



# STANISLAUS LOCAL AGENCY FORMATION COMMISSION

## MINUTES

May 22, 2019

### 1. CALL TO ORDER

Chair Van Winkle called the meeting to order at 6:00 p.m.

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

Commissioners Present: Michael Van Winkle, Chair, City Member  
Jim DeMartini, Vice Chair County Member  
Amy Bublak, City Member  
Terry Withrow, County Member (arrived at 6:01 pm)  
Richard O'Brien, Alternate City Member  
Brad Hawn, Alternate Public Member

Staff Present: Sara Lytle-Pinhey, Executive Officer  
Javier Camarena, Assistant Executive Officer  
Jennifer Goss, Commission Clerk  
Thomas Boze, Alternate LAFCO Counsel

Commissioners Absent: Bill Berryhill, Public Member  
Vito Chiesa, Alternate County Member

### 2. PUBLIC COMMENT

Denny Jackman, Modesto resident, spoke in regards to the upcoming Riverbank proposal.

### 3. APPROVAL OF MINUTES

- A. Minutes of the April 24, 2019 Meeting.

Motion by Commissioner Bublak, seconded by Commissioner Hawn and carried with a 5-0 vote to approve the Minutes of the April 24, 2019 meeting by the following vote:

Ayes: Commissioners: Bublak, DeMartini, Hawn, Van Winkle and Withrow  
Noes: Commissioners: None  
Ineligible: Commissioners: O'Brien  
Absent: Commissioners: Berryhill and Chiesa  
Abstention: Commissioners: None

#### 4. CORRESPONDENCE

- A. Specific Correspondence.
  - 1. Item 7A – Emails from Brian Humphrey, resident of Modesto Mobile Home Park, dated May 12 and 21, 2019.
- B. Informational Correspondence.
  - 1. Memo Regarding Availability of Support Documentation for Upcoming Application: Crossroads West Change of Organization to the City of Riverbank.
- C. “In the News”

#### 5. DECLARATION OF CONFLICTS AND DISQUALIFICATIONS

None.

#### 6. CONSENT ITEM

- A. **MUNICIPAL SERVICE REVIEW NO. 2019-03 AND SPHERE OF INFLUENCE UPDATE NO. 2019-03 - RESOURCE CONSERVATION DISTRICTS.** The Commission will consider the adoption of a Municipal Service Review (MSR) and Sphere of Influence (SOI) Update for the East Stanislaus and West Stanislaus Resource Conservation Districts. This item is exempt from the California Environmental Quality Act (CEQA) review pursuant to sections 15306 and 15061(b)(3). (Staff Recommendation: Approve the update and adopt Resolution No. 2019-12.)

Motion by Commissioner Bublak, seconded by Commissioner Hawn, and carried with a 5-0 vote to approve the update and adopt the Resolution, by the following vote:

Ayes:	Commissioners: Bublak, DeMartini, Hawn, Van Winkle and Withrow
Noes:	Commissioners: None
Ineligible:	Commissioners: O'Brien
Absent:	Commissioners: Berryhill and Chiesa
Abstention:	Commissioners: None

#### 7. PUBLIC HEARINGS

- A. **LAFCO APPLICATION NO. 2019-07 - MCHENRY-CORALWOOD REORGANIZATION TO THE CITY OF MODESTO.** The City of Modesto has requested to annex approximately 12.86 acres located at 4024 McHenry Avenue to the City and detach the area from the Stanislaus Consolidated Fire Protection District. The property consists of a mobile home park within an unincorporated island meeting the criteria for annexation pursuant to Government Code section 56375.3. Annexation is intended to fulfill a condition of approval from LAFCO Resolution 2018-20, following a request from the property owner to obtain City sewer services. The Commission, as a Responsible Agency, will also consider the finding of the City of Modesto, as Lead Agency, that the project is within the scope of the General Plan

Master Environmental Impact Report, pursuant to the California Environmental Quality Act (CEQA). (Staff Recommendation: Adopt Resolution No. 2019-11, approving the reorganization.)

Javier Camarena, Assistant Executive Officer, presented the item with a recommendation of approval.

Chair Van Winkle opened the Public Hearing at 6:17 p.m.

Paul Liu, Principal Planner with City of Modesto, and Margot Roen, representative for the property owner, answered questions of the Commission.

Chair Van Winkle closed the Public Hearing at 6:23 p.m.

Motion by Commissioner Withrow, seconded by Commissioner DeMartini, and carried with a 5-0 vote to adopt Resolution No. 2019-11, by the following vote:

Ayes:	Commissioners: Bublak, DeMartini, Hawn, Van Winkle and Withrow
Noes:	Commissioners: None
Ineligible:	Commissioners: O'Brien
Absent:	Commissioners: Berryhill and Chiesa
Abstention:	Commissioners: None

- B. **FINAL LAFCO BUDGET FOR FISCAL YEAR (FY) 2019-2020.** The Commission will consider the adoption of the final LAFCO budget consistent with Government Code Sections 56380 and 56381. (Staff Recommendation: Approve the final budget and adopt Resolution No. 2019-10.)

Sara Lytle-Pinhey, Executive Officer, presented the item with a recommendation of approval.

Chair Van Winkle opened the Public Hearing at 6:29 p.m.

No one spoke.

Chair Van Winkle closed the Public Hearing at 6:29 p.m.

Motion by Commissioner Hawn, seconded by Commissioner Withrow, and carried with a 5-0 vote to adopt Resolution No. 2019-010, by the following vote:

Ayes:	Commissioners: Bublak, DeMartini, Hawn, Van Winkle and Withrow
Noes:	Commissioners: None
Ineligible:	Commissioners: O'Brien
Absent:	Commissioners: Berryhill and Chiesa
Abstention:	Commissioners: None

## 8. OTHER BUSINESS

None.

**9. COMMISSIONER COMMENTS**

None.

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

None.

**11. EXECUTIVE OFFICER'S REPORT**

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

- On June 19<sup>th</sup> at 6:00 p.m. LAFCO and CSDA will be holding a free Governance Best Practices training in Basement Chambers.
- Upcoming items for June will include the Crossroads West Reorganization to the City of Riverbank and an Out of Boundary Service request from the City of Ceres.

**12. ADJOURNMENT**

A. Chair Van Winkle adjourned the meeting at 6:33 p.m.

**SIGNED COPY ON FILE**

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Sara Lytle-Pinhey, Executive Officer