

NOTICE

Item No. 4 of the attached Water Resources and Watershed Committee Agenda contains links to referenced documents.



Date: July 3, 2019

To: Water Resources and Watershed Committee
Maria Gutzeit, Chair
Tom Campbell
Kathy Colley
William Cooper
Robert DiPrimio
Jerry Gladbach

From: Steve Cole, Assistant General Manager

A handwritten signature in blue ink, appearing to read "SC", is written over the name "Steve Cole" in the "From:" field.

The **Water Resources and Watershed Committee** is scheduled to meet on **Wednesday, July 10, 2019 at 6:00 PM** in the Summit Circle Training Room located at 26521 Summit Circle, Santa Clarita, CA 91350.

MEETING AGENDA

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2.	Water Resources Director's Report	
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4. *	Recommend Approval of a Resolution of Application by SCVWA Requesting Los Angeles LAFCO Initiate Proceedings For Annexation of Tesoro Del Valle, Making Responsible Agency Findings Pursuant to CEQA and Approving the Project in SCVWA's Limited Role as Responsible Agency	5

5. * Committee Planning Calendar

19

6. Adjournment

* Indicates attachment

◆ To be distributed

NOTICES:

Any person may make a request for a disability-related modification or accommodation needed for that person to be able to participate in the public meeting by telephoning (661) 297-1600, or writing to Santa Clarita Valley Water Agency at 27234 Bouquet Canyon Road, Santa Clarita, CA 91350. Requests must specify the nature of the disability and the type of accommodation requested. A telephone number or other contact information should be included so that Agency staff may discuss appropriate arrangements. Persons requesting a disability-related accommodation should make the request with adequate time before the meeting for the Agency to provide the requested accommodation.

Pursuant to Government Code Section 54957.5, non-exempt public records that relate to open session agenda items and are distributed to a majority of the Board less than seventy-two (72) hours prior to the meeting will be available for public inspection at the Santa Clarita Valley Water Agency, located at 27234 Bouquet Canyon Road, Santa Clarita, California 91350, during regular business hours. When practical, these public records will also be made available on the Agency's Internet Website, accessible at <http://www.yourscvwater.com>.

Posted on July 3, 2019.

MBS



COMMITTEE MEMORANDUM

DATE: July 3, 2019
TO: Water Resources and Watershed Committee
FROM: Dirk Marks *DM*
Director of Water Resources
SUBJECT: Devil's Den Semi-Annual Report (January 2019-June 2019)

SUMMARY AND DISCUSSION

SCV Water's Devil's Den property encompasses 8,656 acres in Kern and Kings Counties. The Devil's Den Water District is an existing entity, although its State Water Project (SWP) contract rights of 12,700 Acre-Feet have been transferred to SCV Water (as successor-in-interest to Castaic Lake Water Agency). A summary of activities at the Devil's Den property during the first six months of 2019 are as follows:

1. Groundwater levels are checked bi-monthly at the north end of the property to monitor the potential effects of groundwater pumping by neighboring agriculture operations. Current water levels are approximately 73 feet below ground surface elevation. This reflects a slight recovery of 3 feet in the well levels over the last six months. Typical static water levels are at approximately 60 feet.
2. A cattle herd of 850 cows and calves are grazing various sections of the property providing weed control.
3. Rolling Hills Farm continues mechanical weed control in areas of the property where cattle are not being grazed, such as fence lines and roadsides.
4. Rolling Hills Farm produced a winter dryland grain crop of both wheat and barley. Approximately 320 acres of wheat and 150 acres of barley are currently being harvested.
5. There has been approximately 8.00" of rain on the property since July 2018.
6. The Department of Water Resources (DWR) has replaced its DDWD turnout meter and placed the turnout back in service. DWR is also repairing a defective hydraulic ram that is keeping the slide gate at the turnout from closing completely.
7. SCV Water staff completed the replacement of the DDWD vault's slide gate in February 2019. Staff also repaired a series of small leaks inside the distribution pipe within 30' of the slide gate. Future repairs along this piping may be necessary.
8. A new GIS generated graphic showing groundwater well locations with associated photos and GPS coordinates is being created and is 99% complete. All of Kings County

and most of Kern County portions of the Devil's Den property have been mapped. There are a few wells in Dagany Gap that still need to be located and added to the map.

9. To facilitate the assignment of solar generation development on the property from SunPower to Clearway Energy, SCV Water entered into new agreements with Clearway Energy after their purchase of SunPower, Inc in August 2018. A new Non-Binding Memorandum of Understanding, Reimbursement and Indemnification Agreement and the Second Amendment Site Control Agreement were executed on April 29, 2019. Clearway continues preliminary investigative work started by SunPower.
10. In May 2019, SCV Water executed an agreement with Southern California Gas Company (SoCal Gas) for SoCal Gas' purchase of a permanent easement within the Devils Den property. SoCal Gas has made a payment of \$99,156.72 to SCV Water for the easement.

RGV

MGS



COMMITTEE MEMORANDUM

DATE: July 3, 2019

TO: Water Resources and Watershed Committee

FROM: Steve Cole *SC*
Assistant General Manager

SUBJECT: Recommend Approval of a Resolution of Application by SCVWA Requesting Los Angeles LAFCO Initiate Proceedings For Annexation of Tesoro Del Valle, Making Responsible Agency Findings Pursuant to CEQA and Approving the Project in SCVWA's Limited Role as Responsible Agency

