parties incorporate Mr. Sharp’s May 29, 2020, letter into this request for reconsideration as additional reasons to reconsider the Resolution.

Conclusion:

This request for reconsideration is timely. It specifies new, very troubling facts that could not have reasonably been known prior to May 29th. Requesting Parties provide LAFCo with a Resolution with suggested revisions.

For these reasons, LAFCo must notice and conduct a hearing to take written and oral testimony supporting reconsideration of Resolution 2020-0006 and must not take any action pertaining to NYWD’s application until the reconsideration hearing takes place.

Sincerely,

PAUL NICHOLAS BOYLAN

Paul Nicholas Boylan

cc    David J. Ruderman

---

3 Requesting Parties hereby incorporate by reference the attached Resolution with suggested revisions in entirety into this Request for Reconsideration.
BEFORE THE YUBA COUNTY
LOCAL AGENCY FORMATION COMMISSION

IN THE MATTER OF LAFCO FILE
NO. 2020-0002 - NORTH YUBA
WATER DISTRICT DETACHMENT:
CHARLES SHARP REQUEST FOR
RECONSIDERATION

DECLARATION OF GRETCHEN
FLOHR IN SUPPORT OF CHARLES
SHARP’S REQUEST FOR
RECONSIDERATION

[Government Code § 56895, et seq.]
I, GRETCHEH FLOHR, declare:

1. I am a resident and agricultural water customer of the North Yuba Water District. I make this declaration in support of Charles Sharp's request for reconsideration of Yuba County LAFCo's adoption of a resolution approving the North Yuba Water District ("NYWD")'s application to detach parcels within NYWD and change the NYWD's geographical boundary map which NYWD needs before it can change the political boundaries for its internal director divisions (see LAFCo File No. 2020-0002 - North Yuba Water District Detachment) (the "Resolution"). I make this declaration from my own knowledge. I could and would competently testify as to the statements I make in this declaration if called upon to do so.

2. My educational background is:
   b. B.S. and M.S. Organismal and Conservation Biology, San Jose State University, San Jose, California, 1996; 1999 respectively.

3. My Employment background is:
   a. Principal Scientist, Surf to Snow Environmental Resource Management 2018-Present
   b. President and Owner, Senior Wildlife Biologist, Californian Environmental Services, LLC, 2011-2018
   c. Associate Senior Wildlife Biologist, Live Oak Associates, 2000-2010

4. NYWD seeks to alter its geographical map via an application to detach land parcels currently within NYWD, leaving them within the Browns Valley Irrigation District ("BVID") sphere of influence for the purpose of providing those parcels with water that NYWD does not and cannot provide to those parcels (the "Application"). The Application states that it was presented for "Boundary Reorganization" and seeks to detach 8,328.77
acres belonging to 403 parcels.

5. On November 6, 2018, I was elected to a four-year term as the NYWD Director for Division 4. The vast majority of parcels NYWD seeks to detach reside in Division 4.

6. I was alarmed when, on May 29, 2020, LAFCo approved and passed Resolution 2020-0006 (the “Resolution”) approving the Application even though it was painfully apparent that the Application was flawed and needed to be resubmitted. We were flabbergasted when LAFCo approved the Application, unsigned, when the Application form itself – prepared by LAFCo stated that unsigned applications would not be approved. This heightened my concern and the concerns of my constituents that LAFCo was showing favoritism for NYWD’s effort to reorganize its director divisions. Adopting the Resolution based on what should have been an invalid application alerted the public to the question of what other process irregularities might be happening behind the scenes that were not apparent.

7. We noticed that none of the landowners affected by the Application and the Resolution were present at on May 29th to observe or participate in LAFCo’s meeting when it passed the Resolution. We decided to canvas the affected landowners.

8. It wasn’t easy getting in contact with them because of the remote places where they live. Many of the phone numbers we called were either disconnected or did not answer. But we were able to contact approximately 14 of them, randomly chosen, and this is what we learned:

a. None of them received any notice whatsoever of LAFCo’s May 29th meeting.

b. None of them received notice that, during that meeting, LAFCo could approve the Application and/or pass the Resolution.

c. None of them receive any notice of their right to protest LAFCo’s approval of the Application and/or the Resolution.

d. Many of the people listed as property owners on Application don’t own that property any more. They have moved, and new people who are not identified in the Application now reside on the parcels affected by the Application and
Resolution.

9. My investigation also revealed the following new and troubling facts:
   a. The stated purpose for the Application is to detach those parcels that are not receiving water from NYWD (because of lack of infrastructure and the remote location of the parcels) so that they can receive water services from BVID.
   b. Many of these same parcels will not receive any water from BVID because of the same remoteness and lack of infrastructure.
   c. Not all of the parcels that are in NYWD but within BVID's sphere of influence that are not receiving any water are included in the Application; therefore, the Application is incomplete.
   d. When BVID annexed parcels from NYWD prior to the Application and Resolution, BVID annexed 34 parcels – but none of these parcels are included in NYWD's detachment/reorganization Application.
   e. This means that, if this reorganization is completed as currently configured in the Application and the resolution, there will still be parcels paying taxes to NYWD that are not receiving water or any services from NYWD.

10. These new facts mandate that LAFCo hold a hearing to reconsider the Resolution. I am continuing to investigate these matters and will update the LAFCo Board when the hearing takes place – and, fortunately, there is time for investigations to continue during the 21 days that must elapse from notice of the hearing to the date of the hearing itself (Government Code section 56895(e) and (f) and 57002.)

11. One of the things LAFCo needs to consider at the reconsideration hearing is why there is such a huge amount of acreage listed in the Application but so few parcels. This supports other information and findings listed above that there are far more parcels that must be included in the detachment in addition to those that the Application lists. The information exists, but wasn't provided, but can be verified during the time between notice of the reconsideration hearing and the hearing itself.

12. The second and more important thing LAFCo needs to consider at the
reconsideration hearing is why so many of those affected by the Application and Resolution did not receive notice. I will do all I can to make sure all of those who are affected by the Application and Resolution receive notice.

I declare under penalty of perjury under the laws of California that the foregoing is true and that this declaration was executed in Oregon House California on June 26, 2020.

GRETCHEN FLOHR
AMENDED Resolution 2020-0006 of the

Yuba Local Agency Formation Commission

A Resolution Making Determinations and Approving the detachment of 8,328.77-acres more or less of lands in Yuba County from the North Yuba Water District (NYWD)

WHEREAS, a Resolution of Application for detachment of 8,328.77-acres from the North Yuba Water District (NYWD) has been filed with the Executive Officer of the Yuba Local Agency Formation Commission; and,

WHEREAS, the proceedings for this detachment are governed by the Cortese-Knox-Hertzberg Local Government Annexion Act, Section 56000 et seq. of the Government Code; and

WHEREAS, at the time and in the manner provided by law, the Executive Officer gave notice of the date, time, and place of a public hearing by the Commission upon said application to detach the territory from the NYWD; and

[This language is acceptable in any amended resolution, but only after the Board hears evidence during a hearing for reconsideration that notice was ineffective, and decides whether to provide new and more effective notice to the parcel owners affected by the proposed detachment.

WHEREAS, the Executive Officer has reviewed the application submitted by the NYWD and has prepared a report including staff recommendations thereon within the time required by law and has furnished copies of said report to the Commission and to all other persons required by law to receive it; and

WHEREAS, Yuba LAFCo policies do not allow similar services provided by multiple providers. In this case, the North Yuba Water District and the Browns Valley Irrigation District are both authorized to provide agricultural irrigation water. The North Yuba Water District has never provided water to the territory to be detached nor does it have the ability to provide that service.

WHEREAS, at a hearing on May 29th 2020, the Commission considered the proposal and the report of the Executive Officer; the factors determined by the Commission to be relevant to this proposal, including, but not limited to, factors specified in Government Code Section 56668: and all other relevant evidence and information presented at said hearing, including the comments of all interested parties desiring to be heard;

WHEREAS, after YUBA LAFCO reconsidered Resolution 2020-0006, the North Yuba Water District submitted an amended application that corrected procedural and substantive errors, and after a hearing by the LAFCO Board to consider the North Yuba Water District's amended application with
all current owners of the parcels subject to detachment notified of the Bcard’s meeting/hearing to consider the North Yuba Water District’s new application that identifies all parcels subject to detachment, all parcels that will be provided water by BVID after detachment, that identifies the current owners of all parcels that will be detached, and that attaches an updated map that identifies all parcels that will be detached and will receive water from BVID after detachment.

NOW THEREFORE, the Yuba Local Agency Formation Commission does hereby resolve and order the following:

1. The foregoing recitals are true and correct.
2. The territory comprises includes 8,328.77 acres [this is subject to change to correct the errors the Requesting Parties identify in their request for reconsideration] - more or less.
3. The change of organization is assigned the following distinctive short-term designation:
   LAFCO 2020-0002 - North Yuba Water District Detachment
4. The proposal is consistent with the sphere of influence of both the Browns Valley Irrigation District and the North Yuba Water District, since the territory is within the Browns Valley Irrigation District Sphere and not within the North Yuba Water District Sphere.
5. The Commission has considered the factors determine by the Commission to be relevant to this proposal, including, but not limited to, General Plan consistency, and other factors specified in Government Code Section 56668 and as described in the staff report dated May 29, 2020.
6. The Commission adopts the determinations regarding consistency with LAFCO Policies contained in the staff report for this project and incorporates them by reference herein.
7. The purpose of this detachment is to put to beneficial use the water available under BVID’s water rights and not conflict in any way with the NYWD. [As the request for reconsideration argues, many of the parcels subject to NYWD’s application will not receive any water from BVID after detachment.]
8. In reviewing this application, the Commission finds that a one-eighth page notice has been published in the paper. [As the request for reconsideration argues, notice was ineffective and requires examination, investigation and reconsideration.]
9. In reviewing this application, the Commission affirms that irrigation water services will be provided by the Browns Valley Irrigation District and not the NYWD. [As the request for reconsideration argues, many of the parcels subject to NYWD’s application will not receive any water from BVID after detachment.]
10. In reviewing this application, this Commission has considered each of the factors required by Government Code Section 56668 and LAFCCC’s adopted policies.
10. The LAFCO Executive Officer’s Staff Report including attachments and recommendation for approval of the proposal are hereby incorporated by reference and hereby adopted.

[As shown in the Requesting Parties’ request for reconsideration, all of the attachments will need to be revised as part of NYWD’s amended application due to the errors identified in the request for reconsideration.]

11. The maps and boundary descriptions shall comply with the State Board of Equalization requirements. The boundary descriptions and maps, if rejected by the State Board of Equalization or amended by LAFCO, will be revised at the expense of the applicant. The applicant shall be responsible for all associated costs. The boundary descriptions and maps if amended by action of the Commission will be revised and checked by the Yuba County Surveyor at the expense of the applicant, prior to filing of the Certificate of Completion.

12. The boundaries, as set forth in the proposal and amended by action of the Commission, are hereby approved as submitted and are as described in Exhibit “A” Boundary Descriptions and “B” Maps attached hereto and by this reference incorporated herein subject to the terms and conditions included.

13. As stated in the LAFCO Staff Report dated May 29, 2020, the amount of base property tax and tax increment transferred shall be in accordance with Yuba County Resolution 2020-09 attached hereto as Exhibit “C”. Property Tax currently generated for the NYWD and future increment shall be transferred to the County of Yuba.

14. Said detachment territory is found to be inhabited.

[As noted in As shown in the Requesting Parties’ request for reconsideration, it is unknown whether all of the territory subject to detachment is inhabited. What is known is that many of those listed as owners/residents have moved and new people – who are not identified or included in any attachments – may now live on those parcels.]

15. All Yuba County, Yuba LAFCO and State of California fees must be paid in full prior to filing the Certificate of Completion. LAFCO will forward invoices and (or) a list of required fees prior to filing the Certificate of Completion for direct payment to the agency by proponent.

16. Further protest proceedings may not be waived and the Commission orders the detachment of 8,328.77-acres more or less from the North Yuba Water District pursuant to Part 4 commencing with Section 57000 subject to a Conducting Authority Proceeding.

17. The Commission has reviewed and considered the information contained in the Notice of Exemption prepared for this detachment and makes a specific determination that this detachment is exempt from CEQA and affirms the
district's resolution stating this detachment is exempt from CEQA. The Commission hereby adopts a notice of exemption, which will not change the nature of any land use or intensity of land use or cropping patterns of these areas, which are currently in agricultural production and use.

18. The Commission directs the Executive Officer to file a Notice of Exemption as provided under Section 15094 of Title 14 of the California Code of Regulations upon LAFCo approval of this detachment. The applicant shall be responsible for payment of any documentary handling fees required by the Yuba County Clerk.

19. The project proponent(s) shall provide proof of payment to LAFCO of any required detachment fees, as applicable.

20. All North Yuba Water District previously authorized assessments; taxes, fees and charges, if applicable, shall no longer apply to any detached territory upon recordation of the Certificate of Completion.

21. One electronic copy in PDF, five large copies and three 8 1/2 x 11 reductions of all maps along with five copies of the final LAFCO approved boundary descriptions shall be submitted to LAFCO and wet stamped by a Surveyor licensed in California prior to recordation of the Certificate of Completion. In addition, GIS shape files for the boundary and Sphere of Influence, as amended shall be provided to YubaLAFCo.

[As shown in the Requesting Parties’ request for reconsideration, the maps attached to the application and incorporated by reference in Resolution 2020-0006 are inaccurate.]

22. The maps and geographic descriptions for the area to be detached from the NYWD shall include the following title "LAFCO 2020-0002 - North Yuba Water District Detachment"

23. Approval of this change of organization is conditioned upon the applicant's obligation to defend, indemnify, and hold harmless the Yuba Local Agency Formation Commission and its agents, officers and employees from any claim, action or proceeding against the Commission or its agents, officers, and employees; including all costs, attorney's fees, expenses and liabilities incurred in the defense of such claim, action, or proceeding to attack, set aside, or void the approval or determinations of this Commission concerning this annexation. The Yuba Local Agency Formation Commission shall promptly notify the applicant of any such claim, action, or proceeding and be entitled to representation by counsel of its choosing.

