

RESOLUTION OF THE LOCAL AGENCY FORMATION COMMISSION  
OF THE COUNTY OF MENDOCINO  
MAKING DETERMINATIONS AND CONDITIONALLY APPROVING THE  
SOUTHWEST ANNEXATION TO THE CALPELLA COUNTY WATER DISTRICT  
INCLUDING ADOPTION OF A MASTER SERVICE ELEMENT PLAN AND  
AMENDED SPHERE OF INFLUENCE INCLUDING ACCEPTANCE OF THE  
DISTRICT'S NEGATIVE DECLARATION

WHEREAS, a proposal for the annexation of certain territory to the Calpella County Water District in the County of Mendocino has been filed with the Executive Officer of this Commission pursuant to Title 5, Division 3, commencing with Section 56000 of the Government Code; and

WHEREAS, the Executive Officer has reviewed the proposal and prepared a report, including her recommendation thereon, the proposal and report having been presented to and considered by this Commission; and

WHEREAS, this proposal includes a Sphere of Influence and Master Service Element Plan approval for the District which adjusts properties from the Redwood Valley County Water District; and

WHEREAS, this proposal was noticed for a public hearing to be heard by the Commission on September 8, 1997 at 10:00 a.m. or soon thereafter; and

WHEREAS, this Commission called for and took public testimony on the proposal, received all oral and written protests, objections and evidence which were made, presented or filed, and all persons present were given an opportunity to hear and be heard with respect to this proposal as well as the report of the Executive Officer; and

WHEREAS, this proposal consists of approximately 140 acres for purposes of sewer and water services on mixed land use for housing, district owned facilities, and the surrounding areas for similar services.

NOW, THEREFORE, the Local Agency Formation Commission of the County of Mendocino DOES HEREBY RESOLVE, DETERMINE AND ORDER as follows:

1. The proposal being identified in the files of the Mendocino County Local Agency Formation Commission as File No. 97-03 and the same is hereby approved subject to the following conditions and terms:
2. The boundaries, as set forth in the proposal, are hereby to be approved and described as Exhibit A legal description and map as Exhibit B, to be attached hereto and by this reference incorporated herein, to the satisfaction of the County Surveyor and Assessor.

3. The territory includes 140 acres, and is found to be inhabited, and is assigned the distinctive short form designation: Southwest Annexation to the Calpella County Water District.
4. The Master Service Element Plan and Sphere of Influence amendment is hereby approved effective as of the date of this action, for the Calpella County Water District.
5. All terms and conditions of approval to this proposal shall be identified as Exhibit C and attached hereto and to become a part herein of this resolution.
6. The Calpella County Water District in the County of Mendocino is designated the Conducting Authority, and the Board of Directors of the Calpella County Water District are hereby authorized to conduct subsequent proceedings in compliance with this resolution and commencing with Government Code Section 57000 by public hearing.
7. The Executive Officer is hereby authorized and directed to mail certified copies of this Resolution as provided in Section 56853 of the Government Code.

ADOPTION of this Resolution was moved by Commissioner Delbar, seconded by Commissioner Kummert, and carried on this 8th day of September 1997 by the following roll call vote:

AYES: Commisioners Kummert, Delbar, Pinches, Melo, Ranker and McMichael  
NOES: None  
ABSENT: Commissioner Alfano  
ABSTAIN: None

WHEREUPON, the Chairman declared the Resolution adopted, AND SO ORDERED

Frank McMichael  
Chairman

ATTEST:

Executive Officer  
STATE OF CALIFORNIA, County of Mendocino

By Mary Hiatt, Executive Officer, Local Agency Formation Commission in and for the County of Mendocino, State of California, do hereby certify the foregoing to be a full, true and correct copy of an order made by the Local Agency Formation Commission as the same appears spread upon their minute book.

Mary Hiatt  
Executive Officer

## EXHIBIT "A"


Boundary Description for the  
Southwest Annexation  
to the Calpella County Water District

All that certain real property situated in the County of Mendocino, State of California, more particularly described as follows:

