



STANISLAUS LOCAL AGENCY FORMATION COMMISSION MINUTES

August 26, 2026

1. CALL TO ORDER

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

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

Commissioners Present: Terry Withrow, Chair, County Member
Sue Zwahlen, Vice Chair, City Member
Vito Chiesa, County Member
Amy Bublak, Chair, City Member
Bill O'Brien, Public Member
Charlie Goeken, Alternate City Member
Jami Aggers, Alternate Public Member

Commissioners Absent: Mani Grewal, Alternate County Member

Staff Present: Sara Lytle-Pinhey, Executive Officer
Jennifer Vieira, Commission Clerk
Javier Camarena, Assistant Executive Officer
Robert J. Taro, Alternate LAFCO Counsel

2. PUBLIC COMMENT

Milt Triewailer spoke regarding the importance of farmland protection. Katherine Borges, Lori Wolf and Jake Wenger, County residents, spoke regarding Modesto 2050 General Plan.

3. CORRESPONDENCE

- A. Specific Correspondence.
 - 1. Letter from the City of Ceres, regarding Agenda Item 6-A
- B. Informational Correspondence.
 - 1. Response Letter to the City of Modesto's Draft Environmental Impact Report for Scannell Industrial Project, dated July 24, 2026.

2. Response Letter to the City of Modesto's Notice of Preparation of an Environmental Impact Report – Modesto 2050 General Plan, dated July 27, 2026.
3. 2026 CALAFCO Board of Directors Election Packet
4. 2026 CALAFCO Achievement Award Nominations Packet
5. 2026 CALAFCO Save the Date Flyer.

C. In the News

4. DECLARATION OF CONFLICTS AND DISQUALIFICATIONS

None.

5. CONSENT ITEMS

A. **MINUTES OF THE JUNE 24, 2026, LAFCO MEETING**

(Staff Recommendation: Accept the Minutes.)

- B. **MUNICIPAL SERVICE REVIEW NO. 2026-02 AND SPHERE OF INFLUENCE UPDATE NO. 2026-06 – EASTIN, EL SOLYO, DEL PUERTO AND OAK FLAT WATER DISTRICTS AND PATTERSON AND WEST STANISLAUS IRRIGATION DISTRICTS:** The Commission will consider the adoption of a Municipal Service Review (MSR) and Sphere of Influence (SOI) Update for the Eastin, El Solyo, Del Puerto and Oak Flat Water Districts and Patterson and West Stanislaus Irrigation 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. 2026-14.)

Motion by Commissioner Bublak, seconded by Commissioner O'Brien, and carried with a 5-0 vote to approve the consent items, by the following vote:

<i>Ayes:</i>	<i>Commissioners: Bublak, Chiesa, O'Brien, Withrow and Zwahlen</i>
<i>Noes:</i>	<i>Commissioners: None</i>
<i>Ineligible:</i>	<i>Commissioners: Aggers and Goeken</i>
<i>Absent:</i>	<i>Commissioners: Grewal</i>
<i>Abstention:</i>	<i>Commissioners: None</i>

6. PUBLIC HEARING

- A. **CONTINUED FROM JUNE 24, 2026 - LAFCO APPLICATION NO. 2026-04 – CERES FIRE PROTECTION DISTRICT REORGANIZATION TO THE STANISLAUS CONSOLIDATED FIRE PROTECTION DISTRICT:** Request to annex the Ceres Fire Protection District territory, comprised of approximately 2,444 acres, to the Stanislaus Consolidated Fire Protection District and simultaneously dissolve the Ceres Fire Protection District. The reorganization will also include a Sphere of Influence amendment for the Stanislaus Consolidated Fire Protection District. The Ceres Fire Protection District area is generally located south of the City of Ceres between the Union Pacific Railroad and Faith Home Road. The proposal is considered exempt for purposes of the California Environmental Quality Act (CEQA)

pursuant to §15320 and §15061(b)(3). Section 15320 categorically exempts changes of organization or reorganization of local governmental agencies where the proposal does not change the geographical area in which previously existing powers are exercised. Section 15061(b)(3) exempts the project though the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment. It has been determined with certainty that there is no possibility that the activity in question may have a significant effect on the environment; the activity is not subject to CEQA. (Staff Recommendation: Approve the proposal and adopt Resolution No. 2026-13.)

Javier Camarena, Assistant Executive Officer, presented the item with a recommendation to approve the proposal.

Chair Withrow opened the Public Hearing at 6:19 p.m.

Milt Trieweler, resident, Steve Williams, Ceres Interim City Manager and Chief Clint Bray, Stanislaus Consolidated Fire Protection District all spoke in support of the proposal.

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

Motion by Commissioner Bublak, seconded by Commissioner Zwahlen, and carried with a 5-0 vote to approve the proposal with the material change and adopt Resolution No. 2026-13, by the following vote:

<i>Ayes:</i>	<i>Commissioners: Bublak, Chiesa, O'Brien, Withrow and Zwahlen</i>
<i>Noes:</i>	<i>Commissioners: None</i>
<i>Ineligible:</i>	<i>Commissioners: Aggers and Goeken</i>
<i>Absent:</i>	<i>Commissioners: Grewal</i>
<i>Abstention:</i>	<i>Commissioners: None</i>

7. OTHER BUSINESS

None.

8. COMMISSIONER COMMENTS

None.

9. ADDITIONAL MATTERS AT THE DISCRETION OF THE CHAIRPERSON

None.

10. EXECUTIVE OFFICER'S REPORT

The Executive Officer informed the Commission of the following:

- Staff recommends canceling the September meeting. The next meeting will be held on October 28, 2026.
- Staff will be working on the Protest Hearing for the Ceres Fire Protection District Reorganization.

11. ADJOURNMENT

- A. Chair Withrow adjourned the meeting at 6:29 p.m.

DRAFT

Sara Lytle-Pinhey, Executive Officer