



San Diego County
Local Agency Formation Commission
 Regional Service Planning | Subdivision of the State of California

SAN DIEGO COUNTY
LOCAL AGENCY FORMATION COMMISSION

REGULAR MEETING AGENDA
Monday, May 5, 2025

Doors Open: 8:00 A.M.
Meeting Starts: 8:15 A.M.

In-Person Participation

County Administration Center
 1600 Pacific Highway, Room 302
 San Diego, California

Video-Teleconference Participation

<https://www.zoom.us/join>
 Meeting ID 895 6767 7168 | Passcode 508649
 (669) 900-9128

Video Viewing Only

@sandiegolafco9909

San Diego LAFCO		
Commissioner	Appointing Authority	Affiliation
Chair Stephen Whitburn	Mayor of the City of San Diego	City of San Diego
Vice Chair Barry Willis	Independent Special Districts	Alpine Fire Protection
Joel Anderson	Board of Supervisors	County of San Diego
Kristi Becker	Cities Selection Committee	City of Solana Beach
Jim Desmond	Board of Supervisors	County of San Diego
Jo MacKenzie	Independent Special Districts	Vista Irrigation
Vacant	Commission	General Public
Dane White	Cities Selection Committee	City of Escondido
Alternate Brigette Browning	Commission	General Public
Alternate David A. Drake	Independent Special Districts	Rincon del Diablo MWD
Alternate John McCann	Cities Selection Committee	City of Chula Vista
Alternate Marni von Wilpert	Mayor of the City of San Diego	City of San Diego
Alternate – Vacant	Board of Supervisors	County of San Diego

Participation Instructions:

In person attendance by the public is welcomed. LAFCO meets in Room 302 in the County Administration Center (1600 Pacific Highway). Three-hour visitor parking is available using the Ash Street entrance. To provide comments on any item, please turn in a speakers slip to LAFCO staff before the item commences.

Remote participation by video or telephone is welcomed through Zoom by following these instructions.

Comments by Video	Comments by Telephone
1. Click or type the link found at the top of the agenda	1. Dial + 1-669-900-9128
2. Type the Meeting ID identified on the top of this agenda followed by the Passcode	2. Dial the Meeting ID identified at the top of the agenda followed by the Passcode
3. Click the raise hand icon	3. Dial *9 to raise your hand
4. LAFCO will announce your name as it appears when it is your turn to speak	4. LAFCO will call out the last 4 digits of your phone number when it is your turn to speak
5. Click the speaker icon to unmute to speak	5. Dial *6 to unmute yourself

All comments – whether provided in person or remotely (video and telephone) – are limited to three minutes for individuals and five minutes for agencies and community organizations. The Chair may adjust the time allowance as they deem appropriate in managing the Commission’s business.

Remote participation by e-mail is also welcomed by sending comments to Commission Clerk Erica Sellen at erica.sellen@sdcounty.ca.gov.

- All e-mails received before 3:00 P.M. one business day before the meeting will be forwarded to the Commission and posted online prior to the start of the meeting.
- All e-mails received after 3:00 P.M. one business day before the meeting and up until the conclusion of the item by the Commission will be noted for the record by LAFCO staff with a good-faith summary and subsequently posted online.

The Commission may proceed with the meeting, even where there is a disruption that prevents the Commission from broadcasting the meeting to members of the public or from receiving public comment from members of the public using a call-in option or internet-based service option, unless such disruption prevents a member of the Commission is participating under Government Code Section 54953, subdivision (e) or (f).

Public Accommodations:

Assistance for the disabled is available by contacting LAFCO staff prior to the meeting. To the extent possible, accommodation requests should be submitted at least 72 hours in advance.

Spanish language translation services are readily available at LAFCO meetings. Translation services covering other languages may be made available upon request at least 72 hours prior to the meeting.

Contact Information:

Erica Sellen
Commission Clerk
2550 Fifth Avenue, Suite 725
San Diego, California 92103
T: 619-321-3380
F: 619-404-6508
E: erica.sellen@sdcounty.ca.gov

1. 8:15 A.M. – CALL TO ORDER BY CHAIR

- a) Roll Call of Commissioners Present
- b) Pledge of Allegiance

2. STATEMENT (JUST CAUSE) AND/OR CONSIDERATION OF A REQUEST TO PARTICIPATE REMOTELY (EMERGENCY CIRCUMSTANCES) BY A COMMISSIONER, IF APPLICABLE.

3. AGENDA REVIEW

The Executive Officer will summarize the agenda as well as to advise of any requested changes. Any supplemental communications received will also be addressed. The Chair will also consider requests from Commissioners to rearrange any agenda items.

4. PUBLIC COMMENT AND OPPORTUNITY FOR PUBLIC TO REQUEST DISCUSSION ON CONSENT ITEMS

Opportunity for members of the public to speak to the Commission on any subject matter within the Commission’s growth management duties/interests but not on the agenda. Three-minute limit. This is also an opportunity for the public to request discussion on a consent calendar item.

