



# TULARE COUNTY LOCAL AGENCY FORMATION COMMISSION

210 N. Church Street, Suite B, Visalia 93291 Phone: (559) 623-0450 FAX: (559) 733-6720

## LAFCO MEETING AGENDA

December 6, 2017 @ 2:00 P.M.

BOARD OF SUPERVISORS CHAMBERS  
COUNTY ADMINISTRATIVE BUILDING  
2800 West Burrell Avenue  
Visalia CA 93291

COMMISSIONERS:  
Pete Vander Poel, Chair  
Juliet Allen, V-Chair  
Cameron Hamilton  
Rudy Mendoza  
Steve Worthley

ALTERNATES:  
Mike Ennis  
Carlton Jones  
Dennis Mederos

EXECUTIVE OFFICER:  
Ben Giuliani

- I. Call to Order
- II. Approval of Minutes from October 11, 2017
- III. Public Comment Period

(Pages 01-02)

At this time, members of the public may comment on any item not appearing on the agenda and that is within the scope of matters considered by the Commission. Under state law, matters presented under this item cannot be discussed or acted upon by the LAFCO Commission at this time. So that all interested parties have an opportunity to speak, any person addressing the Commission may be limited at the discretion of the chair. At all times, please use the microphone and state your name and address for the record.

## IV. New Action Items

- 1. Election of Officers (Page 03)  
[No Public Hearing].....Recommended Action: Elect Chairman and Vice-Chairman  
  
The Commission will select a new Commission Chair and Vice-Chair. The LAFCO Commission Chair and Vice-Chair are chosen on a rotating basis in accordance with LAFCO Policy A-4 which has typically been rotated from City to County to Public. The new officers' terms will commence on January 1, 2018 and end on December 31, 2018.
- 2. Cancellation of January 4, 2018 Meeting (No Page)  
[No Public Hearing].....Recommended Action: Approval  
  
There are no action items scheduled for the January 4, 2018 meeting if no action items from this meeting are continued.
- 3. 2018 Proposal Deadline and Meeting Schedule (Page 04)  
[No Public Hearing].....Recommended Action: Approval  
  
The Commission will consider a schedule of meeting dates and application deadlines for 2018. All dates are tentative and subject to change.

**NOTE: Persons wishing to speak on any of the agenda items who have made a political contribution of more than \$250 to any commissioner in the last twelve months must indicate this when speaking.**

**V. Executive Officer's Report**

1. 2017 LAFCO Annual Report (Pages 05-30)

Annually, LAFCO Staff prepares an overview of the current year including a series of maps and statistical tables that track city and special district annexation activity for both the preceding year as well as annexation activity over the course of LAFCO's existence. The map and table series also County prime agricultural land, land uses, government owned land, and land under Williamson Act Contract.

2. Legislative Update (Page 31)

Enclosed is the California Association Local Agency Formation Commissions (CALAFCO) legislative report.

3. CALAFCO Conference Update (No Page)

LAFCO staff will report on the 2017 CALAFCO annual conference.

4. Upcoming Projects (No Page)

The Executive Officer will provide a summary and tentative schedule of upcoming LAFCO projects

**VI. Correspondence**

1. The Sphere (No Page)

Enclosed is the October, 2017 edition of "The Sphere" from CALAFCO.

The Sphere can also be accessed here: <https://calafco.org/resources/calafco-publications/sphere>

**VII. Other Business**

1. Seville-Yettem CSD Formation Update (To be distributed separately)

2. Commissioner Report (No Page)

3. Request from LAFCO for items to be set for future agendas (No Page)

**VIII. Setting Time and Place of Next Meeting**

1. January 4 or January 31, 2018 @ 2:00 P.M. in the Board of Supervisors Chambers in the County Administration Building.

**IX. Adjournment**

**TULARE COUNTY LOCAL AGENCY FORMATION COMMISSION**

**2800 W. Burrel Ave., Visalia, CA 93291 – Tulare County Administrative  
Building**

**October 11, 2017 – Meeting Minutes**

<b>Members Present:</b>	Vander Poel, Allen, Hamilton, Worthley
<b>Members Absent:</b>	Mendoza
<b>Alternates Present:</b>	Mederos
<b>Alternates Absent:</b>	Jones, Ennis
<b>Staff Present:</b>	Giuliani, Ingoldsby, & Kane recording
<b>Counsel Present:</b>	Kuhn

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**I. Call to Order:** Chair Vander Poel called the meeting to order at 2:01 p.m.

**II. Approval of the August 30, 2017 Meeting Minutes:**

Upon motion by Commissioner Worthley and seconded by Commissioner Allen, the Commission unanimously approved the LAFCO minutes.

**III. Public Comment Period:**

Chair Vander Poel opened/closed the Public Comment Period at 2:06 p.m. No public comments received.

**IV. New Action Items:**

**1. Case 1534-V-451 (Reimer) Protest Results:**

Staff Analyst Ingoldsby presented the background of the proposed reorganization and the results of the protest hearing that was held on October 2, 2017. In accordance with Government Code, given that the protests received were less than 50% of the land value within the reorganization area, the recommendation was to proceed with the annexation.

Chair Vander Poel opened the public hearing, no comments received; public hearing was closed.

Upon motion by Commissioner Worthley and seconded by Commissioner Allen, the Commission ordered the change of organization without an election.

**2. Cancellation of November 1, 2017 Meeting:**

EO Giuliani noted that no action items were scheduled for action and requested that the Commission cancel the November meeting. The next LAFCO meeting would be held on December 6, 2017.

Upon motion by Commissioner Allen and seconded by Commissioner Worthley, the Commission unanimously approved to cancel the November 1, 2017 meeting.

**V. Executive Officer's Report**

1. **Extraterritorial Service Agreement (ESA) 20174-01 (City of Porterville/East Porterville Group 3)**: EO Giuliani reviewed an ESA that was approved for the City of Porterville that would extend water services into East Porterville. A map showing the designated service areas was provided for review.
2. **Legislative Update**: EO Giuliani highlighted the status of current legislative bills and the effects it will have on Tulare County LAFCO.
3. **Upcoming Projects**: EO Giuliani noted that the 2018 meeting schedule and a summary of the CALAFCO Conference would be included in December.

**VI. Correspondence**

1. **Little Hoover Commission Report**: The Executive Summary was distributed for review.

**VII. Other Business**

1. **Commissioner Reports**:  
Commissioner Allen announced that she would be unable to attend this year's CALAFCO Conference and is requested that a substitute attend, and provide an update regarding the conference at the next scheduled meeting.
2. **Request from LAFCO for items to be set for future agendas**:  
EO Giuliani updated the Commission regarding prior requests about SGMA and the City of Visalia's plans regarding the County island at Akers and Ferguson.

**VIII. Setting Time and Place of Next Meeting**: The next Local Agency Formation Commission (LAFCO) meeting is scheduled for **December 6, 2017 at 2:00 p.m.** in the Board of Supervisors Chambers in the County Administration Building

**IX. Adjournment**: The Tulare County LAFCO meeting adjourned at 2:23 p.m



## **TULARE COUNTY LOCAL AGENCY FORMATION COMMISSION**

210 N. Church St., Suite B, Visalia, CA 93291 (559) 623-0540 FAX (559) 733-6720

COMMISSIONERS:  
*Pete Vander Poel, Chair*  
*Juliet Allen, V-Chair*  
*Cameron Hamilton*  
*Rudy Mendoza*  
*Steve Worthley*

ALTERNATES:  
*Mike Ennis*  
*Carlton Jones*  
*Dennis Mederos*

EXECUTIVE OFFICER:  
*Ben Giuliani*

December 6, 2017

TO: All LAFCO Commission Members and Alternates

FROM: Steven Ingoldsby, Staff Analyst

SUBJECT: Election of Officers for 2018

Commission Policy A-4 requires that the LAFCO Chair and Vice-Chair be annually chosen on a rotating basis so that all members will have an equal opportunity to serve as an officer. This has typically been rotated between City-County-Public members. Using the typical rotation, Public representative Juliet Allen is scheduled to be selected as Chair and City representative Cameron Hamilton is to be selected as Vice-Chair. The terms of office for chair and vice-chair shall be one year from January 1 to December 31.

### **Current Member Roster**

<b><u>Member</u></b>	<b><u>Term Expires</u></b>
Steve Worthley ( <i>Commissioner</i> )	May 2020
Pete Vander Poel ( <i>Commissioner</i> )	May 2019
<b>Juliet Allen (<i>Chair - proposed</i>)</b>	May 2018
<b>Cameron Hamilton (<i>Vice Chair - Proposed</i>)</b>	May 2020
Rudy Mendoza ( <i>Commissioner</i> )	May 2019
<i>Mike Ennis (Alternate)</i>	May 2021
<i>Carlton Jones (Alternate)</i>	May 2021
<i>Dennis Mederos (Alternate)</i>	May 2020

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# **TULARE COUNTY LOCAL AGENCY FORMATION COMMISSION**

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**COMMISSIONERS:**

*Pete Vander Poel, Chair  
Juliet Allen, V. Chair  
Cameron Hamilton  
Rudy Mendoza  
Steve Worthley*

**ALTERNATES:**

*Mike Ennis  
Carlton Jones  
Dennis Mederos*

**EXECUTIVE OFFICER:**

*Ben Giuliani*

To: LAFCO Members, Alternates and Executive Officer  
From: Amie Kane, LAFCO Clerk  
Subject: Proposed 2018 LAFCO Meeting and Application  
Deadline Schedule

The following meeting dates and application deadlines are proposed for 2018. Complicated proposals or those which have not been "pre-noticed" by the initiating agency may require additional time to process. Staff will make every effort to place the proposal on the corresponding agenda, however, unforeseen circumstances (i.e. missed publication dates, need for further information, incomplete applications etc.) may require placement of the proposal on another agenda.

**APPLICATION DEADLINE**

**TENTATIVE MEETING DATE**

<i>Friday, December 22, 2017</i>	January 31, 2018 <sup>^</sup>
<i>Friday, January 19, 2018</i>	March 7, 2018
<i>Friday, February 16, 2018</i>	April 4, 2018
<i>Friday, March 16, 2018</i>	May 2, 2018
<i>Friday, April 20, 2018</i>	June 6, 2018
<i>Friday, May 25, 2018</i>	July 11, 2018 <sup>^</sup>
<i>Friday, June 15, 2018</i>	August 1, 2018
<i>Friday, July 20, 2018</i>	September 5, 2018
<i>Friday, August 17, 2018</i>	October 10, 2018 <sup>^</sup>
<i>Friday, September 21, 2018</i>	November 7, 2018
<i>Friday, October 19, 2018</i>	December 5, 2018
<i>Friday, November 16, 2018</i>	January 9, 2019 <sup>^</sup>

<sup>^</sup> Meetings have been moved from first Wednesday to accommodate Holidays/CALAFCO Annual Conference

\*All meetings held in the Tulare County Board of Supervisors Chambers

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# **TULARE COUNTY LOCAL AGENCY FORMATION COMMISSION**

210 N. Church Street, Suite B, Visalia 93291 Phone: (559) 623-0450 FAX: (559) 733-6720

December 6, 2017

To: LAFCO Commissioners and Alternates

From: Steven Ingoldsby, Staff Analyst

Subject: 2017 Annual Report

**COMMISSIONERS:**

*Pete Vander Poel, Chair  
Juliet Allen, V-Chair  
Cameron Hamilton  
Rudy Mendoza  
Steve Worthley*

**ALTERNATES:**

*Mike Ennis  
Carlton Jones  
Dennis Mederos*

**EXECUTIVE OFFICER:**

*Ben Giuliani*

Local Agency Formation Commissions (LAFCOs) were established in each California county with the purpose of discouraging urban sprawl, preserving open-space and prime agricultural lands, efficiently providing governmental services to the residents of their respective counties, and encouraging the orderly formation and development of local agencies (i.e. cities and special districts) based on local conditions and circumstances. To help the Commission accomplish its propose, the Cortese-Knox-Hertzberg Local Reorganization Act of 2000 (Act) establishes procedures for local government changes of organization that are subject to commission review and approval such as annexations to a city or special district, city incorporation, district formation and consolidation of districts. A copy of the latest version of the Act can be accessed here <http://alcl.assembly.ca.gov/publications>.

A listing of Commission actions and reports, and a series of maps, graphs and tables are presented each December, which track changes within several categories under the purview of the Commission. These maps not only provide the Commission insight into future issues, challenges, and opportunities that could arise during consideration of future proposals, but they also serve as a gauge of the Commission's progress in accomplishing their purpose. The following is a summary of the materials contained in this presentation.

## **Action and Report Summary**

Listed below is a summary of all the actions taken by the Commission and the special reports given to the Commission in 2017. The February, May, September, and November meetings were cancelled.

### **JANUARY**

*City of Dinuba Annexation, 1527-D-61 (Randle Ave)*

The Commission approved an annexation of 25.5 acres and concurrent detachment from Kings River Conservation District and CSA #1.

*Tulare County RMA Presentation*

Tulare County RMA presented a Disadvantaged Communities Infrastructure and Planning Policy Analysis.

*Public Cemetery District Report*

The Executive Officer reported to the commission on the general purpose, structure and financial information of Public Cemetery Districts within the county.

**MARCH**

*Deer Creek Storm Water District SOI Amendment, 1526*

The Commission approved a SOI amendment to include 4,079 acres to accommodate an annexation. The annexation area is entirely within Kings County, but Tulare County is the principal county for the Deer Creek Storm Water District.