SUMMARY

On September 30, 2013, Castaic Lake Water Agency (CLWA) and Montalvo Properties (Montalvo) executed an Annexation Agreement (Annexation Agreement) for a portion of the Tesoro Del Valle development (Project), located outside of the CLWA service area boundary, a predecessor to Santa Clarita Valley Water Agency. The Annexation Agreement provided Montalvo the option to seek modification to the Project while recognizing such action would require the consideration of updated CEQA documentation prior to submitting an application for annexation to the Los Angeles County Local Area Formation Organization (LAFCO). Montalvo chose this option and subsequently requested an amendment to the Annexation Agreement granting more time for possible changes to the Project application and to complete environmental and other entitlement related work (First Amendment). A second amendment was executed that permitted additional time, through September 30, 2018, to process revised entitlements, complete environmental documentation and transfer the Annexation Agreement from Montalvo to IHP Capital to which the property was sold (Second Amendment). IHP Capital created a subsidiary, Bristol Land Company, LLC (BLC) to which the Annexation Agreement was assigned. A third amendment was executed assigning the Annexation Agreement from Montalvo to BLC and provided BLC two additional years (through September 30, 2020) to complete the entitlements for the annexation property (Third Amendment). Acting as the lead agency, the County of Los Angeles certified the Supplemental Environmental Impact Report (SEIR) for the Project in November 2018 and approved the Project. Staff has prepared a draft Resolution of Application through which the Board, is being asked to request that the Local Agency Formation Commission of Los Angeles County initiate annexation proceedings for the annexation of Tesoro Del Valle, and through which the Board, in its limited capacity as a CEQA responsible agency, is being asked to adopt the County of Los Angeles' CEQA findings and MMRP as its own, and directing staff to submit a LAFCO application for the annexation of Tesoro Del Valle.

BACKGROUND AND DISCUSSION

On May 22, 2007, CLWA, a predecessor to Santa Clarita Valley Water Agency (SCV Water) acquired 11,000 AFY of additional water supply as part of an agreement with Buena Vista/Rosedale-Rio Bravo (BV-RRB). When negotiating the transfer, the CLWA considered interest from developers who had indicated a desire to annex into the CLWA service area. Accordingly, CLWA set aside 3,653 AFY of the 11,000 AFY BV-RRB water acquisition for

annexing parties as documented in the EIR for the purchase. Additionally, in 2007, CLWA adopted an Annexation Policy and approved the form for associated Deposit and Funding Agreement and Annexation Agreements. The 2008 economic downturn resulted in developers suspending their interest in potential annexations.

In 2013, the CLWA was approached by Montalvo regarding development of subsequent phases of the Tesoro Del Valle Development that were partially outside of CLWA's service area boundary. Montalvo entered into a Deposit and Funding Agreement and Annexation Agreement with CLWA. Under those agreements, Montalvo paid a proportionate share of BV-RRB water acquisition and carrying costs to reserve 500 acre-feet for the proposed annexation of 864 acres. The Annexation Agreement provided Montalvo the option of modifying the proposed land use. Montalvo exercised its option and the proposed annexation area has been reduced to 324 acres (Annexation Lands) with a revised water demand of 389 acre-feet. The Third Amendment reduced the ongoing BV-RRB carrying costs to reflect the reduced water demand along with assignment of the Annexation Agreement from Montalvo to BLC. BLC is current on all obligations under the Deposit and Funding and Annexation Agreements.

Along with BV-RRB water costs, the Annexation Agreement obligates BLC to pay for past and ongoing SWP and 1% property taxes for the Annexed Lands as if these were part of the Agency from its inception. Payment of these past costs is a condition precedent to final annexation.

As part of the annexation policy process, SCV Water is required to apply for a change in organization (an annexation and corresponding sphere of influence amendment), to the Local Agency Formation Commission for the County of Los Angeles (LAFCO). The initial step in the LAFCO application is for SCV Water to complete a Resolution of Application (Resolution). The Resolution requests that LAFCO initiate proceedings for the change of organization on behalf of the property owner, BLC, for the Tesoro Del Valle annexation. This will amend SCV Water's current service area boundary to include the annexation area.

Subsequent to annexation, BLC will continue to pay BV-RRB carrying costs through the payment of stand-by charges, which SCV Water requests be imposed as a condition of the LAFCO annexation.

Consistent with discussions at the May 13, 2019 Water Resources and Watershed Committee meeting, carrying costs will end after homeowner occupancy, and homeowners will pay water rates consistent with existing SCV Water customers.

California Environmental Quality Act (CEQA) Findings

Pursuant to the provisions of CEQA and the State CEQA Guidelines, in 1999 the County of Los Angeles, acting as Lead Agency, prepared and processed a Final Environmental Impact Report (FEIR) for the Tesoro Del Valle Project. In September 2013, CLWA as a responsible agency adopted the findings of the Lead Agency and authorized execution of the Annexation Agreement.

In 2006, the FEIR for the BV-RRB Water Acquisition was considered by CLWA and included an analysis of the likely environmental impacts resulting from a portion of the BV-RRB Water Acquisition being used to meet the water demand for the Annexation Lands. The CEQA determination at this time is that the proposed action had been previously addressed in the

certified 2006 Final EIR and findings and that no further environmental analysis or documentation is required.

The SEIR for the Tesoro Project was prepared in February 2018 and pursuant to the provisions of the State CEQA Guidelines, in November 2018, the County of Los Angeles, acting as Lead Agency, prepared and processed a Final Environmental Impact Report (Final EIR) for the revised proposed Tesoro Del Valle project. Both the 1999 Final EIR (State Clearinghouse No. 93021007) and the 2018 Subsequent EIR (State Clearinghouse No. 2016101032), have been made available to the Board, and are available to the public along with other related documents through the SCV Water Board Secretary or at the links listed below. As a condition of approval, the Applicant BLC shall provide evidence to the County of Los Angeles of payment of all capacity fees, connection fees and water supply costs in compliance with all of the requirements of SCV Water. The water demand for the approved revised Tesoro Project is to be calculated by SCV Water as part of the SB 221 Water Supply Verification prior to Final Map recordation as part of the Mitigation Monitoring and Reporting Program section MM Util-1.

Although other responsible agencies will act to consider this project, the current Board action relates solely to those approvals within the legal authority of SCV Water and would approve the Tesoro Project and authorize the filing an application with LAFCO for annexation of the proposed Annexation Lands and a change in the sphere of influence of SCV Water.