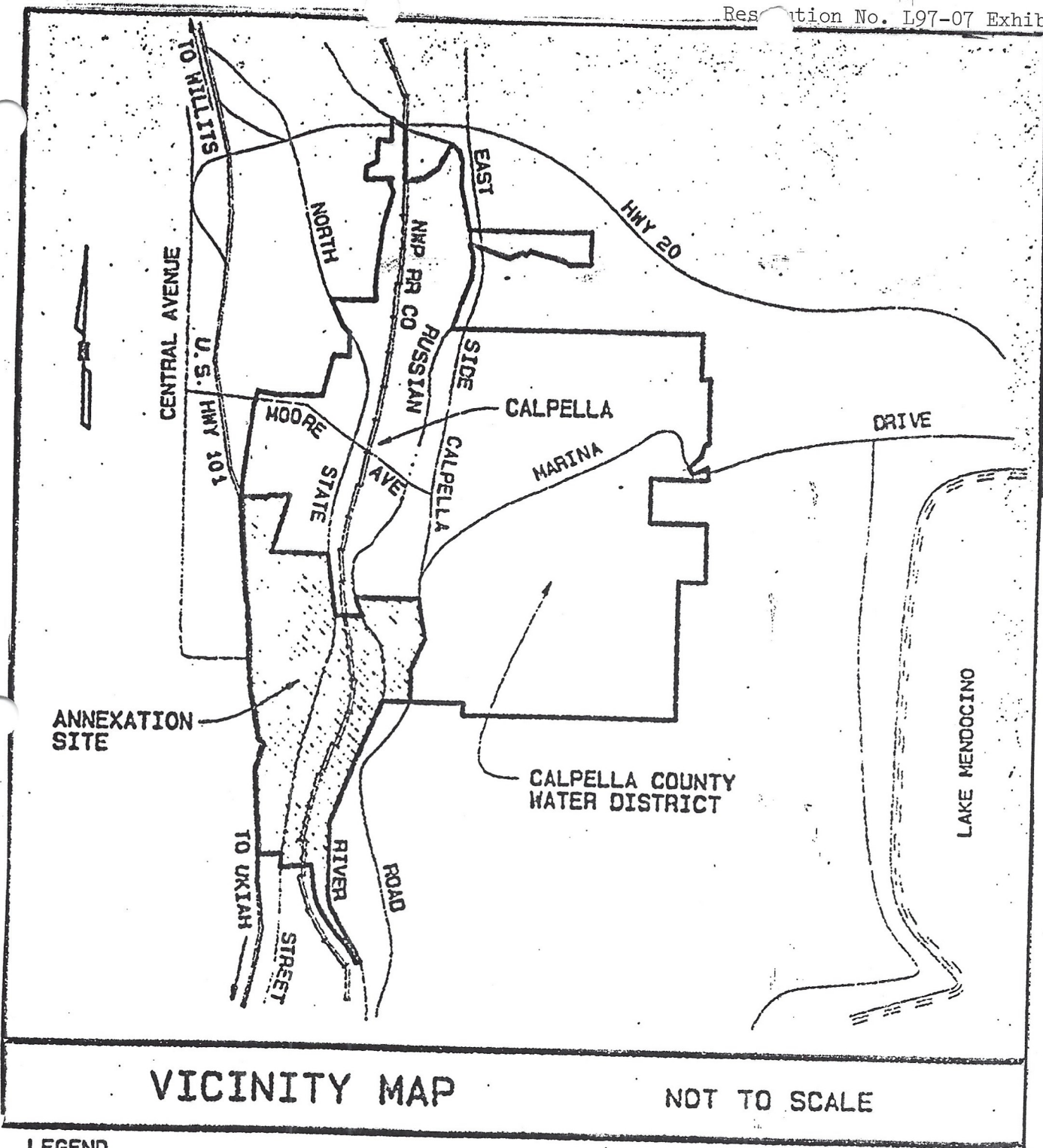
Commencing at the Southwest corner of Section 20, Township 16 North, Range 12 West, Mount Diablo Base and Meridian; thence North  $57^{\circ}53'$  East, 6350 feet more or less to the existing boundary of the Calpella County Water District and the POINT OF BEGINNING of this description being a 3-inch brass cap stamped L.S. 2332 designated No. 4 as shown on a Record of Survey filed in Map Case 2, Drawer 57, Page 68, Mendocino County Records said point being on the East line of Lot O as said lot is shown on the Revised Map of E. A. Howard's Subdivision filed in Map Case 1, Drawer 3, Page 63, Mendocino County Records; thence along said existing boundary and the East line of Lot O and Lot N of said revised map and its extension thereof South  $16^{\circ}03'13''$  West, 754.82 feet more or less to the South line of said Lot N; thence along said South line South  $89^{\circ}29'42''$  East, 657.64 feet more or less to the Southeast corner of said Lot N; thence continuing along the extension of said South line South  $89^{\circ}29'42''$  East, 60 feet to the East line of former State Highway Route 101 (North State Street); thence along said East line South  $8^{\circ}25'$  East, 800 feet more or less to an intersection with the North line of that parcel of land as described in Book 1238 of Official Records, Page 20, Mendocino County Records; thence East, 330 feet more or less along said North line and the North line of that parcel of land as described in Book 513 of Official Records, Page 336, Mendocino County Records to the thread of the west branch of the Russian River; thence along the thread of said river North  $19^{\circ}$  West, 250 feet to an intersect with the North line of that parcel of land as described in Book 2275 of Official Records, Page 418, Mendocino County Records; thence leaving said river and along said North line North  $89^{\circ}50'30''$  East, 716.2 feet to the West line of the County Road as described in Book 118 of Deeds, Page 269, Mendocino County Records; thence continuing along the extension of said North line North  $89^{\circ}50'30''$  East, 60 feet to the East line of said road; thence along said East line South  $9^{\circ}42'$  East, 524 feet; thence South  $23^{\circ}10'$  West, 440 feet; thence South  $0^{\circ}42'$  East, 390 feet more or less to the intersection of said East line with the easterly extension of the South line of that parcel of land as described in Book 1719 of Official Records, Page 491, Mendocino County Records; thence leaving said existing water district boundary West, 340 feet along said South line and its extension thereof to the center of the Russian River; thence along the center of said river more or less as follows: South  $23^{\circ}26'35''$  West, 796.77 feet; thence South  $21^{\circ}15'37''$  West, 827.07 feet; thence South  $0^{\circ}41'56''$  West, 877.54 feet; thence South  $12^{\circ}07'21''$  East, 138.87 feet; thence South  $29^{\circ}19'32''$  East, 803.92 feet to the intersection with the North line of the 46.99 acre parcel conveyed by Quinliven to Chamberlain in Book 29 of Deeds, Page 285, Mendocino County Records and as shown on a Record of Survey map filed in Map Case 2, Drawer 45, Page 32, Mendocino County Records; thence leaving said center line and along said North line

