

No Fees per Government Code 27383  
RECORDING REQUESTED BY:  
Ventura Local Agency  
Formation Commission



20050706-0164262  
Pages: 9 Fees: \$0.00  
07/06/2005 09:22:04 AM  
T20050056812 JL  
Ventura County Recorder  
Philip J. Schmit

WHEN RECORDED MAIL TO:  
Ventura LAFCO  
L# 1850

**VENTURA  
LOCAL AGENCY FORMATION COMMISSION  
800 South Victoria Ave.  
Ventura CA 93009-1850**


**CERTIFICATE OF COMPLETION**

Pursuant to Government Code Section 57200, this Certificate is issued by the Executive Officer of the Ventura Local Agency Formation Commission of Ventura County, California.

1. The short-term designation, as determined by LAFCO, is:  
LAFCO 04-23 Camarillo Sanitary District Annexation – Masteri-DeYoung (Parcels A & B)
2. The name of each district or city involved in this change of organization and the kind or type of change of organization ordered for each city or district is as follows:  
Camarillo Sanitary District – Annexation
3. APN's 153-0-052-075; 153-0-052-085; 153-043-125; 153-0-043-135
4. The above listed district is located within the following county: Ventura
5. A description of the boundaries of the above cited change of organization is shown on the attached legal description and map, marked Exhibit "A", and by this reference incorporated herein.
6. The territory is uninhabited.
7. This change of organization has been approved subject to the following terms and conditions, if any: None.
8. Resolution LAFCO 04-23, ordering this change of organization was adopted on January 19, 2005 by the Ventura Local Agency Formation Commission.

I hereby certify that the resolution cited above includes any terms and conditions, and the map and legal description. I declare under penalty of perjury that the foregoing is true and correct.

Dated: July 6, 2005

  
Everett Millais, Executive Officer  
Ventura LAFCO

**LAFCO 04-23**

**RESOLUTION OF THE VENTURA LOCAL AGENCY  
FORMATION COMMISSION MAKING DETERMINATIONS  
AND APPROVING THE CAMARILLO SANITARY  
DISTRICT ANNEXATION - MAESTRI-DEYOUNG  
(PARCELS A & B)**

WHEREAS, the above-referenced proposal has been filed with the Executive Officer of the Ventura Local Agency Formation Commission pursuant to the Cortese/Knox/Hertzberg Local Government Reorganization Act of 2000 (Section 56000 of the California Government Code); and

WHEREAS, at the times and in the manner required by law, the Executive Officer gave notice of the of the proposal as required by law; and

WHEREAS, the proposal was duly considered on January 19, 2005; and

WHEREAS, the Commission heard, discussed and considered all oral and written testimony for and against the proposal including, but not limited to, the LAFCO Executive Officer's Staff Report and recommendation, the environmental document or determination, Sphere of Influence and applicable General and Specific Plans; and

WHEREAS, the landowners at 924 and 942 Aloha Street and at 982 Amber Drive consented to the annexation as a part of the original proposal filed by the Camarillo Sanitary District; and

WHEREAS, the landowner at 519 E. Loop Drive consented to the annexation and to be part of the proposal after the Camarillo Sanitary District filed the proposal with LAFCO; and

WHEREAS, given the location of the property at 519 E. Loop Drive and the consent of the landowner to annex, it is logical to include this property as a part of Parcel B and to include it with the annexation proposal filed by the Camarillo Sanitary District; and

WHEREAS, proof has been given to the Commission that the affected territory has fewer than 12 registered voters and is considered uninhabited; and

WHEREAS, the Local Agency Formation Commission finds the proposal to be in the best interest of the landowners and present and future inhabitants within the Camarillo Sanitary District and within the affected territory, and the organization of local governmental agencies within Ventura County.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Local Agency Formation Commission of Ventura County as follows:

