

CC-8A

CITY COUNCIL MEETING

MARCH 18, 1981

Page 385

LOBAUGH SOUTH
REORGANIZATION
APPLICATION
AMENDED TO
INCLUDE
DETACHMENT FROM
WOODBIDGE WATER
USERS CONSERVATION
DISTRICT
RES. NO. 81-24

Following introduction of the matter by Staff, Council, on motion of Councilman Pinkerton, Hughes second, amended Resolution No. 81-24 - "Resolution of the Lodi City Council for the Application to the San Joaquin County Local Agency Formation Commission in the matter of the proposed "Lobaugh South Reorganization, including the detachment of certain territory within the area proposed for annexation to the City of Lodi to include detachment from the Woodbridge Water Users Conservation District".

TO: LAFCO
Woodbridge Fire Protection District
Woodbridge Irrigation District
Lodi Unified School District
San Joaquin County

FILED
JAN 29 AM 11:28
COURT CLERK
COURT HOUSE
LODI, CALIF.

NOTICE OF PREPARATION

Negative Declaration

LOBAUGH SOUTH REORGANIZATION

Project Title

SOUTH OF KETTLEMAN LANE, WEST OF THE WOODBRIDGE IRRIGATION CANAL

Project Location Specific

Description of nature, purpose, and beneficiaries of project: The applicant

Is requesting annexation of a 90-acre parcel to the City of Lodi.

Applicant has no specific plan at this time, however the property is

designated low density residential in the Lodi City General Plan.

CITY OF LODI

DAVID MORIMOTO

334-5634

Lead Agency

Contact Person

Phone

221 West Pine Street, Lodi, CA 95240

Address

Review Period Ends 2/11/81

REVIEW PERIOD

Our agency would appreciate comments on the scope and areas in which your agency feels an environmental review should cover, as well as any data which may be pertinent to the project.

Date: January 22, 1981

ND/1980

LOBAUGH SOUTH

PROJECT DESCRIPTION AND LOCATION

The proposed Lobaugh South Reorganization is a 90 $\frac{1}{2}$ acre annexation to the City of Lodi. The project will also include detachment from the Woodbridge Irrigation and the Woodbridge Fire Protection District.

The proposed annexation is located south of Kettleman Lane (Highway 12) between Lower Sacramento Road and the Woodbridge Irrigation Canal (see attached maps).

The subject property is currently designated for low density residential use in both the City of Lodi and the San Joaquin County General Plan. The property is adjacent to the existing City limits.

ENVIRONMENTAL EFFECTS

The annexation will have no significant effects on the environment. Future development of the property will affect the environment as identified in the Initial study.

The project would affect plants and wildlife by transforming a currently agricultural parcel to an urban use. The existing crops would be removed and replaced with streets, houses and other residential uses. Wildlife living in the fields would be displaced to adjacent agricultural parcels. The existing agricultural land would be taken out of production with little likelihood of ever returning to agricultural use.

This impact is mitigated by the location of the subject property. The property is within the General Plan area of the City of Lodi and designated for residential development. The area is bordered by the existing City limits on three sides. Annexation of this property is vital to the future growth of the City and its ability to provide additional housing. The property is shown as the next area for development in the City's Phased Residential Growth Plan. When the area is annexed, the City will provide City services such as police, fire, parks, etc. When fully developed, the project may require additional personnel to provide adequate levels of service. This will not significantly affect the servicing agencies.

Possible Impaction on the L.U.S.D. resulting from additional students residing in the annexed area can be mitigated in two ways. First, some type of agreement can be worked out between the developer and the L.U.S.D. The developer can agree to provide funds to the districts to help pay for facilities to accommodate the new students. The other mitigation is the payment of L.U.S.D. "bedroom fee". This method of payment is

currently in court litigation so the ultimate benefits of this program are unknown.

Finally, utilities will be extended to the project area once development begins. Existing utilities are currently located east of the W.I.D. Canal. Extensive utility work will be done in the area of the annexation in conjunction with Lake Shore Village, a project adjacent to the Lobaugh property.

FINDING

Based on the initial study, the City of Lodi finds that the project will not have a significant effect on the environment and that the project qualifies for a Negative Declaration.