*Deer Creek Storm Water District Annexation, 1526a*

The Commission approved an annexation for 4,079 acres. The annexation area is entirely within Kings County, but Tulare County is the principal county for the Deer Creek Storm Water District.

*City of Porterville Annexation (Roby Island), 1528-P-319*

The Commission approved an annexation of 87 acres and concurrent detachment from CSA #1. The area was a developed county island.

*Alpaugh Irrigation District SOI Amendment, 1529*

The Commission approved a SOI amendment to include 1,776 acres to accommodate an annexation.

*Alpaugh Irrigation District Annexation, 1529a*

The Commission approved an annexation of 2 areas totaling 1,776 acres to the Alpaugh Irrigation District. One area was for GSA purposes only. The other area was for full services.

*Designation of LAFCO Appointee to the Tulare County Association of Governments RTP/SCS Round Table*

The Commission appointed Juliet Allen to the Tulare County Association of Governments RTP/SCS Round Table

**APRIL**

*City of Porterville Annexation, 1530-P-320*

The Commission approved an annexation of 5.5 acres and concurrent detachment from CSA #1. The area was developed as a church.

*2017/2018 Preliminary Budget and Work Program Approval*

The Commission approved the 2017/2018 Preliminary and Budget and Work Program and designated \$50,000 from reserve funding to offset city/county contributions.

*ESA 2017-02 (City of Dinuba/Flores)*

EO Giuliani informed the commission that he had approved an Extraterritorial Service Agreement (ESA) for the provision of domestic water to existing development on one parcel adjacent to the City of Dinuba.

*CALAFCO Bulletin*

An update to the Little Hoover Commission and Assembly Local Government Committee oversight hearing on health care districts was presented to the Commission

## JUNE

### *City of Tulare Sphere of Influence Update, 1511*

The Commission adopted new boundaries for Tulare's Sphere of Influence considering the information contained in the EIR prepared for the 2035 General Plan.

### *Alpaugh Irrigation District and Alpaugh Community Services District Detachment, 1531*

The Commission rejected a proposal submitted by Angiola Water district to detach land from the Alpaugh Irrigation District and Alpaugh Community Services District.

### *2017/2018 Final Budget and Work Program Adoption*

The Commission adopted the Final 2017/2018 Budget and Work Program with the application of \$50,000 for reserve funds.

## JULY

### *City of Visalia Annexation, 1532-V-449 (Lowery West)*

The Commission approved the annexation of 66.2 acres to the City of Visalia located on the northeast corner of Akers Street and Riggins Avenue and detachment of the same area from CSA #1.

### *Draft Amended Policy C-5 (SOIs)*

EO Giuliani presented the draft amendments which would streamline the SOI amendment/update and MSR process.

## AUGUST

### *City of Visalia Annexation, 1533-V-450 (Sierra Village)*

The Commission approved the annexation of 34.5 acres of land located southeast of Roeben Street and Noble Avenue alignment and detachment of the same area from CSA #1.

### *City of Visalia Annexation, 1534-V-451 (Reimer)*

The Commission approved the annexation of 21.6 acres of land located southeast of K Road and Burke Street and detachment of the same area from CSA #1 for a 65-lot subdivision.

### *Amended Policy C-5 (SOIs)*

The Commission adopted amendments to Policy C-5 which streamlines the SOI amendment/update and MSR process.

## OCTOBER

### *City of Visalia Annexation Protest Results, 1534-V-451 (Reimer)*

The Commission found that the written protests were less than 50 percent of the total assessed value of land and ordered the change in organization without election.

### *ESA 2017-01 (City of Porterville/East Porterville Group 3)*

EO Giuliani informed the commission that he had approved an Extraterritorial Service Agreement (ESA) for the provision of domestic water to existing development on 571 parcels in East Porterville.

### *Little Hoover Commission Report*

EO Giuliani informed commissioners regarding the report from the Little Hoover Commission on Special Districts.

## **LAFCO Activity Overview**

### **Figure 1 (City Annexations Map)**

During the calendar year 2017 Tulare County LAFCO approved 6 city annexations.

### **Figure 2 (District Annexations Map)**

During the calendar year 2017 Tulare County LAFCO approved 2 district annexations.

### **Figures 3-10 (City Maps)**

Individual maps of the County's (8) incorporated cities.

### **Tables 1 (Cities) and Table 2 (Special Districts)**

These tables correspond to Figure 1 and Figure 2. The tables summarize city and special district growth in terms of total acreage and square mileage over the period 1/1/1980 to 1/1/2017. Cities and special districts that annexed or detached territory into their jurisdictional boundaries during 2017 are highlighted in blue, while cities and districts that annexed territory and extended services to an area outside of their jurisdictional boundaries through an Extraterritorial Service Agreement (ESA) are highlighted in green.

Note: Only districts that provide an urban level of service appear on Table 2. Growth of these districts, in terms of acreage and square mileage, is a dependable indicator of pressure on open space and agricultural land as well as demand for urban services and space. There were 2 extraterritorial service agreements approved in 2017, one by the City of Dinuba and one by the City of Porterville.

The County's four most populace cities experienced the largest total acreage increase and highest square mileage growth rate from 1/1/1980 to 1/1/2018. The special districts listed have experienced little growth over the last 35 years. Ten special districts: Kern-Tulare Irrigation District, Earlimart PUD, Ivanhoe PUD, Poplar PUD, Ivanhoe Irrigation District, Lindmore Irrigation District, Pixley Irrigation District, Lower Tule River Irrigation District, Stone Corral ID and Orosi PUD have annexed or detached territory, one district, Alpaugh CSD has been formed and one district, Tulare County Waterworks District #1 has been dissolved over the last 5 years. Generally, Tulare County special districts lack the financial resources and adequate infrastructure to support additional growth of any type. Table 2 indicates that districts containing the most populated unincorporated communities within their jurisdictional boundaries have experienced the largest gain in total acreage and largest percentage increase in square mileage area; however, most of that growth occurred from 1980 to 2000.

### **Table 3**

Table 3 corresponds with Figure 1. The table provides the total amount of acreage annexed each year and further divides the total into developed acres, undeveloped acres and road right-of-way (ROW) in terms of acres. The total amount of proposals considered by the Commission each year is also provided, as well as annexation proposals 300 ac in size or larger. In 2017, no single annexations occurred that were 300 acres or larger.

### **Table 4**

Table 4 corresponds to Figure 11. The table shows the loss of prime agricultural soils from 1/1/1980 to 1/1/2018, both in terms of total acreage and percentage of square mileage. The table

also contains a pie chart illustrating the proportion each soil class represents of all soil within Tulare County.

## **Table 5**

For each of the last nine years (2008-2017), this table shows total acreage annexed each year, the amount of acres pre-zoned residential, commercial, industrial, and institutional, and the percentage of the total acres annexed each land-use category represents.

### Residential

As the figures indicate, at the height of the housing bubble in 2006 annexations intended to accommodate residential development accounted for almost 75% of all acres annexed.

In 2017, 4 annexations for a total of 179.6 acres occurred for the purpose of residential development. These comprised for almost 75% of the acres annexed in 2017. It should be noted that 87 of these acres came from a developed county island in the City of Porterville.

### Commercial

Commercial annexations saw modest spikes in 2007 (47% of total). Total commercial acres annexed between 2007 and 2015 were minimal with 77% of total commercial acreage annexed in 2007. In 2017 no annexations occurred in this category.

### Industrial

2007, 2011, and 2016 experienced spikes in industrial annexations; however, these were the result of a single annexation in each year. No land was annexed in 2017 for industrial use.

### Institutional

This type of use includes sites slated for the development of parks, accommodation of city municipal service facilities, road improvements or construction, etc. Annexation rates for this type of use remained steady between 2006 and 2010. In 2017, portions of 2 annexations occurred in this category (Dinuba and Porterville).

### Mixed Use

In 2017, a new land use category was added to the table, Mixed Use, which is what the Lowry West development was pre-zoned. The Lowry West development is a mix of assisted living and CVC athletic fields.

## **Figure 11 (Prime Agricultural Soils)**

This map shows the five classes of soils identified by the USDA Soil Survey of Tulare County and their location throughout the County. Class 1 and 2 are identified as prime agricultural soils, all other classes are considered non-prime. Visalia and Tulare, the county's fastest growing cities in terms of total acreage annexed, are predominately surrounded by Class 1 and 2 soils. This indicates that a large portion of prime agricultural land will inevitably be converted to urban uses.

## **Figure 12 (Williamson Act Land)**

In order for land to be considered prime agricultural land, it must meet one of five requirements listed under GC 56064; a USDA 1 or 2 soil classification is listed as a requirement. While land

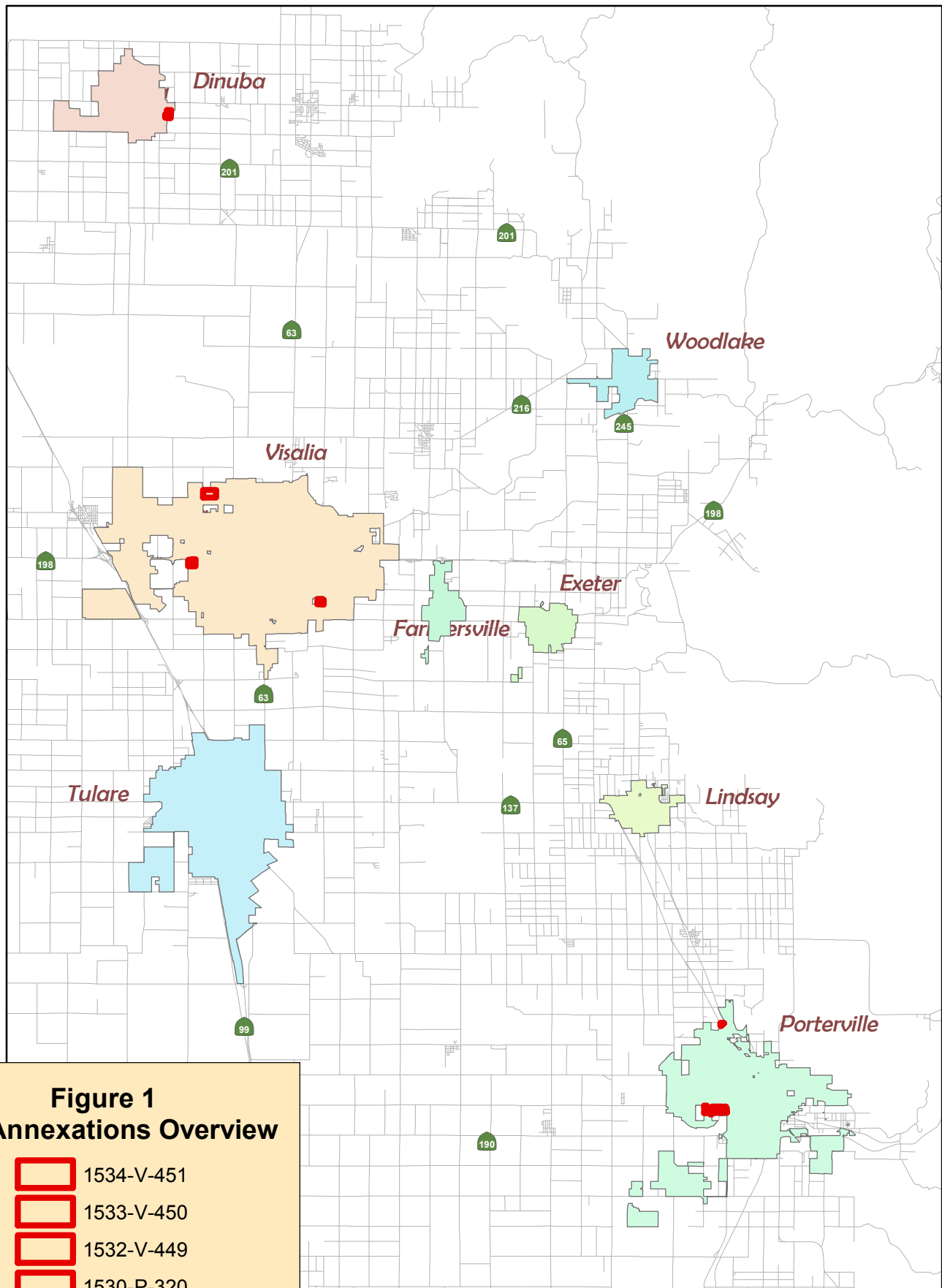
under Williamson Act contract isn't specifically defined as prime under Code, it can be an indicator of the presence of other qualifications for prime land. Also, the locations of contracts with notices of non-renewal may indicate future growth pressure in the area.

#### **Figure 13 (Lands Owned by Government Entities)**

This map identifies lands owned by the federal, state, county, city, district (all types of districts including special districts and school districts) governments. The map also includes land under trust for the purpose of open-space conservancy.