- (1) The LAFCO Executive Officer's Staff Report and Recommendation for approval of the proposal dated January 19, 2005 is adopted.
- (2) Said annexation is hereby approved as submitted, with the addition of the property at 519 E. Loop Drive as a part of Parcel B.
- (3) The subject proposal is assigned the following distinctive short form designation: **LAFCO 04-23 CAMARILLO SANITARY DISTRICT ANNEXATION – Maestri - DeYoung (Parcels A & B)**
- (4) The boundaries of the affected territory are definite and certain. **This annexation shall not be recorded until maps and legal descriptions consistent with this approval and suitable for filing with the State Board of Equalization have been submitted to the LAFCO Executive Officer.**
- (5) The Commission has reviewed and considered the lead agency's determination that the annexation of 924 and 942 Aloha Street and 982 Amber Drive is categorically exempt under Section 15301 (existing facilities) and Section 15319(a) (annexation of existing facilities) of the California Environmental Quality Act Guidelines, and finds the annexation of these properties to be categorically exempt under sections 15301 and 15319(a).  
In addition, the Commission as lead agency finds that the annexation of 519 E. Loop Drive is categorically exempt under Section 15319(a) (annexation of existing facilities) of the California Environmental Quality Act Guidelines.
- (6) The Commission directs staff to file a Notice of Exemption in the same manner as a lead agency, and as a lead agency, under Section 15062 of the CEAQA Guidelines.


This resolution was adopted on January 19, 2005.

AYES: Commissioners Parks, Long, Grandsen, Waunch, Zaragoza, Chair  
Richardson and Alternate Commissioner Cunningham

NOES: None

ABSTAINS: None

Dated: JAN. 19, 2005

  
\_\_\_\_\_  
Chair, Ventura Local Agency Formation Commission

Copies: Camarillo Sanitary District  
Ventura County Assessor  
Ventura County Auditor  
Ventura County Surveyor  
Ventura County Planning

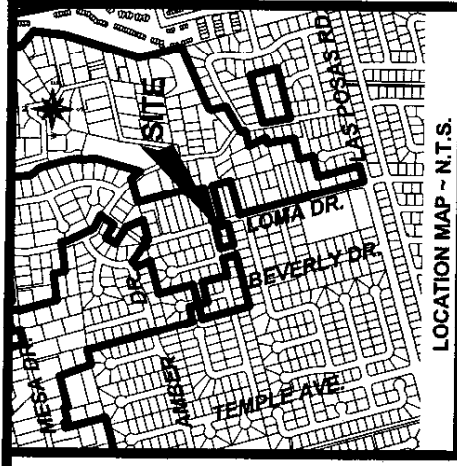
The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.

Certified by: *Jill Rowland*

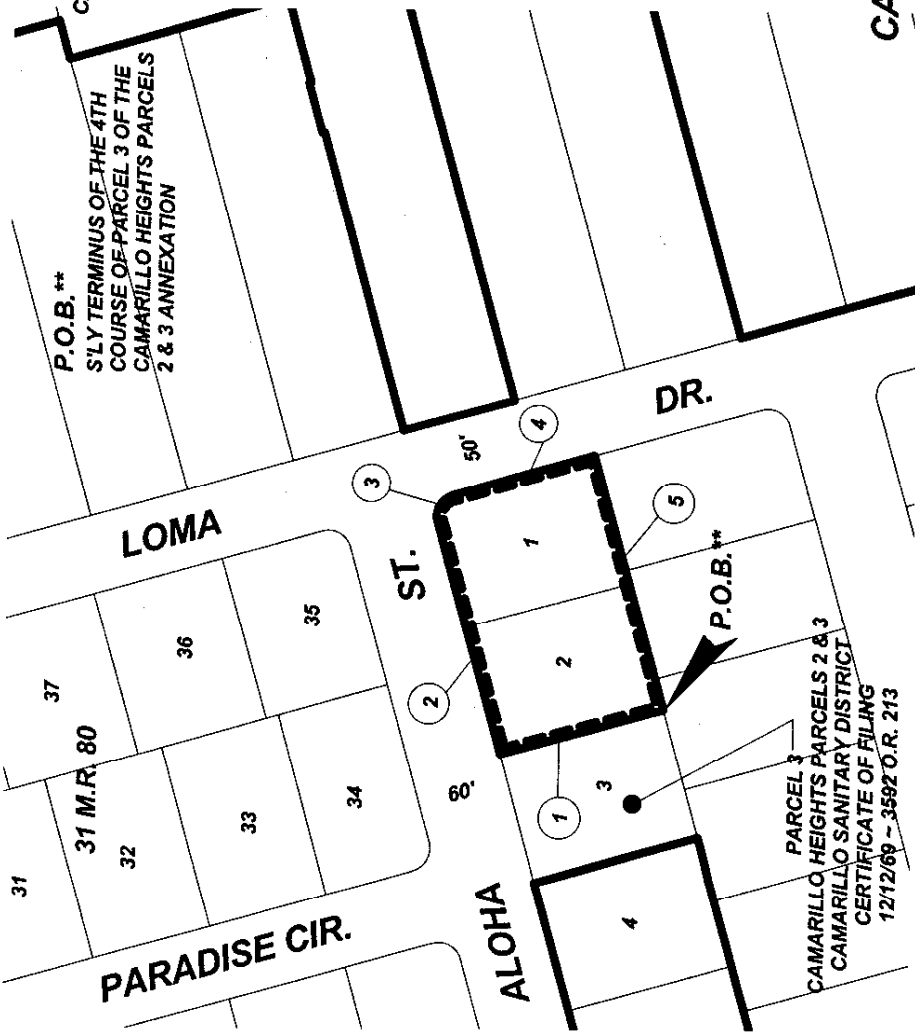
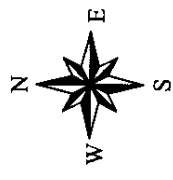
Date: 11-30-04