VICINITY MAP
LOBAUGH SOUTH

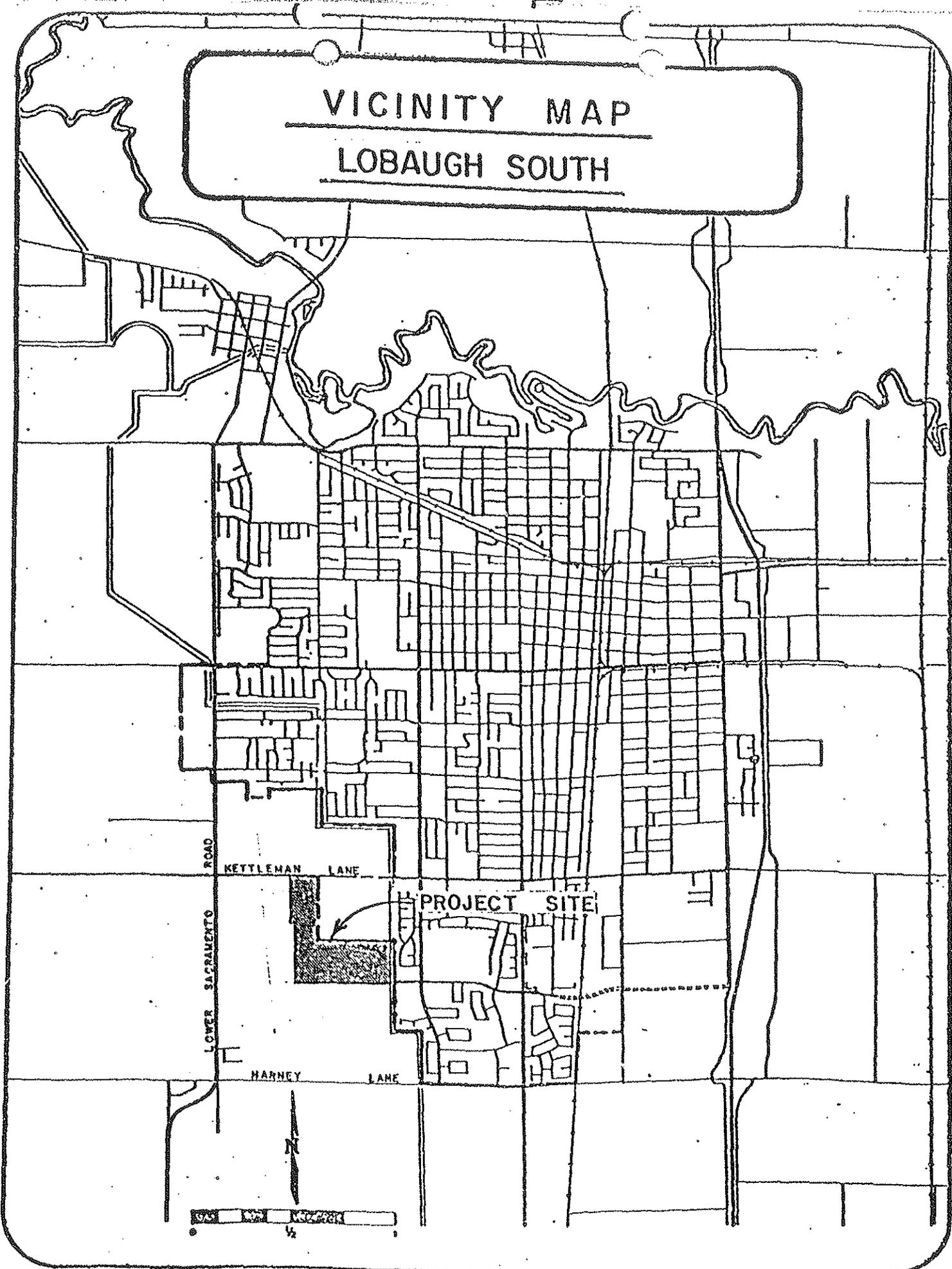
LOWER SACRAMENTO ROAD

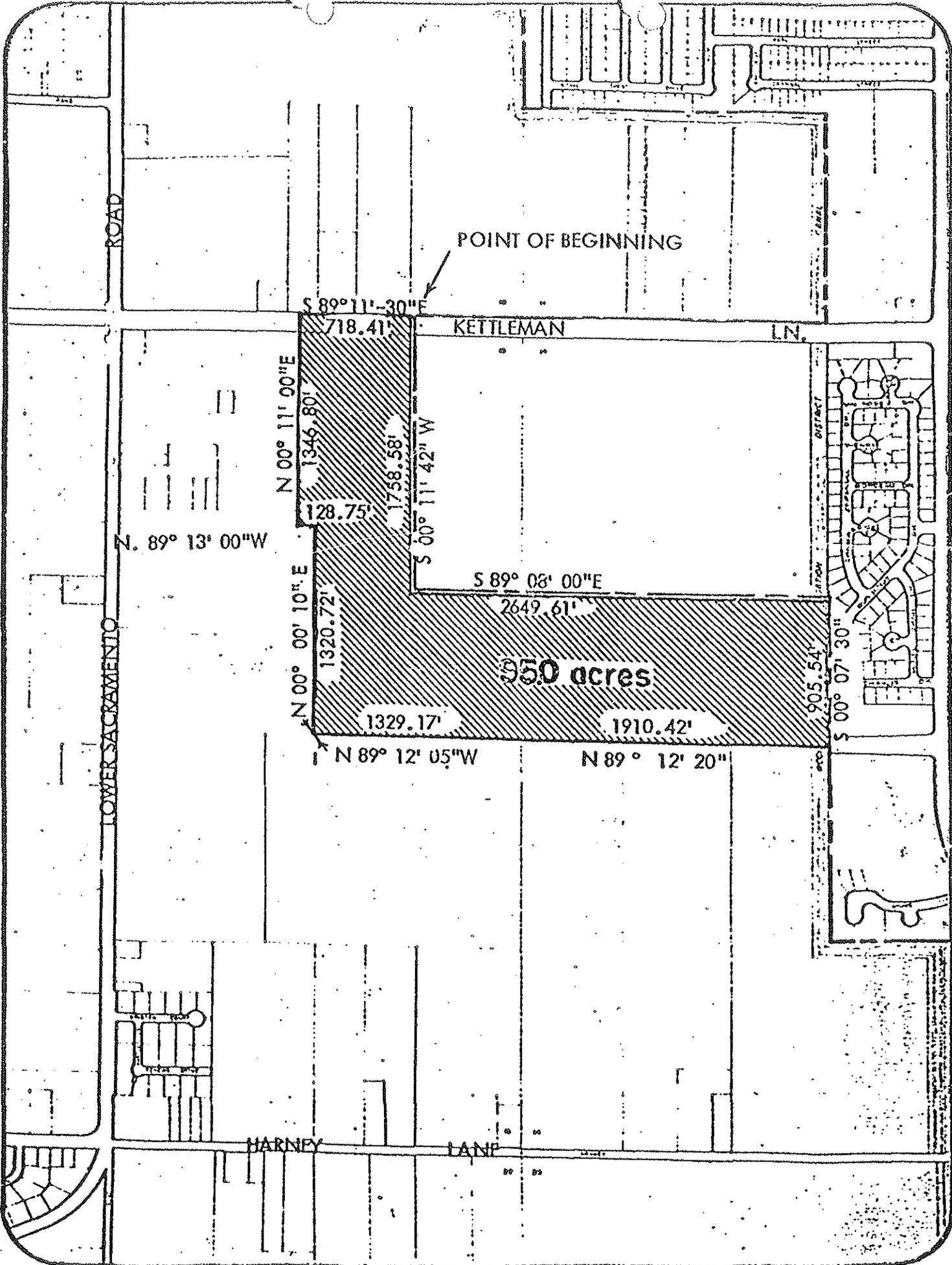
KETTLEMAN LANE

HARNEY LANE

PROJECT SITE

N





ROAD

POINT OF BEGINNING

S 89° 11' 30" E

718.41'

KETTLEMAN LN.