FINANCIAL CONSIDERATIONS

Montalvo originally executed a Deposit and Funding Agreement and has reimbursed the Agency for costs associated with the proposed annexation including BV-RRB acquisition and carrying costs. The Third Amendment assigned the Deposit and Funding Agreement and Annexation Agreement responsibilities to BLC. All costs associated with submittal of the LAFCO application are covered by BLC. If SCV Water determines not to proceed with the annexation, it will be obligated to return BV-RRB acquisition and carrying costs of approximately \$3,000,000.

RECOMMENDATION

That the Water Resources and Watershed Committee recommends the Board of Directors approve the attached resolution authorizing the General Manager to adopt CEQA findings and direct staff to submit a LAFCO Application for Annexation of Tesoro Del Valle.

Links to References:

- 1999 Final EIR for Tesoro del Valle Project (State Clearinghouse No. 93021007) available in three sections at:
 - http://planning.lacounty.gov/assets/upl/case/tr51644-1_92074-deir.pdf (DEIR)
 - http://planning.lacounty.gov/assets/upl/case/tr51644-1_92074-deir-app.pdf (Technical Appendices)
 - http://planning.lacounty.gov/assets/upl/case/tr51644-1_92074-fas.pdf (Findings of Fact)

- 2018 Subsequent EIR for Tesoro del Valle Project (State Clearinghouse No. 2016101032) available at: http://planning.lacounty.gov/assets/upl/case/tr51644-1_92074-feir.pdf
- Mitigation Monitoring and Reporting Program for Tesoro del Valle Project available at: County of Los Angeles' Findings of Fact Regarding the Final Environmental Impact Report and Statement of Overriding Consideration for the Tesoro del Valle Phases A, B, and C Project available at: http://planning.lacounty.gov/assets/upl/case/tr51644-1_92074-approval-package.pdf

RESOLUTION NO.

A RESOLUTION OF APPLICATION OF THE BOARD OF DIRECTORS OF THE SANTA CLARITA VALLEY WATER AGENCY REQUESTING THAT THE LOCAL AGENCY FORMATION COMMISSION FOR THE COUNTY OF LOS ANGELES (LAFCO) INITIATE PROCEEDINGS FOR THE CHANGE OF ORGANIZATION ON BEHALF OF BRISTOL LAND COMPANY LLC FOR THE TESORO ANNEXATION, MAKING RESPONSIBLE AGENCY FINDINGS PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND APPROVING THE PROJECT IN THE AGENCY'S LIMITED ROLE AS RESPONSIBLE AGENCY

WHEREAS, Santa Clarita Valley Water Agency ("SCV Water") is a water agency created to acquire, hold, and utilize water and water rights, including, but not limited to, water available from the state under the State Water Resources Development System/State Water Project ("SWP"), and to provide, sell, manage, and deliver surface water, groundwater, and recycled water for municipal, industrial, domestic, and other purposes at retail and wholesale within the boundaries of SCV Water; and

WHEREAS, Bristol Land Company LLC ("Applicant"), owns 1,274.6 acres adjacent to the boundary of SCV Water in the County of Los Angeles of which approximately 323.43 acres is proposed for annexation to SCV Water ("Annexation Lands"); and

WHEREAS, SCV Water's predecessor in interest, Castaic Lake Water Agency ("CLWA"), and Applicant's predecessor in interest, Montalvo Properties, LLC, executed various documents establishing the obligations, conditions and responsibilities consistent with CLWA's Annexation Policy, and its underlying principles, necessary for the orderly development and service of water to the Annexation Lands. These documents include, but are not limited to, the following:

1. February 19, 2013 Deposit and Funding Agreement ("Deposit and Funding Agreement")
2. September 29, 2017 Amended and Restated Annexation Agreement ("Annexation Agreement")

WHEREAS, the Deposit and Funding Agreement requires, among other things, that the Applicant pay for all staff time and fees relating to SCV Water's preparation and submittal of an annexation application to LAFCO; and

WHEREAS, SCV Water desires to initiate proceedings pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, Government Code section 56000 et seq., for a change of organization for annexation of the Annexation Lands into SCV Water; and

WHEREAS, the proposed change of organization requested by this Resolution of Application pursuant to Government Code section 56654 is annexation of the Annexation Lands to SCV Water ("Annexation"); and

WHEREAS, the proposed Annexation is not consistent with the sphere of influence ("SOI") of SCV Water, therefore, it is proposed and requested that the SCV Water SOI be concurrently amended to reflect the proposed Annexation; and

WHEREAS, the territory proposed to be annexed is uninhabited; and

WHEREAS, the boundaries of the Annexation Lands are described in the legal description, and depicted on the corresponding maps, Exhibit “A” and Exhibit “B”, respectively, for annexation, which are incorporated herein by reference; and

WHEREAS, the County of Los Angeles (“County”) served as the lead agency responsible for the environmental review, analysis, and approval of the Tesoro Del Valle project (“Project”) pursuant to the California Environmental Quality Act (“CEQA”) (Pub. Res. Code, § 21000, et seq.) and the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15000, et seq.), which project includes construction of 820 residential units, including 455 conventional single-family units and 365 age-qualified dwelling units; 19.1 acres of parks and other recreational amenities, including trails; a 2.1 acre helispot; an internal circulation system; and associated infrastructure and utility systems on a development footprint of approximately 393.6 acres located in unincorporated Los Angeles County, north of Avenida Rancho Tesoro and west of Casa Luna; and

WHEREAS, the County of Los Angeles (“County”) analyzed the Tesoro Del Valle project consistent with CEQA and certified a Final Environmental Impact Report (State Clearinghouse No. 93021007) (“1999 FEIR”) for the Project in or about 1999, which EIR consists of a Draft Environmental Impact Report (“DEIR”) dated October 1995, the Technical Appendices to the DEIR dated October 1995, the Final EIR dated December 1996, and the Additional Environmental Information for Inclusion in the Final EIR for Revised Tesoro Del Valle Project dated October 1998; and

WHEREAS, on or about November 7, 2018, the County certified a Subsequent Environmental Impact Report (State Clearinghouse No. 2016101032) (“SEIR”) and adopted a Mitigation Monitoring and Reporting Program (“MMRP”) for the Project consistent with CEQA and the State CEQA Guidelines; and