04-23

EXHIBIT A



PREPARED BY:  
CAMARILLO SANITARY DISTRICT  
601 CARMEN DRIVE  
CAMARILLO, CA 93011-0248  
(805) 388-5380



**COURSES**

- 1 - N 16°26'00" W 111.45'
- 2 - N 73°34'00" E 161.04'
- 3 - R = 15.00'; L = 23.46'; D = 89°36'00"
- 4 - S 16°50'00" E 96.56'
- 5 - S 73°34'00" W 176.71'

0.45 ACRE



**CAMARILLO SANITARY DISTRICT ANNEXATION  
MAESTRI - DE YOUNG, PARCEL A  
(CSD ANNEXATION NO. 2004-02)**

ALL OF LOTS 1 AND 2, TRACT NO. 1346, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, PER 31 M.R. 80.

EXISTING CAMARILLO SANITARY DISTRICT BOUNDARY

PROPOSED ANNEXATION BOUNDARY



JULY 14, 2004 - REVISED 11/18/04

SHEET 1 OF 1

PARCEL 3  
CAMARILLO HEIGHTS PARCELS 2 & 3  
CAMARILLO SANITARY DISTRICT  
CERTIFICATE OF FILING  
12/12/09 - 3582 O.R. 213

**CAMARILLO SANITARY DISTRICT ANNEXATION  
MAESTRI – DE YOUNG, PARCEL A  
(CSD ANNEXATION NO. 2004-02)**

**EXHIBIT A**

**04-23**

All of Lots 1 and 2 of Tract No.1346, in the County of Ventura, State of California, as shown on the map recorded in the Office of the County Recorder of said County, in Book 31, Page 80 of Miscellaneous Records, described as follows:

Beginning at the southwest corner of said Lot 2, same being the southerly terminus of the 4<sup>th</sup> course of Parcel 3 of the Camarillo Heights Parcels 2 and 3 Annexation to the Camarillo Sanitary District, as described and shown in the Certificate of Filing recorded on December 12, 1969 in the Office of said County Recorder in Book 3592, Page 213 of Official Records; thence, along the boundary of said Lots 1, 2 and along the existing boundary of said Camarillo Sanitary District by the following five courses:

- 1st - North 16°26'00" West 111.45 feet to the southerly line of Aloha Street, 60.00 feet wide; thence, along said southerly line by the following two courses:
- 2nd - North 73°34'00" East 161.04 feet to the beginning of a curve concaved southwesterly and having a radius of 15.00 feet; thence, along said curve,
- 3rd - Easterly, southeasterly, and southerly 23.46 feet through a central angle of 89°36'00" to the westerly line of Loma Drive, 50.00 feet wide; thence, along said westerly line,
- 4th - South 16°50'00" East 96.56 feet; thence,
- 5th - South 73°34'00" West 176.71 feet to the point of beginning and containing 0.45 acre.