N 00° 11' 00" E

1346.80'

S 00° 11' 42" W

1758.58'

128.75'

N. 89° 13' 00" W

S 89° 08' 00" E

2649.61'

N 00° 00' 10" E

1320.72'

950 acres

1329.17'

1910.42'

S 00° 07' 30" E

905.54'

N 89° 12' 05" W

N 89° 12' 20" W

LOWERSACRAMENTO

HARNEY

LANE

RESOLUTION NO. 81-28

RESOLUTION OF THE LODI CITY COUNCIL FOR THE APPLICATION TO THE SAN JOAQUIN COUNTY LOCAL AGENCY FORMATION COMMISSION IN THE MATTER OF THE PROPOSED "LOMA" REORGANIZATION INCLUDING THE DETACHMENT OF CERTAIN TERRITORY WITHIN THE AREA PROPOSED FOR ANNEXATION TO THE CITY OF LODI

WHEREAS, this proposal is made pursuant to the District Reorganization Act of 1965 contained in Division 1 of Title 6 (commencing with Section 56000) of the California Government Code, and;

WHEREAS, the nature of the proposed change of organization is the annexation of the City of Lodi of an area comprising 20.09 acres, more or less, and the withdrawal of said 20.09 acres from the Woodbridge Rural Fire Protection District and described and depicted in Exhibit "A".

WHEREAS, no other counties, cities or districts are affected, and;

WHEREAS, the subject area proposed to be annexed to the City of Lodi and detached from the Woodbridge Rural Fire Protection District is uninhabited;

WHEREAS, no new districts are proposed to be formed by this reorganization, and;

WHEREAS, the reasons for this proposal are as follows:

- (1) The uninhabited subject area is within the urban confines of the City and will generate service needs substantially similar to that of other incorporated urban areas which require municipal government service.
- (2) Annexation to the City of Lodi of the subject area will result in improved economics of scale in government operations while improving coordination in the delivery of planning services.
- (3) The residents and taxpayers of the County of San Joaquin will benefit from the proposed reorganization

as a result of savings to the County by reduction of County required services in unincorporated but urban oriented area.

- (4) The subject area proposed to be annexed to the City of Lodi is geographically, socially, economically, and politically part of the same urban area of which the City of Lodi is also a part.
- (5) The subject area is within the Lodi sphere of influence.
- (6) Future inhabitants of a City residential subdivision in the subject area will gain immediate response in regard to police and fire protection, unlimited City garbage and trash collection service, street lighting service, a modern sewer system, other municipal services, and improvement of property values.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Lodi that the San Joaquin County Local Agency Formation Commission is hereby requested to approve the proposed "Noma" reorganization which includes annexation of 20.09 acres from the Woodbridge Rural Fire Protection District as described and depicted in Exhibit "A" attached hereto. This is all subject to the aforementioned terms and conditions.

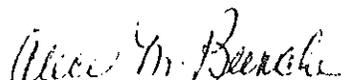
Dated: March 18, 1981

I hereby certify that Resolution No. 81-28 was passed and adopted by the City Council of the City of Lodi in a regular meeting held March 18, 1981 by the following vote:

Ayes: Councilmen - McCarty, Murphy, Hughes, Pinkerton and Katnich

Noes: Councilmen - None

Absent: Councilmen - None


ALICE M. REIMCHE
City Clerk

Follow up

CITY COUNCIL

WALTER KATNICH, Mayor
JAMES A. McCARTY, Mayor Pro Tem
RICHARD L. HUGHES
ROBERT G. MURPHY
JAMES W. PINKERTON, Jr.

CITY OF LODI

CITY HALL, 221 WEST PINE STREET
LODI, CALIFORNIA 95240
(209) 334-5634

HENRY A. GLAVES, Jr.
City Manager

ALICE M. REIMCHE
City Clerk

RONALD M. STEIN
City Attorney

March 24, 1981

Gerald F. Scott
Executive Officer
Local Agency Formation Commission
County Courthouse, Room 153
222 East Weber Avenue
Stockton, CA 95202

Dear Mr. Scott:

Enclosed please find seven certified copies of the amended Resolution No. 81-24, "Resolution of the Lodi City Council for the Application to the San Joaquin County Local Agency Formation Commission in the Matter of Proposed 'Lobaugh South' Reorganization including the Detachment of Certain Territory within the Area Proposed for Annexation to the City of Lodi", which was passed and adopted by the City Council of the City of Lodi in a regular meeting held March 4, 1981.

