

DEPARTMENT: Public Works

By: Michael Edwards

Phone: 966-5356

RECOMMENDED ACTION AND JUSTIFICATION:

(Policy Item: Yes \_\_\_ No X)

Resolution recommending to the Local Agency Formation Commission (LAFCO) approval of a potential annexation application to the Don Pedro Sewer Zone.

The application to LAFCO would be made by Tim Erickson for several parcels (refer to Attachment #1). These parcels are adjacent to the 40-acre parcel that the County has offered to purchase from Erickson for the replacement of the sewer zone wastewater treatment facility (WWTF). Erickson has accepted the offer, partly contingent on the Board of Supervisors making a favorable recommendation to LAFCO on his annexation application. Staff recommends this action because the parcels could be relatively easily served by the proposed new WWTF and the sewer zone would benefit from an increased customer base. Refer to Attachment #2 for staff's initial response to the request. A similar request for annexation support was made to the Lake Don Pedro Community Services District.

BACKGROUND AND HISTORY OF BOARD ACTIONS:

On August 5, 1997 the Board authorized staff to make an offer on a 40-acre parcel owned by Erickson at the listed price. Staff has been negotiating with Erickson since making the initial offer.

LIST ALTERNATIVES AND CONSEQUENCES OF NEGATIVE ACTION:

No action. This would likely cause Erickson to reject the County's offer. This would significantly delay the land acquisition process. The California Regional Water Quality Control Board has required that the land acquisition portion of the WWTF project be completed by January 1998.

|  |  |
|--|--|
| <p>COSTS: ( X ) Not Applicable</p> <p>A. Budgeted current FY&gt; \$ _____</p> <p>B. Total anticipated Costs&gt; \$ _____</p> <p>C. Required additional funding&gt; \$ _____</p> <p>D. Internal transfers&gt; \$ _____</p><br><p>COSTS: ( ) 4/5th Vote Required</p> <p>A. Unanticipated revenues&gt; \$ _____</p> <p>B. Reserve for contingencies&gt; \$ _____</p> <p>C. Source description: &gt; _____</p><br><p>Balance in Reserve Contingencies, If Approved:<br/>\$ _____</p> | <p>SPECIAL INSTRUCTIONS:</p> <p>List the attachments and number the pages consecutively:</p> <p><u>1. Erickson letter to Edwards (w/attachments)</u></p> <p><u>2. Edwards' response to Erickson</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> |
|--|--|

**CLERK'S USE ONLY**

Res. No.: 97 241 Ord. No.: \_\_\_\_\_

Vote - Ayes: 4 Noes: \_\_\_\_\_

Absent: Reilly Abstained: \_\_\_\_\_

Approved  Denied

Minute Order Attached  No Action Necessary

The foregoing instrument is a correct copy of the original on file in this office

Date: \_\_\_\_\_

ATTEST: \_\_\_\_\_

MARGIE WILLIAMS, Clerk of the Board

By: \_\_\_\_\_

Deputy

**ADMINISTRATIVE OFFICER'S RECOMMENDATION:**

This item on agenda as:

Recommended

Not Recommended

For Policy Determination

Submitted with Comment

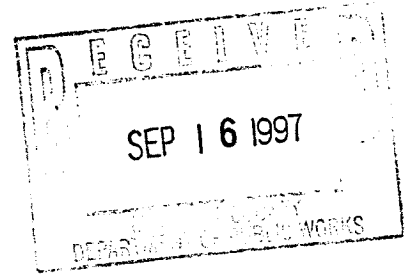
Returned for Further Action

Comment: \_\_\_\_\_

\_\_\_\_\_

C.A.O. Initials: ja

September 12, 1997



Michael Edwards  
Department of Public Works  
4639 Ben Hur Road  
Mariposa, Ca 95338

Dear Mr. Edwards,

I would like to request the Board of Directors review and approve the annexation of APN #001-250-01, 001-250-02 and 001-260-02 (map attached parcel #3, 5, 7, 8, 9 & 10) in to the Lake Don Pedro Community Services District for sewer.