24. The Executive Officer of this Commission is instructed to mail a certified copy of this resolution to those persons so indicated on the application and as required by Government Code Section 56882.

[As shown in the Requesting Parties’ request for reconsideration, many of those listed as owners/residents have moved and new people – who are not identified or included in any attachments – may now live on those parcels.]

25. The Executive Officer is directed to record a Certificate of Completion for this
proposal upon completion of all proceedings.

26. Completion of proceedings shall be concluded within one year after adoption of this resolution. If the proceedings are not concluded within one year after passage of this resolution, all proceedings shall be terminated.

PASSED AND ADOPTED by this Yuba Local Agency Formation Commission on the 29th day of May 2020 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAINS:

Signed and approved by me after its passage this 29th day of May 2020.

________________________________________
Andy Vasquez, Chair - Yuba Local Agency Formation Commission

Attest:

________________________________________
John Benoit, Executive Officer
Yuba Local Agency Formation Commission

________________________________________
David Ruderman, Counsel
Yuba Local Agency Formation Commission
BEFORE THE YUBA LOCAL AGENCY FORMATION COMMISSION

COUNTY OF YUBA, STATE OF CALIFORNIA

RESOLUTION 2020-0007

A Resolution making determinations regarding the reconsideration of LAFCo's approval of LAFCo Fil 2020-0002 regarding the North Yuba Water District Detachments

WHEREAS, the Yuba Local Agency Formation Commission pursuant to the requirements of the Cortese-Knox-Hertzberg Local Government Reorganization Act (Section 56000 et seq. of the California Government Code) received an application from the North Yuba Water District (NYWD) for the detachment of 8,328.77 acres more or less of territory not within the NYWD's Sphere of Influence; and

WHEREAS, the Executive Officer reviewed application 2020-0002 and determined its completeness within thirty (30) days of submission and prepared and filed his report with this Commission at least five (5) days prior to the special meeting during which this application is to be considered; and

WHEREAS, on May 29, 2020, the Yuba Local Agency Formation Commission approved this application and adopted Resolution 2020-0006 approving the detachment of 8,328.77 acres more or less; and

WHEREAS, the Commission has considered those factors determined by it to be relevant to the proposed detachment, including, but not limited to the report of the Executive Officer, the applicable General Plan, and the Sphere of Influence Plan for both the North Yuba Water District and the Browns Valley Irrigation District; and

WHEREAS, on or about June 26, 2020, Paul Nicholas Boylan, attorney for Charles Sharp, submitted a timely request for reconsideration to reconsider this 8,328.77 acre more or less detachment thereby removing territory from the NYWD District Boundary pursuant to Government Code section 56895; and
WHEREAS, the reconsideration request is based on a Declaration by Dr. Flohr attached to the letter requesting reconsideration that the requesting party claims he could not reasonably known prior to the May 29, 2020 LAFCo hearing; and

WHEREAS, the Commission, held a hearing on September 2, 2020, and upon the request for reconsideration of the detachment and has noticed that hearing at the times and as otherwise prescribed by Government Code Section 56150, et seq.; and

WHEREAS, all interested parties and proponents of the proposal were heard at a public hearing held on September 2, 2020; and

WHEREAS, all correspondence, documents, testimony and submissions presented by the party seeking reconsideration of the May 29, 2020, approval of the detachments as well as the Executive Officer’s reports dated May 29, 2020 and September 2, 2020 and the administrative records and from LAFCo File 2020-0002 (the North Yuba Water District) have been considered by the Commission and are incorporated herein.

NOW, THEREFORE, IT IS HEREBY RESOLVED, DETERMINED AND ORDERED by the Yuba Local Agency Formation Commission as follows:

1. The foregoing recitals are true and correct.

2. Yuba LAFCo hereby disapproves the reconsideration request as documented in the Executive Officer’s Report Dated September 2, 2020.

3. Yuba LAFCo hereby finds that the following facts regarding the detachment proceedings are true and correct:
   a. That the affected territory is not within the Sphere of Influence for the North Yuba Water District.
   b. That the North Yuba Water District does not provide service to the affected territory.
   c. That LAFCo complied with the noticing requirements in Government Code Section 56150 by publication of a 1/8 page notice in a newspaper of general circulation.
   d. That all property owners and residents within the affected territory are not provided North Yuba Water District water.

4. In reviewing the request for reconsideration, the Commission has considered all factors required by Government Code Sections 56895 and
LAFCO's policies as well as issues raised in the June 25, 2020 request for reconsideration. The Commission determines that each factor has been adequately analyzed by the documents within the record before the Commission, including but not limited to the Sphere of Influence Documents and hereby affirms the determinations adopted in Resolution 2020-0006 on May 29, 2020 and, pursuant to Government Code Section 56895(g) shall not adopt a new resolution making determinations.

5. The Executive Officer's report and recommendation are hereby incorporated by reference and adopted.

6. The Executive Officer of this Commission is instructed to finalize LAFCo file 2020-0002 as required in the adopted Resolution 2020-0006.

7. The Executive Officer of this Commission is instructed to mail a certified copy of this resolution to those persons so indicated on the application, affected agencies, and as required by Government Code Section 56882.

PASSED AND ADOPTED at a regular meeting of the Yuba Local Agency Formation Commission on the 2nd day of September 2020, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

______________________________
Brad Hudson, Chair
YUBA LOCAL AGENCY FORMATION
COMMISSION

ATTEST:

______________________________
John Benoit
LAFCO Executive Officer
Yuba
Local Agency Formation Commission
Application Form for Changes of Organization

-- LAFCO use only --

<table>
<thead>
<tr>
<th>AGENCY-PROJECT</th>
<th>SHORT FORM DESIGNATION</th>
</tr>
</thead>
<tbody>
<tr>
<td>NYWD - Detachment</td>
<td>LAFCO - 2020-0002</td>
</tr>
</tbody>
</table>

-- To be completed by applicant --

Use supplemental pages as necessary, and reference all attachments on the attachment list.

1. Subject Property

<table>
<thead>
<tr>
<th>PROJECT TITLE</th>
<th>ADDRESS OR LOCATION</th>
</tr>
</thead>
<tbody>
<tr>
<td>North Yuba Water District</td>
<td>South of NYWD Boundary, Located in</td>
</tr>
<tr>
<td>Boundary Reorganization</td>
<td>Browns Valley Irrigation District SOI</td>
</tr>
<tr>
<td>ACREAGE: 8,328.77</td>
<td>PARCEL NO.: 403</td>
</tr>
</tbody>
</table>

2. Proposal

Applicants request the following change of organization: NYWD proposes to detach approximately 8,328.77 Acres from the District.

3. Applicants

LAFCO will send copies of the staff report on the proposal to the following (maximum of 3):

<table>
<thead>
<tr>
<th>NAME: Jeffrey Maupin, General Manager NYWD</th>
<th>PHONE: 530-675-2567</th>
</tr>
</thead>
<tbody>
<tr>
<td>ADDRESS: 8691 La Porte Road, Brownsville, Ca 95919</td>
<td>EMAIL: <a href="mailto:jmaupin@nywd.org">jmaupin@nywd.org</a></td>
</tr>
</tbody>
</table>

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<th>NAME:</th>
<th>PHONE:</th>
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<td>ADDRESS:</td>
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<td>EMAIL:</td>
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4. Authority to File Application

[X] Petition of landowners or registered voters

____ Resolution of Application of an affected agency
Certified copies of the Petition or Resolution of Application are included as Attachment _A_.

Petitions and Resolutions of Application must meet certain legal requirements. The Application Instructions include samples for applicant use.

5. **Statement of Justification**

Provide a Statement of Justification for and explain the purpose of each request for change of organization. Include in the statement reasons why the proposal is more effective than the present organization and/or what services to the area are to be enhanced by the project. If any terms or conditions are proposed for this project, include them in the statement.

A Statement of Justification for this proposal is included as Attachment _B_.

6. **Boundaries**

a. An 8.5 x 11 map of the subject territory meeting the specifications listed in the Application Instructions is included as Attachment _C_.

b. A geographic description of the boundaries of the subject territory meeting the specifications listed in the Application Instructions is included as Attachment _D_.

c. Describe how the boundaries of this proposal were determined. On 11/30/2011 LAFCO by Resolution 2011-001 created a sphere of influence boundary between Browns Valley Irrigation District and the North Yuba Water District which changed the southerly border of the North Yuba Water District. North Yuba Water District proposes to make its southern boundary coterminal with the previously adopted sphere of influence.

d. This proposal _X_ is ______ is not (check one) consistent with the sphere of influence of all the affected agencies. (If you are not sure of each agency’s sphere boundaries, check with LAFCO staff.)

e. Describe access to the area, Public and Private Roads

7. **Neighboring Properties**

a. A Public Notice List meeting the specifications listed in the Application Instructions is included as Attachment _F_.

b. Have surrounding property owners been canvassed for participation in the proposal? _NO_ Results of any survey of surrounding property owners are included as Attachment ______.

8. **Land Use**

a. Describe existing land use within the subject property. Residential, Agricultural, Undeveloped

b. Describe the land use surrounding the subject property:

North  Residential, Agricultural, Undeveloped
South  Residential, Agricultural, Undeveloped
East  Residential, Agricultural, Undeveloped
West  Residential, Agricultural, Undeveloped

c. What is the General Plan designation for the subject property? Rural Community-RC & Natural Resource-NR
d. What are the General Plan Designations surrounding the subject property?
   North \text{RC= Rural Community, NR= Natural Resource}
   South \text{RC= Rural Community}
   East \text{NR= Natural Resource}
   West \text{NR= Natural Resource}

e. What is the zoning designation (include combining districts, if applicable) for the subject property?
   13 parcels- AE40, 47 parcels- AR10, 78 parcels- AR20, 23 parcels- RPR, 242 parcels- RR5

f. What are the Zoning Designations surrounding the subject property?
   North \text{ARR-40, ARR-10, ARR-20, RPR, RR-5}
   South \text{AE-40, Recreational PR}
   East \text{AE-40, AR-20, RPR}
   West \text{AR-10, AR-20, RPR, RR-5}

g. Have any zoning changes, General Plan amendments, subdivision maps, or conditional use permits been applied for on the subject property? \text{No}
   Copies of any such maps and/or applications or entitlements are included as Attachment _____.

h. Will any entitlement applications be made after approval of this proposal? \text{No}
   If yes, please explain. 

i. If this proposal is for an annexation to a city, a prezone map and adopted city resolution is included as Attachment _____.

j. Does the project involve agricultural or open space lands? \text{Yes, both agricultural & open space lands}

k. Flood Zone Designation? 

9. Public Services

a. Please indicate which agencies presently provide public services to the subject territory, and which are proposed to provide service. If you are uncertain, you may leave spaces blank.

<table>
<thead>
<tr>
<th>Service</th>
<th>Present Provider</th>
<th>Proposed Provider</th>
</tr>
</thead>
<tbody>
<tr>
<td>Fire Protection</td>
<td>Foothill Fire Protection</td>
<td></td>
</tr>
</tbody>
</table>

August 2015
Yuba LAFCO Application Form Project #: __________________________
<table>
<thead>
<tr>
<th>Service</th>
<th>Agency/Service</th>
</tr>
</thead>
<tbody>
<tr>
<td>Police Protection</td>
<td>Yuba County Sheriff</td>
</tr>
<tr>
<td>Domestic Water Service</td>
<td>NA</td>
</tr>
<tr>
<td>Agricultural Water Service</td>
<td>Browns Valley Irrigation</td>
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<tr>
<td>Sewer Service</td>
<td></td>
</tr>
<tr>
<td>Solid Waste</td>
<td></td>
</tr>
<tr>
<td>Road/Street Maintenance</td>
<td>Yuba County</td>
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<tr>
<td>Snow Removal</td>
<td>Yuba County</td>
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<tr>
<td>Power</td>
<td>PG&amp;E</td>
</tr>
<tr>
<td>Street Lighting</td>
<td></td>
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<tr>
<td>Planning Authority &amp; Zoning Authority</td>
<td>Yuba County</td>
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<tr>
<td>Schools</td>
<td>Yuba County</td>
</tr>
</tbody>
</table>

b. What effect will approval of this proposal have on the type or level of services within the subject property?  
   No effect

c. What effect will approval of this proposal have on public services outside the subject property?  
   No effect

d. Will approval of this proposal place additional burdens on a public service provider? If so, what revenue will the change in organization generate to compensate the provider for the additional services?  
   No effect

e. Have the affected agencies been notified of this proposal (per G.C. 56654 (b))? Yes

   A list of agencies who have received notification is included as Attachment _F_.

10. Population

   Estimate whether the subject territory contains:

   x  12 or more registered voters.  ____Less than 12 registered voters.

11. Property Tax Exchange

   An agreement for property tax exchange (if relevant) must be in place prior to LAFCO considering this change of organization. The Tax and Revenue Code requires negotiation of such an agreement to be completed within up to 90 days of initiation or in compliance 99b of the Revenue and Taxation Code, or the LAFCO application proceeding will be considered terminated. To assure satisfaction of this requirement, LAFCO requires applications to be accompanied by documentation that property tax negotiations have been completed.

   a. If this application includes a Resolution of Application, does the Resolution include or reference
documentation that the agencies are in agreement with regards to a Tax Exchange Agreement?

b. If this application includes a petition, documentation of applicants' request that the affected agencies initiate tax exchange negotiations is included as Attachment ________.

12. Feasibility of Proposal

a. What revenue will this proposal require for the accomplishment of its goals and what are the prospective sources of such revenues? North Yuba Water District reserve funds

If the proposal involves a granting of an additional service, consolidation, incorporation, or formation, a 5 - year projected budget is included as Attachment ________.

b. Is a new tax or assessment being proposed as a part of this project? No.

If so, a thorough discussion of how the service will utilize the tax or assessment, as well as the legal authority for the agency to utilize the tax or assessment is included as Attachment ________.

c. Have agreements to mitigate the financial effects of this proposal been established with present service providers? ________

If so, signed copies of these agreements are included as Attachment ________.

