



San Diego County Local Agency Formation Commission

Regional Service Planning | Subdivision of the State of California

REGULAR MEETING AGENDA

SAN DIEGO COUNTY LOCAL AGENCY FORMATION COMMISSION

MONDAY, AUGUST 1, 2022
COUNTY ADMINISTRATION CENTER
1600 PACIFIC HIGHWAY, ROOM 302
SAN DIEGO, CALIFORNIA

Chair Jim Desmond
Vice Chair Paul McNamara

Executive Officer Keene Simonds
Commission Counsel Holly O. Whatley

County of San Diego	Cities	City of San Diego	Special Districts	General Public
Jim Desmond Joel Anderson Nora Vargas, Alt.	Paul McNamara Mary Casillas Salas Kristi Becker, Alt.	Chris Cate Mami von Wilpert, Alt.	Jo MacKenzie Barry Willis David A. Drake, Alt.	Andy Vanderlaan Harry Mathis, Alt.

The August 1, 2022 meeting will be held in a hybrid format to accommodate both in-person and remote participation by the Commission and its staff members. The public is similarly welcome to participate in person or remotely (video or telephone). The following standards apply.

- With respect to in-person participation in Room 302 in the County Administration Building:
 - Face coverings must be worn unless fully vaccinated against COVID-19.
 - Face coverings are optional for those fully vaccinated.
- With respect to remote participation:
 - The public may watch the meeting live using the link on our website home page: www.sdlafco.org.
 - The public may attend remotely using either the Zoom app, Zoom website (<https://zoom.us/>) or call in by telephone at (669) 900-9128. Use Meeting/Webinar ID: 895 6767 7168 and Passcode: 508649.
 - The public may provide comments in real-time by emailing erica.blom@sdcounty.ca.gov. E-mailed comments will be read into the record by LAFCO staff.
 - The public may also provide comments in real-time by telephone or video by pre-registering no later than 4:00pm on July 29, 2022. Pre-register by calling 619-321-3380 or emailing lafco@sdcounty.ca.gov.
 - All comments are subject to a three-minute limit.

1. 9:00 A.M. – CALL TO ORDER BY CHAIR

- Roll Call
- Pledge of Allegiance

2. AGENDA REVIEW

The Chair will consider requests to remove and/or rearrange items on the agenda in coordination with the Executive Officer.

3. PRESENTATIONS

a) Director Dahvia Lynch with San Diego County Planning & Development Services

4. PUBLIC COMMENT AND RELATED REQUESTS INVOLVING CONSENT CALENDAR

Opportunity for members of the public to speak to the Commission on any subject matter within the Commission's jurisdiction but not an item listed on the agenda. Members of the public may also request the Commission pull an item from the consent calendar for discussion at this time. Each speaker's presentation may not exceed three minutes.

5. CONSENT ITEMS

All items calendared as consent are considered ministerial or non-substantive and subject to a single motion approval. The Chair will also consider Commissioner requests to pull an item for discussion before entertaining a motion.

a) Approval of Meeting Minutes for June 6, 2022 (action)

The Commission will consider action minutes prepared by the Commission Clerk for the June 6, 2022 regular meeting. Recommendation to approve as presented. (Pages 7-18)

b) Commission Ratification | Recorded Payments for May and June 2022 (action)

The Commission will review a report identifying all payments made and received in May and June 2022. Recommendation to ratify payments as presented. (Pages 19-28)

**c) Budget Report on 2021-2022 |
4th Quarter Actuals and Proposed Close-of-Year Budget Amendments (action)**

The Commission will review a report comparing budgeted and actual transactions through the fourth quarter of 2021-2022 and related analysis to formally receive and file. Amendments are also proposed as part of the administrative close of the fiscal year. (Pages 29-38)

d) Proposed Budget Amendments for 2022-2023 and Related Actions (action)

The Commission will consider proposed amendments to accommodate transactions involving a two-year planning grant award from the Department of Conservation. The proposed amendments involve increasing the budget for both expenses and revenues by \$0.216 million from \$2.045 million to \$2.261 million to transact grant monies to track agricultural trends in San Diego County. The proposed amendments have been coordinated with the County of San Diego Auditor's Office and presented for Commission approval along with a related action to rescind a previously authorized special revenue fund as detailed. (Pages 39-44)

e) Approval of Fund Balance Designations for 2022-2023 (action)

