

LOCAL AGENCY FORMATION COMMISSION OF MARIN COUNTY

RESOLUTION NO. 79-12

RESOLUTION MAKING DETERMINATIONS APPROVING ANNEXATION OF  
TERRITORY TO THE CITY OF NOVATO

SUTRO AVENUE - NOVATO BOULEVARD ISLAND ANNEXATION

WHEREAS, the City Council representing the City of Novato adopted a resolution initiating proceedings No. 20-79 and submitted same to the Executive Officer of this Commission; and,

WHEREAS, said resolution proposed annexation of unincorporated island territory to the City of Novato in compliance with state law; and,

WHEREAS, the Executive Officer of this Commission has issued a certificate of filing, accepting said legal documents completed by the City of Novato and,

WHEREAS, legal notice of hearing was published and mailed notice of hearing was provided in accordance with state requirements; and,

WHEREAS, the Marin Local Agency Formation Commission conducted a public hearing, at which time all persons present were given an opportunity to speak and be heard regarding this annexation proposal; and,

WHEREAS, the Commission considered the Executive Officer's report and recommendations.

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

Section 1. The boundaries of the inhabited territory proposed to be annexed shall be those set forth in Exhibit A, attached hereto and incorporated herein, and said territory shall be designated as "Sutro Avenue - Novato Boulevard Island Annexation".

Section 2. The Marin Local Agency Formation Commission hereby adopts the following findings of fact: The subject territory contained in this proposal (a) does not exceed 100 acres in area, which area constitutes the entire island; (b) is surrounded by the city; (c) is developed; (d) is not prime agricultural land; and, (e) will benefit from municipal annexation.

Section 3. Sutro Avenue - Novato Boulevard Island Annexation is hereby approved.

Section 4. In accordance with applicable provisions contained in the adopted Marin Lafco environmental guidelines and procedures, the City of Novato is the appropriate lead agency, has conducted an initial study incorporating concerns of said Commission, a responsible agency, and has issued a Negative Declaration. Lafco hereby certifies that the Commission has considered said documents.

Section 5. The Marin County Board of Supervisors is hereby determined to be the appropriate conducting authority, to direct complete annexation proceedings, and authorized to proceed.

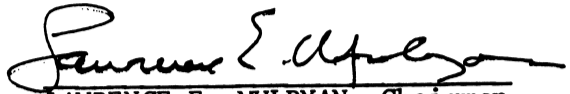
Section 6. The Executive Officer is hereby authorized to make certified copies of this resolution in the manner and as prescribed by law.

PASSED AND ADOPTED by the Marin Local Agency Formation Commission on this 18th of April, 1979 by the following vote:

AYES: Commissioners Haehl, Mulryan, Roumiguere, Violich and Wilhelm

NOES: None

ABSENT: None



LAWRENCE E. MULRYAN, Chairman  
Marin Local Agency Formation Commission

ATTEST:

  
WARREN K. NELSON, Executive Officer

DATE: April 19, 1979

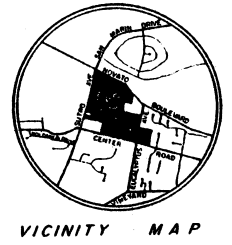
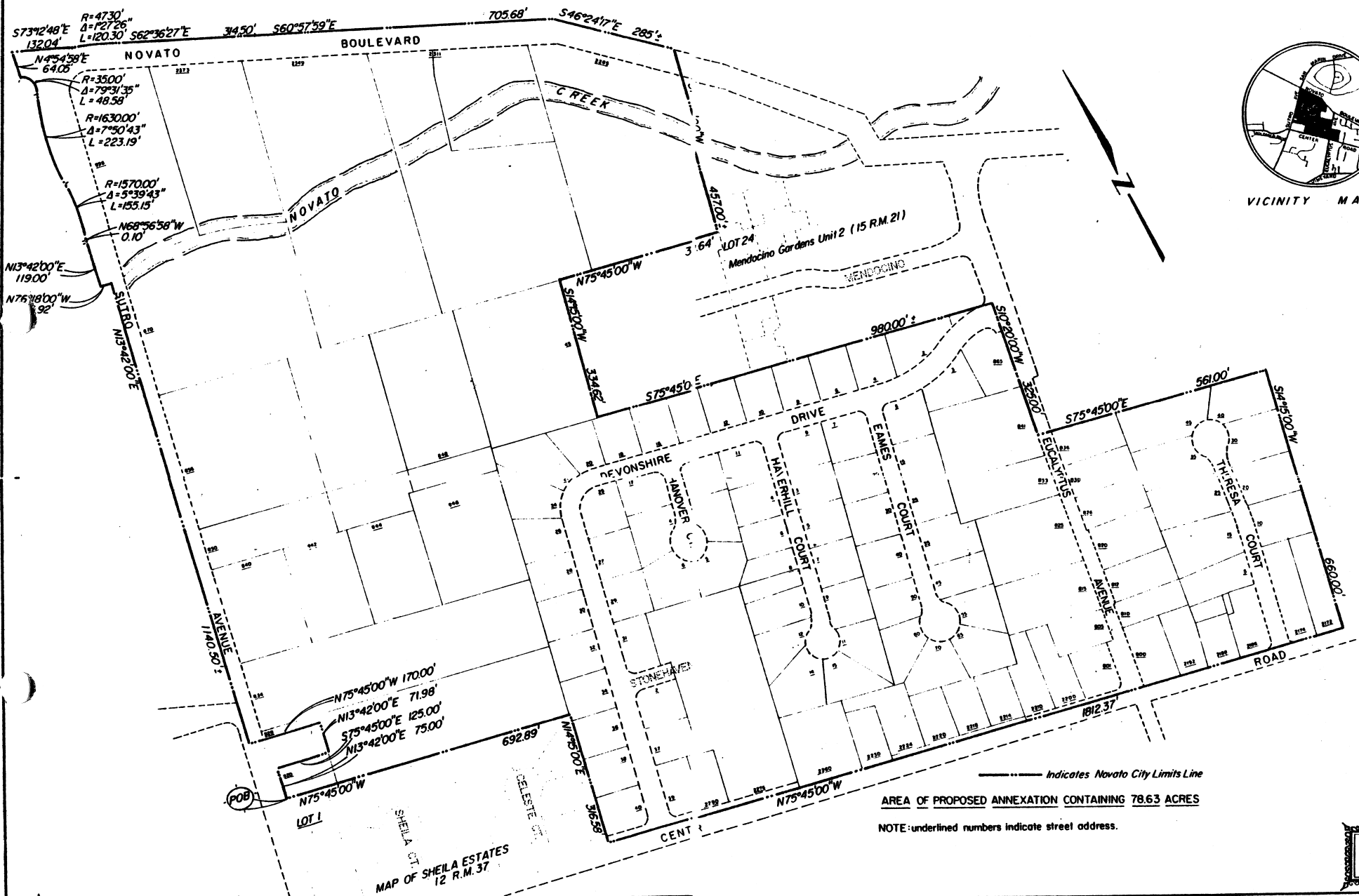
EXHIBIT A