13. Environmental Compliance

a. Is the applicant agency acting as ☐ Lead Agency or ☐ Responsible Agency (check one) for purposes of California Environmental Quality Act (CEQA) compliance?

i. Indicate what the Lead Agency has done to comply with the requirements of CEQA.
   _X_ Categorical Exemption from CEQA
   ___Negative Declaration
   ___Environmental Impact Report
   ___Other (please specify): ________

ii. Copies of the complete environmental documentation prepared by the Lead Agency (including the initial study, any technical reports, and any written comments or recorded public testimony relative to the environmental documents), and a copy of the Notice of Determination, showing the date filed with the County Clerk, are included as Attachment ________.

If you are not sure what constitutes the complete environmental documentation, consult with the appropriate staff at the Lead Agency.

iii. Was the environmental documentation circulated to the Yuba Local Agency Formation Commission prior to adoption by the Lead Agency? ☐ Yes ☐ No

If yes, copies of any comments made by LAFCO relative to the project, and any Lead Agency responses are included as Attachment ________.

Note for Sphere of Influence Proposals and Updates: Should an agency desire to include more territory within its Sphere of Influence all additional CEQA costs must be paid by that agency prior to the Commission approving the Sphere of Influence Update.

b. In limited circumstances, LAFCO will act as Lead Agency for CEQA purposes. These circumstances are listed in LAFCO's CEQA Guidelines and include situations where the applicant agency is unable or unwilling to act as Lead Agency.

If the applicant agency has declined to act as Lead Agency, and the applicant wishes LAFCO to assume this responsibility, applicant must Request for LAFCO to Act as Lead Agency.

August 2015
Yuba LAFCO Application Form    Project #: _________________________
14. Disclosure Requirements and Certification  Pursuant to Government Code Sections 56700.1 and 57009 of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, and 82015 and 82025 of the Political Reform Act applicants for LAFCO approvals and those opposing such proposals are required to report to LAFCO all political contributions and expenditures with respect to the proposal that exceed $1,000. LAFCO has adopted policies to implement the law, which are attached to this application (attachment #8 to application instructions). By your signature to this application, you are binding the applicant to abide by these disclosure requirements. You are further agreeing that should LAFCO be required to enforce these requirements against you (or if the agency is the formal applicant, the real party in interest) that you will reimburse LAFCO for all staff cost and legal fees, and litigation expenses incurred in that enforcement process. Applicants request that proceedings as described in this application be taken in accordance with the provisions of Government Code sections 56000 et seq. and hereto affix their signatures:

<table>
<thead>
<tr>
<th>Date</th>
<th>Signature</th>
<th>Printed Name</th>
<th>Title</th>
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<tr>
<td>3/26/20</td>
<td>Jeffrey Maupin</td>
<td>Jeffrey Maupin</td>
<td>General Manager</td>
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**NOTE:**

Applications will not be accepted without the signature of one or more of the following: 1) the legal owner(s) or official agents with Power of Attorney or written authorization to sign (a copy of which must be attached); 2) Chief Petitioners; 3) Chair of the Legislative Body submitting a Resolution of Application.

Applicants must also sign and date Agreement to Pay; the Application will be considered incomplete until that form is submitted.

August 2015
Yuba LAFCO Application Form  Project #: ______________________
Attachment List
Proposal Name _________________________________________
Applicant _____________________________________________

<table>
<thead>
<tr>
<th>Attachment Number</th>
<th>Item</th>
<th>Corresponding Question Number</th>
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YUBA LOCAL AGENCY FORMATION COMMISSION
Agreement to Pay for Time and Materials and Indemnification Form

Charges and Deposits
LAFCo charges are based upon actual staff time and other expenses attributable to processing applications, reviewing project proposals and researching matters as requested. Such charges may be incurred prior to or without the filing of an application with LAFCo. Individuals and agencies who request services, research, or review must provide a deposit toward project expenses, as listed on the attached current fee schedule, along with a signed copy of this agreement. All deposits are subject to increase, should the Executive Officer determine that the magnitude of the project justifies the increase. The amount of staff time necessary to process any individual application cannot be easily predicted in advance. Therefore, applicants should be aware that LAFCo charges may exceed the applicable deposit. (Unexpended deposits will be refunded.)

Staff Assignments
The Executive Officer shall assign LAFCo staff members to projects as appropriate. Should the scope of a project require that outside consulting or other needed services be obtained, applicants will be responsible for the entire cost of recruitment, source selection, and payment for such outside services. Applicants are responsible for paying actual costs for any services obtained through contract, even if such costs exceed the charge-out rate of a regular staff member providing similar services.

Billing Procedure
LAFCo invoices will detail tasks, hours, staff charge-out rates, staff members responsible for work, and/or costs of contracted services. Invoices will also reflect the remaining balance of the initial deposit. Should the deposit be depleted, all staff work will cease until the deposit on file has been replenished. Projects with delinquent balances will not be scheduled for hearing, and the Commission will consider applicants to have waived any and all statutory deadlines.

This form must be signed by the person responsible for payment and must be filed with LAFCo along with the applicable deposit when an application is filed or a request for staff services is submitted.

Questions regarding specific billing procedures should be directed to the LAFCo Executive Officer at (530) 749-5467

Agreement
I certify that I have reviewed the above information, the attached LAFCo fee schedule, and the attached State Board of Equalization fee schedule. I agree, as project applicant or authorized representative, to pay Yuba LAFCo for all staff services, materials, and other charges attributable to my application or request for services. I understand that services may be required before LAFCo receives a formal application if extensive staff assistance is required prior to receipt of an application, and I agree to pay for such services whenever incurred and regardless of whether a formal application is submitted to LAFCo. I also understand and agree that LAFCo’s charges are payable regardless of whether the application is withdrawn, denied, or otherwise terminated prior to completion.

I understand that if the cost of services exceeds the deposit on file, staff work on my project will cease, and my project will not be scheduled for hearing until additional funds are provided. I agree to remit the applicable State Board of Equalization filing fee when required. I agree to pay all charges within 30 days of receipt of invoice or in any case prior to the filing of the Certificate of Completion for the project. I understand Government Code Section 56886(f) allows the extension or continuation of any previously authorized charge, fee, assessment, or tax by a local agency or a successor local agency to be applied within the affected territory.

Indemnity
Applicant agrees to indemnify, save harmless, defend, and reimburse LAFCo for all reasonable expenses and attorney fees in connection with the defense of LAFCo and for any damages, penalties, fines or other costs imposed upon or incurred by LAFCo should LAFCo be named as a party in any litigation or administrative proceeding in connection with his/her/its application. Applicant agrees that LAFCo shall have the right to appoint its own counsel to defend it and conduct its own defense in the manner it deems in its best interest, and that LAFCo’s taking such actions shall not limit Applicant’s obligations to indemnify and reimburse defense costs or relieve Applicant of such obligations.

Applicant may request modification of the terms of this agreement in writing, with supporting reasons. Such modification can be approved only by the full Commission.

<table>
<thead>
<tr>
<th>Date</th>
<th>Signature of Property Owner/Applicant or Authorized Representative</th>
<th>Printed Name</th>
<th>Title</th>
</tr>
</thead>
<tbody>
<tr>
<td>3/24/20</td>
<td>[Signature]</td>
<td>JEFFREY MALPINE</td>
<td>GENERAL MANAGER</td>
</tr>
</tbody>
</table>
Yuba LAFCO
Executive Officer's Report
September 2, 2020

TO: Yuba Local Agency Formation Commission
From: John Benoit, Executive Officer

RE: LAFCo File 2019-0001 Staas Annex to Brophy WD and SOI Amendment for the South Yuba Water District and the Brophy Water District

EXECUTIVE OFFICER’S RECOMMENDATIONS: Adopt the proposed Resolution 2020-0008 (see Attachment #1) removing 55.77-acres more or less from the South Yuba Water District’s Sphere of Influence and adding 55.77-acres more or less into the Brophy Water District’s Sphere of Influence and Adopt Resolution 2020-0009 (Attachment #2) approving an annexation of 55.77-acres more or less to the Brophy Water District (Assessor’s Parcel: 014-510-025) to receive agricultural irrigation water services for territory on property located at 4084 Rancho Road (LAFCo file 2019-0001).

Suggested Motions:

1. Adopt proposed Resolution 2020-0008 approving a Sphere of Influence Amendment consisting of 55.77-acres being removed from the South Yuba Water District and placed into the Brophy Water District Sphere of Influence.

2. Adopt Resolution 2020-0009 approving an annexation consisting of 55.77 acres to the Brophy Water District.

I. BACKGROUND:

A. Summary:

Al Lassaga and Steve Staas are requesting annexation of 55.77-acres more or less to the Brophy Water District (Assessor’s Parcel: 014-510-025) to receive agricultural irrigation water services to serve the parcel. This parcel is located between Rancho Road and State Route 65 immediately west and southwest and contiguous to the Brophy Water District. This parcel is currently with in the South Yuba Water District Sphere of Influence and must be removed from that Sphere and added to the Brophy Water District Sphere prior to it being annexed into the Brophy Water District. The annexation of this land will allow the Brophy Water District to provide a reliable and low cost source of raw agricultural irrigation water to and ensure the land can continue in agricultural use. There is no other source of raw agricultural irrigation water available to serve this land.

The Brophy Water District adopted Resolution 2020-1/14/001 requesting LAFCo take proceeding for this annexation of land into the Brophy Water District Boundaries (See Attachment 3). The district adopted a Plan for Services for this annexation to serve the annexation territory with raw surface agricultural water (See Attachment 4)
The proposed 55.77-acre annexation area is currently not located within the Sphere of Influence for the Brophy Water District but is in the Sphere of Influence of the South Yuba Water District. The annexation area is contiguous to both district but is not able to be served by the South Yuba Water District.

Staff recommends the Local Agency Formation Commission approve the Sphere Amendment removing the territory from the South Yuba Water District and placing the territory into the Brophy Water District by approving LAFCo Resolution 2020-0008. Staff also recommends the Commission approve the annexation of the 55.77-acre territory to the Brophy Water District subject to the terms and conditions stated in proposed 2020-0009.

Government Code Section 56662 allows the Commission to make determinations for uninhabited territory without notice and hearing provided there is 100 percent landowner consent. However, since the subject territory is not currently within the Brophy Water District Sphere of Influence, a public hearing is therefore required.

B. Proposal and Justification

The purpose of this project is to annex a total of 55.77 acres into the Brophy Water District to provide irrigation water services.

The Brophy Water District is a California Water District. As such this district has experienced only minimal growth in recent years.

Formation and Boundary

The Brophy Water District (BWD) was formed January 26, 1965 as an independent special district. The District was formed to provide agricultural irrigation to the territory encompassing the area northeast of the community of Linda to the Goldfields, and east of SR 70 and Rancho Road to Beale Air Force Base, north of Ostrom Road.

The principal act that governs the District is the California Water District Law. The act empowers water districts to produce, store, transmit and distribute water for irrigation, domestic, industrial, and municipal purposes and to provide related drainage services. Districts must apply and obtain LAFCO approval to exercise new or different services or, in other words, those services authorized by the principal act but not provided by the district at the end of 2000.

BWD’s boundary is entirely within Yuba County. The boundary area is located east of the communities of Linda and Olivehurst to Beale Air Force Base, and extends north of Hammonton Smartsville Road to the Goldfields, and south to Ostrom Road, as shown on Map B-0. The District has a boundary area of 26.9 square miles more or less.

The SOI of the District is currently coterminous with the District bounds.

Brophy Water District (BWD) distributes Yuba River raw surface water to 30 customers, primarily rice farmers. The boundary area encompasses approximately

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1 Board of Equalization Official Date.
2 California Water Code §34000-38501.
3 Government Code §56824.10.
Staas Annexation and Sphere Amendment
Brophy Water District
September 2, 2020
17,200 acres. Portions of the boundary area are not irrigated by surface water. BWD was formed in 1965, but was inactive until the groundwater overdraft of 1982. BWD began receiving surface water from the Goldfields jointly with South Yuba Water District (SYWD) in 1983, and became a member unit of YCWA in 1985. BWD contracts with YCWA for all water supplies, and for canal operations and maintenance services.

C. Location

The property is accessed off of Rancho Road and is located at 4084 Rancho Road, Marysville, CA.

D. Purpose

The purpose of this annexation is to receive adequate reliable surface irrigation water for agricultural purposes to this area that has no other means of obtaining reliable adequate surface water.

E. Environmental Review

The Brophy Water District has adopted a Notice of Exemption for this annexation based on CEQA Guidelines 15301, 15319 and 15061(b)3 General Rule Exemption. This action is exempt from CEQA since this action will not result in any changes. The land is currently in agriculture, which will not be changed. A more reliable water supply will be provided. No new structures or entitlements will occur. (See Attachment #5 Notice of Exemption)

II. ANALYSIS

A. Accepted for filing: July 1, 2020

B. Publication and Posting: July 1, 2020

C. Compliance with CEQA:

<table>
<thead>
<tr>
<th>Lead Agency:</th>
<th>Brophy Water District</th>
</tr>
</thead>
<tbody>
<tr>
<td>Responsible Agency:</td>
<td>Yuba LAFCo</td>
</tr>
<tr>
<td>Environmental Finding:</td>
<td>Exempt</td>
</tr>
<tr>
<td>Date of Finding:</td>
<td>December 10, 2019</td>
</tr>
</tbody>
</table>

D. Compliance with applicable Plans:

The proposed annexation/sphere of influence amendment conform to the Yuba County General Plan and Zoning Ordinance.

E. Compliance with applicable Spheres of Influence:
The Sphere of Influence for the Brophy Water District needs to be amended to include the 55.77-acres concurrently with this territory being removed from the South Yuba Water District Sphere of Influence.

F. Existing Land Use and Zoning:

- LAND USE DESIGNATION: Agriculture
- ZONING: IG General Industrial District
- DWELLINGS: None
- POPULATION: Uninhabited (less than 12 registered voters).
- REGISTERED VOTERS: LESS THAN 12.

