



Agenda Date: 7/15/2020

Agenda Placement: 7C

## Napa Sanitation District Board Agenda Letter

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**TO:** Honorable Board of Directors  
**FROM:** Timothy Healy - General Manager  
NS-Technical Services/Engineer  
**REPORT BY:** Karl Ono, Associate Engineer - (707) 258-6013  
**SUBJECT:** Annexation of Linda Vista No. 21 - NapaSan Annexation 000034

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### **RECOMMENDATION**

Adopt Resolution establishing Terms and Conditions and ordering annexation of territory - APNs 007-231-002 (3660 Linda Vista Avenue), 007-152-030 (4009 Linda Vista Avenue), 007-103-004 (4213 Linda Vista Avenue), and 007-172-023 (2415 Trower Avenue) - Linda Vista No. 21 - NapaSan Annexation 000034.

### **EXECUTIVE SUMMARY**

This annexation is for four parcels totaling approximately 2.8 acres at 3660 Linda Vista Avenue, 4009 Linda Vista Avenue, 4213 Linda Vista Avenue, and 2415 Trower Avenue (APNs 007-231-002, 007-152-030, 007-103-004 and 007-172-023) which are within NapaSan's Sphere of Influence.

The owner of 3660 Linda Vista Avenue initiated the request for annexation as a condition of an outside service agreement dated September 24, 2019. This annexation will incorporate 3660 Linda Vista Avenue into NapaSan's boundary and will void the outside service agreement for 3660 Linda Vista Avenue.

LAFCO also conducted outreach to other owners of properties in the vicinity that are currently outside of NapaSan's service area boundary. The owners of 4009 Linda Vista Avenue, 4213 Linda Vista Avenue, and 2415 Trower Avenue have requested to be included in this annexation. Property owners that LAFCO contacted who either did not respond or did not express an interest in annexing into NapaSan's service area are not included in this annexation and will not be annexed into NapaSan's service area boundary.

The attached resolution includes NapaSan's "Terms and Conditions" for annexation.

**FISCAL & STRATEGIC PLAN IMPACT**

Is there a Fiscal Impact?	Yes
Is it currently budgeted?	No
What is the revenue source?	The applicants will be required to pay a capacity charge in order to connect to sanitary sewer as a condition of annexation.
Is it Mandatory or Discretionary?	Discretionary
Discretionary Justification:	The parcels are within NapaSan's Sphere of Influence.
Is the general fund affected?	Yes
Future fiscal impact:	Unspecified operation and maintenance costs are expected to be fully offset by sewer service charges.
Consequences if not approved:	The applicants would not be allowed to annex the properties into NapaSan's service boundary.
Additional Information:	None.

**ENVIRONMENTAL IMPACT**

LAFCO is the lead CEQA agency for the annexation and will ultimately make a determination regarding the annexation of the of this parcel into NapaSan. Proposing Terms and Conditions is not a "project" under CEQA.

**BACKGROUND AND DISCUSSION**

None.

**SUPPORTING DOCUMENTS**

- A . Resolution
- B . Terms and Conditions
- C . Area Map

Napa Sanitation District: Approve

Reviewed By: Timothy Healy