*The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.*

Certified by:

*Zell Rawlin*

Date:

*11-30-04*

The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.

Certified by: *Jell Rawls*

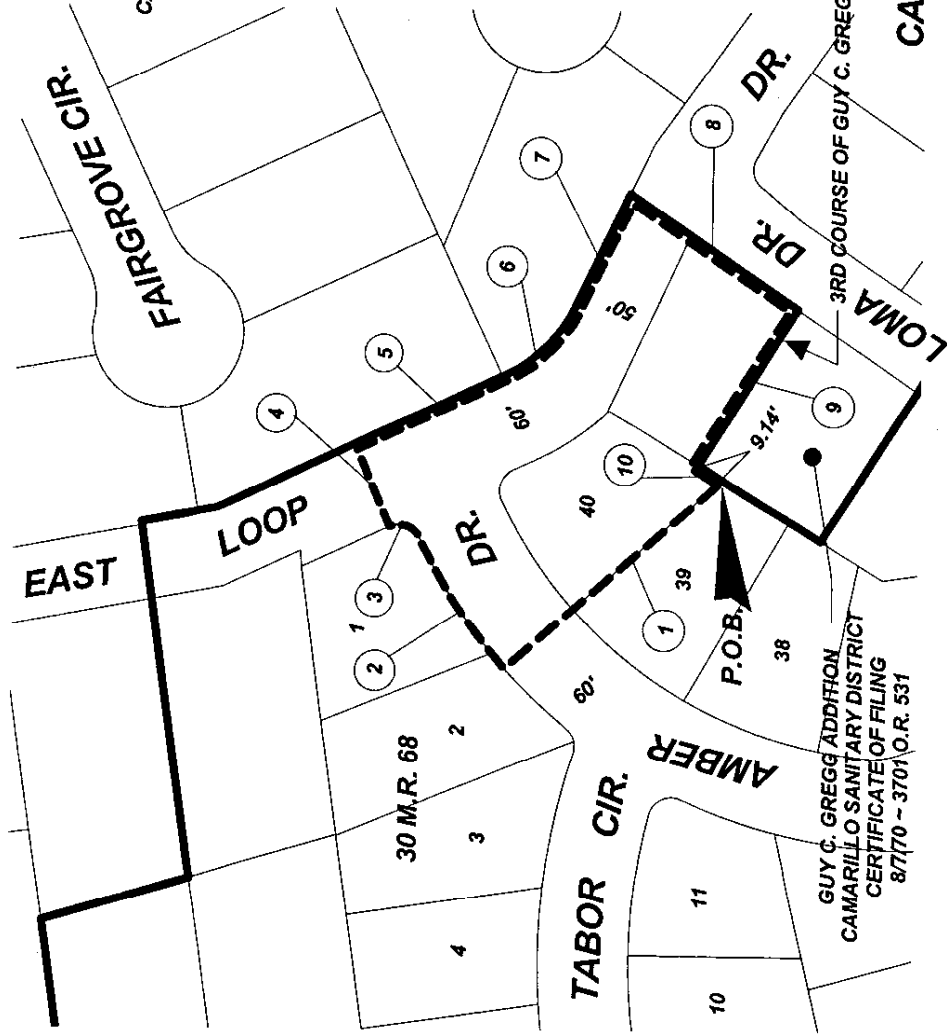
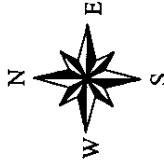
Date: 6/27/05