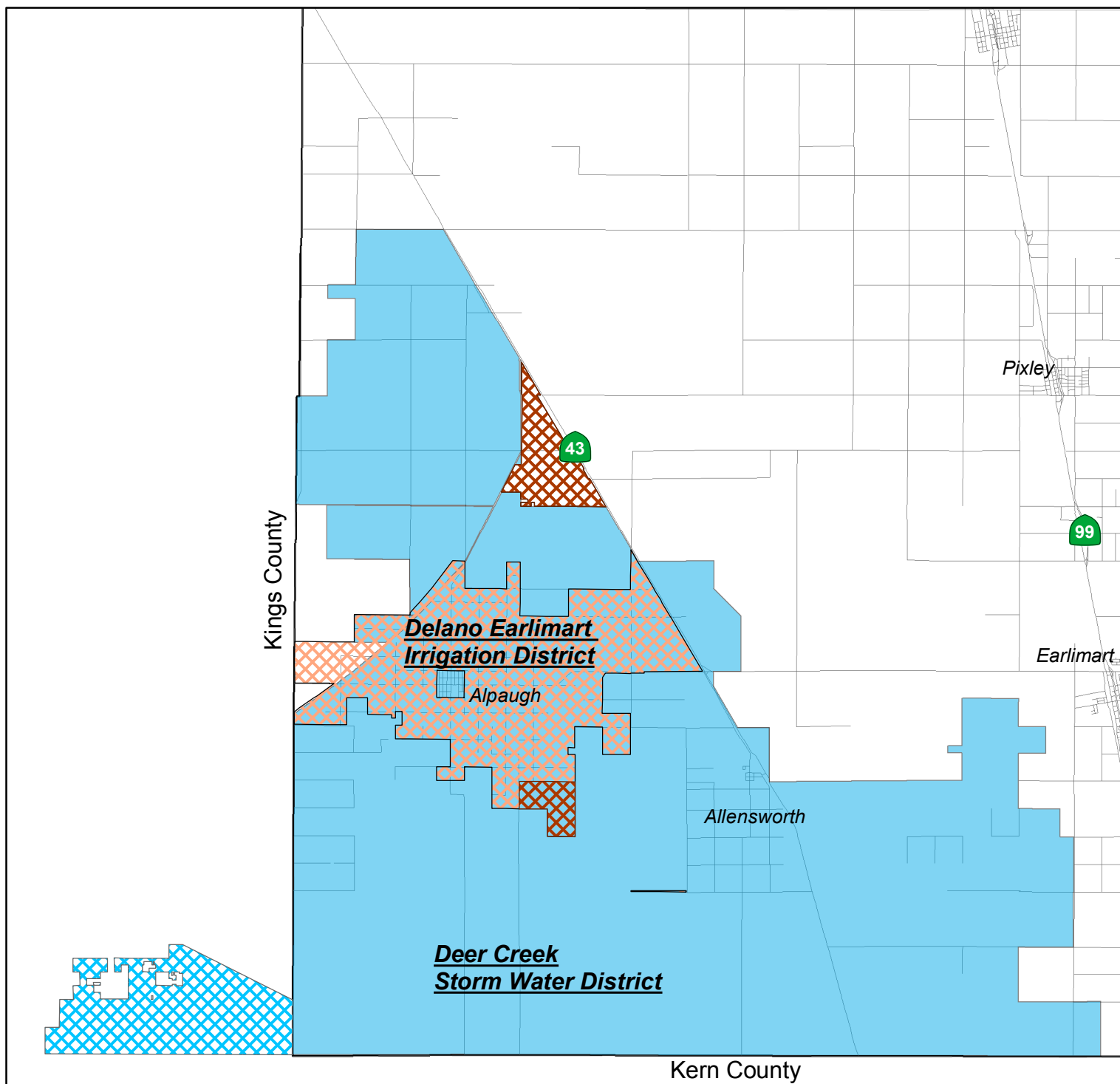
#### **Figure 14 (Dairy Land)**

Dairy land would qualify as prime under the economic qualifications outlined in GC 56064 (e). The location of dairy land may also show restrictions to future city/district growth. The data used to create this map was last updated in 2014.









**Figure 1**  
**City Annexations Overview**

- 1534-V-451
- 1533-V-450
- 1532-V-449
- 1530-P-320
- 1528-P-319
- 1527-D-61

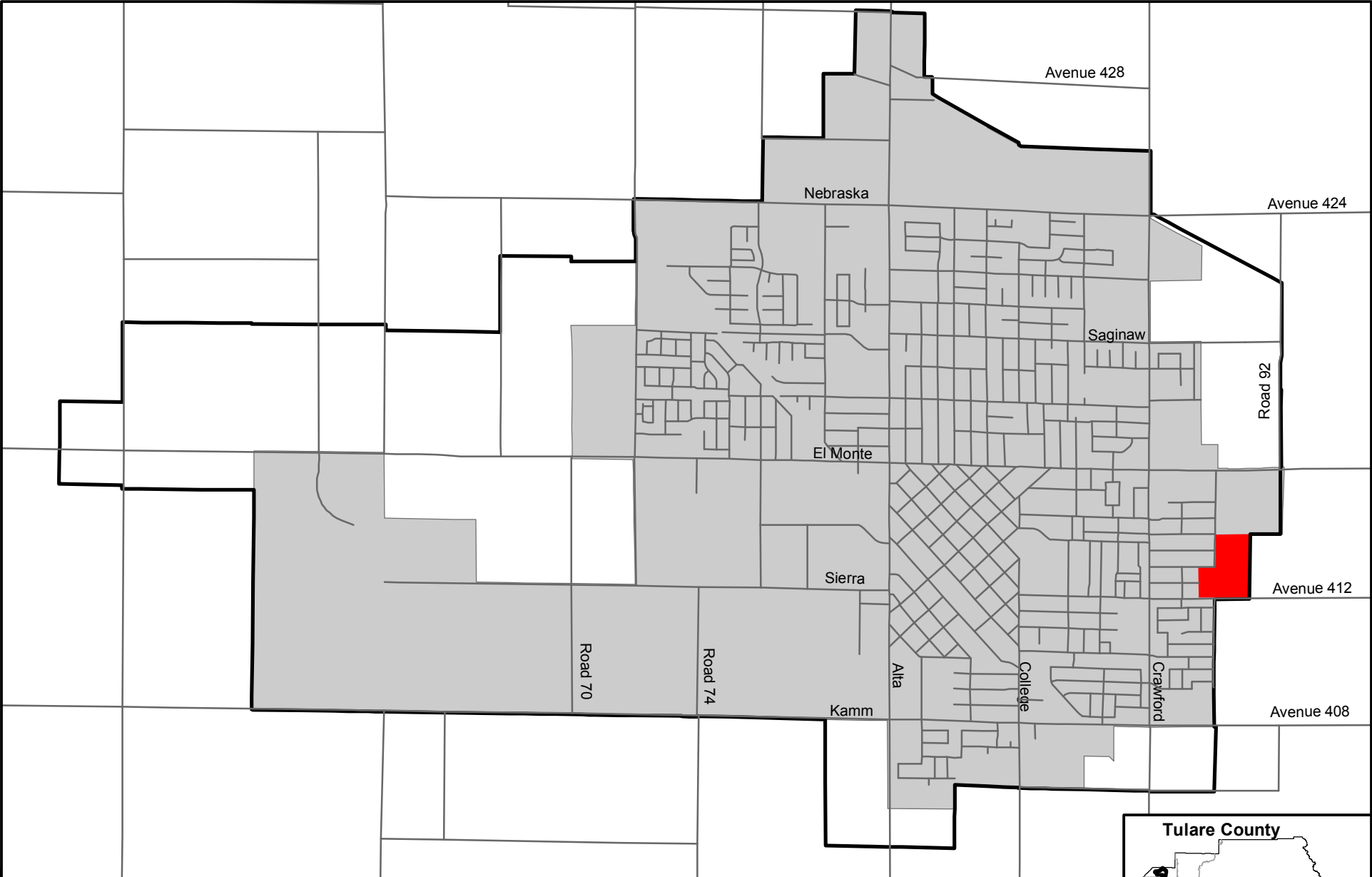





**Figure 2 District Activity Overview**

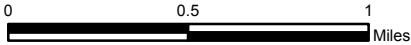
-  Alpaugh Annexation
-  Alpaugh Irrigation District
-  Deer Creek Annexation
-  Deer Creek Storm Water District
-  Roads
-  County Boundary



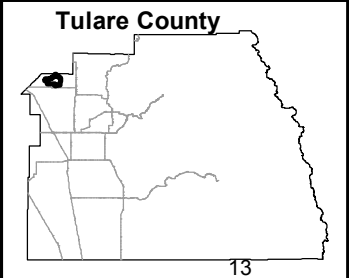
# City of Dinuba



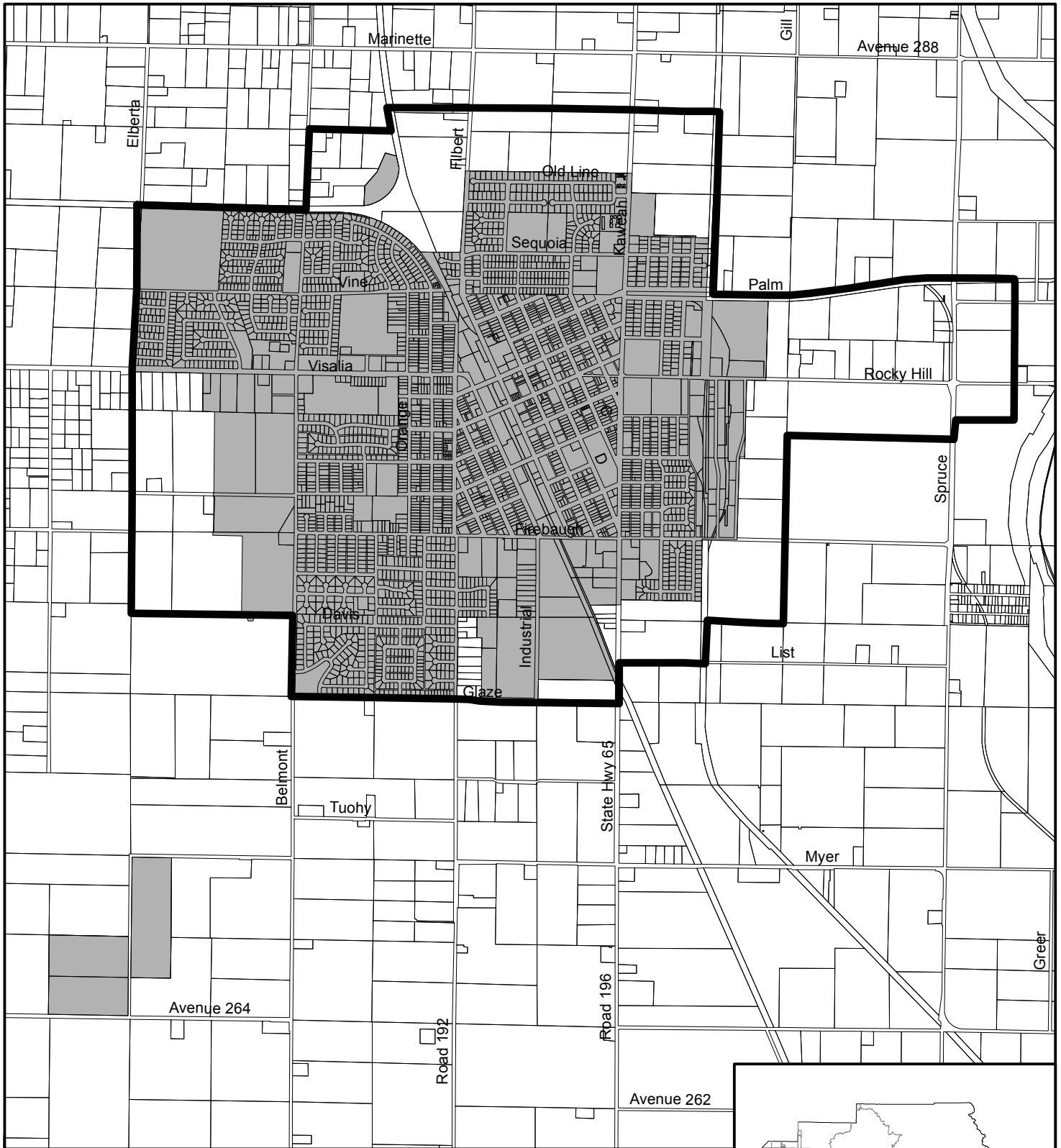
-  Sphere of Influence
-  Case 1527-D-61
-  City of Dinuba