WHEREAS, the 1999 Final EIR and the SEIR both contemplated and analyzed the environmental impacts of the Annexation and further analyzed the Project’s impacts on water supply, water system capacity, and other water-related issues; and

WHEREAS, on or about November 7, 2018, the County made certain findings consistent with State CEQA Guidelines section 15091 before approving the Project (the “Findings”), including findings that (1) the Project’s impacts associated with water supply would be less than significant, and (2) changes have been required in, or incorporated into, the Project that would reduce impacts to water and wastewater system capacity to less than significant levels; and

WHEREAS, SCV Water hereby incorporates by reference the 1999 FEIR, the SEIR, the MMRP, and the Findings, copies of which are on file with SCV Water; and

WHEREAS, SCV Water has more limited approval and implementing authority over the Project and thus serves only as a “responsible agency” for the Project pursuant to the requirements of CEQA; and

WHEREAS, SCV Water has considered the SEIR, the MMRP, the County’s Findings, and other information in the record consistent with the process set forth in State CEQA Guidelines section 15096; and

WHEREAS, SCV Water, at its agendized public meeting on October 18, 2006 independently reviewed and considered the 1999 FEIR, the SEIR, the MMRP, the Findings, and all other related documents in the record before it; and

WHEREAS, all the procedures of CEQA have been met, and the SEIR prepared in connection with the Project is sufficiently detailed so that all of the potential effects of the Project relating to those potential environmental impacts within SCV Water's powers and authorities as responsible agency, along with all measures necessary to avoid or substantially lessen such effects, have been evaluated in accordance with CEQA; and

WHEREAS, all of the findings and conclusions made by SCV Water pursuant to this Resolution are based upon the oral and written evidence presented to it as a whole and not based solely on the information provided in this Resolution; and

WHEREAS, all other legal prerequisites to the adoption of this Resolution have occurred.

NOW, THEREFORE, BE IT RESOLVED that:

1. Recitals. The foregoing recitals are true and correct and are incorporated herein and made an operative part of this Resolution of Application.
2. CEQA Compliance. As the decision-making body for SCV Water, and in SCV Water's limited role as a responsible agency under CEQA, the SCV Water Board of Directors ("Board of Directors") has reviewed and considered the information contained in the 1999 FEIR, the SEIR, the MMRP, the Findings, and all supporting documentation. Based on this review, the Board of Directors finds that, as to those potential environmental impacts within SCV Water's powers and authorities as responsible agency, the 1999 FEIR, SEIR, and supporting environmental documentation contain a complete, objective, and accurate reporting of the Project's and Annexation's potential impacts; the Board of Directors further finds that these documents comply with all CEQA requirements. These findings reflect the independent judgment and analysis of the Board of Directors.
3. Findings on Environmental Impacts. Having considered the EIRs discussed above, and in its limited role as a responsible agency under CEQA and as required by State CEQA Guidelines sections 15091 and 15096, the Board of Directors finds and agrees with the County that (1) the Project's impacts associated with water supply would be less than significant, and that the Project includes a measure, MM-Util-3, that would further reduce the Project's already less than significant impacts on water supply, and (2) changes have been required in, or incorporated into, the Project that would reduce impacts to water system capacity to less than significant levels; in particular implementation of MM Util-1 and MM Util-2 as set forth in the Findings and in the MMRP would reduce impacts to water and wastewater system capacity to less than significant levels. The Board of Directors thus finds that with the mitigation measures set forth in the MMRP, the Project or Annexation will not result in potentially significant environmental impacts as to those potential environmental impacts within SCV Water's powers and authorities as responsible agency, and that there are no feasible alternatives within the SCV Water's powers that are required to avoid or substantially reduce these less-than-significant impacts. The Board of Directors further finds that any comments received by the Board of Directors regarding the Project and/or Annexation have been examined and determined to not modify the

conclusions of the SEIR. Therefore, the Board of Directors adopts the County's CEQA Findings and MMRP as its own.

4. Approval of Project. Within its limited role as a utility provider for the Project, the Board of Directors hereby approves the Project.
5. A proposal is hereby made by SCV Water to LAFCO for a change of organization as follows:
 - a. This proposal is made pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 commencing with Section 56000 of the California Government Code.
 - b. The nature of the proposed change of organization is the annexation of the Annexation Lands to SCV Water ("Annexation").
 - c. The Annexation Lands are not within the Sphere of Influence ("SOI") of SCV Water, therefore it is requested that the SOI of SCV Water be concurrently amended to reflect the proposed Annexation.
 - d. The affected territory proposed to be annexed is uninhabited.
 - e. The boundaries of the Annexation Lands are described in the legal description, and depicted on the corresponding map, Exhibit "A" and Exhibit "B", respectively, for annexation, which are incorporated herein by reference.
 - f. The reason for proposed Annexation, together with the proposed SOI amendment, is to permit the Annexation Lands to be served by SCV Water and for the efficiencies resulting therefrom.
 - g. It is desired that the proposed Annexation provide for and is made subject to the following terms and conditions:
 - 1) The Annexation Lands, once annexed, will be subject to all rules and regulations of SCV Water, including but limited to water efficiency guidelines, conservation requirements and Best Management Practices.
 - 2) Any previously authorized service fees, charges, assessments or taxes of SCV Water shall be extended to the Annexation Lands, once annexed, and the Annexation Lands shall be subject to the payment of such service fees, charges, assessments, or taxes as SCV Water currently imposes and may legally impose in the future. Applicant will not oppose the imposition of any service fees, charges, assessments, or taxes currently applicable to SCV Water, or the Annexation Lands.
 - 3) Once the Annexation Lands are annexed, any taxes, fees, charges, or assessments for SCV Water may be collected by the County of Los Angeles Tax Collector in the same manner as ad valorem property taxes or otherwise allowed by law.

