

MARIN LOCAL AGENCY FORMATION COMMISSION

RESOLUTION NO. 12-05

**RESOLUTION MAKING DETERMINATIONS AND APPROVING ANNEXATION
TO NOVATO SANITARY DISTRICT
WITH WAIVER OF NOTICE, HEARING AND ELECTION**

Annexation of the Lands of Valley Memorial Park to Novato Sanitary District
(File #1309)

WHEREAS, a proposal for the annexation of certain territory to the Novato Sanitary District in the County of Marin has been filed with the Executive Officer of this Local Agency Formation Commission pursuant to Title 5, Division 3, commencing with Section 56000 of the Government Code; and

WHEREAS, said proposal was made in the form of a petition filed by the property owner; and

WHEREAS, pursuant to Government Code Section 56663, when a resolution is accompanied by written consent signed by all owners of land within the territory proposed to be annexed, this Commission may make determinations with respect to said annexation without notice and hearing; and

WHEREAS, pursuant to Government Code Section 56663(c), the affected territory is uninhabited; all the owners of land within the affected territory have given their written consent; and the affected local agency that will gain territory, Novato Sanitary District, has consented in writing to a waiver of protest proceedings, this Commission may make determinations with respect to said application with waiver of protest proceedings; and

WHEREAS, the Executive Officer has reviewed the application and prepared a report, including a recommendation thereon, the application and report having been presented to and considered by this Commission.

NOW THEREFORE, the Marin Local Agency Formation **DOES HEREBY RESOLVE, DETERMINE AND ORDER** as follows:

Section 1. The boundaries, as set forth in the proposal, are hereby approved as submitted and are as described in Exhibits "A" and "B" attached hereto and by this reference incorporated herein.

Section 2. The territory includes 41 acre, is found to be uninhabited, and is assigned the following distinctive short form designation: "Annexation of the Lands of Valley Memorial Part to Novato Sanitary District (File #1309)".

Section 3. The proposal is consistent with the adopted sphere of influence for Novato Sanitary District.

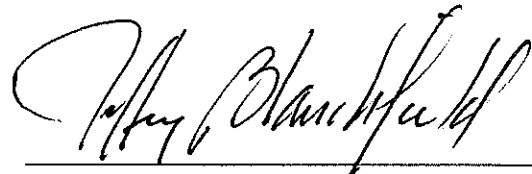
Section 4. The Executive Officer is hereby authorized to complete reorganization proceedings in the manner prescribed by Section 57000 of the Government Code.

PASSED AND ADOPTED by the Marin Local Agency Formation Commission on this 12th day of July 2012 by the following vote:

AYES: Commissioners Arnold, Asbo, Blanchfield, Condon, Rodoni, Sears & Weiner.

NOES: None.

ABSENT: Commissioner Heller.



JEFFRY BLANCHFIELD, Chairperson

ATTEST:



PETER V. BANNING, Executive Officer

Exhibit A

**Annexation of the Lands of Valley Memorial Park
to the
Novato Sanitary District**

Mapping No. 12-03

Commencing at the most southerly boundary of that certain parcel of land conveyed to Bahia Valley Memorial Park by deed recorded August 3, 1977 in Book 3244 of Official Records at page 82, Marin County Records;

Thence, along the westerly line of said parcel, North 11° 10' 00" West 12.58 feet to the northwesterly line of Bugeia Lane conveyed to the City of Novato for street widening by deed recorded in Book 3250 at page 686, Marin County Records, said point being the True Point of Beginning of this annexation;

- 1 thence, along the boundary of said parcel (3244 OR 82), North 11° 10' 00" West 56.32 feet;
- 2 thence North 49° 22' 00" East 293.97 feet to an angle point in the existing Novato Sanitary District boundary per Annexation 1993-6;
- 3 thence, along said district boundary and parcel boundary, North 49° 22' 00" East 36.27 feet;
- 4 thence North 05° 27' 40" East 2055.65 feet;
- 5 thence, leaving said district boundary and continuing along said parcel boundary, North 84° 13' 34 East 212.98 feet;
- 6 thence North 20° 29' 09" East 498.74 feet;
- 7 thence South 28° 00' 00" East 665.00 feet;
- 8 thence South 84° 45' 00" East 215.00 feet;
- 9 thence North 23° 00' 00" East 320.00 feet;
- 10 thence South 74° 15' 00" East 260.00 feet;
- 11 thence South 28° 30' 00" West 420.00 feet;