G. LANDOWNER (S): Al Lassaga, Steve Staas

H. Existing Land Use and Zoning for Surrounding Territory:

The current land use for the annexation area is agriculture.

- North: Industrial
- South: vacant
- East: Industrial
- West: vacant

I. Proposed Development: None.

J. Fiscal Data: According to Resolution No. 2020-86 of the Yuba County Board of Supervisors PERTAINING TO Tax Revenue Exchange for this Annexation to the Brophy Water District there will be a zero property tax exchange.

K. Existing and Proposed Service Agencies:

<table>
<thead>
<tr>
<th>Service</th>
<th>Existing Provider</th>
<th>Proposed Provider</th>
</tr>
</thead>
<tbody>
<tr>
<td>School Districts</td>
<td>Marysville Unified School District</td>
<td>Same</td>
</tr>
<tr>
<td>Fire Protection</td>
<td>Plumas Brophy Fire</td>
<td>Same</td>
</tr>
<tr>
<td>General Government</td>
<td>Yuba County</td>
<td>Same</td>
</tr>
<tr>
<td>Police Protection</td>
<td>Yuba County Sheriff</td>
<td>Same</td>
</tr>
<tr>
<td>Off-site Drainage and Flood Control</td>
<td>Yuba County</td>
<td>Same</td>
</tr>
<tr>
<td>Water and Wastewater</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Street Lighting</td>
<td>n/a</td>
<td>Same</td>
</tr>
<tr>
<td>Roads</td>
<td>Yuba County</td>
<td>Same</td>
</tr>
<tr>
<td>Emergency Services</td>
<td>Plumas Brophy Fire</td>
<td>Same</td>
</tr>
</tbody>
</table>
III. CRITERIA FOR REVIEW OF SPHERE OF INFLUENCE AMENDMENTS

A component of this annexation is a Sphere of Influence amendment is required to include the 55.77-acre territory into the Sphere of Influence for the Brophy Water District.

In determining the sphere of influence for each local agency, the Commission shall prepare a written statement of determinations with respect to each of the following:

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

b. The present and probable need for public facilities and services in the area.

c. The present capacity of public facilities and adequacy of public services which the agency provides or is authorized to provide.

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

e. A fifth determination relating to Disadvantaged Unincorporated Communities is required for those Sphere amendments involving Domestic Water, Wastewater and Fire protection. This application is for a district that does not provide these services and therefore does not apply in this application.

Before making these determinations, the Commission will review the following:

i.) The service capacity, levels and types of services currently provided by the agency and the areas where these services are provided, topographic factors, financial capabilities, costs of service, and social and economic interdependencies;

*Note: the Brophy Water District appears to provide adequate water entitlements and infrastructure ability to serve this annexation area whereas the South Yuba Water District does not have the ability to serve this territory.*

ii.) Existing and planned land uses, land use plans and policies; consistency with county and city general plans; projected growth in the affected area, and potential effects on agricultural and open space lands;

*Note: annexation territory is consistent with the Agricultural land use for the parcel being in exclusive agriculture*

iii.) A description of the services that will be provided to any areas which may be added to the sphere and the timing and method for funding expansion of facilities or services to those areas.
An analysis of the effects of a proposed sphere of influence amendment on other agencies and their service capabilities.

Note: None, the South Yuba Water District does not have the ability to adequately provide the service and therefore concurs with this sphere amendment (See Attachment #6, Letter from the South Yuba Water District dated April 13, 2020).

e. A substantial SOI amendment is an amendment that causes the SOI to be internally inconsistent, is inconsistent with provisions of the CKH Act, has the potential to cause significant adverse social, economic, environmental, or other consequences, or has substantial adverse regional planning implication. Substantial SOI amendments shall not be processed until service reviews are completed ($56430) and the subject SOI is updated consistently with §56425.

Note: N/A since Plumas Brophy Water provides agricultural irrigation water and is funded the landowners there should be no adverse effects of this annexation and Sphere Amendment.

f. A substantial SOI amendment may be processed concurrently with a service review and incorporated into a SOI update. However, LAFCO will make service review determinations prior to considering a substantial SOI amendment ($56425, §56430).

Note: N/A

g. A review of a municipal services pertaining to a subject SOI will be prepared prior to, or in conjunction with, each SOI update ($56430) or substantial amendment unless the Commission determines that a prior service review remains adequate.

Note: The review of Municipal Services has been completed.

h. When determining which local agency should provide services, considerable weight will be given to an agency's ability and willingness to provide services. When more than one agency can serve an area, LAFCO shall also consider the conclusion of service reviews, each agency's service capacity, financial capabilities and costs to provide service. Social and economic interdependencies, topographic, historic and environmental factors, input from affected communities and agencies, and pertinent LAFCO policies shall also be considered ($56668, §56430).

Note: The South Yuba Water District is requesting this territory should be removed from its Sphere and placed into the Brophy Water District Sphere (see Attachment #6).

i. LAFCO shall prioritize pending or anticipated SOI actions and related services review, and consider preliminary work plans as part of its annual work plan and budget hearing processes, although the Commission may consider SOI
proposals whether or not they are reflected in the budget. The Commission may also initiate related service reviews. The Commission may also need to review or approve final SOI work plans and other processing recommendations.

Note: This policy is not applicable to this proposal

j. Agencies will be asked to participate in an SOI scoping session and complete SOI/service review questionnaires relating to their services and plans. Agencies will be required to complete and submit questionnaires within 90 days. Failure to respond within 90 days will be regarded as concurrence with Executive Officer recommendations.

Note: This has been completed as part of the MSR/SOI process

k. LAFCO shall hear and consider the SOI, and related service reviews if any, at a noticed public hearing.

Note: A public hearing is scheduled for September 2\textsuperscript{nd}, 2020

OTHER RELATED POLICIES

a. LAFCO will make every attempt to establish Spheres of Influence acceptable to affected agencies, property owners, and other stakeholders but ultimately, LAFCO is the final determinant of a Sphere of Influence.

i.) Inclusion within an agency’s sphere of influence does not ensure annexation to that agency.

Note: Establishment of a Sphere Amendment for the Brophy Water District will not ensure any additional annexations other than this proposal.

ii.) In order to encourage orderly growth of urban areas, the Commission promotes infill development of incorporated vacant lands located adjacent to already developed areas.

Note: N/A

iii.) Developed lands, which benefit from municipal services and are contiguous to a city boundary should be annexed to the city that provides service.

Note: N/A

iv.) Spheres of influence for cities and districts should respect the long-term preservation and protection of the County’s agricultural and open space resources when not in conflict with Policy 4.5.3.

Note: N/A

v.) When an application for a new sphere of influence involves a City, the City and County are required to meet prior to submitting the application to LAFCO, to attempt to reach a mutual agreement regarding the boundaries, development
standards, and zoning requirements for the proposed sphere. These agreements are required to carry great weight in any LAFCO decision (§56425).

Note: N/A

Pursuant to Government Code Section 56425, LAFCO must consider four specific issues prior to making written determinations to support its action in amending the Sphere of Influence for CSA $63. These are discussed in the following paragraphs:

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

   Present and planned land uses in the area include agricultural land type uses. The existing land uses surrounding the subject lands consist of small agricultural and residential parcels with active agriculture or grazing.

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

   The current property within the territory requires surface irrigation water services. Brophy Water District provides surface water irrigation services. Since a portion of the territory is planned and zoned for the existing use and additional uses would not be allowed, the need for surface water irrigation services will not be increased to serve more than is contemplated.

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

   Brophy Water District provides surface irrigation water service to adjacent territory. This territory is not included in the Sphere of Influence. The Brophy Water District does not anticipate any restrictions in being able to provide these services to the parcel.

4. The existence of any social or economic land communities of interest in the area if the Commission determines that they are relevant to the community.

   The subject territory is located contiguous to the Brophy Water District and is proposed to be included within its boundaries and its Sphere of Influence.

5. A determination regarding Disadvantaged Unincorporated Communities is required for Sphere amendments involving Domestic Water, Wastewater and Fire protection.

   This determination is not applicable to this proposal

Conclusion:
The above policy considerations and determinations are the basis to support the inclusion of 55.77 acres to the Sphere of Influence for the Brophy Water District. Recommended actions are presented in accordance with the requirements of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 as they apply to the Sphere of Influence Studies.

IV. POLICY ANALYSIS - Annexation

1. GOVERNING LAW

LAFCO is charged with applying the policies and provisions of the Cortese-Knox-Hertzberg Act to its decisions regarding annexations, incorporations, reorganizations, and other changes of government. Section 56668 of the Government Code states the following:

Factors to be considered in the review of a proposal shall include, but not be limited to, all of the following:

(a) Population, and population density; land area and land use; per capita assessed valuation; topography, natural boundaries, and drainage basins; proximity to other populated areas; the likelihood of significant growth in the area, and in adjacent incorporated and unincorporated areas, during the next 10 years.

(b) Need for organized community services; the present cost and adequacy of governmental services and controls in the area; probable future needs for those services and controls; probable effect of the proposed incorporation; formation, annexation, or exclusion and of alternative courses of action on the cost and adequacy of services and controls in the area and adjacent areas. "Services," as used in this subdivision, refers to governmental services whether or not the services are services which would be provided by local agencies subject to this division, and includes the public facilities necessary to provide those services.

(c) The effect of the proposed action and of alternative actions, on adjacent areas, on mutual social and economic interests, and on the local governmental structure of the county.

(d) The conformity of both the proposal and its anticipated effects with both the adopted commission policies on providing planned, orderly, efficient patterns, of urban development, and the policies and priorities set forth in Section 56377.

(e) The effect of the proposal on maintaining the physical and economic integrity of agricultural lands, as defined by Section 56016.

(f) The definiteness and certainty of the boundaries of the territory, the nonconformance of proposed boundaries with lines of assessment or ownership, the creation of islands or corridors of unincorporated territory, and other similar matters affecting the proposed boundaries.

(g) Consistency with city or county general and specific plans.
(h) The sphere of influence of any local agency which may be applicable to the proposal being reviewed.

(i) The comments of any affected local agency.

(j) The ability of the newly formed or receiving entity to provide the services which are the subject of the application to the area, including the sufficiency of revenues for those services following the proposed boundary change.

(k) Timely availability of water supplies adequate for projected needs as specified in Section 65352.5

(l) The extent to which the proposal will affect a city or cities and the county in achieving their respective fair shares of the regional housing needs as determined by the appropriate council of governments consistent with Article 10.6 (commencing with section 65580) of Chapter 3 of Division 1 of Title 7.

(m) Any information or comments from the landowner or owners.

(n) Any information relating to existing land use designations.

(o) The extent to which the proposal will promote environmental justice. As used in this subdivision, "environmental justice" means the fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public services.

These factors will be reviewed with regard to the Staas Annexation to the Brophy Water District.

(a) Population, and population density; land area and land use; per capita assessed valuation; topography, natural boundaries, and drainage basins; proximity to other populated areas; the likelihood of significant growth in the area, and in adjacent incorporated and unincorporated areas, during the next 10 years.

N/A There will be no change in land use. The applicant desires to have an adequate amount of surface irrigation water and continue the agricultural use.

(b) Need for organized community services; the present cost and adequacy of governmental services and controls in the area; probable future needs for those services and controls; probable effect of the proposed incorporation; formation, annexation, or exclusion and of alternative courses of action on the cost and adequacy of services and controls in the area and adjacent areas.

"Services," as used in this subdivision, refers to governmental services whether or not the services are services, which would be provided by local agencies subject to this division, and includes the public facilities necessary to provide those services.
There is a need for surface agricultural irrigation water to serve this area.

(c) The effect of the proposed action and of alternative actions, on adjacent areas, on mutual social and economic interests, and on the local governmental structure of the county.

The Brophy Water District has the capacity to serve the 55.77-acre territory with surface irrigation water.

(d) The conformity of both the proposal and its anticipated effects with both the adopted commission policies on providing planned, orderly, efficient patterns of urban development, and the policies and priorities set forth in (Government Code) Section 56377.

The annexation will be the Brophy Water District sphere of influence, once amended and is consistent with Commission policy.

(e) The effect of the proposal on maintaining the physical and economic integrity of agricultural lands, as defined by Section 56016.

There should be no impact since this proposal is to support existing viable agriculture in the area.

(f) The definiteness and certainty of the boundaries of the territory, the nonconformance of proposed boundaries with lines of assessment or ownership, the creation of islands or corridors of unincorporated territory, and other similar matters affecting the proposed boundaries.

The boundaries are definite and certain and follow assessment boundaries

(g) Consistency with city or county general and specific plans.

The proposed annexation is consistent with the Yuba County General Plan and Zoning Ordinance.

(h) The sphere of influence of any local agency, which may be applicable to the proposal being reviewed.

The annexation does not conflict with the Sphere of Influence of any other district, as amended.

(i) The comments of any affected local agency.

South Yuba Water District (see Attachment #6).

(j) The ability of the newly formed or receiving entity to provide the services which area the subject of the application to the area, including the sufficiency of revenues for those services following the proposed boundary change.
The Brophy Irrigation District has the ability to provide the annexation area with adequate surface irrigation water services.

(k) Timely availability of water supplies adequate for projected needs as specified in Section 65352.5

Brophy Water District is able to provide irrigation water services in the annexation area.

(l) The extent to which the proposal will affect a city or cities and the county in achieving their respective fair shares of the regional housing needs as determined by the appropriate council of governments consistent with Article 10.6 (commencing with section 65580) of Chapter 3 of Division 1 of Title 7.

It is unknown how this proposal will affect regional fair shares of regional housing needs.

(m) Any information or comments from the landowner or owners.

n/a.

(n) Any information relating to existing land use designations.

The proposed project conforms to the Yuba County General Plan and Zoning Ordinance
The land use designation is Agriculture

(o) The extent to which the proposal will promote environmental justice. As used in this subdivision, “environmental justice” means the fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public services.

There are no issues associated with environmental justice with this proposal.