5. CONSENT ITEMS

All items calendared as consent are considered ministerial and subject to a single motion approval. The Chair will entertain requests by Commissioners to pull any items for discussion.

a) Approval of Meeting Minutes for March 3, 2025 (action)

The Commission will consider action minutes prepared by the Commission Clerk for the March 3, 2025 meeting. Recommendation to approve as presented. (Pages 7-18)

b) Commission Ratification | Recorded Payments for February and March 2025 (action)

The Commission will review a report identifying all payments made and received for February and March 2025. Recommendation to ratify payments as presented. (Pages 19-30)

c) Budget Update for 2024-2025 | Third Quarter Actuals + Year-End Projections (action)

The Commission will review a report comparing budgeted and actual amounts through the third quarter of 2024-2025 and related end-year projections. No amendments are proposed. The report is presented for formal acceptance and filing. (Pages 31-38)

d) Progress Report on 2024-2025 Workplan (action)

The Commission will receive a progress report on the adopted workplan, and activities associated with the 30 special projects set for 2024-2025. Recommendation to formally receive the item. (Pages 39-50)

e) Proposed “Biermann-N. Ash Street Reorganization” | Annexation to the City of Escondido and Related Actions (RO24-17) (action)

The Commission will consider a reorganization proposal initiated by landowner petition with the principal action to annex 0.81 unincorporated acres to the City of Escondido. The affected territory as submitted is presently developed with a 2,100 square-foot single family residence located at 2174 North Ash Street. The reorganization also includes a concurrent detachment from CSA No. 135 as well as exclusion from Rincon del Diablo MWD’s Improvement District E. Recommendation to conditionally approve the proposal as submitted, waive protest proceedings, and make exemption findings under CEQA. (Pages 51-78)

CONSENT ITEMS CONTINUED...

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

The Commission will receive a status report on active proposals currently on file as well as anticipated filings based on ongoing discussions with proponents. The item is for information and satisfies LAFCO's reporting requirement. (Pages 79-94)

g) Report on Cities and Special Districts Advisory Committee Activities (information)

The Commission will receive an update on activities of the Cities and Special Districts Advisory Committees during Fiscal Year 2024-2025. The report outlines meetings held, committee engagement, and highlights of key discussions. The item is for information in step with concluding this workplan assignment. (Pages 95-102)

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) Annual Workforce Vacancy Report in Compliance with Assembly Bill 2561 (action)

The Commission will consider an annual workforce vacancy report addressing position vacancies at LAFCO as of May 2025. This new requirement is tied to the passage of Assembly Bill (AB) 2561, signed into law in September 2024, requiring local public agencies to publicly address the status of all agency vacancies. This item is for the Commission to formally receive and file. (Pages 103-106)

b) Proposed Final Workplan and Budget for 2025-2026 and Related Actions (action)

The Commission will consider recommendations from the Executive Officer to adopt a final workplan and budget for 2025-2026. Both items return substantively intact following their draft adoption in March and subsequent public review. The proposed final workplan continues to outline 30 special projects with a revision to elevate a special governance study on the Oceanside Small Craft Harbor District to a higher priority. The proposed final budget continues to set \$3.164 million in matching expenses and revenues — an increase of 8.6% from the current fiscal year. The lone revision to the budget involves lowering local agency appointments from 7.6% to 5.0% consistent with Commission direction, with the difference offset by a greater use of reserves. It is recommended the Commission adopt both items with any revisions by resolution along with related actions as specified. (Pages 107-126)

c) Proposed “Cavanaugh – Linda Vista Drive Change of Organization” |

Annexation to Vallecitos Water District & Related Sphere Action (CO24-13) (action)

The Commission will consider a change of organization proposal initiated by landowner petition to annex approximately one acre of incorporated territory in the City of San Marcos to the Vallecitos Water District. The affected territory comprises an undeveloped legal parcel off of Linda Vista Drive and identified by the Assessor as 219-022-33, which lies immediately outside Vallecitos and associated sphere. The proposal's purpose is to establish wastewater services to facilitate the planned development of one single-family residence with a detached garage. Staff recommends conditional approval along with a conforming sphere amendment. Waivers are also recommended to proceed without a new municipal service review – otherwise required under LAFCO Policy L-106 – and dismissing protest. It is separately recommended the Commission make exemption findings under CEQA. (Pages 127-174)

7. BUSINESS CALENDAR

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

a) Proposed Policy | Financial Accounting and Internal Controls (action)

The Commission will consider approving a policy establishing formal rules and procedures for financial accounting and related reporting. This item ties to the adopted workplan and returns to the Commission largely intact following its initial presentation in March 2025 and marked by addressing reporting responsibilities, capitalization thresholds, and fraud prevention. Revisions are limited to addressing disposing of surplus assets. It is recommended the Commission approve the proposed policy with any requested changes. (Pages 175-184)

b) La Jolla Incorporation Proposal (information)

The Commission will receive an update on the proposed “City of La Jolla Special Reorganization” and the concurrent requested actions to detach the community from the City of San Diego and incorporate as the City of La Jolla. LAFCO staff has confirmed the proponents have collected enough valid petitions equal to no less than 25% of all registered voters within the proposed municipal boundary. LAFCO staff will now proceed in initiating the administrative review on the proposal and headlined by selecting an outside consultant to prepare a comprehensive fiscal analysis. Information only. (Pages 185-204)

c) Memorandum of Understanding with Los Angeles, Orange, and San Bernardino LAFCOs for Continuing Education and Legislative Support Services (information)

The Commission will receive an update on efforts to establish alternative support services for non-renewing membership with CALAFCO for reasons detailed at the February 2025 meeting. Efforts have resulted in an MOU with Los Angeles, Orange, and San Bernardino LAFCOs to jointly provide continuing education and legislative advocacy services beginning July 1, 2025. Item is for information only with the opportunity for Commission feedback. (Pages 205-212)

8. EXECUTIVE OFFICER REPORT

9. COMMISSIONER ANNOUNCEMENTS & REQUESTS FOR FUTURE ITEMS

10. ADJOURNMENT

Attest to Posting:

Erica Sellen
Commission Clerk

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