Boundaries as of 11/15/17



# City of Exeter



**Boundaries as of 6/30/12**

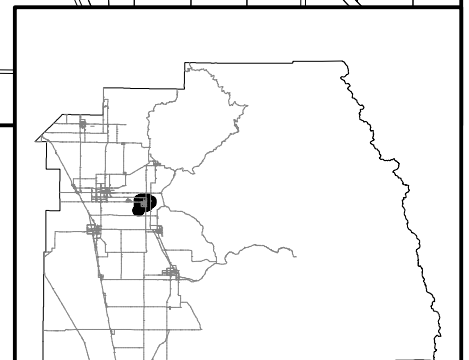
 Sphere of Influence

 City

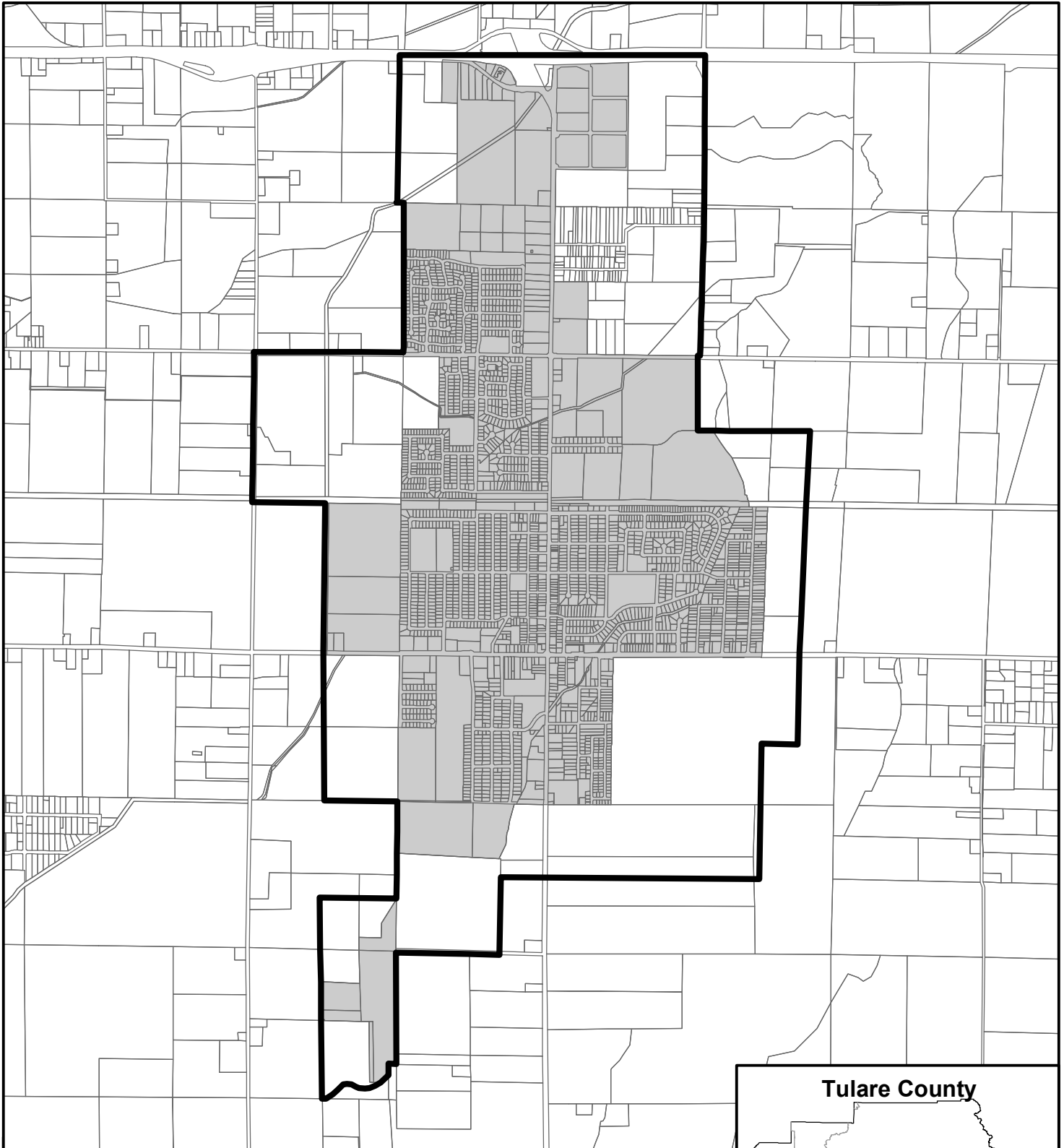
 Parcels






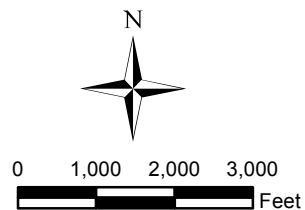
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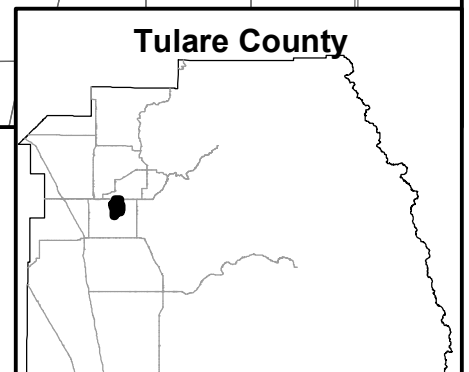
# City of Farmersville



-  Sphere of Influence
-  Parcels
-  City of Farmersville

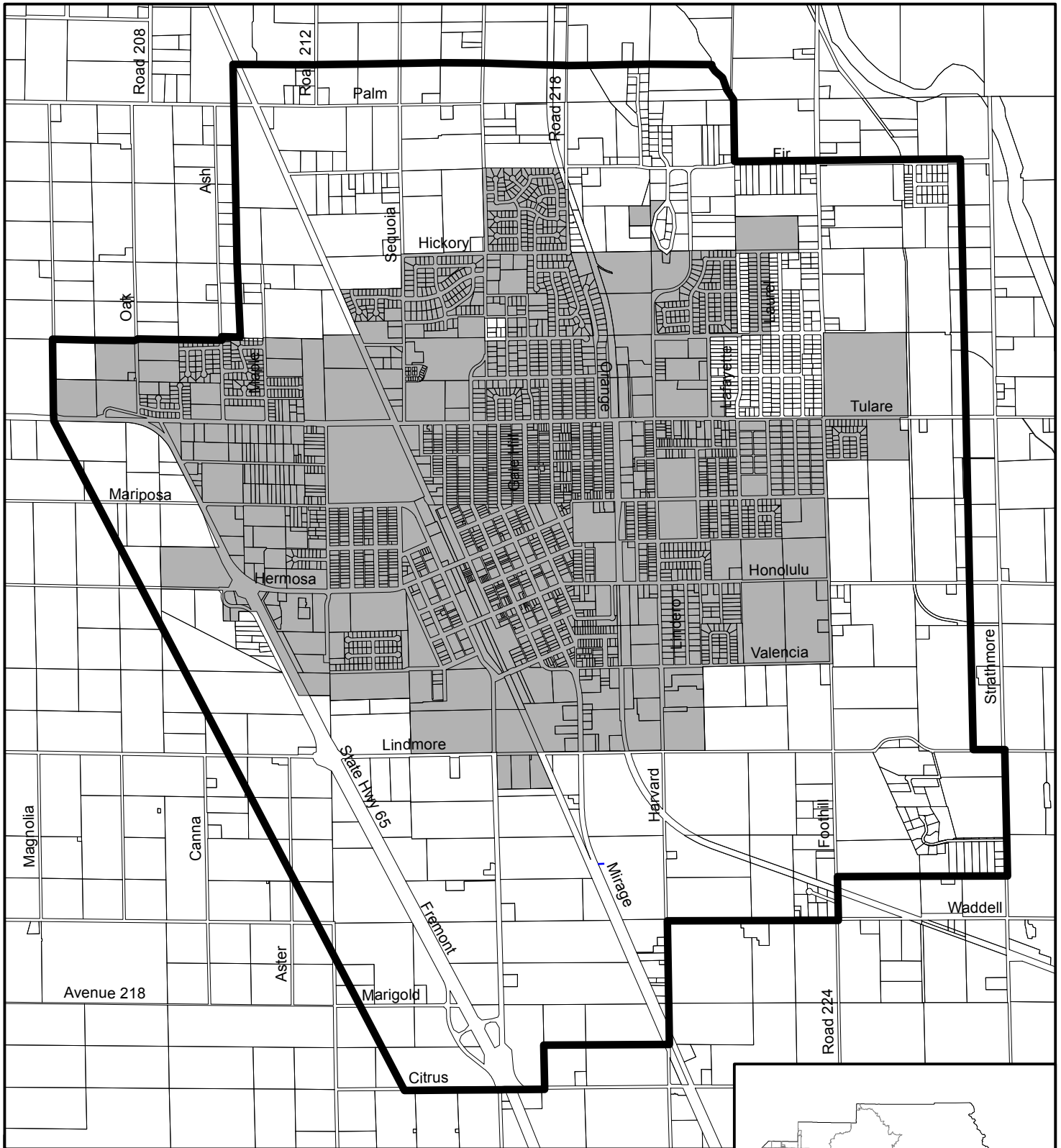


Boundaries as of 12/1/16



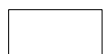


Created by Tulare County LAFCO

# City of Lindsay

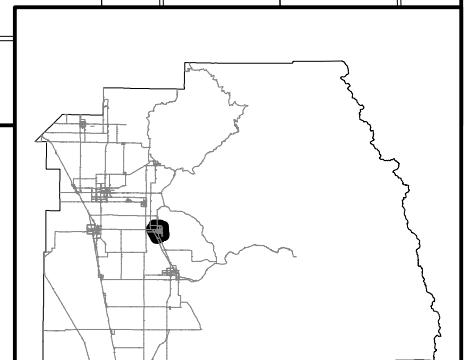


**Boundaries as of 6/30/12**

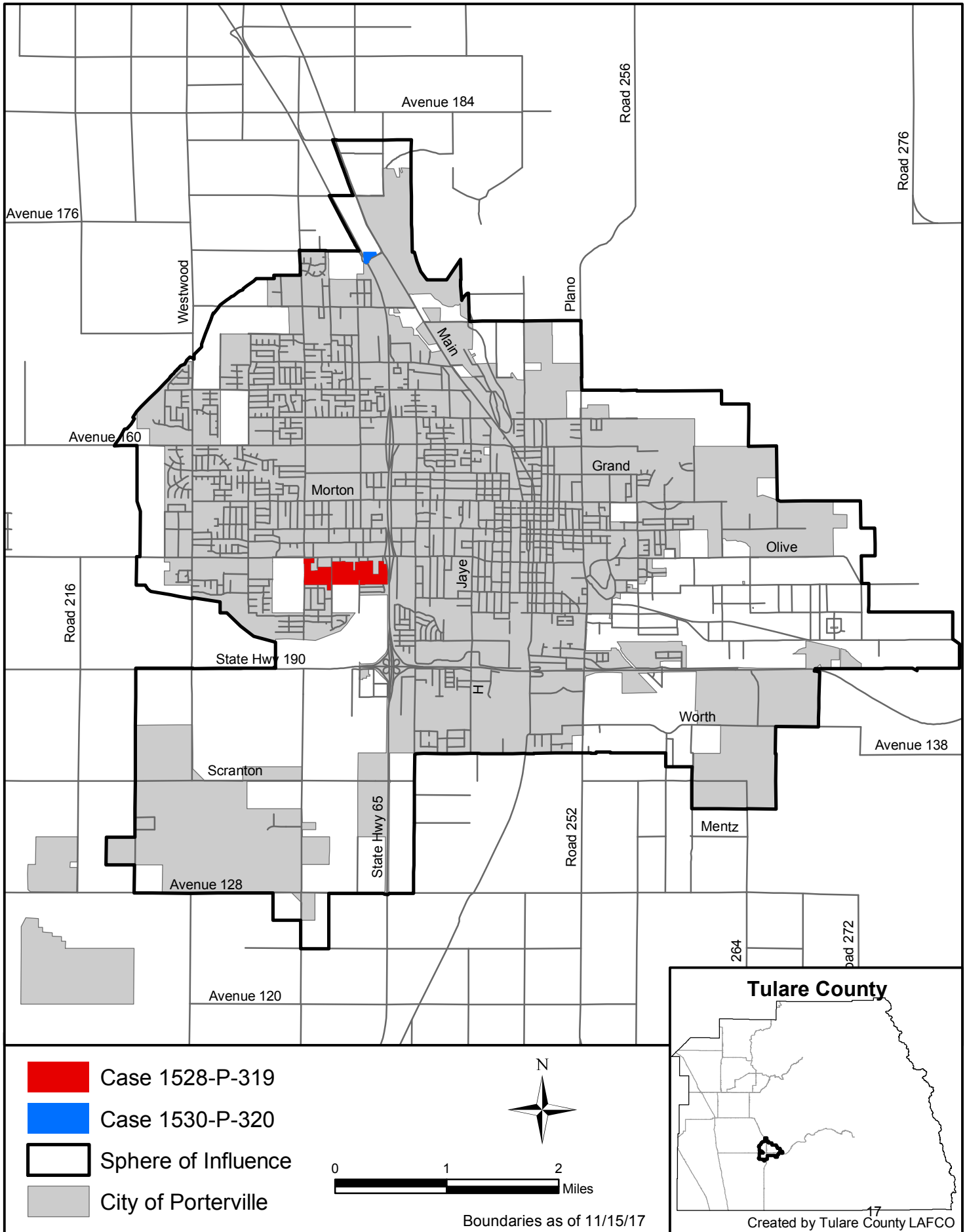
-  Sphere of Influence
-  City
-  Parcels