Currently the county of Mariposa is seeking to purchase parcel number 10 for the purpose of expansion of the existing sewer system in Lake Don Pedro.

I have been instructed that the first step in the process requires this letter of request. If the request is approved by your directors then an application will be forwarded to me and appropriate filing fees will be disclosed.

Please let me know if any further information is required at this time and also what time frames can be expected for this process.

Sincerely,

A handwritten signature in cursive script that reads "Tim Erickson".

Tim Erickson



(209) 962-5252 BUSINESS  
(209) 962-6668 FAX  
clake@mttleisure.com E-MAIL

**CHRIS LAKE**  
REALTOR®



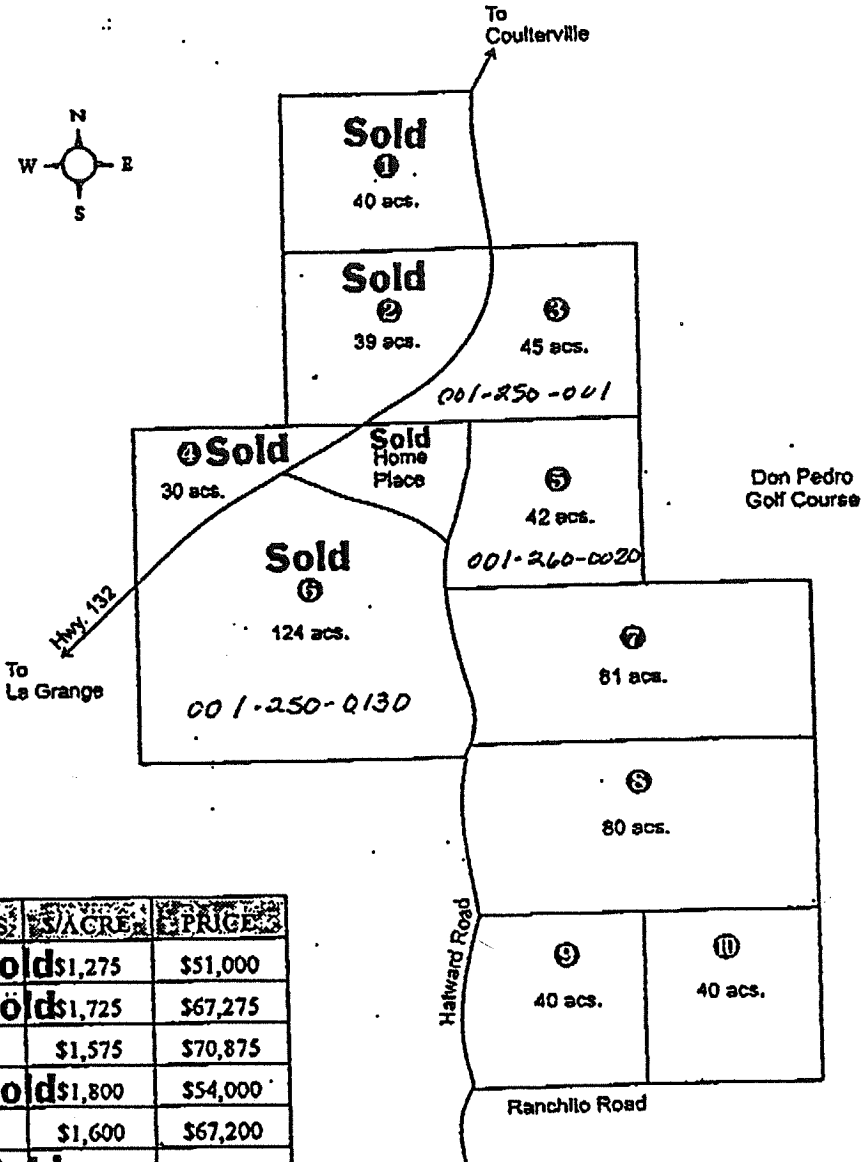
**COLDWELL BANKER  
MOUNTAIN LEISURE  
PROPERTIES**

P.O. BOX 848  
18687 MAIN STREET  
GROVELAND, CA 95321

An Independently Owned and Operated Member of Coldwell Banker Residential Affiliates, Inc.