Yuba LAFCO General Policies

<table>
<thead>
<tr>
<th>Policy</th>
<th>Comment</th>
</tr>
</thead>
<tbody>
<tr>
<td>Communication between local agencies is encouraged.</td>
<td>N/A</td>
</tr>
<tr>
<td>Urban development proposals shall include annexation to a city where</td>
<td>N/A</td>
</tr>
<tr>
<td>possible.</td>
<td>The Territory is not planned or zoned for urban development.</td>
</tr>
<tr>
<td>LAFCO will normally deny proposals that result in urban sprawl.</td>
<td>N/A</td>
</tr>
<tr>
<td>Environmental consequences (CEQA) shall be considered.</td>
<td>Consistent</td>
</tr>
<tr>
<td>LAFCO will consider the impact of a proposal on the regional supply</td>
<td>N/A</td>
</tr>
<tr>
<td>of housing for all income levels.</td>
<td>See NOE</td>
</tr>
<tr>
<td>LAFCO will favor proposals that promote compact urban form and infill development.</td>
<td>N/A</td>
</tr>
<tr>
<td>---</td>
<td>---</td>
</tr>
<tr>
<td>Government structure should be simple, accessible, and accountable.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Agencies must provide documentation that they can provide service within a reasonable period of time.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Efficient services are obtained when proposals: Utilize existing public agencies. Consolidate activities and services. Restructure agency boundaries to provide more logical, effective, and efficient services.</td>
<td>N/A</td>
</tr>
<tr>
<td>Adverse impacts on adjacent areas, social and economic interests and the local government structure must be mitigated.</td>
<td>N/A</td>
</tr>
<tr>
<td>Conformance with general &amp; specific plans required.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Boundaries: Definite boundaries are required. Boundaries that are favored: Create logical boundaries &amp; eliminate islands or illogical boundaries. Follow natural or man-made features and include logical service areas. Boundaries that are disfavored: Split neighborhoods or communities. Result in islands, corridors, or peninsulas. Drawn for the primary purpose of encompassing revenue-producing territories. Create areas where it is difficult to provide services.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Revenue neutrality required for all proposals.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Agricultural and Open Space Land Conservation Standards: Must lead to planned, orderly &amp; efficient development. Approved Sphere of Influence Plan required. Findings with respect to alternative sites</td>
<td>Consistent</td>
</tr>
</tbody>
</table>
**Agricultural Buffers**

<table>
<thead>
<tr>
<th>Need for services exists when:</th>
</tr>
</thead>
<tbody>
<tr>
<td>- Public health and safety threat exists.</td>
</tr>
<tr>
<td>- The residents have requested extension of non-growth-inducing community services.</td>
</tr>
<tr>
<td>- Subject area is likely to be developed for urban use within 5 years.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Exceptions are justified on the following grounds:</th>
</tr>
</thead>
<tbody>
<tr>
<td>- Unique.</td>
</tr>
<tr>
<td>- Standards Conflicts.</td>
</tr>
<tr>
<td>- Quality/Cost.</td>
</tr>
<tr>
<td>- No Alternative.</td>
</tr>
</tbody>
</table>

| Consistent | No policy exceptions are needed |

**Annexation and Detachment Policies—Yuba LAFCO General**

<table>
<thead>
<tr>
<th>Policy</th>
<th>Comment</th>
</tr>
</thead>
<tbody>
<tr>
<td>Proposals must be consistent with LAFCO general policies.</td>
<td>Consistent</td>
</tr>
<tr>
<td>A proposal must be consistent with the agency’s Sphere Plan.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Plan for Services required.</td>
<td>Consistent</td>
</tr>
<tr>
<td>Subject territory must be contiguous to the agency’s boundaries if required by law, or if necessary for efficient service delivery.</td>
<td>Yes</td>
</tr>
<tr>
<td>The detachment is necessary to ensure delivery of services essential to Health and Safety.</td>
<td>N/A</td>
</tr>
<tr>
<td>The Successor provider will be the most efficient service provider</td>
<td>N/A</td>
</tr>
<tr>
<td>The service plans for districts, which lie within a City’s Sphere of Influence should provide for orderly detachment of territory from the district or merger of the district as district territory is annexed to the City.</td>
<td>N/A</td>
</tr>
<tr>
<td>Detachment from a City or Special District shall not relieve the landowners within the detaching territory from existing obligations for bonded indebtedness or other indebtedness previously incurred.</td>
<td>N/A</td>
</tr>
<tr>
<td>Adverse impact of detachment on other agencies or service recipients is cause for denial.</td>
<td>N/A</td>
</tr>
</tbody>
</table>

**Action options include:**

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*Staas Annexation and Sphere Amendment*

*Brophy Water District*

*September 2, 2020*
V. Comments from the public and public agencies.

None received

VI. Staff Recommendations

Staff recommends approving the Sphere of Influence amendment removing territory from the South Yuba Water District and Placing the territory in the Brophy Water District Sphere of Influence by adopting Resolution 2020-0008, and

Staff recommends the Commission approve the 55.77-acre annexation to the Brophy Water District by adopting Resolution 2020-0009 including terms and conditions.

Respectfully Submitted,

John Benoit,
Executive Officer

Attachments:

Attachment #1 LAFCo Resolution 2020-0008 to include 55.77-acres more or less out of the South Yuba Water District Sphere of Influence and into the Brophy Water District Sphere of Influence

Attachment #2 LAFCo Resolution 2020-0009 - Annexation of 55.77 acres more or less into the Brophy Water District

Attachment #3 Brophy Water District Resolution of Application

Attachment #4 Brophy Water District Plan for Services

Attachment #5 Notice of Exemption

Attachment #6 April 13, 2020 letter from the South Yuba Water District
BEFORE THE YUBA LOCAL AGENCY FORMATION
IN THE COUNTY OF YUBA
STATE OF CALIFORNIA

IN RE:

A RESOLUTION AMENDING THE )
SPHERE OF INFLUENCE )
FOR THE BROPHY WATER DISTRICT )
AND THE SOUTH YUBA WATER DISTRICT )
YUBA COUNTY, CALIFORNIA )
LAFCO No. 2019-0001 )

RESOLUTION NO. 2020-0008

WHEREAS, Government Code Section 56425 requires each Local Agency
Formation Commission to adopt and periodically review and update a sphere of
influence for each local governmental agency within its jurisdiction; and

WHEREAS, the Yuba Local Agency Formation Commission, in compliance with the
aforementioned requirement, provided a "plan for the probable physical boundaries
and service area" for the Brophy Water District and the South Yuba Water District
and adopted a Sphere of Influence update on November 6th, 2013; and

WHEREAS, the Commission has set the hearing date of September 2, 2020, for
the Staas amendment of the sphere of influence for the Brophy Water District and
the South Yuba Water District and has noticed this hearing at the times and as
otherwise prescribed by Government Code Section 56150, et seq.; and

WHEREAS, the Commission previously heard and adopted a Municipal Services
Review of services provided by the Brophy Water District and the South Yuba
Water District in accordance with Gov. Code section 56430; and

WHEREAS, it is the desired by both the Brophy Water District and the South Yuba
Water District to remove 55.77-acres more or less from the Sphere of Influence of
the South Yuba Water District and to place an additional 55.77-acres to the Brophy
Water District.

WHEREAS, the Commission has reviewed and considered the proposed Sphere of
Influence amendment report and the proposed Sphere of Influence amendment
map, which are attached hereto and incorporated herein; and

WHEREAS, The Brophy Water District has prepared and adopted a Notice of
Exemption for the Staas annexation and Sphere amendment of the 55.77-acre
parcel; and
WHEREAS, the Commission has considered those factors determined by it to be relevant to the proposed sphere of influence amendment, including, but not limited to, those factors specified in Government Code Section 56425, et seq., and has heard from interested parties and considered requests for amendment and/or revision of the proposed amended sphere boundary, if any;

NOW, THEREFORE, BE IT RESOLVED that the Yuba Local Agency Formation Commission does hereby find and determine as follows:

1. That the sphere of influence amendment with respect to the Staas Annexation to add 55.77-acres more or less to the BROPHY WATER DISTRICT and remove 55.77-acres more or less from the South Yuba Water District complies with the provisions of Government Code Section 56000, et seq.

2. That no significant protests have been received regarding this sphere of influence amendment.

3. That, pursuant to Government Code Section 56425, the Commission makes and adopts those determinations set forth in the Sphere of Influence Amendment Study included in the Executive Officer's report dated September 2, 2020 attached hereto and incorporated herein.

4. The Commission has reviewed and affirms the Notice of Exemption prepared for the Staas Annexation and concurs with the findings that this sphere amendment will not have any significant impact upon the environment and no unusual circumstances exist.

5. Pursuant to Government Code Section 56425 (i) the BROPHY WATER DISTRICT is authorized provide Irrigation water services as stated in the Section 34000 et. seq. of the California Water Code.

6. That the Sphere of Influence Amendment Report included as part of the Executive Officer's report, Notice of Exemption for this Sphere of Influence Amendment for Staas Annexation to the BROPHY WATER DISTRICT and Map for the amended Sphere are hereby adopted and approved as set forth in Attachment "A".

PASSED AND ADOPTED at a regular meeting of the Yuba Local Agency Formation Commission, County of Yuba, State of California, on the 2nd day of September 2020 by the following vote:

AYES:

NOES:
ABSTAINS:

ABSENT:

ATTEST: JOHN BENOIT
EXECUTIVE OFFICER

________________________________________
Brad Hudson, CHAIR
YUBA LOCAL AGENCY
FORMATION COMMISSION

APPROVED AS TO FORM:

________________________________________
DAVID RUDERMAN
LAFCO COUNSEL
Yuba Local Agency Formation Commission

Resolution 2020-0009

A Resolution Making Determinations and Approving the Annexation of 55.77-acres more or less into the Brophy Water District

WHEREAS, a Resolution of Application initiated by the Brophy Water District for the annexation of 55.77 acres into THE BROPHY WATER DISTRICT has been filed with the Executive Officer of the Yuba Local Agency Formation Commission; and said application complied with all the requirements of law and the Commission; and,

WHEREAS, the proceedings for this annexation are governed by the Cortese-Knox-Hertzberg Local Government Reorganization Act, Section 56000 et seq. of the Government Code; and

WHEREAS, at the time and in the manner provided by law, the Executive Officer gave notice of the date, time, and place of a public hearing by the Commission upon said application; and

WHEREAS, the Executive Officer has reviewed the application and has prepared a report including staff recommendations thereon within the time required by law and has furnished copies of said report to the Commission and to all other persons required by law to receive it; and

WHEREAS, at a hearing on September 2, 2020, the Commission considered the proposal and the report of the Executive Officer; the factors determined by the Commission to be relevant to this proposal, including, but not limited to, factors specified in Government Code Section 56668; and all other relevant evidence and information presented at said hearing, including the comments of all interested parties desiring to be heard;

NOW THEREFORE, the Yuba Local Agency Formation Commission does hereby resolve and order the following:

1. The foregoing recitals are true and correct.
2. The territory comprises approximately 55.77-acres more or less to be annexed.
3. The change of organization is assigned the following distinctive short-term designation:
   
   LAFCO File 2019-0001 Staas Annexation to THE BROPHY WATER DISTRICT.
4. The proposal is consistent with the sphere of influence of THE BROPHY WATER DISTRICT, as amended. The Commission has considered the factors determined by the Commission to be relevant to this proposal, including, but not limited to, Sphere of Influence and General Plan consistency, and other factors specified in Government Code Section 56668 and as described in the staff report dated September 2, 2020.

5. The Commission adopts the determinations regarding consistency with LAFCO Policies contained in the staff report for this annexation and incorporates them by reference herein.
6. The purpose of this annexation is to provide reliable irrigation water to the Staas property (APN #014-510-025), which is in need of services to be provided by THE BROPHY WATER DISTRICT.

7. In reviewing this application, the Commission finds that all property owners in said territory have been given notice regarding this change of organization.

8. In reviewing this application, the Commission finds that agricultural irrigation water services currently provided by THE BROPHY WATER DISTRICT are necessary and no services are needed to be provided by any other special district.

9. In reviewing this application, this Commission has considered each of the factors required by Government Code Section 56668 and LAFCC's adopted policies.

10. The LAFCO Executive Officer's Staff Report including attachments and recommendation for approval of the proposal are hereby incorporated by reference and hereby adopted.

11. An electronic copy (PDF) of the Wet Stamped Map and Boundary Description, and five 8 1/2 x five copies of all Maps and five copies of the large 24” x 36” map and three copies of the approved boundary description meeting the State Board of Equalization Requirements shall be submitted to LAFCO prior to recordation of the Certificate of Completion.

12. The boundaries, as set forth in the proposal and amended by action of the Commission, are hereby approved as submitted and are as described in Exhibits “A” Boundary Description and “B” Map attached hereto and by this reference incorporated herein subject to the terms and conditions and corrections included.

13. Notwithstanding the effective date, the boundary description and map, if rejected by the State Board of Equalization or amended by LAFCO, will be revised at the expense of the applicant. The applicants shall be responsible for any associated costs.

14. No share of the property tax revenue including base tax revenue and annual tax increment belonging to the County or any taxing agency within the subject territory shall not be changed per Yuba County Board of Supervisor’s Resolution No. 2020-86 adopted on July 28, 2020 and is attached as Exhibit “C”.

15. Said Annexation territory is found to be uninhabited (less than 12 registered voters).

16. All Yuba County, Yuba LAFCO, and State of California fees must be paid in full prior to filing the Certificate of Completion. LAFCO will forward invoices and (or) a list of required fees prior to filing the Certificate of Completion for direct payment to the agency by project proponent.

17. Further protest proceedings are waived and the Commission orders the 55.77-acre annexation to THE BROPHY WATER DISTRICT, pursuant to Part 4
commencing with Section 57000. Satisfactory proof has been given that the subject territory is uninhabited, that all landowners within the affected territory have either given their written consent to the proposal and all affected agencies, voters and land owners have not objected in writing to the waiver of conducting authority proceedings (Section 56663 of Government Code). Therefore, The Commission does hereby approve and authorize the conducting authority to annex the territory described in Exhibits "A" and "B" without notice and election.

