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AGENDA ITEM 10.B.

Date: June 6, 2024

From: George Williamson, Senior Advisor

Subject: **Current Status of Current and Future Applications**

The Commission will receive an update on the current status of applications and provide direction to staff as necessary.

BACKGROUND

LAFCOs are responsible, under the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, to regulate the formation and development of local governmental agencies and their municipal services. This includes approving or disapproving proposed changes of organization, such as boundary changes (e.g. annexations), consistent with adopted policies and procedures pursuant to California Government Code (G.C.) §56375. LAFCOs have broad discretion in amending and conditioning changes of organization as long as they do not directly regulate land use, property development, or subdivision requirements.

DISCUSSION

The following application(s) are active with LAFCO:

- Proposed SOI Amendment and Annexation to CSA #8 (Palo Cedro): The proposal includes two parcels (APNs: 059-390-003 & 059-390-002) along Deschutes Road totaling approximately 5.4 acres. Both parcels are outside the existing CSA #8 SOI but adjacent to the northwesterly jurisdictional boundary. Surrounding land uses include rural residential, commercial, and planned development. Currently, the southern parcel has a single residential structure, and the northern parcel has one larger residential and multiple smaller structures. The applicants are requesting annexation to CSA #8 in order to obtain wastewater services for their properties. Water services are currently provided by Bella Vista Water District and no change of provider is proposed as this time.

The EO prepared a letter of incomplete application outlining the additional documentation needed in order to proceed with processing the application. The applicant has provided what additional information is available. However, since the County will need to complete their discretionary process first, it could take several months to a year depending on required CEQA documentation. Until the additional items are received, the application will remain on hold.

The following pre-applications are being tracked by LAFCO:

- City of Redding Annexation: Property owners are proposing to annex approximately 90 acres of land within the City of Redding's primary growth area along Collyer Drive and Old Oregon Trail. The property is also located within the Bella Vista Water District boundary. The proposed

annexation would allow for development that is estimated to create up to 300 dwelling units including single family housing, senior apartments, and multi-family/ mixed use development. There is also the potential for retail/ office space or additional multi-family development along Old Oregon Trail.

RECOMMENDATION

Staff recommends the Commission receive this report and provide direction to staff as needed.