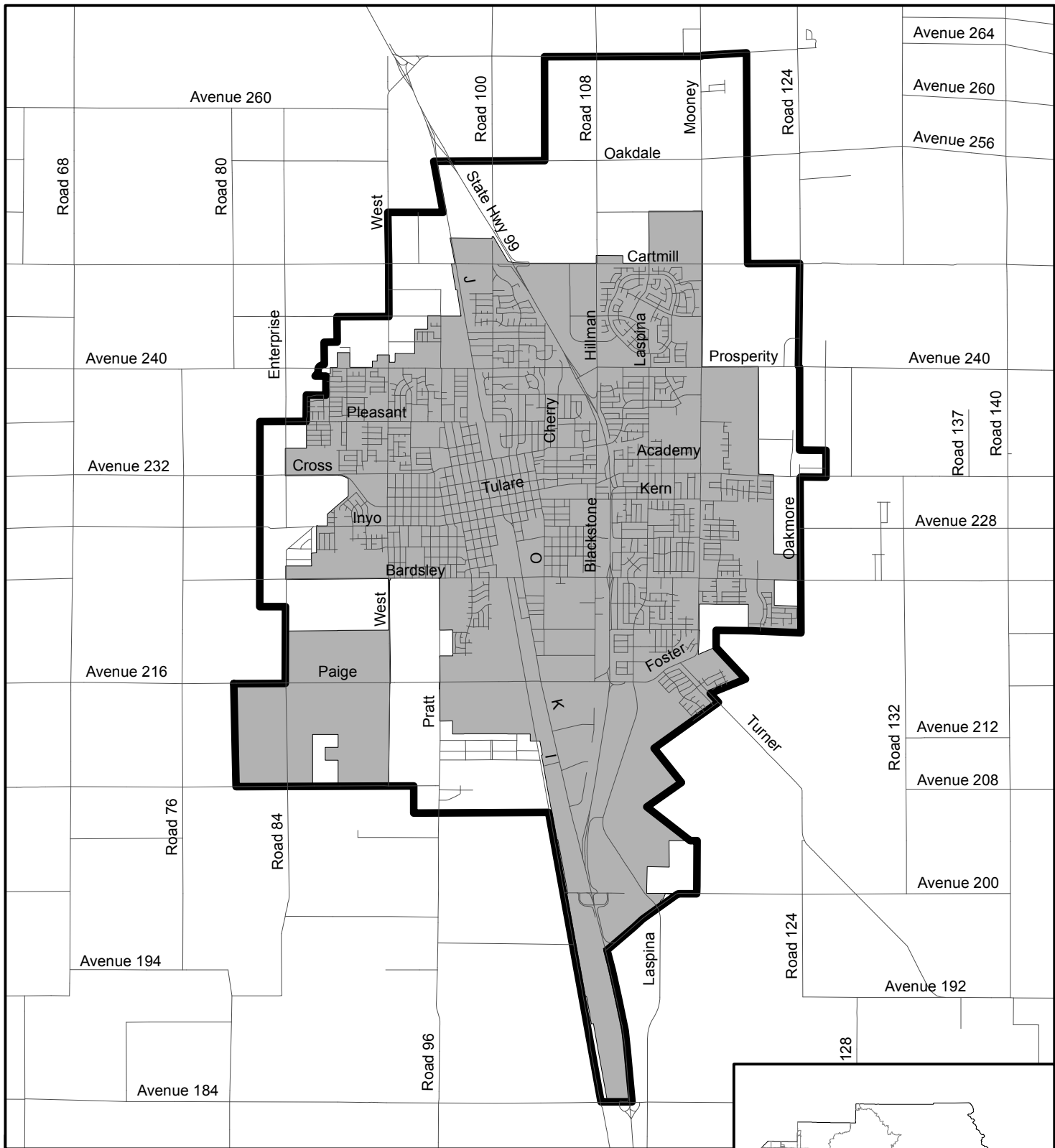
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# City of Porterville



# City of Tulare



**Boundaries as of 6/30/12**



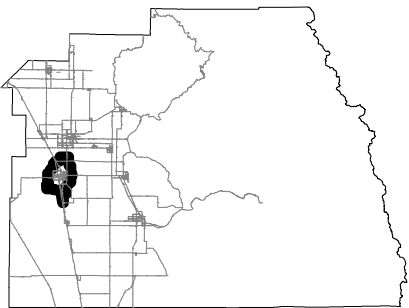
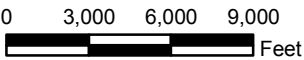
City



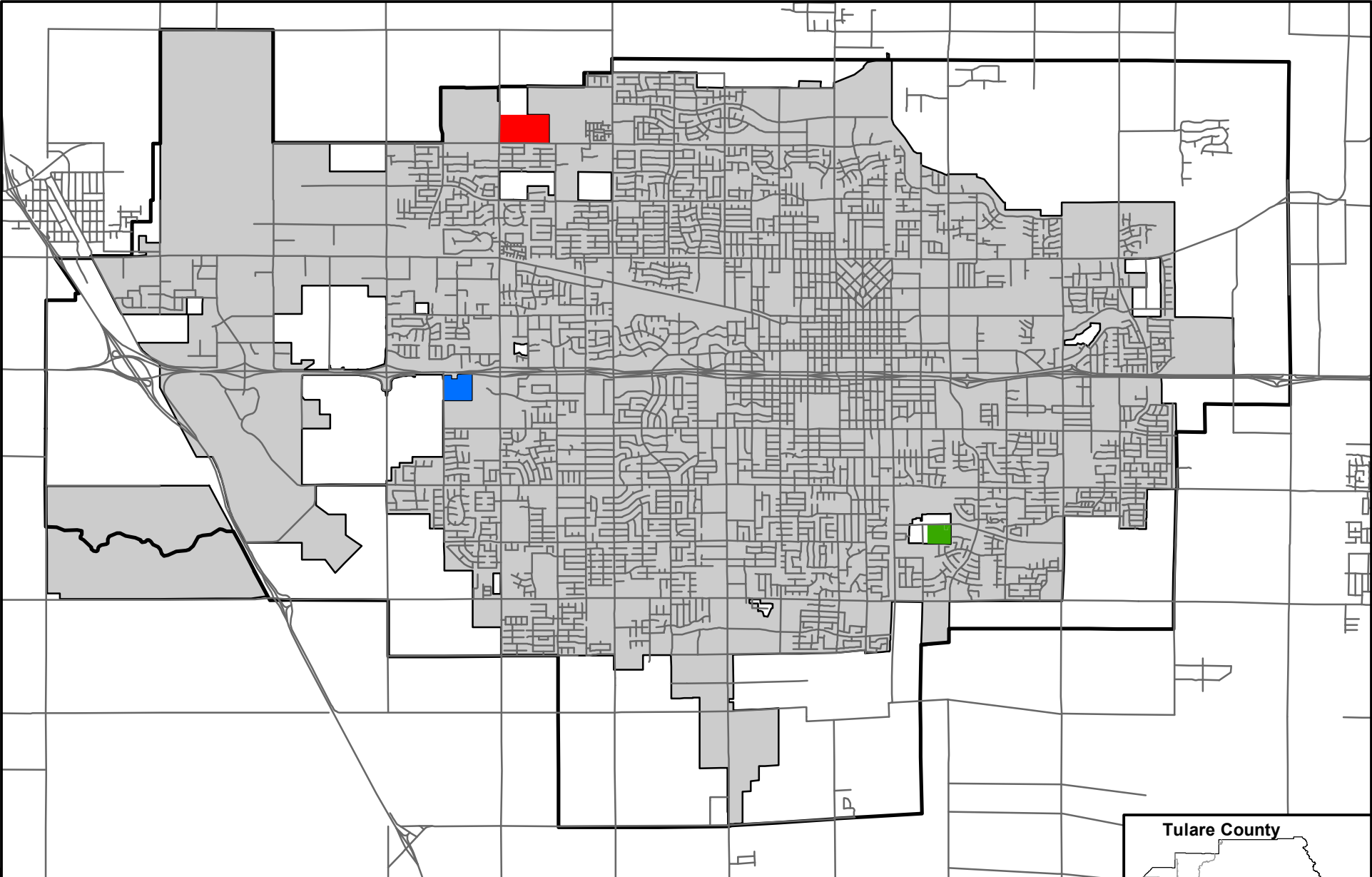
Sphere of Influence



Streets



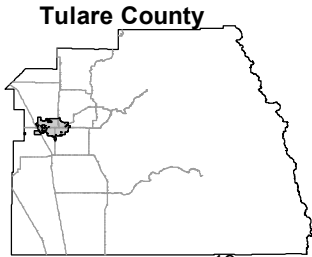
# City of Visalia



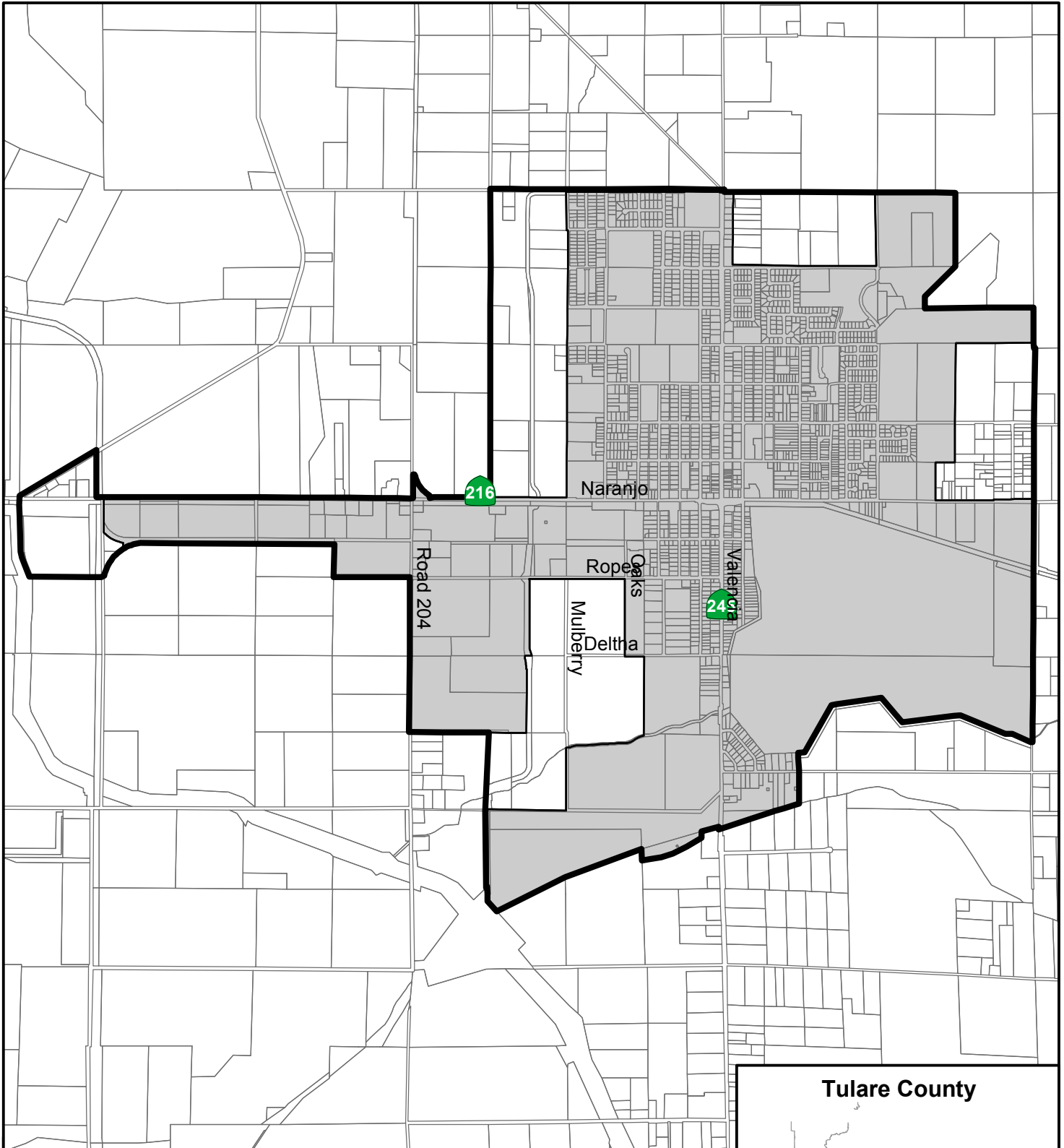
- Case 1534-V-451
- Case 1533-V-450
- Case 1532-V-449
- Sphere of Influence
- City of Visalia