- 12 thence South 48° 30' 00" West 495.00 feet;
- 13 thence South 06° 00' 00" East 715.00 feet;
- 14 thence South 27° 49' 00" West 48.57 feet;
- 15 thence South 70° 53' 10" West 53.14 feet;
- 16 thence North 79° 14' 30" West 49.69 feet;
- 17 thence South 72° 02' 00" West 71.13 feet;
- 18 thence North 63° 34' 30" West 48.49 feet;
- 19 thence North 75° 12' 30" West 68.88 feet;
- 20 thence South 66° 04' 00" West 113.28 feet;
- 21 thence South 19° 09' 00" East 449.49 feet to the southeasterly line of said parcel, being the northwesterly line of Bugeia Lane, as widened;
- 22 thence, along said southeasterly parcel line, South 61° 10' 00 West 1090.88 feet to the True Point of Beginning.

Containing 41.1 acres.

Being a Portion of the Rancho De Novato

deeds and descriptions\
VMP_LAFCO_Annexation



Dale White
5-29-12

Course Table

No.	Bearing	Distance
1	N 11°10'00" W	56.32'
2	N 49°22'00" E	293.77'
3	N 49°22'00" E	36.27'
4	N 05°27'40" E	2055.65'
5	N 84°13'34" E	212.98'
6	N 20°29'09" E	498.74'
7	S 28°00'00" E	665.00'
8	S 84°45'00" E	215.00'
9	N 23°00'00" E	320.00'
10	S 74°15'00" E	260.00'
11	S 28°30'00" W	420.00'
12	S 48°30'00" W	495.00'
13	S 06°00'00" E	715.00'
14	S 27°49'00" W	48.57'
15	S 70°53'10" W	53.14'
16	N 79°14'30" W	49.69'
17	S 72°02'00" W	71.13'
18	N 63°34'30" W	48.49'
19	N 75°12'30" W	68.88'
20	S 66°04'00" W	113.28'
21	S 19°09'00" E	449.49'
22	S 61°10'00" W	1090.88'

Annexation Parcel Information

Legal Description: That certain parcel of land conveyed to Valley Memorial Park by deed recorded August 3, 1977 in Book 3244 of Official Records at page 82, Marin County Records.

Excepting therefrom that certain portion conveyed to the City of Novato by deed recorded August 17, 1977 in Book 3250 of Official Records at page 686, Marin County Records.

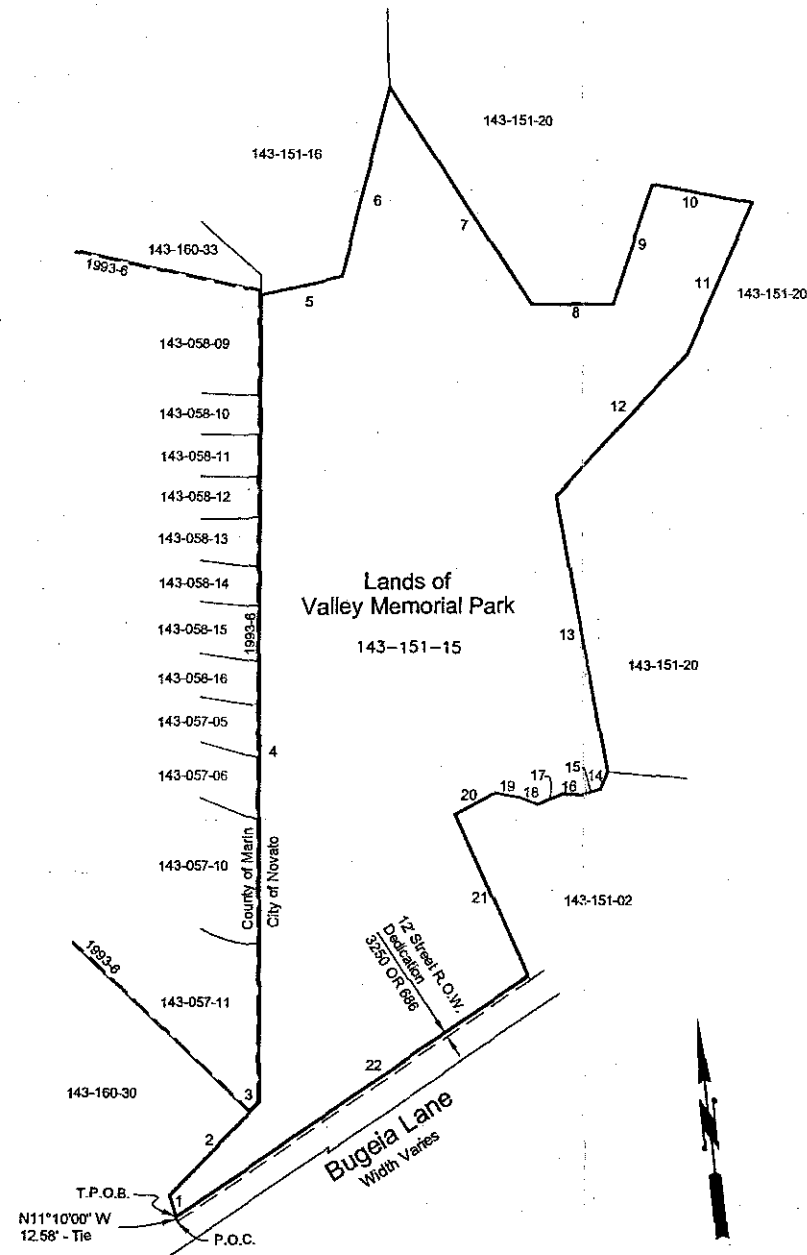
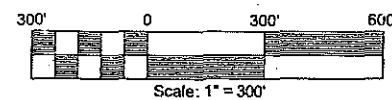
Also excepting therefrom that certain portion deeded to the Marin County Open Space District April 21, 1986 as Instrument No. 86-20130, Marin County Records.