18. The Commission hereby affirms the Notice of Exemption prepared by the Brophy Water District that this annexation is exempt from CEQA and there is no possibility this action will have any environmental impacts and affirms there has been no changes in environmental circumstances or any unusual circumstances exist to provide Brophy Water District irrigation water to the Staa
d property.

19. Prior to recordation, the title of the map and geographic description shall include the following: "LAFCO File 2019-0001 Staa Annexation to THE BROPHY WATER DISTRICT"

20. Approval of this change of organization is conditioned upon the applicant's obligation to defend, indemnify, and hold harmless the Yuba Local Agency Formation Commission and its agents, officers and employees from any claim, action or proceeding against the Commission or its agents, officers, and employees; including all costs, attorney's fees, expenses and liabilities incurred in the defense of such claim, action, or proceeding to attack, set aside, or void the approval or determinations of this Commission concerning this Annexation. The Yuba Local Agency Formation Commission of shall promptly notify the applicant of any such claim, action, or proceeding and be entitled to representation by counsel of its choosing.

21. The Executive Officer of this Commission is instructed to mail a certified copy of this resolution to those persons so indicated on the application and as required by Government Code Section 56882.

22. The Executive Officer is directed to record a Certificate of Completion for this proposal upon completion of all proceedings.

23. The Effective Date of this Annexation shall be the date of recordation of the Certificate of Completion.

24. All BROPHY WATER DISTRICT previously authorized assessments; taxes, fees and charges shall apply to this annexed territory upon recordation of the Certificate of Completion.

25. Completion of proceedings shall be concluded within one year after adoption of this resolution. If the proceedings are not concluded within one year after passage of this resolution, all proceedings shall be deemed abandoned unless prior to the expiration of that year the Commission authorizes an extension of time for that completion.

PASSED AND ADOPTED by this Yuba Local Agency Formation Commission, on the 2nd day of September 2020, by the following vote:
Resolution 2020* XXXX– LAFCO 2019-01 Staas Annexation to THE BROPHY WATER DISTRICT
Yuba LAFCO
September 2, 2020

AYES:

NOES:

ABSENT:

ABSTAINS:

Signed and approved by me after its passage this 2nd day of September 2020.

______________________________
Brad Hudson, Chair – Yuba Local Agency
Formation Commission

Attest:

______________________________
John Benoit, Executive Officer
Yuba Local Agency Formation Commission

______________________________
David Ruderman, Counsel
Yuba Local Agency Formation Commission
EXHIBIT “A”
LAFCO FILE 2019 – 000
BROPHY WATER DISTRICT
ANNEXATION

All that certain real property situate in the County of Yuba, State of California, being a portion of Sections 10 and 15, Township 14 North, Range 4 East, M.D.M. Also being Parcel 2 as shown on that certain Parcel Map No. 87-58 filed in Book 47 of Maps at Page 14, Yuba County Records more particularly described as follows:

Commencing at the intersection of the centerline of Shimer Road and the easterly extension of the southerly sideline of Plute Road; Thence, from said point of beginning and along said extension and the centerline of Plute Road, South 89°13'58" West, 164.05 feet to the easterly line of Parcel 1 of said Parcel Map No 87-58; Thence, along said easterly line, North 07°55'38" West, 332.35 feet; Thence, North 08°07'18" West, 745.40 feet to the southerly line of Parcel 2 of said Parcel Map No. 87-58; Thence, northeasterly along said southerly line North 42°55'42" East, 53.15 feet to the TRUE POINT OF BEGINNING of the herein described parcel of land;

1. Thence, from said point of beginning, southwesterly along the southerly line of said Parcel 2, South 42°55'42" West, 53.15 feet;
2. Thence, South 53°53'35" West, 31.93 feet;
3. Thence, South 34°12'51" West, 253.36 feet;
4. Thence, South 55°37'24" West, 114.80 feet;
5. Thence, South 85°12'53" West, 101.83 feet;
6. Thence, South 78°30'52" West, 269.49 feet;
7. Thence, South 75°57'22" West, 249.40 feet;
8. Thence, North 86°04'38" West, 213.92 feet;
9. Thence, North 77°01'09" West, 197.35 feet to the northeasterly sideline of California State Highway 65;
10. Thence, along the northeasterly sideline of said California State Highway 65, North 27°05'00" West, 108.82 feet;
11. Thence, North 38°52'23" West, 901.18 feet;
12. Thence, North 35°10'59" West, 691.63 feet;
13. Thence, North 25°55'10" West, 70.97 feet to the northwesterly line of Parcel 2 of said Parcel Map No. 87-58;
14. Thence, northeasterly along said northwesterly line, North 78°20'07" West, 52.47 feet;
15. Thence, North 37°33'37" East, 62.30 feet;
16. Thence, North 26°31'37" East, 74.90 feet;
17. Thence, North 11°03'07" East, 703.19 feet to the southerly sideline of Rancho Road;
18. Thence, southeasterly along the northeasterly sideline of said Rancho Road, South 49°46'38" East, 264.12 feet;
19. Thence, South 48°30'38" East, 2533.74 feet to the point of beginning. Containing 55.77 acres, more or less.

For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.
PARCEL NAME: STAAS ANNEXATION BOUNDARY  
APN 014-510-025

North: 2154129.21  East : 6697148.60

Line Course: N 49-46-38 W  Length: 264.02
North: 2154299.70  East : 6696947.01
Line Course: S 11-03-07 W  Length: 703.19
North: 2153609.55  East : 6696812.21
Line Course: S 26-31-37 W  Length: 74.90
North: 2153542.54  East : 6696778.76
Line Course: S 37-33-37 W  Length: 62.30
North: 2153493.15  East : 6696740.78
Line Course: S 78-20-07 W  Length: 52.47
North: 2153482.55  East : 6696689.39
Line Course: S 25-55-10 E  Length: 78.97
North: 2153418.71  East : 6696720.42
Line Course: S 35-19-59 E  Length: 691.63
North: 2152853.43  East : 6697118.93
Line Course: S 38-52-23 E  Length: 901.18
North: 2152151.83  East : 6697684.50
Line Course: S 27-05-00 E  Length: 108.82
North: 2152054.94  East : 6697734.05
Line Course: S 77-01-09 E  Length: 197.35
North: 2152010.61  East : 6697926.35
Line Course: S 86-04-38 E  Length: 213.92
North: 2151995.98  East : 6698139.77
Line Course: N 75-57-22 E  Length: 249.40
North: 2152056.50  East : 6698381.72
Line Course: N 78-30-52 E  Length: 269.49
North: 2152110.16  East : 6698645.81
Line Course: N 85-12-53 E  Length: 101.83
North: 2152118.66  East : 6698747.29
Line Course: N 55-37-24 E  Length: 114.80
North: 2152183.48  East : 6698842.04
Line Course: N 34-12-51 E  Length: 253.36
North: 2152392.99  East : 6698984.50
Line Course: N 53-53-35 E  Length: 31.93
North: 2152411.81  East : 6699010.29
Line Course: N 42-55-42 E  Length: 53.15
North: 2152450.72  East : 6699046.49

1204 E Street Marysville, California
MMI Inc. Geomatics

Line Course: N 48-30-38 W Length: 2533.64
North: 2154129.21 East: 6697148.60

Perimeter: 6948.35 Area: 2,429,460 sq. ft. 55.77 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.00
  Error North: 0.004
Precision 1: 6,948,350,000.00

1204 E Street Marysville, California
BOARD OF SUPERVISORS, COUNTY OF YUBA, STATE OF CALIFORNIA

RESOLUTION NO. 2020-86

RESOLUTION PERTAINING TO TAX REVENUE EXCHANGE BETWEEN THE COUNTY OF YUBA AND THE BROPHY WATER DISTRICT (ANNEXATION AND SPHERE OF INFLUENCE AMENDMENT FOR A SINGLE OWNER CONTIGUOUS 55.77 ACRE PARCEL LOCATED IN YUBA COUNTY)

WHEREAS, under the provisions of Proposition 13 adopted in 1978, the distribution of property taxes within each county became the responsibility of the County Board of Supervisors; and

WHEREAS, Proposition 13 failed to make any provision for the redistribution of these taxes, as a result of reorganization of the cities and districts within the County; and

WHEREAS, Revenue and Taxation Code Section 99(b) designates the Yuba County Board of Supervisors as the agency responsible for deciding what sort of property tax revenue exchanges should occur in the case of special district annexations and detachments with the County; and

WHEREAS, Section 99 of the Revenue and Taxation Code requires, before the LAFCo Executive Officer issues a certificate of filing for a proposed jurisdictional change, that an exchange of property tax revenue be negotiated between the affected agencies; and

WHEREAS, a proposal has been filed with the LAFCo Executive Officer to annex and include in a Sphere of Influence amendment 55.77 acres of unincorporated territory within Yuba County to the Brophy Water District – LAFCo Project 2020-0001; and

WHEREAS, negotiations have been held between the County of Yuba and the Brophy Water District, however it should be noted that the Brophy Water District does not collect property taxes;

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the Board of Supervisors of the County of Yuba as follows:

1. Upon finalization of LAFCo Project 2020-0001, no property tax, directly related to the above proposed annexation, shall be provided to the Brophy Water District.
2. This determination is made without prejudice to any future jurisdictional changes and does not establish a precedent for making future determinations pursuant to Section 99 of the revenue and taxation code.

3. The Clerk is directed to file a certified copy of this resolution to the Yuba Local Agency Formation Commission, the County Administrative Office, the Auditor of the County of Yuba, Yuba County Assessor and the Brophy Water District.

4. Upon completion of the LAFCo proceedings, the Yuba County Auditor-Controller is hereby directed to distribute the property tax revenues for taxing agencies within the detachment area in accordance with this resolution.

BE IT FURTHER RESOLVED the County Administrative Officer, is hereby authorized to sign any documents pertaining to implementation of this resolution and to act as the Board of Supervisors representative in above related property tax exchange matter.

The foregoing property tax revenue exchange resolution was passed and adopted at a Regular meeting of the Board of Supervisors of the County of Yuba held on the 28th day of July, 2020, by the following vote:

AYES: Supervisors Vasquez, Leahy, Lofton, Bradford, Fletcher
NOES: None
ABSENT: None
ABSTAIN: None

[Signature]
Doug Lofton, Chair
Yuba County Board of Supervisors

ATTEST: [Signature]
Rachel Ferris, Clerk to the Board of Supervisors
Mary Pasillas, Board Clerk

APPROVED AS TO FORM:

[Signature]
Mike Ciccozzi, County Counsel

The foregoing is a true and correct copy of the document on file in this office
ATTEST: RACHEL FERRIS
Clerk of the Board of Supervisors of the County of Yuba, State of California
By: [Signature]
Date: 07-28-2020
BEFORE THE BOARD OF DIRECTORS
OF BROPHY WATER DISTRICT

RESOLUTION 2020 - 001

Resolution of the Board requesting the
Yuba Local Agency Formation Commission
take proceedings for an annexation of land into Brophy's boundaries

WHEREAS, Brophy Water District desires to initiate proceedings pursuant to the Cortese-Knox
Local Government Reorganization Act of 2000, commencing with Section 56000 of the California
Government Code, for the annexation and Sphere of Influence amendment of certain lands within
Yuba County; and

WHEREAS, at the time and in the manner provided by law, the District Board of Directors is
giving notice to LAFCo of its desire to initiate these proceedings; and

WHEREAS, a notice of intent to adopt this resolution of application has not been given to each
interested and subject agency; and

WHEREAS, there are no affected cities or districts within the meaning of subdivision (2) of
Section 56700 of the Government Code; and,

WHEREAS, the territory proposed to be annexed is inhabited and a map and description of the
boundaries of the property are set forth in Exhibits C and D attached hereto and by this reference
incorporated herein; and

WHEREAS, this proposal is not consistent with the sphere of influence of Brophy Water District;
and

WHEREAS, it is desired to provide that the proposed annexation be subject to the following terms
and conditions:

1. All costs incurred to complete the annexation including but not limited to Yuba LAFCo,
   Yuba County, and the State Board of Equalization costs will be born by the property owner
   and District.

2. All impact mitigation fees will be applied to any construction on this property after the
   completion of the annexation.

3. Annexed property, once complete, shall be subject to District annual water charges after
   completion of the annexation.

WHEREAS, the reasons for the proposed annexation are as follows:
1. The annexation of the property illustrated in Exhibit C and described in Exhibit D will allow the District to provide raw surface water to these lands for agricultural purposes. The land is currently irrigated, but a water supply from the District is desired because more water is available on a regular basis which will provide enhanced services to an inhabited area that has no other means of acquiring such services.

WHEREAS, this Board certifies that pursuant to Section 56663 of the Government Code because the property in question is inhabited and all of the property owners have consented in writing, the Brophy Board wishes to waive the notice, hearing, or election requirements; and,

WHEREAS, the Board of Brophy Water District has made an environmental determination for this project and finds that the project is exempt from CEQA; and

WHEREAS, in accordance with Government Code Section 56653, the Board hereby adopts a Plan for Services for this proposed annexation/detachment and minor Sphere of Influence amendment attached hereto as Exhibit H; and

Now, therefore, this Resolution of Application hereby adopted and approved by the Board of Directors of Brophy Water District and the Yuba Local Agency Formation Commission is hereby requested to take proceedings for the property shown in Exhibits C and D according to the terms and conditions stated above and in the manner provided by the Cortese-Knox Local Government Reorganization Act of 2000.

PASSED AND ADOPTED by the Board of Directors as a Resolution of Brophy Water District at a regular Board Meeting held on the 14th day of January, 2020 by the following vote:

AYES: Lassaga
(name)

Baggett
(name)

Inderbittzen
(name)

(name)

NOES:

ABSENT: Rioni

ABSTAIN:

ATTESTED: Paul Baggett, Secretary

DATED: 1-14-2020
Exhibit H
Plan for Providing Services
Government Code § 56653

1) Enumeration and Description of Services:
   a. Brophy Water District is a California water district organized and existing under Water Code sections 34000 et seq. Pursuant to Water Code section 35400, the District exercises “the power generally to perform all acts necessary or proper to carry out fully the provisions of this division.” Pursuant to Water Code section 35401, the district may acquire, plan, construct, maintain, improve, operate, and keep in repair the necessary works for the production, storage, transmission, and distribution of water for irrigation, domestic, industrial and municipal purposes and any drainage or reclamation works connected therewith or incidental thereto. Brophy Water District only provides water for agricultural purposes.