- 4) DWR approval of extension of the SCV Water service area for use of SWP facilities for delivery of water to the Annexation Lands.
- 5) Formation by SCV Water of a Water Service Area within the Annexation Lands, once annexed.
- 6) Payment by Applicant to SCV Water of the following:
 - i. All fees, charges and other payments due under the Deposit and Funding Agreement and/or Annexation Agreement, and/or the Water Annexation Policy applicable to the Annexation Lands, including but not limited to the following, as calculated as of the effective date of the Annexation:
 - (a) Facility Capacity and Connection Fees;
 - (b) Annexation Charges and State Water Project Back Taxes pursuant to Section 7 of the Annexation Agreement;
 - (c) Annexation Charges/BV-RRB Costs pursuant to Section 8 of the Annexation Agreement;
 - (d) Past Carrying Costs pursuant to Section 8 of the Annexation Agreement;
 - (e) Standby Charges pursuant to Sections 8 and 10 of the Annexation Agreement; provided however, no new special internal district(s) for purposes of establishing, adopting, levying, or collecting Standby Charges for the Annexation Lands, will be established;
 - (f) Annexation Charges/1% Property Tax Transfer and Back Taxes pursuant to Section 9 of the Annexation Agreement;
 - (g) Past BV-RRB Acquisition and Past Carrying Cost pursuant to Section 13 of the Annexation Agreement;
 - (h) Payment of all processing costs including but not limited to, Title reports, carrying costs not otherwise captured above, staff time, engineering costs, environmental costs, and costs associated with legal services;
 - (i) Payment of Property Tax Equivalent pursuant to Section 13 of the Annexation Agreement;
 - (j) All other costs not otherwise captured above, as specified and identified in the Deposit and Funding Agreement.
- 7) Applicant's payment of all LAFCO fees for the Annexation and SOI Amendment currently set at \$8,500.00 and any State Board of

Equalization fees due as a result of the Annexation; and other related fees.

- 8) The effective date of the annexation shall be the date of execution of the certificate of completion by LAFCO
6. SCV Water consents to waive protest proceedings pursuant to Government Code Section 56662(a) (1) through 56662(a) (3), inclusive, and 56662(d).
7. This Resolution of Application is hereby adopted and approved by SCV Water and LAFCO is hereby requested to initiate proceedings for the annexation of territory as authorized and in the manner provided by the Cortese-Know-Hertzberg Local Government Reorganization Act of 2000.
8. SCV Water is hereby authorized and directed to file a certified copy of this Resolution together with the required application and other documents for the Annexation and corresponding SOI regarding the Annexation Lands, with the Executive Officer of the Local Agency Formation Commission for the County of Los Angeles.
9. Notice of Determination. The Board of Directors directs staff to file a CEQA Notice of Determination with the County of Los Angeles Clerk and State Clearinghouse within five (5) working days of adoption of this Resolution.
10. Custodian of Records. The documents and materials that constitute the record of proceedings on which this Resolution and the above findings have been based, including but not limited to the 1999 FEIR, the SEIR, the MMRP, and the Findings, are located at the offices of the SCV Water, 27234 Bouquet Canyon Road, Santa Clarita, CA 91350. The custodian for these records is SCV Water Board Secretary.
11. This Resolution shall take effect immediately upon adoption by the Board of Directors of SCV Water.

**EXHIBIT A
ANNEXATION NO. 19-__
TO SANTA CLARITA VALLEY WATER AGENCY**

1 THAT PORTION OF SECTIONS 27 AND 28, TOWNSHIP 5 NORTH, RANGE 16 WEST, SAN
2 BERNARDINO MERIDIAN, IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF
3 LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON COUNTY SURVEYOR'S MAP NOS.
4 B-2376 AND B-1850, ON FILE IN THE COUNTY SURVEYOR'S OFFICE OF SAID COUNTY,
5 DESCRIBED AS FOLLOWS:

6
7 **BEGINNING** AT THE SOUTHWEST CORNER OF SAID SECTION 28;

8
9 **COURSE 1:** THENCE ALONG THE WEST LINE OF SAID SECTION 28,
10 NORTH 01°35'48" WEST, A DISTANCE OF 1,328.32 FEET TO THE NORTH
11 LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF
12 SAID SECTION 28;

13
14 **COURSE 2:** THENCE ALONG SAID NORTH LINE, SOUTH 89°32'43" EAST, A DISTANCE OF
15 1,322.35 FEET TO THE WEST LINE OF THE EAST-HALF OF THE SOUTHWEST
16 QUARTER OF SAID SECTION 28;

17
18 **COURSE 3:** THENCE ALONG SAID WEST LINE, NORTH 01°36'26" WEST, A DISTANCE OF
19 1,328.58 FEET TO THE NORTH LINE OF THE SOUTH-HALF OF SAID SECTION
20 28;

21
22 **COURSE 4:** THENCE ALONG SAID NORTH LINE, SOUTH 89°33'22" EAST, A DISTANCE OF
23 2,696.48 FEET TO THE WEST LINE OF THE EAST-HALF OF THE NORTHEAST
24 QUARTER OF SAID SECTION 28;

25
26 **COURSE 5:** THENCE ALONG SAID WEST LINE, NORTH 00°30'45" WEST, A DISTANCE OF
27 997.96 FEET (RECORD 941.28 FEET) TO THE NORTHERLY LINE OF PARCEL
28 38 OF PARCEL MAP NO. 26320, FILED IN BOOK 310, PAGES 1 THROUGH 51,
29 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID
30 COUNTY;

31
32 THENCE ALONG THE NORTHERLY AND EASTERLY LINES OF SAID PARCEL 38 THE
33 FOLLOWING COURSES:

34
35 **COURSE 6:** NORTH 74°53'51" EAST, A DISTANCE OF 501.89 FEET, TO THE BEGINNING
36 OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS
37 OF 750.00 FEET, A RADIAL LINE TO SAID BEGINNING OF CURVE BEARS
38 NORTH 74°53'51" EAST;

39 **COURSE 7:** SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF
40 07°49'11", AN ARC LENGTH OF 102.36 FEET;

