

DRAFT
EL DORADO LAFCO

LOCAL AGENCY FORMATION COMMISSION

RESOLUTION NUMBER L-2007-50

Update to the Cameron Park Airport District

Sphere of Influence

LAFCO Project No. 2007-13-A

WHEREAS, the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 governs the organization and reorganization of cities and special districts by local agency formation commissions established in each county, as defined and specified in Government Code Sections 56000 et seq. (unless otherwise indicated all statutory references are to the Government Code); and

WHEREAS, Section 56425 et seq. provides that the local agency formation commission in each county shall develop and determine the sphere of influence of each local governmental agency within the county, and enact policies designed to promote the logical and orderly development of areas within the spheres of influence, as more fully specified in Sections 56425 et seq.; and

WHEREAS, Section 56430 requires that local agency formation commissions conduct a municipal service review (MSR) prior to, or in conjunction with, consideration of actions to establish or update a sphere of influence (SOI) in accordance with Sections 56076 and 56425; and

WHEREAS, pursuant to Section 56430, in order to prepare and update spheres of influence, the Commission conducted a General Government Services II Municipal Services Review and adopted a written statement of determinations on December 5, 2007; and

WHEREAS, the agencies reviewed were Cameron Estates, Cameron Park and El Dorado Hills Community Services Districts; Cameron Park Airport District; County Service Area 10; Georgetown Divide Recreation District; Kirkwood Meadows Public Utility District; Tahoe City Public Utility District; and the City of South Lake Tahoe; and

WHEREAS, the Executive Officer reviewed the sphere of influence update pursuant to the California Environmental Quality Act (CEQA), and recommended that the project is exempt from CEQA under Section 15061(b)(3) because it is covered by the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA, and, based thereon, the Executive Officer prepared a Notice of Exemption; and

WHEREAS, the Executive Officer set a public hearing for December 5, 2007 for consideration of the environmental review and the draft sphere of influence update for Cameron Park Airport District and caused notice thereof to be posted, published and mailed at the times and in the manner required by law at least twenty-one (21) days in advance of the date; and

WHEREAS, on December 5, 2007 the draft sphere of influence update came on regularly for hearing before LAFCO, at the time and place specified in the Notice; and

WHEREAS, at said hearing, LAFCO reviewed and considered the draft sphere of influence, and the Executive Officer's Report and Recommendations; each of the policies, priorities and factors set forth in Government Code Section 56425 et seq.; LAFCO's Policies and Guidelines related to spheres of influence, starting with Policy 4.0; and all other matters presented as prescribed by law; and

WHEREAS, at that time, an opportunity was given to all interested persons, organizations, and agencies to present oral or written testimony and other information concerning the proposal and all related matters; and

WHEREAS, the Commission received, heard, discussed, and considered all oral and written testimony related to the sphere update, including but not limited to protests and objections, the Executive Officer's report and recommendation, the environmental document and determinations and the service reviews; and

WHEREAS, pursuant to Government Code Section 56425(i)(2), the Commission does hereby establish the functions and classes of services provided by Cameron Park Airport District as follows: airport administration and maintenance services; and

WHEREAS, the Commission does hereby make the following determinations regarding the proposal pursuant to Government Code Section 56425(e):

1. *The present and planned land uses in the area, including agricultural and open space lands.*

Present land uses within the District include industrial and high density residential uses. Present land uses surrounding the District include high density residential, open space and commercial. Planned land uses are anticipated to remain the same as current land uses; however, the area immediately surrounding the district is fully built out.

2. *The present and probable need for public facilities and services in the area.*

The District is currently primarily an airpark with some ancillary commercial and industrial uses. District management is looking into expanding more commercial traffic into District operations to serve a more diversified clientele. Given its current financial constraints and the developing large commercial base in the El Dorado

Hills-Cameron Park-Shingle Springs areas, such an expansion may prove fiscally beneficial to the district and valuable to the local economy.

3. *The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide.*

Financial constraints are impacting District operations as a result of a limited base to draw revenues from, rising costs and State financial obligations. Some of these challenges may be corrected by a Master Plan, which the District is in the process of preparing. Said Plan may identify long-term goals and create a capital investment plan intended to meet the stated objectives of the District Board.

4. *The existence of any social or economic communities of interest in the area if the Commission determines that they are relevant to the agency.*

Social or economic communities of interest in the area are primarily Cameron Park, with El Dorado Hills and Shingle Springs playing a secondary role.

NOW, THEREFORE BE IT HEREBY RESOLVED, DETERMINED, ORDERED AND FOUND:

Section 1. Each of the foregoing recitals is true and correct.

Section 2. The Notice of Exemption prepared by the Executive Officer is approved as the appropriate environmental document for this project.

Section 3. The update to the Cameron Park Airport District's Sphere of Influence to affirm the current sphere is orderly, logical and justifiable.

Section 4. The Executive Officer is directed to file a Notice of Exemption under Section 15061(b)(3) in compliance with the California Environmental Quality Act and local ordinances implementing the same.

Section 5. The Cameron Park Airport District's sphere of influence is updated to affirm its current sphere, coterminous with the current service area, as shown on the attached map, marked Exhibit A, attached hereto and incorporated herein by this reference.

PASSED AND ADOPTED by the El Dorado Local Agency Formation Commission at a regular meeting of said Commission, held December 5, 2007 by the following vote of said Commission.

AYES:
NOES:
ABSTENTIONS:
ABSENT:

ATTEST:

Clerk to the Commission

Chairperson