West, 55.40 feet to the East line of the Northwestern Pacific Railroad; thence along said East line from a tangent that bears North 22°28'09" West, through the arc of a curve to the left having a radius of 930.00 feet, a central angle of 17°26'11" and a length of 283.02 feet; thence North 39°54'20" West, 352.43 feet; thence through the arc of a curve to the right having a radius of 770 feet, a central angle of 30°32'40" and a length of 410.49 feet; thence North 9°21'40" West, 297.80 feet to an intersection with the easterly extension of the boundary of a parcel of land as described in Book 1854 of Official Records, Page 495, Mendocino County Records and as shown on said Record of Survey map; thence leaving said East line and along said boundary and its extension thereof South 85°03'50" West, 388.98 feet to the East line of said North State Street; thence along said East line North 1°05'33" East, 166.27 feet to the intersection with the easterly extension of the South line of Parcel 1 as shown on a parcel map filed in Map Case 2, Drawer 59, Page 85, Mendocino County Records; thence leaving said East line and along said South line and its extension thereof South 87°12'54" West, 269.59 feet to the East line of California State Highway 101; thence along said East line from a tangent that bears North 6°24'04" West, through the arc of a curve to the right having a radius of 2900.33 feet, a central angle of 02°32'52" and a length of 128.97 feet; thence North 3°51'12" West, 910.05 feet; thence North 17°19'06" East, 336.45 feet; thence North 35°30'08" West, 116.62 feet; thence North 11°11'35" West, 573.65 feet; thence North 4°32'19" West, 372.45 feet; thence North 2°45'41" East, 58.87 feet; thence North 1°31'41" East, 101.05 feet; thence North 4°32'19" West, 535.25 feet; thence North 7°48'32" West, 175.29 feet; thence North 4°32'19" West, 807.89 feet; thence North 3°43'12" West, 371.23 feet to the Northwest corner of that parcel of land as described in Book 1944 of Official Records, Page 677, Mendocino County Records and as shown on a map filed in Map Case 2, Drawer 57, Page 68, Mendocino County Records; thence continuing North 3°43'12" West, 65.12 feet to the existing Calpella Water District boundary; thence leaving said East line and along said district boundary North 89°41'22" East, 340.03 feet; thence North 0°18'38" West, 20.00 feet; thence North 89°41'06" East, 266.64 feet more or less to the point of beginning and the end of this description and containing 140 acres more or less.

The LAFCO file number for this description of the Southwest Annexation to the Calpella County Water District is file L 97-03.

  
 Thomas M. Herman, P.L.S. 4805  
 License Expires 9-30-00





# VICINITY MAP

NOT TO SCALE

### LEGEND

- EXISTING CALPELLA COUNTY WATER DISTRICT BOUNDARY
- - - - - BOUNDARY OF SOUTHWEST ANNEXATION
- APPROXIMATE ASSESSOR'S PARCEL LINE

## LAFCO MAP NO. 97-03

### SOUTHWEST ANNEXATION

TO THE

## CALPELLA COUNTY WATER DISTRICT

MENDOCINO COUNTY.

CALIFORNIA  
JULY, 1997

Resolution No. L97-07  
Calpella - Southwest Annexation

EXHIBIT "C"

1. All District Resolutions are to be certified copies.
2. Application check list is to be signed and dated by agent.
3. A recorded Notice of Determination is to be provided for the file.
4. The CEQA document submitted with the application requires a date.
5. Maps and legal description are to be corrected to the satisfaction of the County Surveyor and Assessor, which is to include correction of the "island" territory as noted by the Assessor.
6. A sphere of influence map adjustment for Redwood Valley County Water District shall be corrected and filed with LAFCO.