41 **COURSE 8:** NORTH 82°43'02" EAST, A DISTANCE OF 32.00 FEET;

42
43 **COURSE 9:** NORTH 75°47'36" EAST, A DISTANCE OF 446.13 FEET;

44
45 **COURSE 10:** NORTH 88°20'10" EAST, A DISTANCE OF 164.36 FEET;

46
47 **COURSE 11:** SOUTH 68°23'48" EAST, A DISTANCE OF 65.06 FEET;

**EXHIBIT A
ANNEXATION NO. 19-__
TO SANTA CLARITA VALLEY WATER AGENCY**

48 **COURSE 12:** NORTH 38°01'05" EAST, A DISTANCE OF 184.48 FEET;

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50 **COURSE 13:** SOUTH 37°48'14" EAST, A DISTANCE OF 548.84 FEET;

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53 **COURSE 14:** SOUTH 34°49'24" WEST, A DISTANCE OF 373.65 FEET;

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55 **COURSE 15:** SOUTH 07°25'22" WEST, A DISTANCE OF 504.37 FEET TO THE NORTHERLY
56 LINE OF PARCEL 24 OF SAID PARCEL MAP NO. 26320;

57
58 THENCE ALONG THE NORTHERLY AND EASTERLY LINES OF SAID PARCEL 24 THE
59 FOLLOWING COURSES:

60
61 **COURSE 16:** SOUTH 88°40'04" EAST, A DISTANCE OF 31.77 FEET;

62
63 **COURSE 17:** SOUTH 11°18'53" EAST, A DISTANCE OF 316.96 FEET;

64
65 **COURSE 18:** SOUTH 04°52'10" WEST, A DISTANCE OF 1,058.87 FEET TO THE
66 NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE
67 SOUTHEAST QUARTER OF SAID SECTION 28;

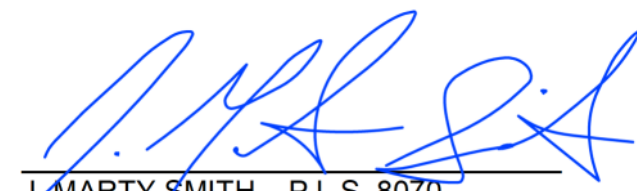
68
69 **COURSE 19:** THENCE ALONG THE EAST LINE OF SAID SECTION 28,
70 SOUTH 00°36'56" WEST, A DISTANCE OF 1,328.49 FEET TO THE SOUTH LINE
71 OF SAID SECTION 28;

72
73 **COURSE 20:** THENCE ALONG SAID SOUTH LINE, NORTH 89°32'03" WEST, A DISTANCE
74 OF 5,290.40 FEET TO THE **POINT OF BEGINNING**.

75
76 THE ABOVE DESCRIBED PARCEL CONTAINS 323.996 ACRES, MORE OR LESS.

77
78 ALL AS SHOWN ON EXHIBIT B, ATTACHED HERETO AND BY THIS REFERENCE MADE A
79 PART HEREOF.

80
81 THIS DESCRIPTION WAS PREPARED BY ME, OR UNDER MY DIRECTION, IN
82 CONFORMANCE WITH THE PROFESSIONAL LAND SURVEYORS' ACT.