Also excepting therefrom that certain portion deeded to the Marin County Open Space District December 31, 1991 as Instrument No. 91-82729, Marin County Records.

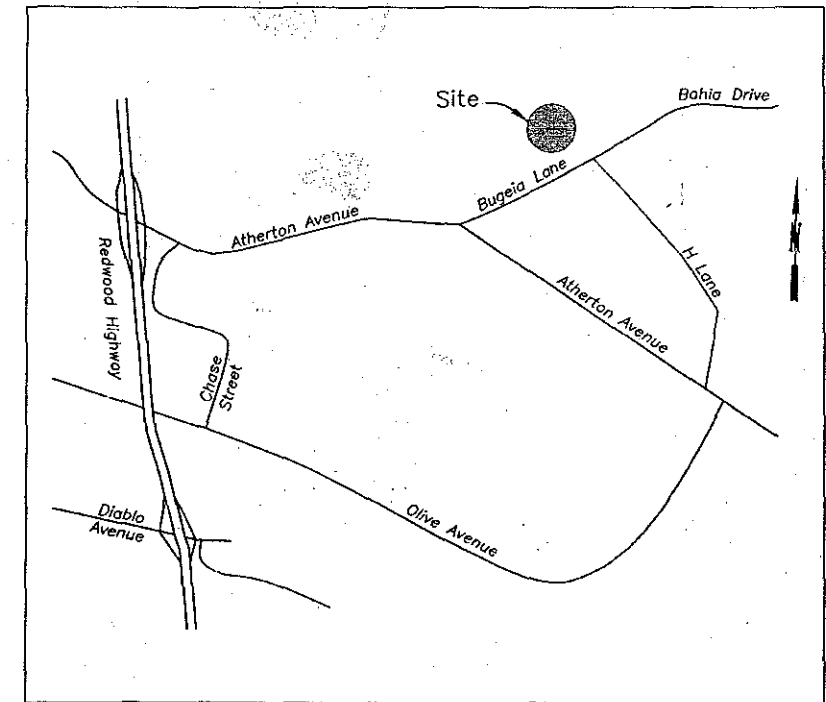
Address: 650 Bugeia Lane, Novato, CA 94945

Assessor's Parcel No. 143-151-15

This parcel is within the Ranch de Novato.



Annexation Map
Scale: 1" = 300'



Vicinity Map
No Scale

Legend

- Annexation Boundary
- Parcel Line
- Course Number
- Marin County Assessor's Parcel Number
- Point of Beginning
- Existing Annexation Novato Sanitary District

Exhibit B
Mapping No. 12-03

**ANNEXATION OF THE LANDS OF
VALLEY MEMORIAL PARK
TO THE
NOVATO SANITARY DISTRICT**

MARIN COUNTY CALIFORNIA

WHITE & PRESCOTT
1620 Grant Avenue
Novato, CA 94945

SHEET 1 OF 1

