

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

RECORDED AT REQUEST OF:

WHEN RECORDED MAIL TO:
Ventura LAFCo
L# 1850



20110127-00015379-0 1/8

Ventura County Clerk and Recorder
MARK A. LUNN

01/27/2011 04:04:49 PM
485828 \$.00 CO

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 Local Agency Formation Commission for Ventura County, California.

1. The short-term designation, as determined by LAFCo, is:
LAFCo 10-13 Ventura County Service Area No. 34 Annexation – United Water Conservation District

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:

Ventura County Service Area No. 34 – Annexation

3. APN No: 144-0-010-065
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 10-13, ordering this change of organization, was adopted on November 17, 2010 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: 1/27/11


Kim Uhlich, Executive Officer
Ventura LAFCo

LAFCo 10-13

**RESOLUTION OF THE VENTURA LOCAL AGENCY
FORMATION COMMISSION MAKING DETERMINATIONS
AND APPROVING THE VENTURA COUNTY SERVICE
AREA NO. 34 ANNEXATION – UNITED WATER
CONSERVATION DISTRICT**

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 proposal; and

WHEREAS, the proposal was duly considered on November 17, 2010; 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 Staff Report and recommendation, the environmental determination, spheres of influence and applicable local plans and policies; and

WHEREAS, all landowners within the affected territory have consented to the proposal; 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 Ventura County Service Area No. 34 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 Ventura Local Agency Formation Commission as follows:

- (1) The LAFCo Staff Report and recommendation for approval dated November 17, 2010 is adopted.
- (2) The annexation to Ventura County Service Area No. 34 is hereby approved, and the boundaries are established as generally set forth in the attached Exhibit A.

- (3) The affected territory is uninhabited as defined by Government Code §56046.
- (4) The subject proposal is assigned the following distinctive short form designation:
LAFCo 10-13 VENTURA COUNTY SERVICE AREA NO. 34 ANNEXATION – UNITED WATER CONSERVATION DISTRICT
- (5) In accordance with staff's determination that the subject proposal is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15319 (a) and (b) of the CEQA Guidelines, the Commission hereby finds the annexation to be categorically exempt.
- (6) The Commission directs staff to file a Notice of Exemption under Section 15062 of the CEQA Guidelines.
- (7) The Commission waives conducting authority proceedings, since satisfactory proof has been given that the subject property is uninhabited, that all landowners within the affected territory have given their written consent to the proposal, and that no subject agency that will gain or lose territory as a result of the proposal has submitted written opposition to the waiver of conducting authority proceedings [Government Code §56663].
- (8) **This annexation shall not be recorded until all LAFCo fees have been paid and until fees necessary for filing with the State Board of Equalization have been submitted to the Executive Officer.**
- (9) **This annexation shall not be recorded until a map and legal description consistent with this approval have been approved by the Ventura County Surveyor.**

This resolution was adopted on November 17, 2010.

AYES: Commissioners Cunningham, Lange, Freeman,
Morehouse, Parks and Parvin

NOES: None

ABSTAINS: None

Dated: 11-17-2010



Vice Chair, Ventura Local Agency Formation Commission

Attachments: Exhibit A

Copies: Ventura County Service Area No. 34
 United Water Conservation District
 City of Oxnard
 Ventura County Assessor
 Ventura County Auditor
 Ventura County Surveyor
 Ventura County Planning
 Ventura County Elections – Registrar of Voters

EXHIBIT A - LEGAL DESCRIPTION

January 2011

EXHIBIT A

COUNTY SERVICE AREA NO. 34 ANNEXATION UNITED WATER CONSERVATION DISTRICT

Those portions of Lots 94 and 95 of the Rancho Santa Clara Del Norte in the County of Ventura, State of California, as shown on the map recorded in Book 3, page 26 of Miscellaneous Records (Maps), in the Office of the County Recorder of said County, described as follows:

Beginning at the southeasterly terminus of the 34th course of Parcel A of the Formation of Ventura County Service Area No. 34 as described and shown in the Certificate of Completion recorded on December 1, 2005 in the office of said county recorder as Document No. 20051201-0295768 of Official Records, said southeasterly terminus of said 34th course being on the southeasterly line of Rose Avenue (80 feet wide); thence,

- 1st - Along said 34th course and the line common to Lots 93 and 94 of said Rancho Santa Clara Del Norte, North 50°20' West a distance of 2010.00 feet to the 6th course of the parcel described in the deed recorded October 22, 1954 in the Office of said County Recorder as Document No. 33961 in Book 1239, Page 122 of Official Records; thence, along the 6th, 5th, 4th and 3rd courses of said parcel the following four courses:
- 2nd - North 39°43'44" East a distance of 20 feet; thence,
- 3rd - North 50°20' West a distance of 233.51 feet; thence,
- 4th - North 39°40' East a distance of 95.00 feet; thence,
- 5th - North 50°20' West a distance of 35.00 feet to the 2nd course of the parcel described in the deed recorded September 30, 2008 in the Office of the County Recorder as Document No. 20080930-00147431 of Official Records; thence,
- 6th - Along said 2nd course, North 39°40' East a distance of 1205.03 feet to the line common to said Lots 94 and 95; thence,
- 7th - Along said common line, North 50°20' West a distance of 1178.93 feet to the southwesterly terminus of the 2nd course of Exception (E) of Parcel 1 described in the deed recorded May 2, 1996 in the Office of the County Recorder as Document No. 96-058782 of Official Records; thence,
- 8th - Along said 2nd course of Exception (E) of Parcel 1, North 39°53'40" East a distance of 1319.73 feet to the line common to Lots 95 and 96 of said Rancho Santa Clara del Norte, thence,



- 9th - Along said line common to Lots 95 and 96 and the 1st course of last said deed, South 50°20' East a distance of 1939.26 feet to the 5th course of last said deed; thence,
- 10th - Along said 5th course, South 39°39'12" West a distance of 1320.12 feet to the line common to said Lots 94 and 95; thence,
- 11th - Along said line common to Lots 94 and 95, South 50°20' East a distance of 1167.23 feet to said southeasterly line of said Rose Avenue (80 feet wide); thence,
- 12th - Along said southeasterly line of said Rose Avenue, South 25° West a distance of 1364.08 feet to the point of beginning.

Containing 122.44 acres, more or less.

Disclaimer: For assessment purposes only. This description of land is not a legal description as defined in the Subdivision Map Act and may not be used as the basis for an offer for the sale of the land described.



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

Certified by:

Date: 1-27-2011



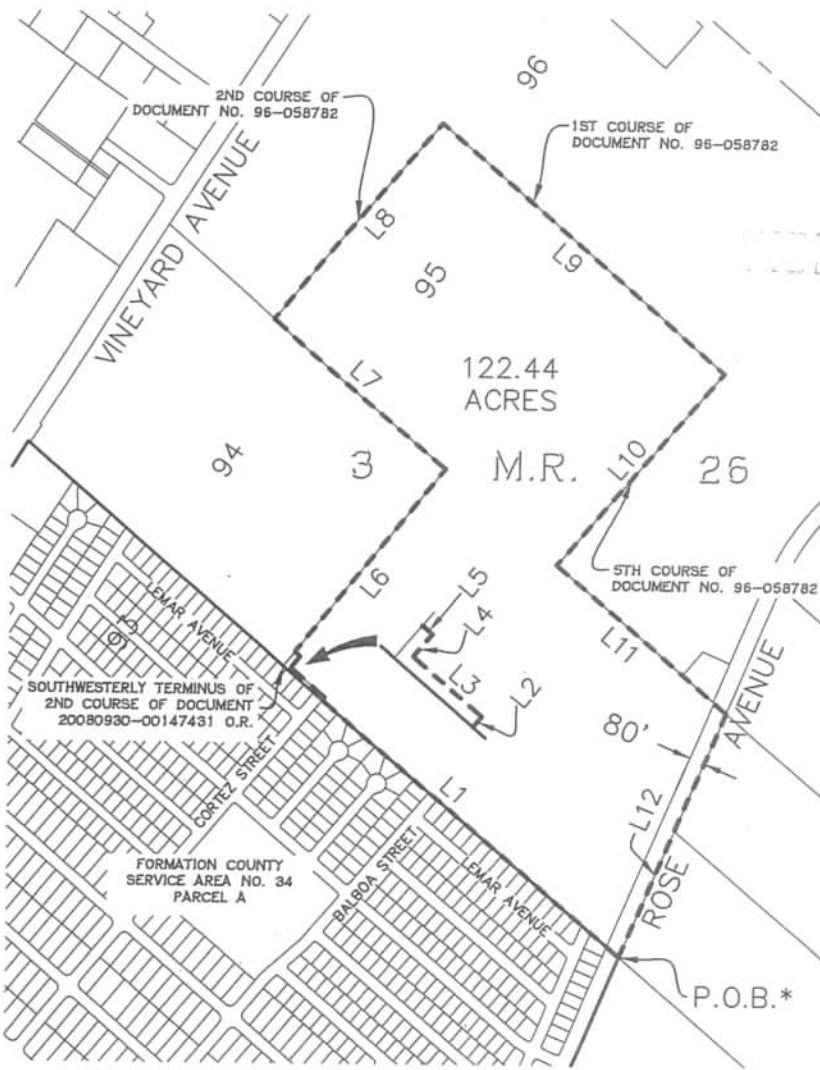
VICINITY MAP

NOT TO SCALE

SITE



DISCLAIMER: FOR ASSESSMENT PURPOSES ONLY. THIS DESCRIPTION OF LAND IS NOT A LEGAL DESCRIPTION AS DEFINED IN THE SUBDIVISION MAP ACT AND MAY NOT BE USED AS THE BASIS FOR AN OFFER FOR THE SALE OF THE LAND DESCRIBED.



SCALE: 1" = 1,000'



LEGEND



EXISTING COUNTY SERVICE AREA NO. 34 BOUNDARY

PROPOSED ANNEXATION TO CSA NO. 34 BOUNDARY

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION.

JAMES P. FALLON

DATE

JAN 26 2011

* P.O.B. SOUTHEASTERLY TERMINUS OF THE 34TH COURSE OF PARCEL A OF THE FORMATION OF COUNTY SERVICE AREA NO. 34 PER 20051201-0295768 O.R.



LINE TABLE		
LINE	DIRECTION	LENGTH
L1	N 50°20'00" W	2010.00
L2	N 39°43'44" E	20.00
L3	N 50°20'00" W	233.51
L4	N 39°40'00" E	95.00
L5	N 50°20'00" W	35.00
L6	N 39°40'00" E	1205.03
L7	N 50°20'00" W	1178.93
L8	N 39°53'40" E	1319.73
L9	S 50°20'00" E	1939.26
L10	S 39°39'12" W	1320.12
L11	S 50°20'00" E	1167.23
L12	S 25°00'00" W	1364.08



Penfield & Smith
Engineering · Surveying · Planning
· Construction Management ·

1327 Del Norte Road, Suite 200, Camarillo, CA 93010
Phone: (805) 981-0706 Fax: (805) 981-0251

W.O. 19251.02 DWG: 19521 LAFCO Exh B-C3D.dwg

EXHIBIT B COUNTY SERVICE AREA NO. 34 ANNEXATION

UNITED WATER CONSERVATION DISTRICT

PORTIONS OF LOTS 94 AND 95 OF RANCHO
SANTA CLARA DEL NORTE, VENTURA COUNTY, CA
PER 3 MR 26 SHEET 1 OF 1
PLOT DATE: 1/26/2011

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

Certified by: 

Date: 1-27-2011