83
84
85
86
87
88 
89 J. MARTY SMITH, P.L.S. 8070

DATE PREPARED: 05/31/2019

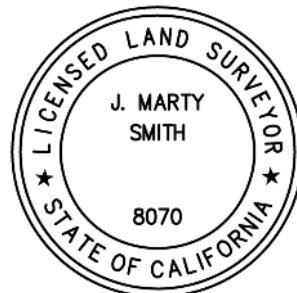


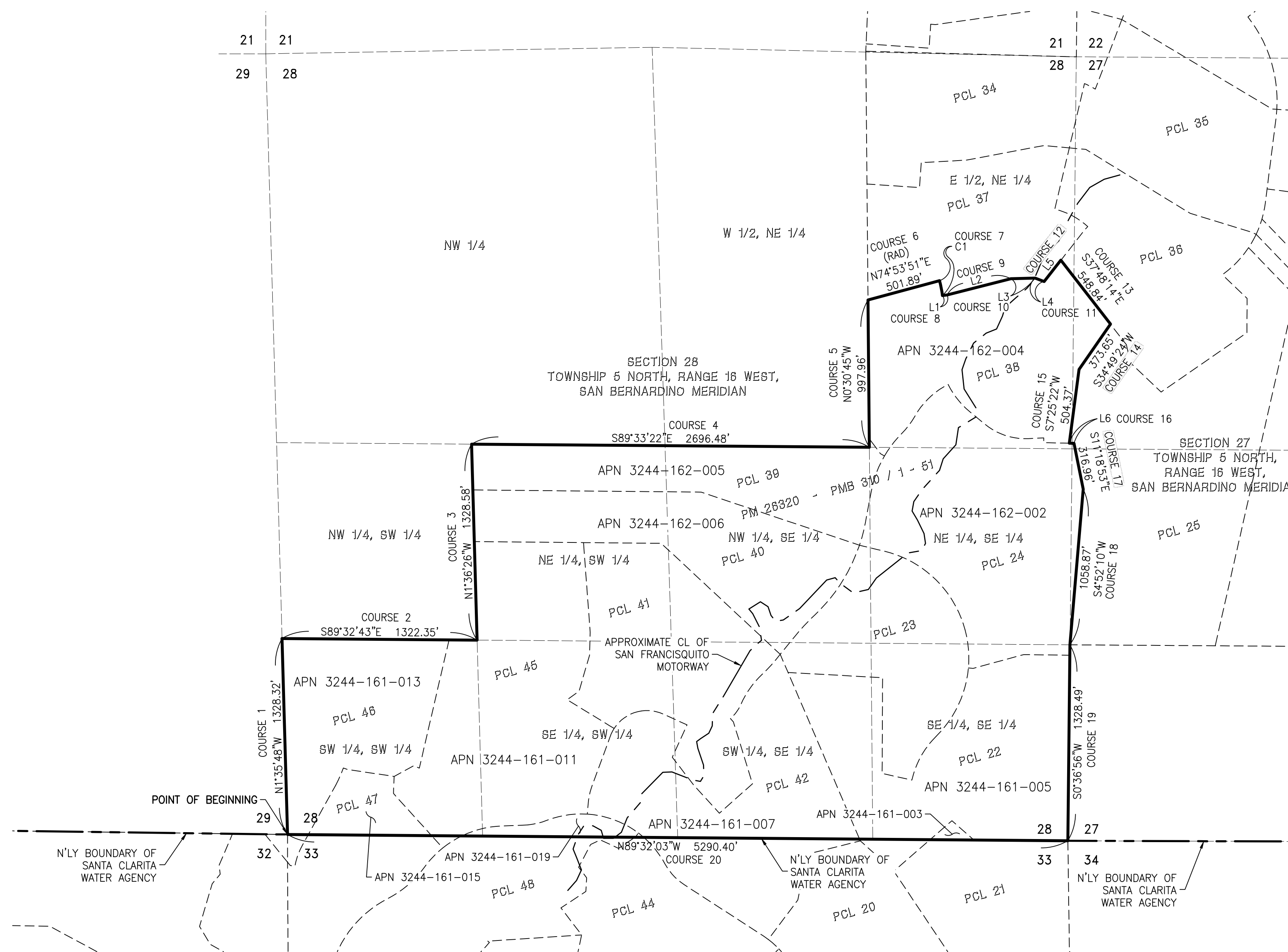
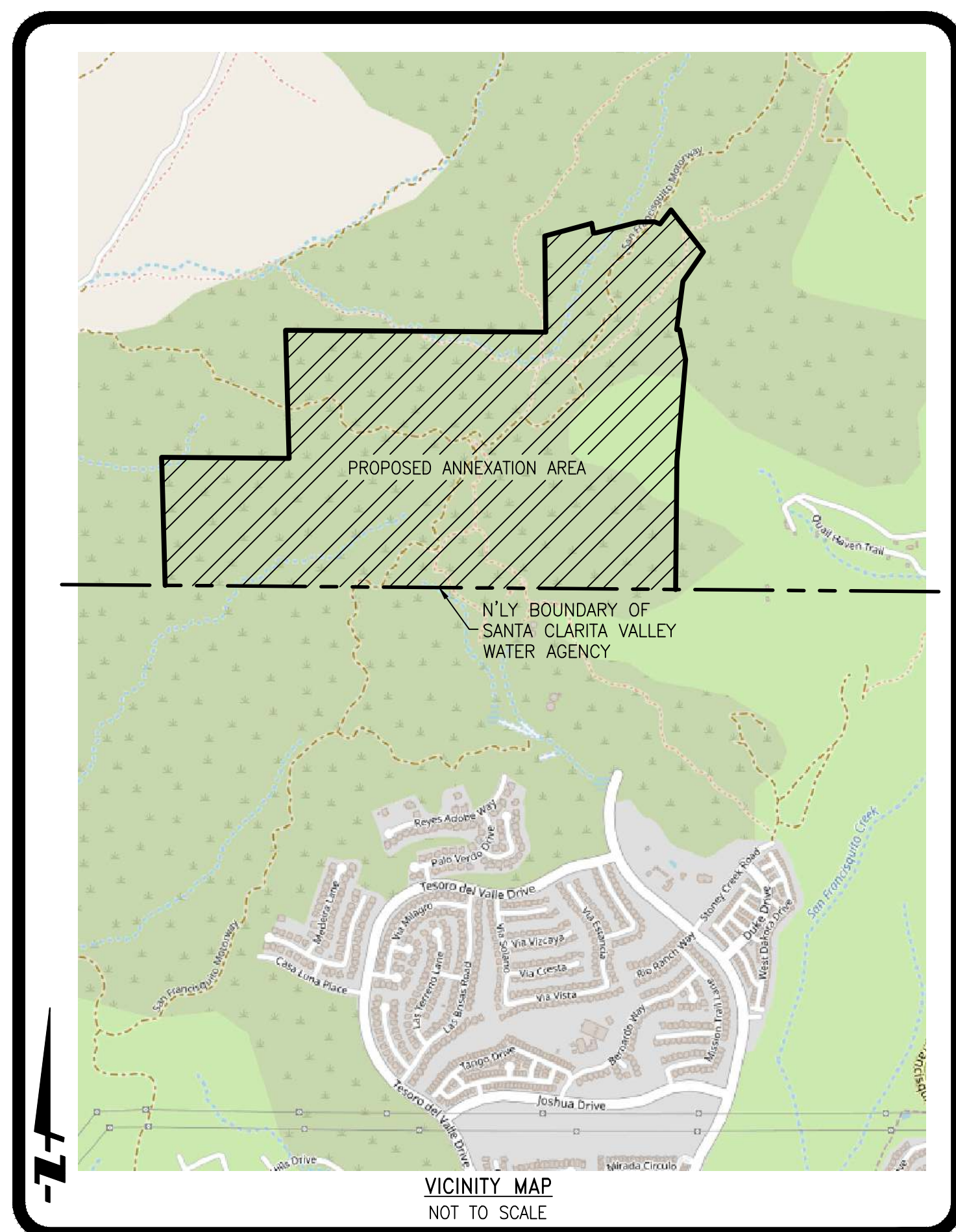
EXHIBIT B

ANNEXATION NO. 19-___

TO SANTA CLARITA VALLEY WATER AGENCY

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N82°43'02"E	32.00'
L2	N75°47'36"E	446.13'
L3	N88°20'10"E	164.36'
L4	S68°23'48"E	65.06'
L5	N38°01'05"E	184.48'
L6	S88°40'04"E	31.77'

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	007°49'11"	750.00'	102.36'



