

**MINUTES  
LOCAL AGENCY FORMATION COMMISSION  
JANUARY 24, 2007**

The Stanislaus Local Agency Formation Commission met in the Joint Chambers at Tenth Street Place, Basement Level, 1010 10<sup>th</sup> Street, Modesto, California. The meeting was called to order at 6:00 p.m.

**I. CALL TO ORDER**

- A. Pledge of Allegiance to Flag. The Chairperson led in the pledge of allegiance to the flag.
- B. Introduction of Commissioners and Staff. The Chairperson led in the introduction of the Commissioners.

Commissioners Present:      Barbara Rouse, Chair, Public Member  
   Brad Hawn, City Member  
   William O'Brien, County Member  
   Ken Lane, City Member  
   Thomas Mayfield, County Member  
   John Fantazia, Alternate City Member  
   Tia Saletta, Alternate Public Member

Commissioners Absent:      Jim DeMartini, Alternate County Member

Staff Present:                      Marjorie Blom, Executive Officer  
   Dean Wright, LAFCO Counsel  
   Elizabeth Contreras, Assistant Executive Officer  
   Debbie Hamilton, LAFCO Clerk

**II. APPROVAL OF THE MINUTES**

- A. Minutes of November 27, 2006 Special Meeting. It was moved by Commissioner Mayfield, seconded by Commissioner O'Brien, to approve the Minutes of the November 27, 2006 special meeting. The motion carried with a 4-0 vote of the voting members. (Commissioner Lane abstained and Commissioners Fantazia and Saletta were ineligible.)
- B. Minutes of December 6, 2006 Special Meeting. It was moved by Commissioner Mayfield, seconded by Commissioner O'Brien, to approve the Minutes of the December 6, 2006 special meeting. The motion carried with a 4-0 vote of the voting members. (Commissioner Lane abstained and Commissioners Fantazia and Saletta were ineligible.)

**III. CORRESPONDENCE**

- A. Specific Correspondence.

Letter dated January 17, 2007 from Robert L. Demont regarding Agenda Item No. VI:A, "Formation of the Wendt Ranch-Reclamation District – Handout.

B. Informational Correspondence.

1. Resolution from the Denair Fire Protection District in Support of the Reconsideration Request of the Oakdale Rural Fire Protection District with Regard to Detachment proceedings before the Local Agency Formation Commission dated December 5, 2006 – Received.
2. “The Sphere”, CALAFCO Newsletter, December, 2006 – Received.
3. Annual City Annexation Summary for Stanislaus County 1990-2006 – Received.
4. Three letters from Christine Ferraro Tallman, Clerk of the City Selection Committee dated December 21, 2006, regarding appointment to City Members to LAFCO – Received.
5. Letter dated January 12, 2007, from a group called “Members of Riverbank Watch”, regarding the City of Riverbank’s General Plan Update – Received.

C. “In the News”.

- The Modesto Bee, December 7, 2006, “Airport neighborhood may take wing” – Received.
- Patterson Irrigator, December 9, 2006, “Committee holds off on picking airfield plan” – Received.
- Patterson Irrigator, December 9, 2006, “Council to review largest-ever development” – Received.
- Patterson Irrigator, December 16, 2006, “Council clears way for 3,100 new homes” - Received.
- The Modesto Bee, December 16, 2006, “Irrigation districts balk at centralizing water control” – Received.
- The Modesto Bee, December 17, 2006, “Tivoli tensions: Subdivision has groups worried” – Received.
- The Modesto Bee, December 18, 2006, “Business park plans criticized” – Received.
- The Modesto Bee, December 19, 2006, “Riverbank starts writing report on comments to general plan” – Received.
- The Modesto Bee, December 20, 2006, “Firehouse likely to be demolished” – Received.

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- The Modesto Bee, December 20, 2006, "Stanislaus stays with agency for managing EMS policies – Received.
- Patterson Irrigator, December 23, 2006, "Face of West Side business changes throughout 2006" – Received.
- Hughson Chronicle, December 26, 2006, "City closer to spending \$35 million on wastewater treatment" – Received.
- Patterson Irrigator, December 27, 2006, "Health district faces major changes in 2006" – Received.
- The Riverbank News, January 3, 2007, "City Manager Looks Forward" – Received.
- The Ceres Courier, January 4, 2007, "Mayor most goals of '06 realized" – Received.
- Patterson Irrigator, January 6, 2007, "County to host town hall meeting on airfield" – Received.
- The Modesto Bee, January 10, 2007, "Stanislaus enterprise zone OK'd to expand" – Received.
- The Modesto Bee, January 11, 2007, "More waste water heading to Turlock" – Received.
- The Modesto Bee, January 12, 2007, "Air facility panel alerted to possible conflict of interest" – Received.
- The Modesto Bee, January 13, 2007, "Crows Landing plans draw queries" – Received.
- Patterson Irrigator, January 13, 2007, "Council to reconsider general plan" – Received.
- Patterson Irrigator, January 13, 2007, "Web site shows thousands of homes in Crows Landing" – Received.
- The Modesto Bee, January 15, 2007, "Affordable homes made a must-have" – Received.
- The Modesto Bee, January 15, 2007, "Oakdale finds pipelines desperate for an upgrade" – Received.
- The Modesto Bee, January 17, 2007, "West Side up in arms over map" – Received.