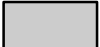


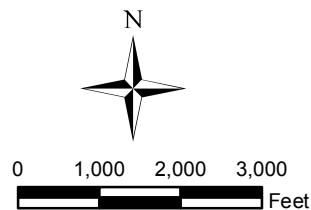
Boundaries as of 11/15/17



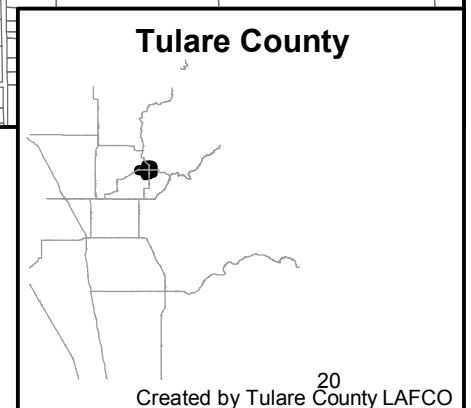
# City of Woodlake



-  Sphere of Influence
-  Parcels
-  City of Woodlake

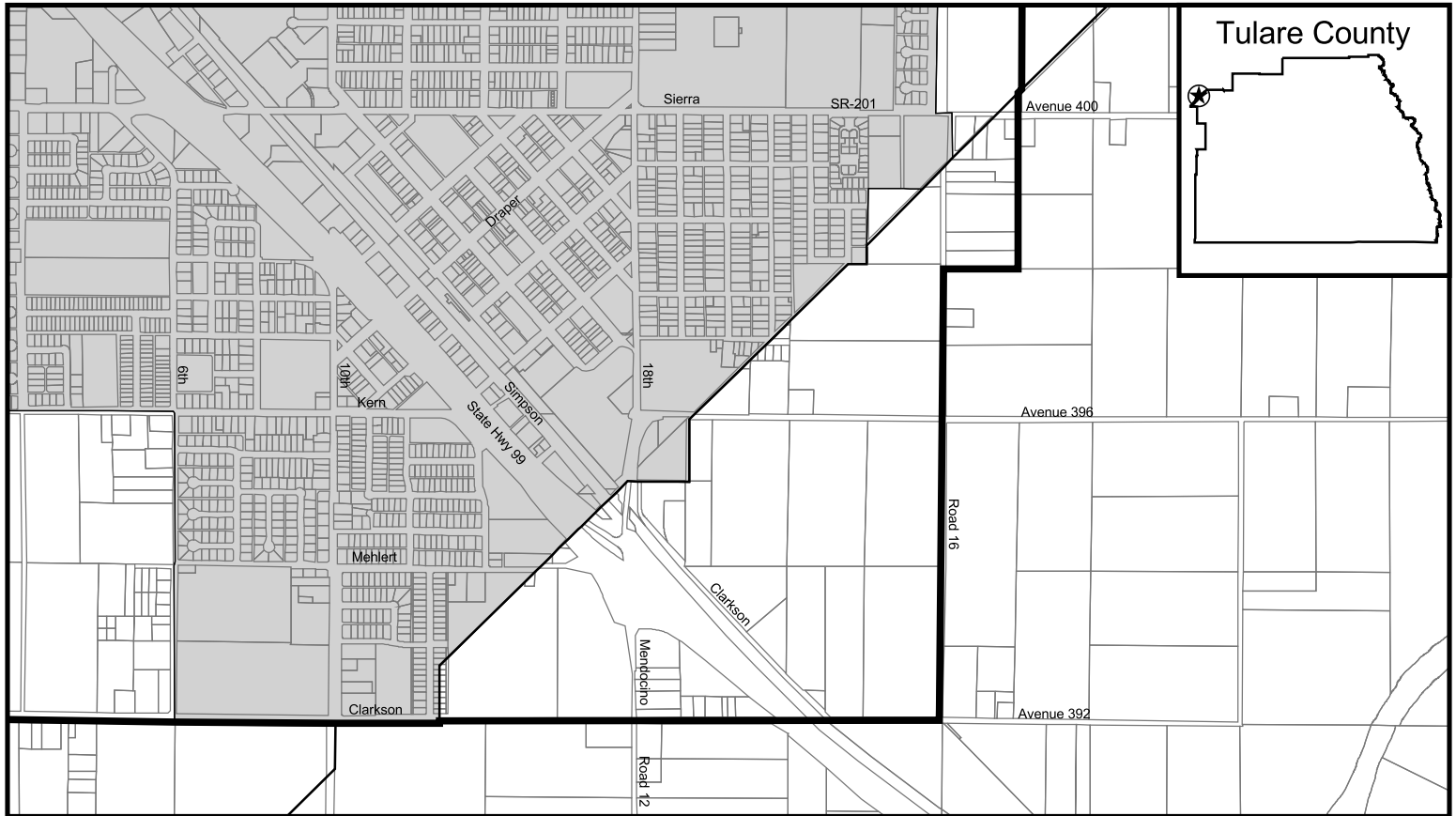


Boundaries as of 11/15/17

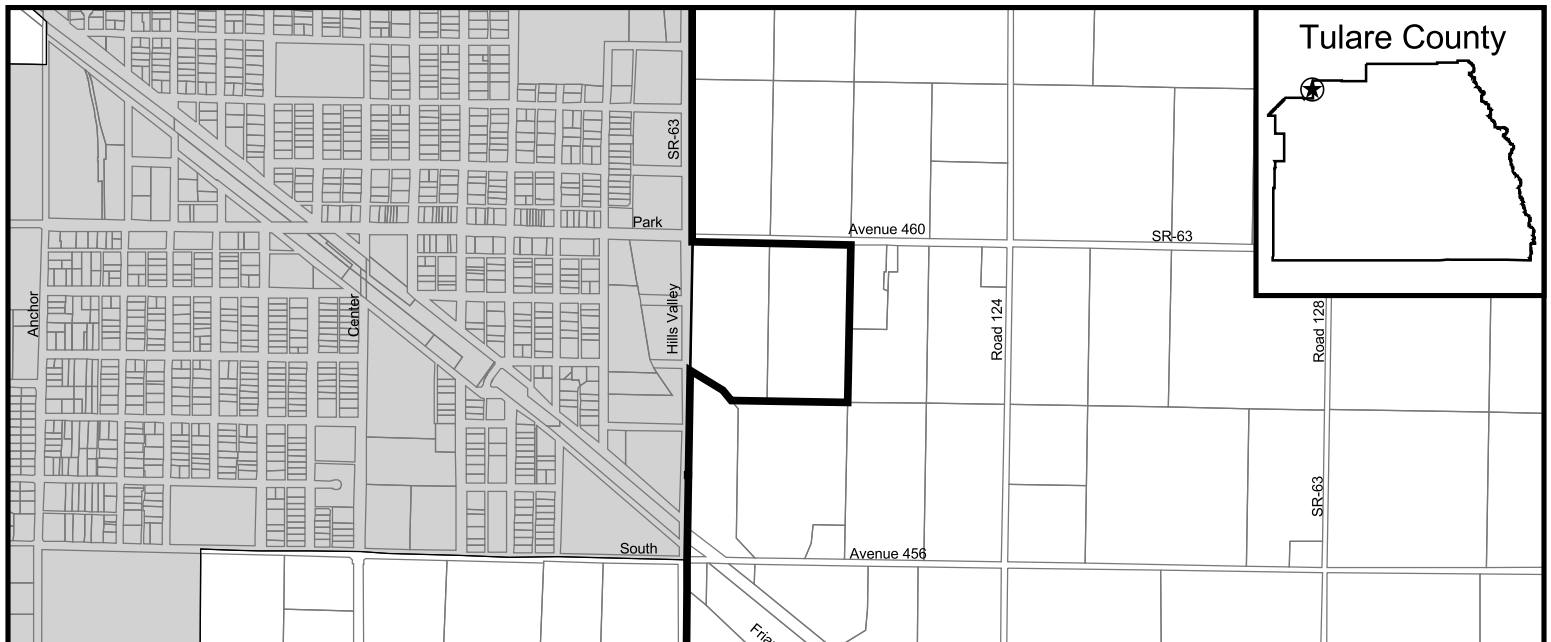




# City of Kingsburg




# City of Orange Cove

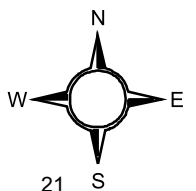


-  Parcels
-  Sphere of Influence
-  County
-  City

0 0.25 0.5 Miles



Boundaries as of 10/30/12



**Table 1 - City Area Increase 1980 to 2016**

	1/1/1980 Acres	1/1/2018 Acres	Annexed Acres	1/1/1980 Sq. Miles	1/1/2017 Sq. Miles	Annexed Sq. Miles	% Increase
Dinuba	1,429.4	3,744.8	2,315.4	2.2	5.9	3.6	162.0
Exeter	1,168.2	1,568.0	399.8	1.8	2.4	0.6	34.2
Farmersville	935.5	1,360.5	425.0	1.5	2.1	0.7	45.4
Lindsay	1,370.5	1,737.8	367.3	2.1	2.7	0.6	26.8
Porterville	6,429.9	11,490.6	5,060.7	10.0	18.0	7.9	78.7
Tulare	7,106.4	13,222.0	6,115.6	11.1	20.7	9.6	86.1
Visalia	13,253.4	23,891.6	10,638.2	20.7	37.3	16.6	80.3
Woodlake	925.0	1,848.3	923.3	1.4	2.9	1.4	99.8
CITY TOTAL	32,618.2	58,863.6	26,245.4	51.0	92.0	41.0	80.5

Porterville and Dinuba each had 1 ESA in 2017

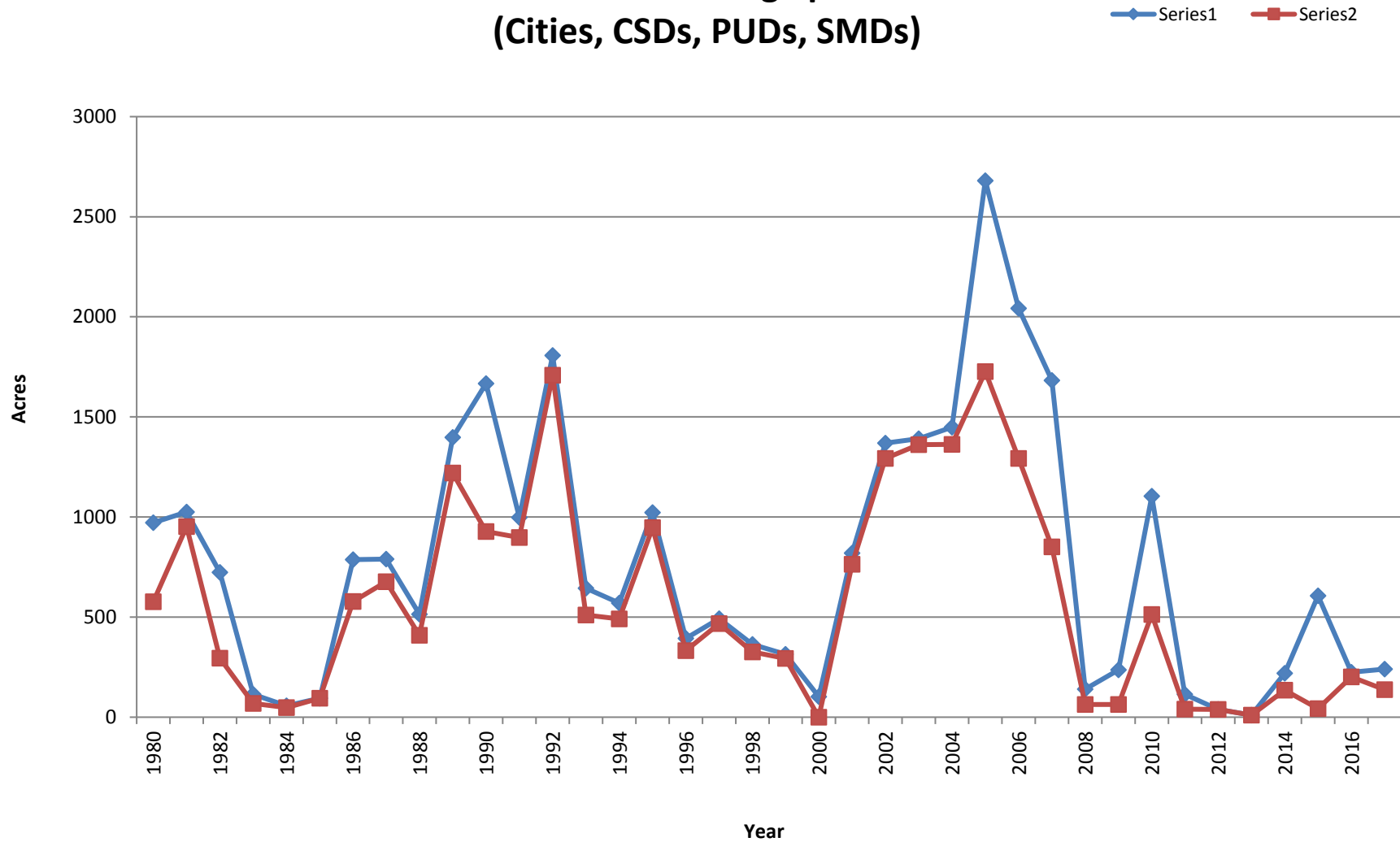
**Table 2 - Urban District Area Increase 1980 to 2017**

	1/1/1980 Acres	1/1/2018 Acres	Annexed Acres	1/1/1980 Sq. Miles	1/1/2018 Sq. Miles	Annexed Sq. Miles	% Increase
Allensworth CSD	783.1	783.1	0.0	1.2	1.2	0.0	0.0
AV/SC CSD	985.3	985.3	0.0	1.5	1.5	0.0	0.0
Cutler PUD	581.5	665.1	83.6	0.9	1.0	0.1	14.4
Ducor CSD	263.3	263.3	0.0	0.4	0.4	0.0	0.0
Earlimart PUD	816.8	972.4	155.5	1.3	1.5	0.2	19.0
East Orosi CSD	52.9	52.9	0.0	0.1	0.1	0.0	0.0
Goshen CSD	514.5	1,144.8	630.3	0.8	1.8	1.0	122.5
Ivanhoe PUD	594.8	626.9	32.1	0.9	1.0	0.1	5.4
Lemon Cove SD	21.3	24.0	2.8	0.0	0.0	0.0	13.0
London CSD	189.7	189.7	0.0	0.3	0.3	0.0	0.0
Orosi PUD*	717.0	887.7	170.7	1.1	1.4	0.3	23.8
Patterson Tract CSD	77.9	77.9	0.0	0.1	0.1	0.0	0.0
Pixley PUD	633.7	888.9	255.2	1.0	1.4	0.4	40.3
Ponderosa CSD	251.6	251.6	0.0	0.4	0.4	0.0	0.0
Poplar CSD	215.1	418.1	203.0	0.3	0.7	0.3	94.4
Porter Vista PUD	1,742.8	1,742.8	0.0	2.7	2.7	0.0	0.0
Richgrove CSD	263.4	361.9	98.5	0.4	0.6	0.2	37.4
Springville PUD	303.7	308.8	5.1	0.5	0.5	0.0	1.7
Strathmore PUD	398.0	417.6	19.7	0.6	0.7	0.0	4.9
Sultana CSD	317.3	317.3	0.0	0.5	0.5	0.0	0.0
Terra Bella SMD	165.1	169.6	4.6	0.3	0.3	0.0	2.8
Teviston CSD	191.5	191.5	0.0	0.3	0.3	0.0	0.0
Three Rivers CSD	5,253.4	5,253.4	0.0	8.2	8.2	0.0	0.0
Tipton CSD	673.0	683.3	10.3	1.1	1.1	0.0	1.5
Tract 92 CSD	73.4	73.4	0.0	0.1	0.1	0.0	0.0
Woodville PUD	319.2	336.3	17.0	0.5	0.5	0.0	5.3
DISTRICT TOTAL	16,399.2	18,087.8	1,688.5	25.6	28.3	2.6	10.3