04-23

EXHIBIT A



PREPARED BY:  
CAMARILLO SANITARY DISTRICT  
601 CARMEN DRIVE  
CAMARILLO, CA 93011-0248  
(805) 388-5380



**COURSES**

- 1 - N 42°41'38" W 191.28' (RADIAL)
- 2 - R = 360.00'; L = 103.32'; D = 16°26'38"
- 3 - R = 75.00'; L = 23.56'; D = 90°00'00"
- 4 - N 63°45'00" E 60.00'
- 5 - S 26°15'00" E 106.52'
- 6 - R = 100.00'; L = 68.97'; D = 39°31'00"
- 7 - S 65°46'00" E 96.10'
- 8 - S 33°35'00" W 155.10'
- 9 - N 56°05'00" W 133.20'
- 10 - S 30°52'00" W 9.14'

1.04 ACRES



**CAMARILLO SANITARY DISTRICT ANNEXATION  
MAESTRI - DE YOUNG, PARCEL B  
(CSD ANNEXATION NO. 2004-03)**

EXISTING CAMARILLO SANITARY DISTRICT BOUNDARY

PROPOSED ANNEXATION BOUNDARY

ALL OF LOT 40 OF TRACT NO. 1296, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, PER 30 M.R. 68.

AUGUST 11, 2004 ~ REV'D 11/18/04 ~ REV'D 6/27/05

SHEET 1 OF 1

# EXHIBIT A

## CAMARILLO SANITARY DISTRICT ANNEXATION MAESTRI – DE YOUNG, PARCEL B 04-23 (CSD ANNEXATION NO. 2004-03)

All of Lot 40 of Tract No. 1296 and a portions of Amber Drive and East Loop Drive, in the County of Ventura, State of California, as said Lot 40, Amber Drive, and East Loop Drive are shown on the map recorded in the Office of the County Recorder of said County in Book 30, Page 68 of Miscellaneous Records, described as follows:

Beginning at the most southerly corner said Lot 40, said corner being South  $30^{\circ}52'00''$  West 9.14 feet along the southeasterly line of said Lot 40 from the northwesterly terminus of the 3<sup>rd</sup> course of the Guy C. Gregg Addition to the Camarillo Sanitary District as described and shown in the Certificate of Filing recorded on August 7, 1970 in the Office of said County Recorder in Book 3701, Page 531 of Official Records; thence, along the southwesterly line of said Lot 40 and the northwesterly prolongation thereof,

- 1st - North  $42^{\circ}41'38''$  West 191.28 feet to a point in the northwesterly line of said Amber Drive, 60.00 feet wide, said northwesterly line being a curve concaved southeasterly, having a radius of 360.00 feet, and having a radial to said point that bears North  $42^{\circ}41'38''$  West; thence, along said curve and along said northwesterly line by the following two courses:
  - 2nd - Northeasterly 103.32 feet through a central angle of  $16^{\circ}26'38''$  to reverse curve concaved westerly and having a radius of 15.00 feet; thence, along said curve,
  - 3rd - Northeasterly, northerly, and northwesterly 23.56 feet through a central angle of  $90^{\circ}00'00''$  to the westerly line of said East Loop Drive, 60.00 feet wide; thence at right angles to said westerly line,
  - 4th - North  $63^{\circ}45'00''$  East 60.00 feet to the easterly line of said East Loop Drive, 60.00 feet wide, said easterly line also being the existing boundary of said Camarillo Sanitary District; thence, along said easterly line by the following three courses and along said existing district boundary by the following six courses:
    - 5th - South  $26^{\circ}15'00''$  East 106.52 feet to the beginning of a curve concaved northeasterly and having a radius of 100.00 feet; thence, along said curve,
    - 6th - Southeasterly 68.97 feet through a central angle of  $39^{\circ}31'00''$ ; thence,
    - 7th - South  $65^{\circ}46'00''$  East 98.10 feet; thence,
    - 8th - South  $33^{\circ}35'00''$  West 155.10 feet; thence,
    - 9th - North  $56^{\circ}05'00''$  West 133.20 feet to said southeasterly line of said Lot 40; thence, along said southeasterly line,



10th - South 30°52'00" West 9.14 feet to the point of beginning and containing 1.04 acre.

The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.

Certified by: *Zell Rawls*

Date: *6/27/05*