**IV. DECLARATION OF CONFLICTS AND DISQUALIFICATIONS**

It was announced by Dean Wright, LAFCO Counsel, that Commissioner William O'Brien will be removing himself from the Dais due to potential conflict regarding Item No. VI.A.

**V. ACTION ITEMS**

**A. ELECTION OF OFFICERS FOR FEBRUARY 1, 2007 TO JANUARY 31, 2008.**

Marjorie Blom, Executive Officer, presented the proposal for approval. Moved by Commissioner Mayfield, seconded motion moved by Commissioner Lane with a 5-0 vote to adopt Resolution No. 2007-01, approving the Election of Officers for February 1, 2007 to January 31, 2008.

**B. OUT-OF-BOUNDARY SERVICE APPLICATION – CITY OF MODESTO (921 PARADISE, MODESTO).**

Marjorie Blom, Executive Officer, presented the proposal for approval. Commissioner Lane left the Dais at 6:12 p.m. and returned to the Dais at 6:14 p.m. Denny Jackman, former Councilmember for the City of Modesto, stated his concern regarding the extension of sewer services without vote of residents of the City of Modesto.

Moved by Commissioner Hawn, seconded by Commissioner O'Brien with a 5-0 vote to adopt Resolution No. 2007-02, approving the out-of-boundary service extension requested by the City of Modesto, for the property located on 921 Paradise Road, Modesto (APN 030-024-033).

**VI. PUBLIC HEARING**

**A. PUBLIC HEARING – LAFCO APPLICATION NO. 2006-14 – FORMATION OF THE WENDT RANCH – RECLAMATION DISTRICT.**

At 6:19 p.m., Commissioner O'Brien requested a two-minute recess.

At 6:21 p.m., the meeting resumed.

Dean Wright, LAFCO Counsel, announced that Commissioner O'Brien will step down and leave the Dais due to the source of confusion on the map provided.

Prior to opening the public hearing, Michael McGrew, Neumiller & Beardslee, representing the applicant, requested that the matter be continued to the next LAFCO meeting to have a full Commission.

Following Mr. McGrew's comment, Denny Jackman requested the item be heard as originally scheduled.

Moved by Commissioner Mayfield, seconded by Commissioner Hawn and carried with a 5-0 vote (Commissioner O'Brien was disqualified and Commissioners Fantazia and Saletta were ineligible) to continue the meeting to February 28, 2007. Commissioner O'Brien returned to the Dais at 6:38 p.m.

**VII. OTHER BUSINESS**

None.

**VIII. ADDITIONAL MATTERS AT THE DISCRETION OF THE CHAIRPERSON**

Commissioner O'Brien apologized to the Commission and Staff for not informing the Commission of conflict regarding Item No. VI:A.

**IX. EXECUTIVE OFFICER'S REPORT**

A. On the Horizon. The Executive Officer informed the Commission of the upcoming items:

1. On January 19, 2007, LAFCO Staff and Counsel attended a CALAFCO Workshop on Government Code Section 56133, "Out of Agency Service Agreements".
2. An Updated Policy and Procedure Manual was given to each Commissioner.
3. The Stanislaus County Planning Directors Workshop will be held on January 27, 2007 at Harvest Hall.
4. Elizabeth Contreras, LAFCO Assistant Executive Officer, has submitted her resignation letter. Her last day will be effective February 9, 2007.
5. The Executive Officer asked permission from the Commission to appoint a qualified candidate from the existing list.

Moved by Commissioner Rouse, seconded by Commissioner Mayfield with a 5-0 vote (Commissioner Fantazia and Saletta were eligible) directing the Executive Officer to appoint a qualified candidate from the existing Assistant Executive Officer's list.

B. The following items are scheduled for February 28, 2007, Meeting:

- A. Continuation of the Hatch and Santa Fe Reorganization to the City of Hughson.
- B. Technology Business Park – Phase 2 Change of Organization to County Service Area No. 10 in the Salida area.
- C. Westside Industrial Specific Plan Reorganization to the City of Turlock. The materials were given to the Commission for review prior before the next LAFCO meeting.

**X. PUBLIC COMMENT**

None.

**XI. AJOURNMENT**

- A. Set meeting date and time. The next meeting date and time is February 28, 2007 at 6:00 p.m.
- B. The meeting was adjourned at 6:42 p.m.

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Marjorie Blom  
Executive Officer

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