**Table 3 - / City/Urban District Annexations Per Year**

Year	Total Undeveloped	Developed	ROW	Projects	Annexations of over 300 acres:	
1980	971.41	577.11	296.20	98.11	30	
1981	1,024.37	952.35	16.03	55.99	16	736ac to Tulare for Farm Show and surrounding area
1982	723.59	295.12	413.75	14.72	13	380ac to Woodlake for Bravo Lake
1983	114.50	68.49	27.88	18.13	6	
1984	56.85	47.56	2.21	7.08	9	
1985	94.92	94.92	0.00	0.00	8	
1986	787.14	578.43	157.42	51.30	17	337ac to Visalia for Green Acres Airport and surrounding area
1987	789.94	676.74	66.51	46.68	22	
1988	514.89	408.69	36.40	69.79	15	
1989	1,397.36	1,219.34	76.61	101.42	24	
1990	1,666.24	927.22	647.25	91.77	25	622ac to Tulare (Lagomarsino) and 323ac to Visalia (industrial uses)
1991	997.20	897.60	18.99	80.61	24	
1992	1,806.90	1,708.49	12.18	86.23	29	
1993	643.94	510.00	92.97	40.97	14	
1994	570.06	490.56	46.98	32.52	9	
1995	1,022.06	946.69	5.07	70.31	21	432ac to Goshen CSD for primarily industrial uses
1996	393.09	331.75	14.70	46.65	9	
1997	491.72	467.22	8.23	16.27	14	
1998	363.31	326.23	1.49	35.59	11	
1999	314.13	293.70	1.53	18.89	7	
2000	102.99	0.00	99.93	3.06	6	
2001	819.22	764.18	1.45	53.59	5	702ac to Visalia for Shannon Ranch
2002	1,368.78	1,292.33	27.50	48.95	11	472ac to Visalia (IOH/Luisi) and 384ac to Dinuba (northwest residential)
2003	1,390.80	1,361.98	4.80	24.02	16	935ac to Visalia for wastewater irrigation
2004	1,448.00	1,362.61	34.30	51.09	22	
2005	2,680.64	1,726.33	756.22	198.10	43	
2006	2,042.20	1,293.00	560.00	189.00	33	534 to Dinuba for reclamation/golf course
2007	1,682.72	851.42	831.30	1.80	20	707 to P-ville city uses and 460 to Visalia for Industrial Park Expansion
2008	139.54	63.23	76.31		3	
2009	236.52	63.96	172.83		5	
2010	1,104.52	513.52	28.96	13.00	9	461 Tulare South I Street Annexation
2011	113.89	40.00	73.89	0.00	2	
2012	38.46	38.46	0.00	0.00	1	
2013	10.50	10.50	0.00	0.00	1	
2014	219.00	135.00	84.00	0.00	4	
2015	606.01	42.14	561.87	16.90	7	Porterville 4 island annexations totaling 455.90 acres
2016	224.30	201.40	13.70	9.20	3	
2017	240.30	137.63	81.02	21.65	6	
TOTAL	29,212.00	21,001.16	4,973.25	1,493.61	484	

## Annexation Acreage per Year (Cities, CSDs, PUDs, SMDs)



**Table 4 - Annexations per Soil Type (USDA classifications) 1980 to 2017**

	1/1/1980 Acres	1/1/2018 Acres	Annexed Acres	1/1/1980 Sq. Miles	1/1/2018 Sq. Miles	Annexed Sq. Miles	% Decrease
Class I	392,000.6	372,728.9	19,271.7	612.5	582.4	30.1	4.9
Class II	115,157.4	112,329.7	2,827.7	179.9	175.5	4.4	2.5
Non-Prime	596,052.7	591,854.3	4,198.4	931.3	924.8	6.6	0.7
Other	1,946,963.9	1,945,183.8	1,780.1	3,042.1	3,039.3	2.8	0.1
Cities/Districts	49,017.4	76,951.4	28,077.8	76.6	120.2	43.9	-56.8

**Notes:**

\*The acreage and square mileage figures for soil types exclude areas inside City, PUD, CSD and SMD boundaries.

\*Other smaller developed areas within the County are not taken into account.

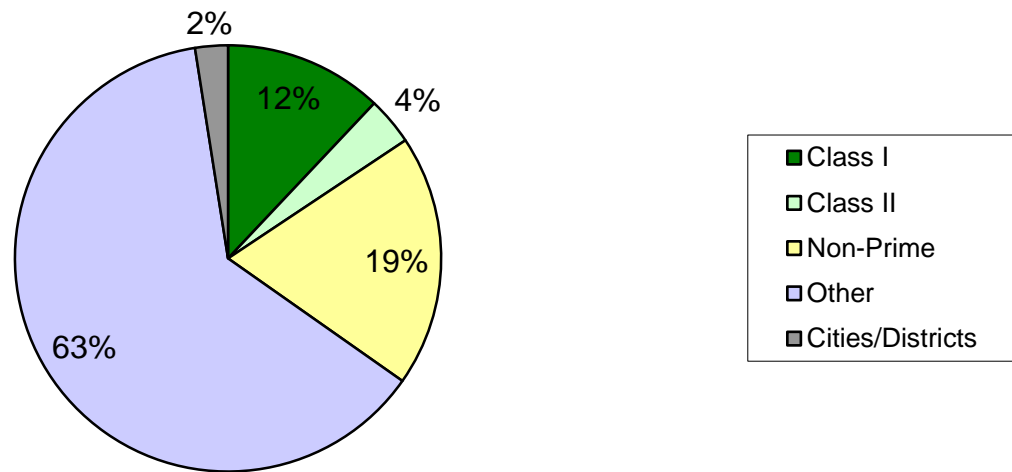
\*Undeveloped versus developed annexations are not taken into account.

\*While classified as Non-Prime by the USDA, much of the areas covered by these soils would qualify as Prime for LAFCO purposes (GC Section 56064).

\*'Other' includes exposed rock, rocky soils and water. Mostly consisting of the foothill and mountain areas.

\*'Cities/Districts' include districts that are subject to urban development - CSDs, PUDs, SMDs

## Tulare County - USDA Soil Type



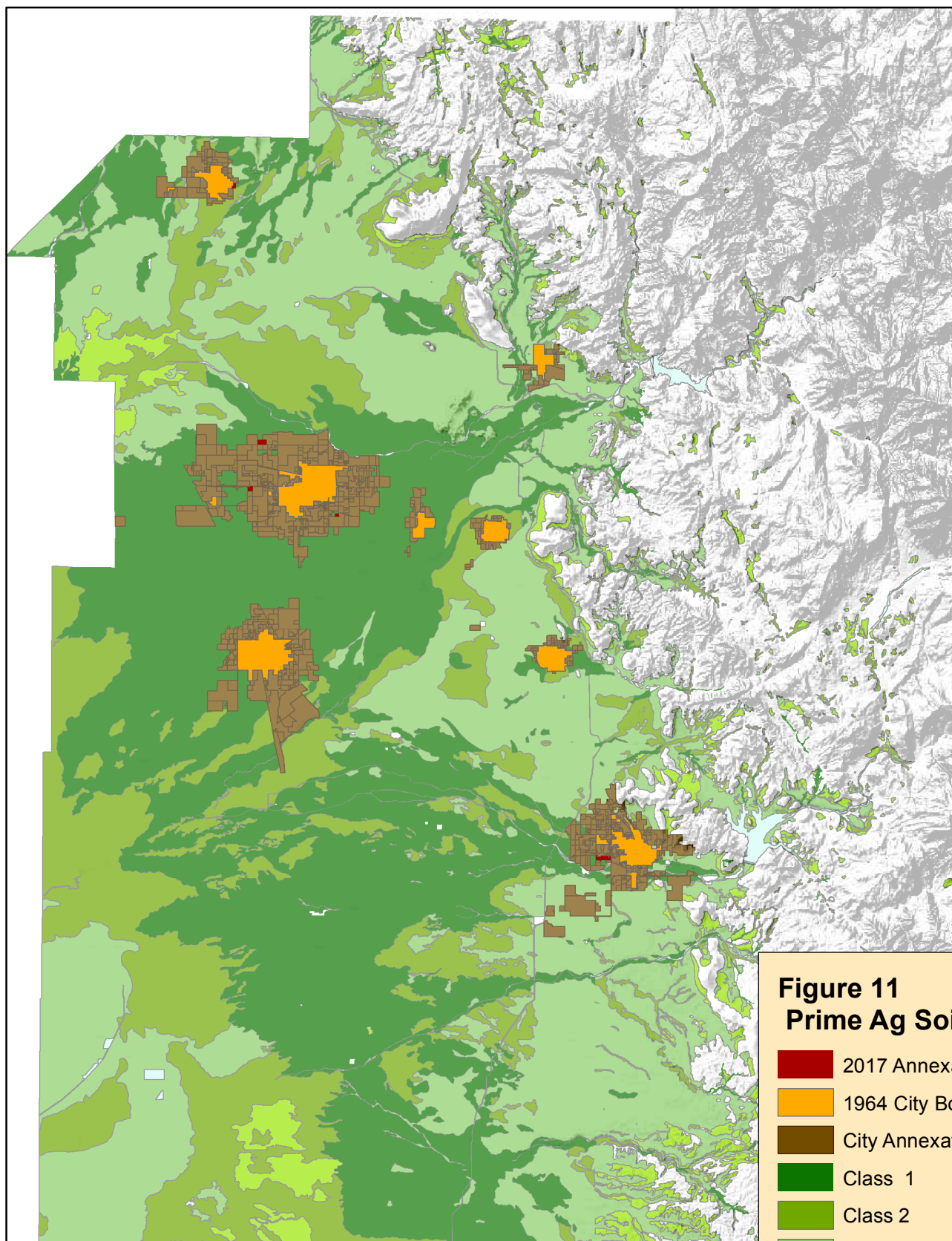
## Government & Conservancy Owned Land

	Acres	Sq. Miles	% of County
Federal	1,573,312	2,458.3	50.77
State	16,576	25.9	0.53
County	5,248	8.2	0.17
City	9,024	14.1	0.29
Districts	22,336	34.9	0.72
Conservancy	2,240	3.5	0.07
Private	1,470,456	2,297.6	47.45
		4,842.5	100.00