2) Level and Range of Services:
   a. As described above, the District generally provides raw surface water for agricultural purposes within its boundaries.

3) Service Availability Date:
   a. The area within the annexation being sought by this application already has access to water from Reeds Creek, but the supply is limited and irregular. The District has the ability and authority to provide additional water to the annexed lands as soon as the annexation is approved.

4) Proposed Service Infrastructure:
   a. The District envisions no new service infrastructure will be required as a result of this application. As discussed above, the area within the annexation can be supplied with water by using the existing Reeds Creek as a conduit channel.

5) Cost of Services:
   a. The District funds its activities through water service and standby charges levied pursuant to the Water Code. Upon completion of the annexation, the District will be able to bill the annexed land under its existing water charge structure.

6) Conditions of Service:
   a. The District’s services are provided as a benefit to all of those who live within the District’s boundaries.
NOTICE OF EXEMPTION

TO: County Clerk
    County of Yuba
    Marysville, CA

FROM: Brophy Water District
c/o Gallery & Barton
1112 I Street, Suite 240
Sacramento, CA 95814

PROJECT TITLE: Application to LAFCO for Annexation of 55.77 acres of land

PROJECT LOCATION: 4084 Rancho Road, Marysville, Yuba County (APN 014-510-025)

DESCRIPTION OF PROJECT: The proposed project involves the annexation of 55.77 of land to
Brophy Water District’s boundaries.

NAME OF PUBLIC AGENCY APPROVING PROJECT: Brophy Water District

NAME OF PERSON OR AGENCY CARRYING OUT THE PROJECT: Al Lassaga, President

EXEMPT STATUS: CEQA Guidelines Sections 15301, 15319 and 15061 b(3) General Rule Exemption

REASONS WHY THIS PROJECT IS EXEMPT: This action is exempt from the California Environmental Quality Act pursuant to Section 15301, Existing Facilities, because by this action no changes to any existing structures are contemplated. This land is already being used for agricultural purposes and this project will not change that use. The proposed action will only provide a more regular water supply to this land. Thus, no changes in existing conditions are being contemplated. This action is exempt pursuant to Section 15319 because this action involves the annexation to a special district of areas containing existing public structures and the action would not result in any change in permitted uses. This action is exempt pursuant to Section 15061 b(3) because this action is covered by the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment. The District is applying to have its boundaries changed. This proposed annexation is only placing existing agricultural land into an existing agricultural water district; there is no possibility that this activity may have a significant effect on the environment since the District has no general land use authority and the land is already being used for agriculture. The District also finds there is no evidence in the record that an unusual circumstance exists with respect to this action.

CONTACT PERSON: Jesse Barton
Brophy Water District Attorney

TELEPHONE NUMBER: (916) 444-2880

By: Al Lassaga, President

Date: December 10, 2019
MINASIAN, MEITH, SOARES, SEXTON & COOPER, LLP
ATTORNEYS AT LAW
A Partnership Including Professional Corporations
1681 BIRD STREET
P.O. BOX 1679
OROVILLE, CALIFORNIA 95965-1679
Writer's e-mail: pminasian@minasianlaw.com

PAUL R. MINASIAN, INC.
JEFFREY A. MEITH
M. ANTHONY SOARES
DUSTIN C. COOPER
EMILY E. LaMOE
ANDREW J. McCLURE
JACKSON A. MINASIAN
WILLIAM H. SPRUANCE,
Retired
MICHAEL V. SEXTON,
Retired

TELEPHONE: (530) 533-2885
FACSIMILE: (530) 533-0197

April 13, 2020

Paige Hensley
Yuba County Local Agency Formation Commission
915 8th Street, Suite 130
Marysville, California

Re: Brophy Water District / Staas Annexation

Dear Paige,

The South Yuba Water District has reviewed the proposed annexation and Sphere of Influence change for the Brophy Water District. South Yuba Water District believes that its 1983 Agreement with Brophy Water District allocated this service area — including the Staas property proposed to be annexed — to Brophy, and therefore requests that the Yuba County LAFCo do the following:

1. Amend the Sphere of Influence and service area of Brophy Water District to include the Staas annexation property, and

2. Order the annexation of the Staas property to Brophy Water District.

If there are any questions, do not hesitate to contact us.

Very truly yours,

MINASIAN, MEITH, SOARES, SEXTON & COOPER, LLP

By: [Signature]

PAUL R. MINASIAN

PRM: dd
cc: Board of Directors, South Yuba Water District
Jesse Barton, Esq., jbastian@gallerybartonlaw.com
Brophy Water District, 3847 Ostrom Road, Wheatland, CA 95692
S:/Denise/yubals/Yuba LAFCO/Re Staas annexation to Brophy 4 13 20.wpd
YUBA LOCAL AGENCY FORMATION COMMISSION (LAFCO) SCHEDULE OF FEES AND DEPOSITS

1. **Initial Deposits for Yuba LAFCO Actions:**

<table>
<thead>
<tr>
<th>APPLICATION/SERVICE</th>
<th>INITIAL DEPOSIT TOWARDS PROJECT COST</th>
</tr>
</thead>
<tbody>
<tr>
<td>Pre-Application Review</td>
<td>$400 Initial Deposit toward Project Cost</td>
</tr>
<tr>
<td>Annexation to City without Sphere of Influence Amendment</td>
<td>$4,500 Initial Deposit toward Project Cost</td>
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<td>Annexation to City with Sphere of Influence Amendment</td>
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<tr>
<td>Detachment from City with Sphere of Influence Amendment</td>
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</tr>
<tr>
<td>District or County Service Area Formation</td>
<td>$5,000 Initial Deposit toward Project Cost</td>
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<tr>
<td>Establishment of Sphere of Influence</td>
<td>$6,000 Initial Deposit toward Project Cost</td>
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<td>Incorporation of City</td>
<td>$15,000 Initial Deposit toward Project Cost</td>
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<tr>
<td>Consolidation or Merger of Districts or County Service Areas</td>
<td>$4,000 Initial Deposit toward Project Cost</td>
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<td>Dissolution of District, County Service Area, or City</td>
<td>$2,000 Initial Deposit toward Project Cost</td>
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<td>Out of Agency Service Contract Review</td>
<td>$1,750 Initial Deposit toward Project Cost</td>
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<tr>
<td>District or City Initiated Sphere of Influence Amendment</td>
<td>$5,000 Initial Deposit toward Project Cost</td>
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<tr>
<td>Reconsideration Request</td>
<td>½ of Original Initial Deposit toward Project Cost</td>
</tr>
<tr>
<td>Activation of Latent Powers</td>
<td>$4,000 Initial Deposit toward Project Cost</td>
</tr>
<tr>
<td>Staff Analysis of Environmental Reviews</td>
<td>$2,750 Initial Deposit toward total Project Cost</td>
</tr>
<tr>
<td>Municipal Service Review (MSR)</td>
<td>$7,000 Initial Deposit toward Project Cost</td>
</tr>
<tr>
<td>Annexations of Single-Family Residence for reasons of Public Health and Safety</td>
<td>$1,925 Initial Deposit toward Project Cost</td>
</tr>
<tr>
<td>GIS Mapping fee deposit required for all Applications excepting Out of Agency Service Review Contracts</td>
<td>$200.00 Initial Deposit toward Project Cost</td>
</tr>
</tbody>
</table>
Note: All deposit amounts are subject to increase if the Executive Officer determines that the magnitude of the project justifies the increase.

A) All deposits are initial payments toward the total cost of processing (“project cost”). Project cost is defined as staff time plus materials. Staff charge-out rates are listed below, and include personnel costs plus a percentage of Yuba LAFCO’s administrative overhead costs and municipal service review and sphere of influence update costs. In addition, materials include, but are not limited to, charges for advertisement of hearings, mapping, petition reviews, contract staff and consultants as needed, as well as fees charged for project reviews by affected agencies.

B) Applicants are also responsible for payment of appropriate fees including, but not limited to: County Surveyor fees; State Board of Equalization fees; Initial Study. Negative Declaration, and EIR preparation fees; Fish and Game fees; and County Recording Fees. Processing fees for the State Board of Equalization are required to be made payable to Yuba LAFCO at the time of application. A schedule of State Board of Equalization Fees is included in the LAFCO application packet.

C) Staff time and materials will be monitored against the deposit on file with Yuba LAFCO; if the cost of processing reaches 90% of the deposited amount, additional deposits will be required. Any hearing or other action on the application may be suspended pending receipt of the additional deposit.

D) If extensive staff assistance is required prior to receipt of an application, a pre-application review initial deposit will be required at the time such work is requested.

E) All deposits must be paid at the time of application and no application shall be deemed filed until required deposits are received. Unless Yuba LAFCO finds payment of fees would be detrimental to the public interest, the Commission will not adjust or waive deposits and/or fees. In all cases, LAFCO staff will not waive fees.

F) All final bills must be paid by the applicant prior to filing of the Certificate of Completion or during other times during the LAFCO process as deemed appropriate by the Executive Officer.

G) Charges for Reconsideration of a determination by Yuba LAFCO are the responsibility of the requesting party.

H) Deposits on file with Yuba LAFCO, which exceed the cost of processing the application by $25 or more will be refunded after LAFCO completes its final filings.

I) If LAFCO is required to act as lead agency and an Environmental Impact Report is required as part of an Environmental Review, the applicant is also responsible for an additional $7,500 deposit toward the Total Project Cost plus actual costs or $115% of the consultant fee.

J) If a LAFCO application is withdrawn any time prior to the completion of proceedings, the unused portion of the initial fee deposit(s) received by LAFCO (deposit less any expended staff time and project expenses) will be returned to the persons paying the initial fee deposit upon receipt of a letter of withdrawal.

Yuba LAFCO Schedule of Fees and Deposits
Adopted March 3, 2010 Resolution 2010-0062
Effective May, 3, 2010
2. LAFCO Staff Charge-Out Rates:
   Executive Officer* ................................................................. $154.49/hour
   LAFCO Clerk/Analyst* ............................................................. $87.08/hour
   LAFCO Counsel* ................................................................. $254.49/hour
   Materials ............................................................................... Actual Cost
*MSR and SOI maintenance and preparation fees of $29.49 per staff hour are included in the above staff charge out rates.

3. Miscellaneous Costs:
   A) Special Meetings ............................................................... $1,000 Deposit toward Total Cost
      The total cost includes staff/counsel administrative time and materials.
   B) Staff Research and Studies ................................................ Project Cost
      Charges for staff time begin after the first half-hour.
   D) Copies of Staff Reports & other documents ......................... 25 cents/page
June 19, 2020

To: Local Agency Formation Commission Members and Alternate Members

From: Shiva Frentzen, Committee Chair
CALAFCO Board Election Committee
CALAFCO Board of Directors

RE: Nominations for 2020/2021 CALAFCO Board of Directors

Nominations are now open for the fall elections of the CALAFCO Board of Directors. Serving on the CALAFCO Board is a unique opportunity to work with other commissioners throughout the state on legislative, fiscal and operational issues that affect us all. The Board meets four to five times each year at alternate sites around the state. Any LAFCo commissioner or alternate commissioner is eligible to run for a Board seat.

CALAFCO’s Election Committee is accepting nominations for the eight (8) seats noted below on the CALAFCO Board of Directors. There are two (2) open in each region as follows:

- **Central Region**
  - County Member
  - District Member

- **Southern Region**
  - City Member
  - Public Member

- **Northern Region**
  - City Member
  - Public Member

- **Coastal Region**
  - County Member
  - District Member

The election will be conducted during Regional Caucuses at the CALAFCO Annual Conference prior to the Annual Membership Meeting on Thursday, October 22, 2020 at the Hyatt Regency in Monterey, CA. If we are unable to have an in-person annual conference due to the COVID-19 pandemic, the elections will be conducted by all mail ballot. This means there will be no nominations from the floor as part of the usual caucus procedures.

Please inform your Commission that the CALAFCO Election Committee is accepting nominations for the above-cited seats until **Tuesday, September 22, 2020 at 5:00 p.m.**

Incumbents are eligible to run for another term. Nominations received by September 22 will be included in the Election Committee’s Report and will be on the ballot. The Report will be distributed to LAFCo members no later than October 7, 2020 and ballots made available to Voting Delegates at the Annual Conference. Nominations received after this date will be returned; however, nominations will be permitted from the floor during the Regional Caucuses or during at-large elections, if required, at the Annual Membership Meeting.

For those member LAFCos who cannot send a representative to the Annual Meeting an electronic ballot will be made available if requested in advance. The ballot request must be made no later than **Tuesday, September 22, 2020.** Completed absentee ballots must be returned by 8:00 a.m., Monday, October 19, 2020.

*Should your Commission nominate a candidate, the Chair of your Commission must complete the attached Nomination Form and the Candidate’s Resume Form or provide the specified information in another format other than a resume. Commissions may also include a letter of recommendation or resolution in support of their nominee.*
The nomination forms and materials must be received by the CALAFCO Executive Director no later than Tuesday, September 22, 2020 at 5:00 p.m. Here is a summary of the deadlines for this year’s nomination process:

- **June 23** – Nomination Announcement and packet sent to LAFCo membership and posted on the CALAFCO website.
- **September 22** – Completed Nomination packet due
- **September 22** – Request for an absentee/electronic ballot due
- **September 22** – Voting delegate name due to CALAFCO
- **October 7** – Distribution of the Election Committee Report (includes all completed/submitted nomination papers)
- **October 7** – Distribution of requested absentee/electronic ballots.
- **October 19** – Absentee ballots due to CALAFCO
- **October 22** – Elections

Returning the nomination form prior to the deadline ensures your nominee is placed on the ballot. Names will be listed in the order nominations were received should there be multiple candidates. Electronic filing of nomination forms and materials is encouraged to facilitate the recruitment process. Please send e-mails with forms and materials to info@calafco.org. Alternatively, nomination forms and materials can be mailed or faxed to the address or fax number below. Please forward nominations to:

CALAFCO Election Committee c/o Executive Director  
California Association of Local Agency Formation Commissions  
1020 12th Street, Suite 222  
Sacramento, California 95814  
FAX: 916-442-6535  
EMAIL: info@calafco.org

Questions about the election process can be sent to the Chair of the Committee, Shiva Frentzen, at sfrentzen@calafco.org or by calling her at 530-621-5390. You may also contact CALAFCO Executive Director Pamela Miller at pmiller@calafco.org or by calling 916-442-6536.