Very truly yours,



Alice M. Reimche
City Clerk

AR:dg

Enc.

RESOLUTION NO. 81-24

RESOLUTION OF THE LODI CITY COUNCIL FOR THE APPLICATION TO THE SAN JOAQUIN COUNTY LOCAL AGENCY FORMATION COMMISSION IN THE MATTER OF PROPOSED "LOBAUGH SOUTH" REORGANIZATION INCLUDING THE DETACHMENT OF CERTAIN TERRITORY WITHIN THE AREA PROPOSED FOR ANNEXATION TO THE CITY OF LODI

Whereas, this proposal is made pursuant to the District Reorganization Act of 1965 contained in Division 1 of Title 6 (commencing with Section 56000) of the California Government Code, and;

WHEREAS, the nature of the proposed change of organization is the annexation of the City of Lodi of an area comprising 95 acres, more or less, and the withdrawal of said 95 acres from the Woodbridge Rural Fire Protection District, the Woodbridge Irrigation District and the Woodbridge Water Users Conservation District and described and depicted in Exhibit "A" and;

WHEREAS, no other counties, cities or districts are affected, and;

WHEREAS, the subject area proposed to be annexed to the City of Lodi and detached from the Woodbridge Rural Fire Protection District, the Woodbridge Irrigation District and the Woodbridge Water Users Conservation District is uninhabited, and;

WHEREAS, no new districts are proposed to be formed by this reorganization, and;

WHEREAS, the reasons for this proposal are as follows:

- (1) The uninhabited subject area is within the urban confines of the City and will generate service needs substantially similar to that of other incorporated urban areas which require municipal government service.
- (2) Annexation to the City of Lodi of the subject area will result in improved economics of scale in government operations while improving coordination in the delivery of planning services.
- (3) The residents and taxpayers of the County of San Joaquin will benefit from the proposed reorganization

as a result of savings to the County by reduction of County required services in unincorporated but urban oriented area.

- (4) The subject area proposed to be annexed to the City of Lodi is geographically, socially, economically, and politically part of the same urban area of which the City of Lodi is also a part.
- (5) The subject area is within the Lodi sphere of influence.
- (6) Future inhabitants of a City residential subdivision in the subject area will gain immediate response in regard to police and fire protection, unlimited City garbage and trash collection service, street lighting service, a modern sewer system, other municipal services, and improvement of property values.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Lodi that the San Joaquin County Local Agency Formation Commission is hereby requested to approve the proposed "Lobaugh South" reorganization which includes annexation of 95 acres from the Woodbridge Rural Fire Protection District, the Woodbridge Irrigation District, and the Woodbridge Water Users Conservation District as described and depicted in Exhibit "A" attached hereto. This is all subject to the aforementioned terms and conditions.

Dated: March 4, 1981

I hereby certify that Resolution No. 81-24 was passed and adopted by the City Council of the City of Lodi in a regular meeting held March 4, 1981 by the following vote:

Ayes: Councilmen - McCarty, Hughes, Pinkerton, and Katnich

Noes: Councilmen - None

Absent: Councilmen - Murphy

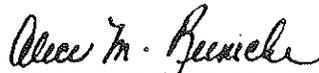
Alice M. Reimche
ALICE M. REIMCHE
City Clerk

I hereby certify that Resolution No. 81-24 was amended to include the detachment of the subject area from the Woodbridge Water Users Conservation District at a regular meeting of the Lodi City Council held March 18, 1981 by the following vote:

Ayes: Councilmen - McCarty, Murphy, Hughes, Pinkerton,
and Katnich

Noes: Councilmen - None

Absent: Councilmen - None


ALICE M. REIMCHE
City Clerk

ROAD

POINT OF BEGINNING

S 89° 11' - 30" E
718.41'

KETTLEMAN LN.

LN.

N 00° 11' 00" E

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950 acres

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N 89° 12' 05" W

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S 00° 07' 30" W

LOWER SACRAMENTO

LOBAUGH SOUTH PROJECT MAP

HARNEY

LANE