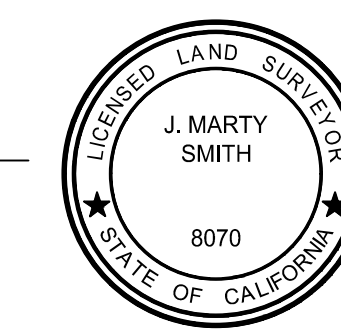
AREA:
323.996± ACRES

LINE LEGEND:

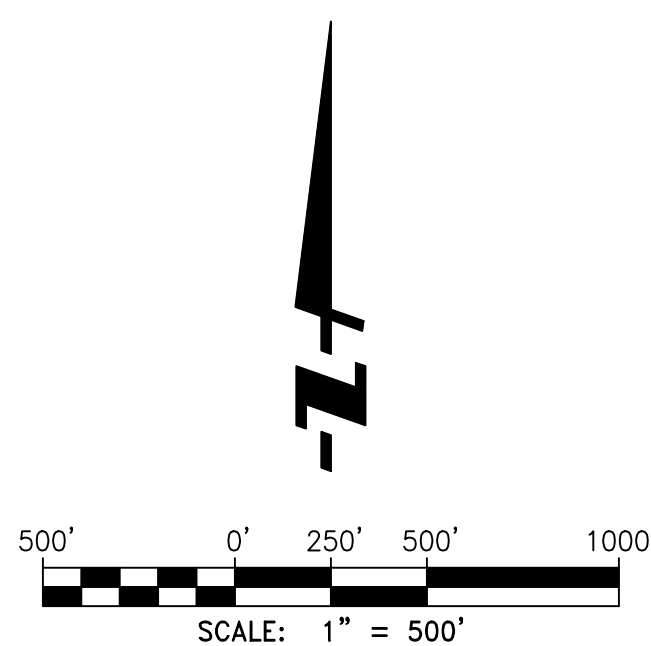
- PROPOSED ANNEXATION BOUNDARY
- - - SECTION LINES
- - - ADJACENT/INTERNAL PARCEL LINES
- - - EXISTING SCVWA BOUNDARY LINE
- - - APPROXIMATE CL OF SAN FRANCISQUITO MOTORWAY

SURVEYOR'S STATEMENT:
THIS MAP WAS PREPARED BY ME, OR UNDER MY DIRECTION, IN CONFORMANCE WITH THE PROFESSIONAL LAND SURVEYORS' ACT.

J. Marty Smith
J. MARTY SMITH, PLS 8070
EMAIL: msmith@fuscoe.com



05/31/2019
DATE



NO.	DATE	REVISION

FEI REFERENCE:

EXHIBIT B
ANNEXATION NO. 19-___
to: SANTA CLARITA VALLEY WATER AGENCY

16795 Von Karman, Suite 100
Irvine, California 92606
tel 949.474.1960 • fax 949.474.5315
www.fuscoe.com

DATE: May 30, 2019
SCALE: 1" = 500'
FN: 1771-001scvwd_lafoo
JN: 1771-001-01/3900
DRAWN BY: JMS
CHECKED BY: KRT
SHEET 1 OF 1

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**Santa Clarita Valley Water Agency
Water Resources & Watershed Committee and Board Calendar**

**ITEM NO.
5**

FY 2019/20

	Item	Jul 2 Board	Jul 10 Comm	Aug 6 Board	Aug 14 Comm	Sep 3 Board	Sep 11 Comm	Oct 1 Board	Oct 9 Comm	Nov 5 Board	Nov 13 Comm	Dec 3 Board To Be Cancelled	Dec 11 Comm	Dec 17 Board	Jan 7 Board	Jan 8 Comm	Feb 4 Board	Feb 12 Comm	Mar 3 Board	Mar 11 Comm	Apr 7 Board	Apr 8 Comm	May 5 Board To Be Cancelled	May 13 Comm	Jun 2 Board	Jun 10 Comm
1	Update on Conservation Activities & Performance		P		P		P		P		P		P			P		P		P		P		P		P
2	Update on Conservatory Garden & Pocket Park Pilot Projects		P																							
3	Update on Conservation Strategies																									
4	Devil's Den Semi-Annual Report		P													P										
5	Status of Water Supply and Water Banking Programs		P				P													P						
6	Status of Sustainable Groundwater Management Act Implementation				P						P							P						P		
7	Status of Recycled Water Program																									
8	Status of Sites Reservoir Project																									
9	Status of Efforts Relating to Groundwater Spreading Pilot Program																									
10	Status of Water Supplies												P					P								
11	Update on Integrated Regional Water Management Plan Activities		P																							
12	Status of Integrated Regional Water Management Plan Update												P													
13	Status of Upper Santa Clara River Salt and Nutrient Management Plan		P										P													
14	Status of Rosedale Rio-Bravo Water Storage District Banking and Exchange Program Extraction Facilities		P																							
15	Status of Devil's Den Solar Generation Facilities															P										
16	Recommend Approval of a Resolution of Application by SCVWA Requesting Los Angeles LAFCO Initiate Proceedings For Annexation of Tesoro Del Valle, Making Responsible Agency Findings Pursuant to CEQA and Approving the Project in SCVWA's Limited Role as Responsible Agency		P	P																						
17	Recommend Authorizing the General Manager to Execute an Agreement for SCV Water's Participation in Sites Reservoir Planning Costs						P		P																	

**Santa Clarita Valley Water Agency
Water Resources & Watershed Committee and Board Calendar**

**ITEM NO.
5**

FY 2019/20

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18 Recommend Approval of Resoulition Adopting CEQA Findings for State Water Project Water Management Tools and Authorizing the General Manager to Execute a Contract Amendment for the State Water Project Water Management Tools								P	P																
19 Recommend Approval of a Resolution Authorizing the General Manager to Execute an Amendment to the State Water Project Water Supply Contract to Allocate California WaterFix Costs and Provide for the Transfer and Exchange of State Water Project Water Supplies						P	P																		
20 Review of Watershed Recharge Feasibility Study						P	P			P			P												

P = Planned
C = Completed
CNL = Cancelled
CNT = Continued Item