Members of the 2020/2021 CALAFCO Election Committee are:

- **Shiva Frentzen, Chair**  
sfrentzen@calafco.org  
El Dorado LAFCo (Central Region)  
530-621-5390

- **David Couch**  
dcouch@cityofarcata.org  
Humboldt LAFCo (Northern Region)  
530-242-1112

- **Jo MacKenzie**  
jimackenzie@calafco.org  
San Diego LAFCo (Southern Region)  
858-614-7755

- **Tom Murray**  
tmurray@calafco.org  
San Luis Obispo LAFCo (Coastal Region)  
805-781-5795

Attached please find a copy of the CALAFCO Board of Directors Nomination and Election Procedures as well as the current listing of Board Members and corresponding terms of office.

*Please consider joining us!*
Board of Directors
Nomination and Election Procedures and Forms

The procedures for nominations and election of the CALAFCO Board of Directors [Board] are designed to assure full, fair and open consideration of all candidates, provide confidential balloting for contested positions and avoid excessive demands on the time of those participating in the CALAFCO Annual Conference.

The Board nomination and election procedures shall be:

1. APPOINTMENT OF AN ELECTION COMMITTEE:

   a. Following the Annual Membership Meeting the Board shall appoint an Election Committee of four members of the Board. The Election Committee shall consist of one member from each region whose term is not ending.

   b. The Board shall appoint one of the members of the Election Committee to serve as Chairman. The CALAFCO Executive Officer shall appoint a CALAFCO staff member to serve as staff for the Election Committee in cooperation with the CALAFCO Executive Director.

   c. Each region shall designate a regional representative to serve as staff liaison to the Election Committee.

   d. Goals of the Committee are to provide oversight of the elections process and to encourage and solicit candidates by region who represent member LAFCos across the spectrum of geography, size, and urban suburban and rural population if there is an open seat for which no nominations papers have been received close to the deadline.

2. ANNOUNCEMENT TO ALL MEMBER LAFCOS:

   a. No later than three months prior to the Annual Membership Meeting, the Election Committee Chair shall send an announcement to each LAFCo for distribution to each commissioner and alternate. The announcement shall include the following:

      i. A statement clearly indicating which offices are subject to the election.

      ii. A regional map including LAFCos listed by region.

      iii. The dates by which all nominations must be received by the Election Committee. The deadline shall be no later than 30 days prior to the opening of the Annual Conference. Nominations received after the closing date shall be returned to the proposing LAFCo marked “Received too late for Elections Committee action.”

      iv. The names of the Election Committee members with the Committee Chairman’s LAFCo address and phone number, and the names and contact information for each of the regional representatives.

   b. No later than four months before the annual membership meeting, the Election Committee Chairman shall send an announcement to the Executive Director for distribution to each member LAFCo and for publication in the newsletter and on the web site. The announcement shall include the following:

   Key Timeframes for Nominations Process

<table>
<thead>
<tr>
<th>Days</th>
<th>Event</th>
</tr>
</thead>
<tbody>
<tr>
<td>90</td>
<td>Nomination announcement</td>
</tr>
<tr>
<td>30</td>
<td>Nomination deadline</td>
</tr>
<tr>
<td>14</td>
<td>Committee report released</td>
</tr>
</tbody>
</table>

   *Days prior to annual membership meeting
i. A statement clearly indicating which offices are subject to the election.

ii. The specific date by which all nominations must be received by the Election Committee. Nominations received after the closing dates shall be returned to the proposing LAFCo marked “Received too late for Election Committee action.”

iii. The names of the Election Committee members with the Committee Chair’s LAFCo address and phone number, and the names and contact information for each of the regional representatives.

iv. Requirement that nominated individual must be a commissioner or alternate commissioner from a member in good standing within the region.

c. A copy of these procedures shall be posted on the web site.

3. THE ELECTION COMMITTEE:

a. The Election Committee and the regional representatives have the responsibility to monitor nominations and help assure that there are adequate nominations from each region for each seat up for election. No later than two weeks prior to the Annual Conference, the Election Committee Chair shall distribute to the members the Committee Report organized by regions, including copies of all nominations and resumes, which are received prior to the end of the nomination period.

b. At the close of the nominations the Election Committee shall prepare regional ballots. Each region will receive a ballot specific to that region. Each region shall conduct a caucus at the Annual Conference for the purpose of electing their designated seats. Caucus elections must be held prior to the annual membership meeting at the conference. The Executive Director or assigned staff along with a member of the Election Committee shall tally ballots at each caucus and provide the Election Committee the names of the elected Board members and any open seats. In the event of a tie, the staff and Election Committee member shall immediately conduct a run-off ballot of the tied candidates.

c. Make available sufficient copies of the Committee Report for each Voting Delegate by the beginning of the Annual Conference.

d. Make available blank copies of the nomination forms and resume forms to accommodate nominations from the floor at either the caucuses or the annual meeting (if an at-large election is required).

e. Advise the Executive Director to provide “CANDIDATE” ribbons to all candidates attending the Annual Conference.

f. Post the candidate statements/resumes organized by region on a bulletin board near the registration desk.

g. Regional elections shall be conducted as described in Section 4 below. The representative from the Election Committee shall serve as the Presiding Officer for the purpose of the caucus election.

h. Following the regional elections, in the event that there are open seats for any offices subject to the election, the Election Committee Chair shall notify the Chair of the Board of Directors that an at-large election will be required at the annual membership meeting and to provide a list of the number and category of seats requiring an at-large election.
4. **Electronic Ballot for LAFCO in Good Standing Not Attending Annual Meeting**

   Limited to the elections of the Board of Directors

   a. Any LAFCo in good standing shall have the option to request an electronic ballot if there will be no representative attending the annual meeting.

   b. LAFCos requesting an electronic ballot shall do so in writing no later than 30 days prior to the annual meeting.

   c. The Executive Director shall distribute the electronic ballot no later than two weeks prior to the annual meeting.

   d. LAFCo must return the ballot electronically to the executive director no later than three days prior to the annual meeting.

   e. LAFCos voting under this provision may discard their electronic ballot if a representative is able to attend the annual meeting.

   f. LAFCos voting under this provision may only vote for the candidates nominated by the Election Committee and may not vote in any run-off elections.  

5. **At the Time for Elections During the Regional Caucuses or Annual Membership Meeting:**

   a. The Election Committee Chairman, another member of the Election Committee or the Chair’s designee (hereafter called the Presiding Officer) shall:

   i. Review the election procedure with the membership.

   ii. Present the Election Committee Report (previously distributed).

   iii. Call for nominations from the floor by category for those seats subject to this election:

        1. For city member.

        2. For county member.

        3. For public member.

        4. For special district member.

   b. To make a nomination from the floor, a LAFCo, which is in good standing, shall identify itself and then name the category of vacancy and individual being nominated. The nominator may make a presentation not to exceed two minutes in support of the nomination.

   c. When there are no further nominations for a category, the Presiding Officer shall close the nominations for that category.

   d. The Presiding Officer shall conduct a “Candidates Forum”. Each candidate shall be given time to make a brief statement for their candidacy.

   e. The Presiding Officer shall then conduct the election:

   i. For categories where there are the same number of candidates as vacancies, the Presiding Officer shall:

        1. Name the nominees and offices for which they are nominated.

        2. Call for a voice vote on all nominees and thereafter declare those unopposed candidates duly elected.
ii. For categories where there are more candidates than vacancies, the Presiding Officer shall:

1. Poll the LAFCos in good standing by written ballot.

2. Each LAFCo in good standing may cast its vote for as many nominees as there are vacancies to be filled. The vote shall be recorded on a tally sheet.

3. Any ballots submitted electronically for candidates included in the Election Committee Report shall be added to the tally.\(^6\)

4. With assistance from CALAFCO staff, tally the votes cast and announce the results.

iii. Election to the Board shall occur as follows:

1. The nominee receiving the majority\(^6\) of votes cast is elected.

2. In the case of no majority, the two nominees receiving the two highest number of votes cast shall face each other in a run-off election. Electronic ballots are not included in the tally for any run-off election(s).\(^6\)

3. In case of tie votes:\(^6\):
   a. A second run-off election shall be held with the same two nominees.
   b. If there remains a tie after the second run-off, the winner shall be determined by a draw of lots.

4. In the case of two vacancies, any candidate receiving a majority of votes cast is elected.\(^6\)
   a. In the case of no majority for either vacancy, the three nominees receiving the three highest number of votes cast shall face each other in a run-off election.
   b. In the case of no majority for one vacancy, the two nominees receiving the second and third highest number of votes cast shall face each other in a run-off election.
   c. In the event of a tie, a second run-off election shall be held with the tied nominees. If there remains a tie after the second run-off election the winner shall be determined by a draw of lots.

6. ADDITIONAL PROCEDURES

   a. For categories where there are more candidates than vacancies, names will be listed in the order nominated.

   b. The Election Committee Chair shall announce and introduce all Board Members elected at the Regional Caucuses at the annual business meeting.\(^8\)

   c. In the event that Board seats remain unfilled after a Regional Caucus, an election will be held immediately at the annual business meeting to fill the position at-large. Nominations will be taken from the floor and the election process will follow the procedures described in Section 4 above. Any commissioner or alternate from a member LACo may be nominated for at-large seats.

   d. Seats elected at-large become subject to regional election at the expiration of the term. Only representatives from the region may be nominated for the seat.

   e. As required by the Bylaws, the members of the Board shall meet as soon as possible after
election of new board members for the purpose of electing officers, determining meeting places and times for the coming year, and conducting any other necessary business.

7. LOSS OF ELECTION IN HOME LAFCo

Board Members and candidates who lose elections in their home office shall notify the Executive Director within 15 days of the certification of the election.

8. FILLING BOARD VACANCIES

Vacancies on the Board of Directors may be filled by appointment by the Board for the balance of the unexpired term. Appointees must be from the same county as the vacancy, and should be from the same region.

These policies and procedures were adopted by the CALAFCO Board of Directors on 12 January 2007, and amended on 9 November 2007<sup>1</sup>, 8 February 2008<sup>1</sup>, 13 February 2009<sup>1</sup>, 12 February 2010<sup>1</sup>, 18 February 2011<sup>1</sup>, 29 April 2011<sup>1</sup>, 11 July 2011<sup>1</sup>, and 27 October 2011<sup>1</sup>. They supersede all previous versions of the policies.

CALAFCO Regions

FOUR REGIONS
The counties in each of the four regions consist of the following:

**Northern Region**
- Butte
- Colusa
- Del Norte
- Glenn
- Humboldt
- Lake
- Lassen
- Mendocino
- Modoc
- Nevada
- Plumas
- Shasta
- Sierra
- Siskiyou
- Sutter
- Tehama
- Trinity
- Yuba

**Coastal Region**
- Alameda
- Contra Costa
- Marin
- Monterey
- Napa
- San Benito
- San Francisco
- San Luis Obispo
- San Mateo
- Santa Barbara
- Santa Clara
- Santa Cruz
- Solano
- Sonoma
- Ventura

**CONTACT:** Martha Poyatos  
San Mateo LAFCo  
mpoyatos@smcgov.org

**Southern Region**
- Orange
- Los Angeles
- Imperial
- Riverside
- San Bernardino
- San Diego

**CONTACT:** Gary Thompson  
Riverside LAFCo  
gthompson@lafco.org

**Central Region**
- Alpine
- Amador
- Calaveras
- El Dorado
- Fresno
- Inyo
- Kern
- Kings
- Madera
- Mariposa
- Merced
- Mono
- Placer
- Sacramento
- San Joaquin
- Stanislaus
- Tulare
- Tuolumne
- Yolo

**CONTACT:** Christine Crawford, Yolo LAFCo  
christine.crawford@yolocounty.org
Board of Directors
2020/2021 Nominations Form

Nomination to the CALAFCO Board of Directors

In accordance with the Nominations and Election Procedures of CALAFCO,

_________________________ LAFCo of the __________________________ Region

Nominates ____________________________

for the (check one)  ☐ City  ☐ County  ☐ Special District  ☐ Public

Position on the CALAFCO Board of Directors to be filled by election at the next Annual Membership Meeting of the Association.

__________________________________
LAFCo Chair

______________________________
Date

NOTICE OF DEADLINE

Nominations must be received by September 22, 2020
at 5:00 p.m. to be considered by the Election Committee.
Send completed nominations to:
CALAFCO Election Committee
CALAFCO
1020 12th Street, Suite 222
Sacramento, CA 95814
Board of Directors
2020/2021 Candidate Resume Form

Nominated By: __________________________ LAFCo Date: ________________

Region (please check one): ☐ Northern ☐ Coastal ☐ Central ☐ Southern

Category (please check one): ☐ City ☐ County ☐ Special District ☐ Public

Candidate Name ________________________________________________________

Address __________________________________________________________________

Phone Office __________________________ Mobile __________________________

e-mail ____________________________________________________________________

Personal and Professional Background:

LAFCo Experience:

CALAFCO or State-level Experience:
Availability:

Other Related Activities and Comments:

NOTICE OF DEADLINE

Nominations must be received by September 22, 2020 at 5:00 p.m. to be considered by the Election Committee. Send completed nominations to:
CALAFCO Election Committee
CALAFCO
1020 12th Street, Suite 222
Sacramento, CA 95814