**LOCATION MAP**

(1)



| #  | ACRES | \$/ACRE      | PRICE     |
|----|-------|--------------|-----------|
| 1  | 40    | Sold \$1,275 | \$51,000  |
| 2  | 39    | Sold \$1,725 | \$67,275  |
| 3  | 45    | \$1,575      | \$70,875  |
| 4  | 30    | Sold \$1,800 | \$54,000  |
| 5  | 42    | \$1,600      | \$67,200  |
| 6  | 124   | Sold N/A     | \$395,000 |
| 7  | 81    | \$1,725      | \$115,425 |
| 8  | 80    | \$1,425      | \$114,000 |
| 9  | 40    | \$2,000      | \$80,000  |
| 10 | 40    | \$2,000      | \$80,000  |

001-250-0030 290 AC Hooker  
 001-250-0050 10 AC Celemran Ranch  
 001-250-0070 159.11 AC Hooker  
 001-250-0080 40.89 AC Erickson  
 001-250-0090 27.86 AC Erickson  
 0010 44.35 AC Erickson



# COUNTY of MARIPOSA

4639 Ben Hur Road  
Mariposa, CA 95338  
(209) 966-5356 FAX (209) 966-2828

## DEPARTMENT OF PUBLIC WORKS

Divisions of:

- Design & Construction
- Administration
- Operations

October 8, 1997

**MICHAEL D. EDWARDS**  
*Director*

Mr. Tim Erickson  
c/o Ms. Chris Lake, Realtor  
Coldwell Banker Mountain Leisure Properties  
P.O. Box 848  
Groveland, CA 95321

**RE: Request for Annexation Into the Lake Don Pedro Sewer Zone  
Per Your Letter of September 12, 1997**

Dear Mr. Erickson:

I have spoken with the Planning Department, the County department that handles special district annexation requests and is staff to the Local Agency Formation Commission (LAFCO). They provided me with a LAFCO annexation application packet which I am enclosing for your use. The contact at the Planning Department, Sarah Williams, can address any questions you may have. She can be reached at 966-5151. Your request should be to annex your properties to the "Don Pedro Sewer Zone" which is a County-dependent special district within the Countywide Service Area 1-M that provides sewer service in the vicinity.

I understand that you may also wish to apply to LAFCO for annexation to the Don Pedro Community Service District which provides water service in the vicinity. Even though that special district is independent of the County, LAFCO must still approve the annexation. If you are still considering applying for annexation to both districts, for ease of processing, you may wish to apply concurrently .

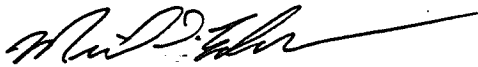
As noted in correspondence from County Counsel to you, the Board of Supervisors cannot guarantee that LAFCO will approve your application. However, at their discretion, they may choose to recommend to LAFCO that your application be approved, at least for annexation to the sewer zone. I intend to take an action to the Board on October 21 requesting that they recommend approval of your annexation to LAFCO. I understand you are requesting the Community Service District board of directions to take similar action.

Erickson-Request for Annexation

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I have spoken with your realtor, Chris Lake regarding this matter, and either you or Chris can call me if you would like to discuss this further.

Sincerely,



Michael D. Edwards  
Public Works Director

dp

Enclosure

cc: Supervisor Doug Balmain, District 2  
Jeff Green, County Counsel  
Sarah Williams, Planning Manager  
Pete Kampa, Lake Don Pedro Community Service District