The Commission will perform its annual task under policy to review and make fund balance designations involving a total cash balance as of July 1, 2022 was \$1,547,565. It is proposed the Commission reset the fund balance designations to largely match the preceding fiscal year and marked by continuing to allocate \$750,000 in committed monies for opportunity or stabilization uses. It is recommended the Commission approve the designations as proposed. (Pages 45-52)

f) Commission Ratification | Employees' Wage and Benefit Changes (action)

The Commission will consider ratifying wage and benefit changes for employees consistent with the County of San Diego's new labor agreements retroactive to July 1, 2022. The changes would apply over a three-year period beginning in 2022-2023 and marked by a 5.0% cost-of-living adjustment. Other changes are detailed. (Pages 53-82)

CONSENT ITEMS CONTINUED...

g) Approval of Independent Audit Expense for FY2021-2022 (action)

The Commission will consider approval of an independent audit expense in the amount of \$9,950 with R.J. Ricciardi and Associates covering 2021-2022. This amount is consistent with the terms of an earlier proposal received from R.J. Ricciardi and Associates to provide annual auditing services to the Commission as part of an open selection process completed in September 2019. Staff recommends approval. (Pages 83-92)

h) Protest Hearing Results |

Sphere “Fallbrook PUD Latent Powers Activation”

Parks and Recreation, Street Lighting, and Roads & Streets Service Functions (action)

The Commission will receive the results of the protest hearing held for the reorganization proposal filed by Fallbrook Public Utility District (PUD) to activate additional service functions. This proposal was conditionally approved by the Commission in April 2022 and involves the activation of parks and recreation, street lighting, and roads and streets service functions. The noticed protest hearing was held by staff on May 31, 2022 and continued to June 14, 2022 without generating sufficient opposition as detailed. The protest results are being presented to the Commission to receive and file. (Pages 93-100)

i) Protest Hearing Results |

“Ramona Municipal Water District Reorganization”

Transfer of Fire + Emergency Medical Function to San Diego County FPD (action)

The Commission will receive the results of the protest hearing held for the reorganization proposal filed by Ramona Municipal Water District (MWD) to transfer its fire protection and emergency medical function to the San Diego County Fire Protection District (FPD). This proposal was conditionally approved by the Commission in June 2022 and involves concurrently divesting MWD’s integrated fire protection and emergency medical service function and annexing the affected territory to FPD. The noticed protest hearing was held by staff on July 11th without generating sufficient opposition as detailed. The protest results are being presented to the Commission to receive and file. (Pages 101-106)

j) Progress Report on Workplan Projects (action)

The Commission will receive a progress report on projects included in the adopted workplan for 2022-2023. Recommendation to receive and file. (Pages 107-110)

k) Final Calculations for 2022-2023 Apportionments (information)

The Commission will receive a report identifying local agency apportionments for 2022-2023. The apportionments are final and have been calculated by the County of San Diego Auditor’s Office and based on the \$1.804 million total contribution amount set by the Commission at its June 6, 2022 meeting. The report is being presented for information only. (Pages 111-116)

l) Report on Active Proposals and Related Activities (information)

The Commission will receive a status report on the 30 active proposals currently on file as well as anticipated filings based on ongoing discussions with proponents. The item is for information and concurrently satisfies LAFCO’s reporting requirement. (Pages 117-130)

m) CALAFCO Annual Conference Items (action)

The Commission will consider action items relating to the upcoming California Association of LAFCOs’ (CALAFCO) Annual Conference scheduled for October 19th-21st in Newport Beach. This includes a recommendation for the Commission to appoint Commissioners MacKenzie and Vanderlaan as delegate and alternate delegate, respectively. (Pages 131-136)

CONSENT ITEMS CONTINUED...

n) Authorizing Continued Hybrid or Fully Remote Meetings of the Commission and all Committees for a 30-Day Period (action)

The Commission will consider authorizing the ongoing use of hybrid and/or fully remote meetings. The item addresses Assembly Bill 361 and its allowances for public agencies, under specified circumstances, to continue to utilize remote meetings under modified Brown Act provisions given the pandemic in 30-day intervals. Approval would take immediate effect and cover the August 1st meeting and extend to August 31st. (Pages 137-142)