Sutro Avenue-Novato Boulevard Island  
Annexation to the City of Novato

"LEGAL DESCRIPTION"

Beginning at the northwest corner of Lot 1 per "Map of Sheila Estates" recorded in Volume 12 of Record Maps at Page 37, Marin County Records, said corner being on the Novato City Limits Line and also on the easterly right of way line of Sutro Avenue; thence along said City Limits Line and said right of way line North 13°42'00" East 75.00 feet; thence leaving said right of way line South 75°45'00" East 125.00 feet; thence North 13°42'00" East 71.98 feet; thence North 75°45'00" West 170.00 feet to a point in Sutro Avenue; thence along Sutro Avenue North 13°42'00" East 1140.50 feet plus or minus; thence North 76°18'00" West 29.92 feet; thence North 13°42'00" East 119.00 feet; thence North 68°56'58" West 0.10 feet; thence along the arc of a curve to the left having a radius of 1570.00 feet through a central angle of 05°39'43", an arc distance of 155.15 feet; thence along the arc of a reverse curve to the right, having a radius of 1630.00 feet, through a central angle of 07°50'43", an arc distance of 223.19 feet; thence along the arc of a reverse curve to the left, having a radius of 35.00 feet, through a central angle of 79°31'35", an arc distance of 48.58 feet to the southerly line of Novato Boulevard; thence leaving said Sutro Avenue and crossing Novato Boulevard North 04°54'58" East 64.05 feet; thence along Novato Boulevard South 73°12'48" East 132.04 feet; thence along the arc of a curve to the right, having a radius of 4730.00 feet, through a central angle of 01°27'26", an arc distance of 120.30 feet; thence South 62°36'27" East 314.50 feet; thence South 60°57'59" East 705.68 feet; thence South 46°24'17" East 285.00 feet more or less; thence crossing and leaving said Novato Boulevard South 14°15'00" West 457.00 feet more or less to a point on the westerly line of lot 24 per "Map of Mendocino Gardens Unit 2" recorded in Book 15 of Record Maps at Page 21, Marin County Records; thence North 75°45'00" West 399.64 feet; thence South 14°15'00" West 334.62 feet; thence South 75°45'00" East 980.00 feet more or less to a point in Eucalyptus Avenue; thence along the westerly side of Eucalyptus Avenue South 10°20'00" West 325.00 feet; thence crossing and leaving said Eucalyptus Avenue, South 75°45'00" East 561.00 feet; thence South 14°15'00" West 660.00 feet to the northerly line of Center Road; thence along the northerly portion of Center Road, North 75°45'00" West 1812.37 feet; thence leaving said Center Road and along the easterly boundary of the before mentioned Sheila Estates North 14°15'00" East 316.58 feet; thence North 75°45'00" West 692.89 feet to the point of beginning.

Said parcel containing 78.63 acres more or less.



Indicates Novato City Limits Line  
**AREA OF PROPOSED ANNEXATION CONTAINING 78.63 ACRES**  
 NOTE: underlined numbers indicate street address.

MAP OF SHEILA ESTATES  
 12 R.M. 37

DATE	
DRAWN BY	PERRY
DESIGNED BY	
CHECKED BY	LESLIE
SCALE	1" = 100'

**City of Novato**  
 public works department

SUBMITTED \_\_\_\_\_  
 DATE \_\_\_\_\_  
 PLANNING DEPARTMENT

SUTRO AVENUE - NOVATO BOULEVARD  
 ISLAND ANNEXATION

Map No. 47-78  
 COUNTY OF MARIETTA