**Table 5**

**By Year**

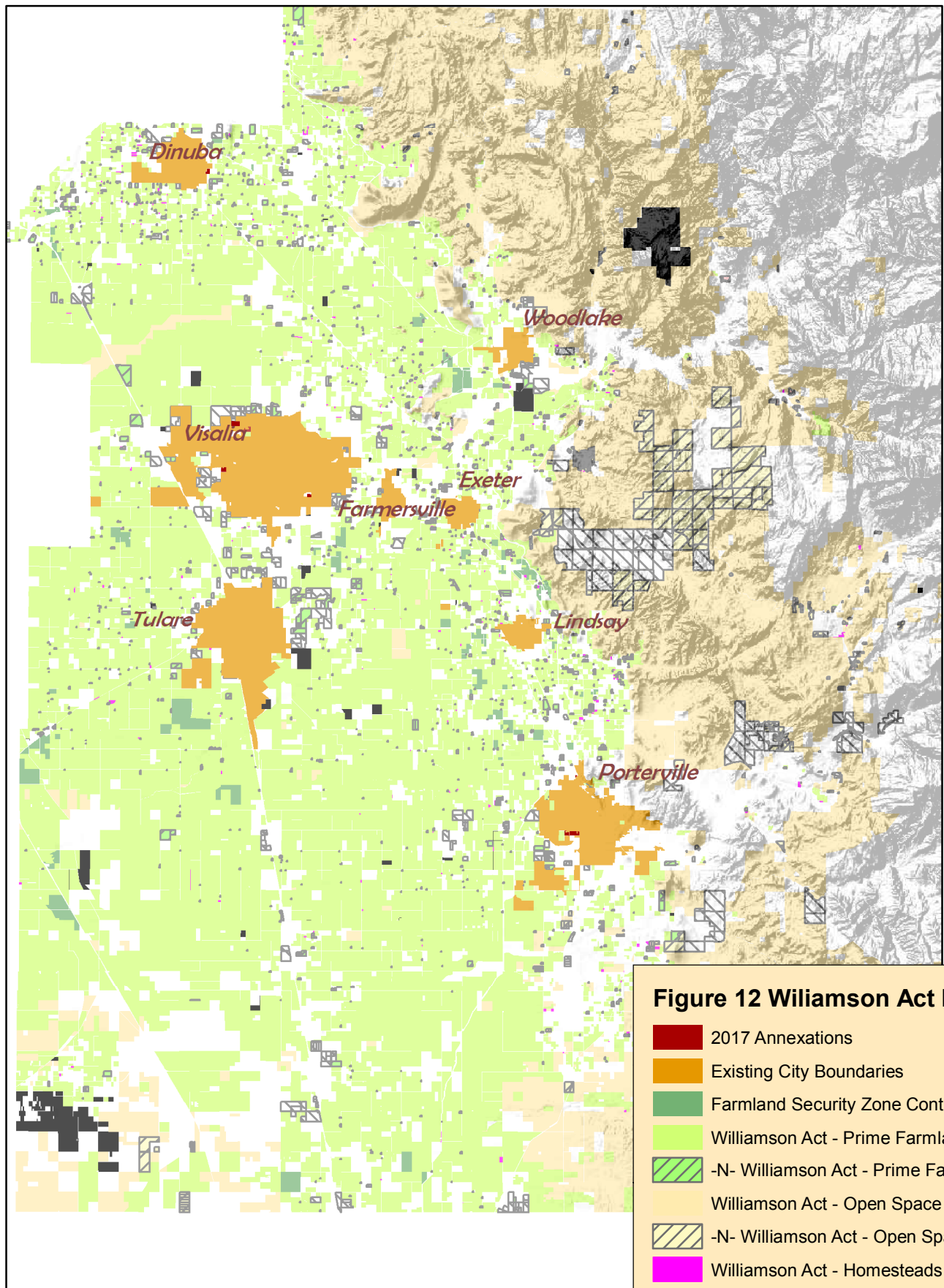
<b>Year</b>	<b>Total Acres</b>	<b>Residential Ac.</b>	<b>% of Total</b>	<b>Commercial Ac.</b>	<b>% of Total</b>	<b>Industrial Ac.</b>	<b>% of Total</b>	<b>Institutional Ac.</b>	<b>% of Total</b>	<b>Mix Use Ac</b>	<b>% of Total</b>
2006	2042.2	1483.6	72.6	52.4	2.6	0.0	0.0	505.3	24.7	0.0	0.0
2007	1682.7	452.9	26.9	398.0	23.7	771.0	45.8	368.0	21.9	0.0	0.0
2008	139.5	26.5	19.0	66.5	47.7	36.5	26.2	10.0	7.2	0.0	0.0
2009	1084.0	20.0	1.8	828.0	76.4	79.7	7.4	160.0	14.8	0.0	0.0
2010	1906.5	22.5	1.2	0.0	0.0	491.0	25.8	480.1	25.2	0.0	0.0
2011	113.9	0.3	0.3	0.0	0.0	113.6	99.7	0.0	0.0	0.0	0.0
2012	38.5	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
2013	10.5	0.0	0.0	10.5	100.0	0.0	0.0	0.0	0.0	0.0	0.0
2014	93.0	93.0	100.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
2015	606.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
2016	224.3	68.3	30.5	0.0	0.0	156	69.5	0.0	0.0	0.0	0.0
2017	240.3	179.6	74.7	0	0	0	0.0	26.2	10.9	34.5	14.4



**Figure 11**  
**Prime Ag Soils**

- 2017 Annexations
- 1964 City Boundaries
- City Annexations
- Class 1
- Class 2
- Class 3
- Class 4
- Water

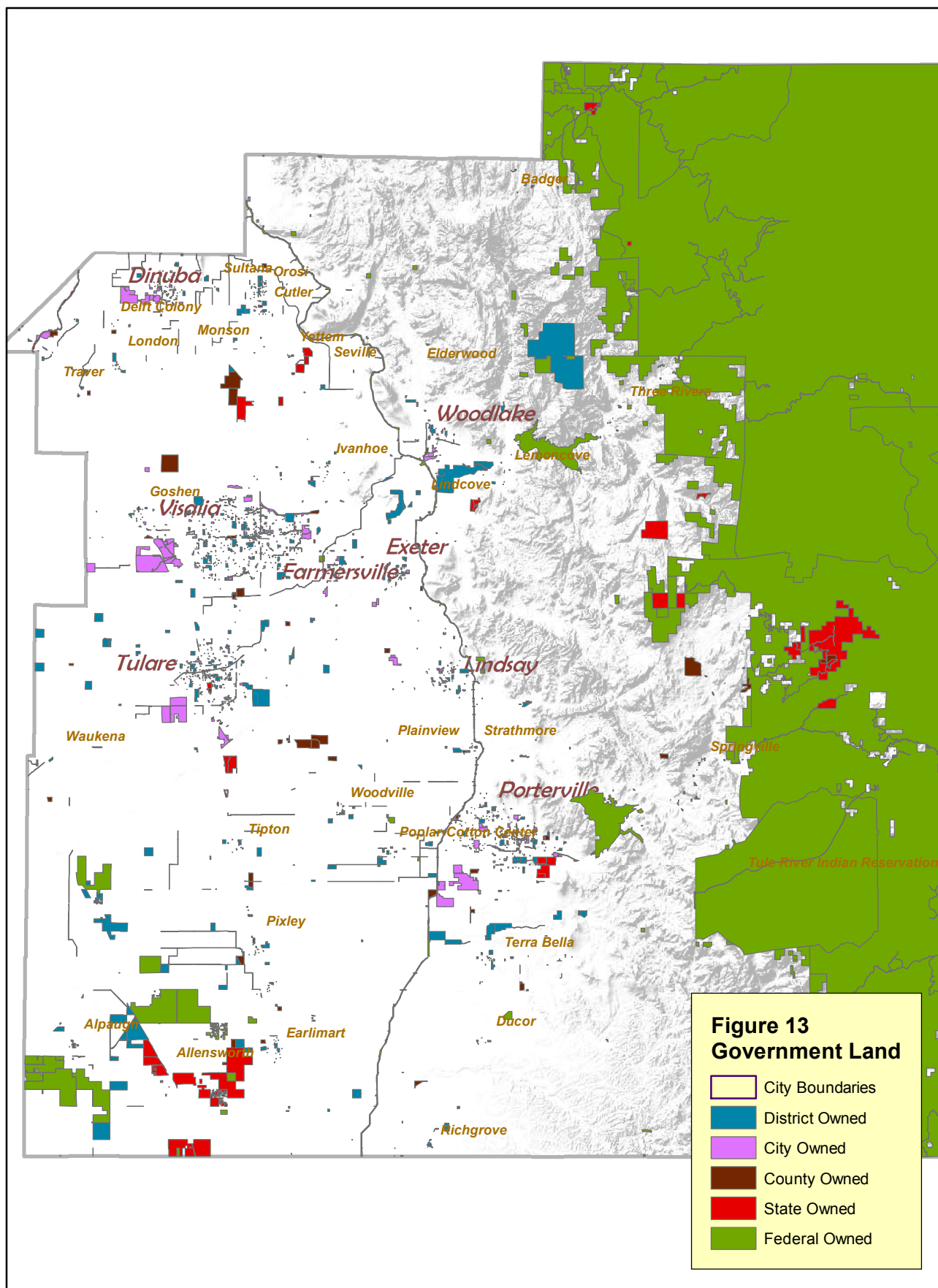


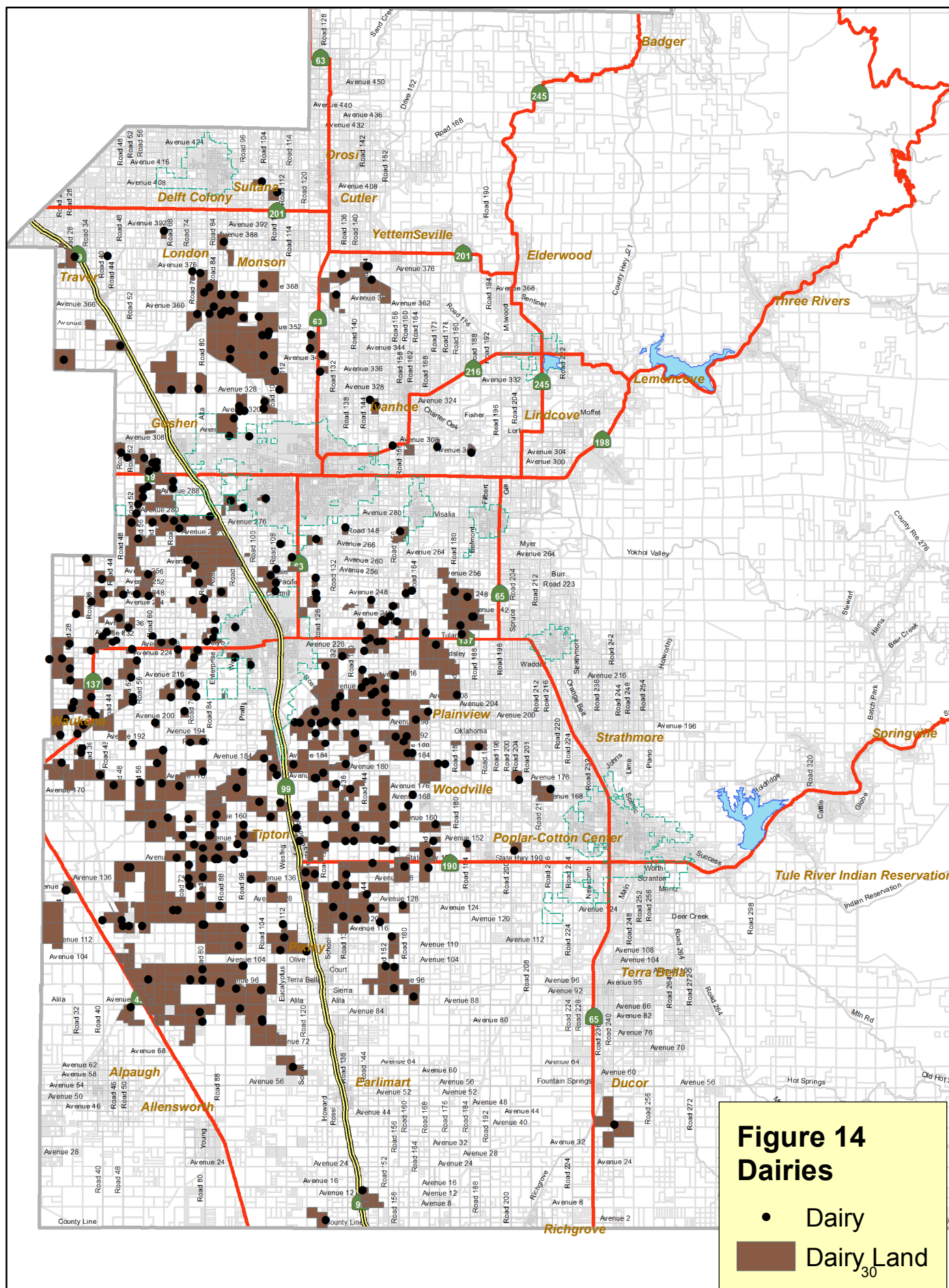


**Figure 12 Williamson Act Land**

- 2017 Annexations
- Existing City Boundaries
- Farmland Security Zone Contracts
- Williamson Act - Prime Farmland
- N- Williamson Act - Prime Farmland
- Williamson Act - Open Space
- N- Williamson Act - Open Space
- Williamson Act - Homesteads
- N- Williamson Act - Homesteads
- Cancelled
- Expired







**LEGISLATIVE UPDATE FROM SACRAMENTO  
CALAFCO ANNUAL CONFERENCE  
October 27, 2017**

**LAFCO-Related Bills**

- AB 464 (Gallagher) – Makes changes to LAFCO statutes which govern changes of organization and reorganization, including annexation proceedings. **SIGNED – Chapter 43, Statutes of 2017.**
- AB 979 (Lackey) – Makes changes to the statutes which govern the independent special district selection committee and representation of special districts on LAFCOs. **SIGNED – Chapter 203, Statutes of 2017.**
- AB 1361 (E. Garcia) – Authorizes a municipal water district, until January 1, 2023, to apply to a LAFCO to extend water service to Indian lands and prohibits the LAFCO from denying the application. **SIGNED – Chapter 449, Statutes of 2017.**
- AB 1725 (Assembly Local Government Committee) – Annual Assembly Local Government Committee Omnibus bill that makes several minor noncontroversial changes to the Cortese-Knox-Hertzberg Act. **SIGNED – Chapter 353, Statutes of 2017.**
- SB 130 (Senate Budget and Fiscal Review Committee) – Provides a city that incorporated between January 1, 2004 and January 1, 2012 with property tax in lieu of vehicle license fees (VLF adjustment amount). **SIGNED – Chapter 9, Statutes of 2017.**
- SB 448 (Wieckowski) – Requires the State Controller to publish a list of inactive special districts and establishes a process for LAFCOs to dissolve inactive special districts. **SIGNED – Chapter 334, Statutes of 2017.**

**Issues on Deck for Next Session**

- Healthcare Districts
- Water

**Contact Information**

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