6. PUBLIC HEARING ITEMS |

COMMISSIONER DISCLOSURE OF EX PARTE COMMUNICATIONS

Public hearing items require expanded public notification per provisions in State law or have been voluntarily scheduled by the Executive Officer to ensure opportunity for public input. All public hearing items require verbal disclosures by Commissions regarding any material communications.

a) Proposed “Mar Vista Island Reorganization” |

Annexation to the City of Vista with Concurrent Detachments from the Buena Sanitation District and Vista Fire Protection District and Related Sphere Action (RO21-04) (action)

The Commission will consider a reorganization proposal filed by City of Vista involving two non-contiguous areas located along Mar Vista Drive within its sphere of influence. The affected territory collectively totals 142 unincorporated acres with an estimated resident population of 375. The reorganization involves three jurisdictional changes and headlined by annexation to Vista. The immediate purpose of the proposal is to transfer wastewater service responsibilities within one of the two non-contiguous areas that comprises the Stonegate Subdivision to Vista, and in doing so replace an existing outside service agreement with Buena Sanitation District. The longer-term purpose of the proposal is to coordinate land use and municipal service planning for all of the affected territory under Vista. Concurrent detachments from Buena Sanitation District and Vista Fire Protection District are proposed. Vista is requesting approval under the expedited island annexation proceedings. Staff recommends approving the proposal as requested along with conditions – including Vista agreeing to grandfather all existing uses within the affected territory. A conforming action to remove the affected territory from Vista Fire Protection District’s sphere of influence is also recommended. Protest proceedings would be waived under the island annexation proceedings. (Pages 143-198)

7. BUSINESS CALENDAR

Business items involve regulatory, planning, or other items that do not require a noticed hearing.

a) Draft Municipal Service Review on the Escondido Region | Part Two (action)

The Commission will review a draft report and associated addendum prepared as part of a phased scheduled municipal service review on the Escondido region. These draft documents form to represent the second of a two-part municipal service review and specific to covering the City of Escondido. The municipal service review report has been prepared by Escondido via Concordia Homes with input from LAFCO staff. The addendum has been prepared by LAFCO staff to expand and bridge the analysis gap between the two documents on topics of elevated interest to the Commission – and specifically with respect to core City functions (water, wastewater, and fire protection) and finances. A formal 45-day public review period will follow the initial discussion by the Commission with staff returning with final versions of both documents to formally receive and file as well as to adopt the determinations included in the addendum. (Pages 199-282)

BUSINESS ITEMS CONTINUED...

b) Authorization to Serve as Co-Applicant for a Proposed Planning Grant with the California Department of Conservation and Related Actions (action)

The Commission will consider authorization to serve as co-applicant with the County of San Diego on a proposed planning grant with the Department of Conservation and its Sustainable Agricultural Lands Conservation Program. The proposed planning grant is for \$500,000 with Planning & Development Services as the co-applicant. The proposed grant would expand on LAFCO's existing grant activities in assessing local agricultural trends and proceed to collect and analyze market data to establish baseline costs/revenues for existing and emerging crops while also identifying government opportunities to help bridge economic gaps. Grant requires a 10% matching requirement and can be satisfied through staff time. Staff recommends approval. (Pages 283-298)

c) Appointments to Advisory Committee on Resource Conservation Districts (action)

The Commission will consider making appointments to an advisory committee to implement earlier recommendations included in a countywide municipal service review on resource conservation districts. This includes – notably – identifying and addressing the scope and scale of extraterritorial services provided by local resource conservation districts to comply with LAFCO statute. Recommendations to be provided by staff. Verbal report only.

8. EXECUTIVE OFFICER REPORT

9. COMMISSIONER ANNOUNCEMENTS | REQUESTS FOR FUTURE ITEMS

10. CLOSED SESSION

None

11. ADJOURNMENT TO NEXT MEETING

October 3, 2022

Attest to Posting:

Tamaron Lockett
Commission Clerk

All associated agenda reports are available for viewing at www.sdlafco.org. Any person with a disability under the Americans with Disabilities Act (ADA) may receive a copy of the agenda or a copy of all the documents constituting the agenda packet for a meeting upon request. Any person with a disability covered under the ADA may also request a disability-related modification or accommodation, including auxiliary aids or services, in order to participate in a public meeting. Please contact the LAFCO office at least three business days prior to the meeting for any accommodations.

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