

MARIN LOCAL AGENCY FORMATION COMMISSION

RESOLUTION NO. 01-25

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

"Annexation of the Lands of Stone to Novato Sanitary District (File 1209)"

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, said petition was accompanied by written consent signed by all owners of land within the territory proposed to be annexed; and

WHEREAS, pursuant to Government Code Section 56663, when a petition is accompanied by written consent signed by all owners of land within the territory proposed to be annexed, this Commission may make determination 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 conducting authority proceedings, this Commission may make determination with respect to said application with waiver of conducting authority proceedings; and

WHEREAS, the Executive Officer has reviewed the proposal and prepared a report, including a recommendation thereon, the proposal 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 Exhibit "A" and "B" attached hereto and by this reference incorporated herein.

The foregoing instrument is a correct copy of the original on record in the office of the Local Agency Formation Commission of the County of Marin, State of California.

By Dory Adams

Section 2. The territory includes 1.1 acres, is found to be uninhabited, and is assigned the following distinctive short form designation: "Annexation of the Lands of Stone to Novato Sanitary District (File 1209)".

Section 3. The proposed annexation is approved subject to the following conditions:

Proceedings for the annexation shall not be completed until the applicant executes and the City of Novato has had ample opportunity to execute an agreement wherein:

- a. The property owner agrees on behalf of himself, his heirs, successors and assigns that, in the event any future proceedings for the annexation of the property to the City of Novato shall be initiated by the City, the owner shall neither directly nor indirectly oppose or protest such annexation; and
- b. That the owner agrees that his obligations under the agreement shall run with the property and that the property shall be held, conveyed, hypothecated, encumbered, leased, rented, used and occupied subject to the provisions of the agreement and that the obligations undertaken by the owner shall be binding on all parties having or acquiring any right, title, or interest in the property.

Section 4. The proposal is consistent with the adopted sphere of influence for Novato Sanitary District.

Section 5. 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 8th day of November, 2001 by the following vote:

AYES: Commissioners Bach, Blanchfield, Chapman, Heller, Murray and Rodoni

NOES: None

ABSENT: Commissioner Kress


JEFFRY BLANCHFIELD, Chairperson

ATTEST:


PETER V. BANNING, Executive Officer

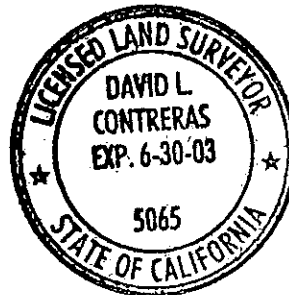
ANNEXATION OF THE LANDS OF STONE TO NOVATO SANITARY DISTRICT

Mapping No. 20-01

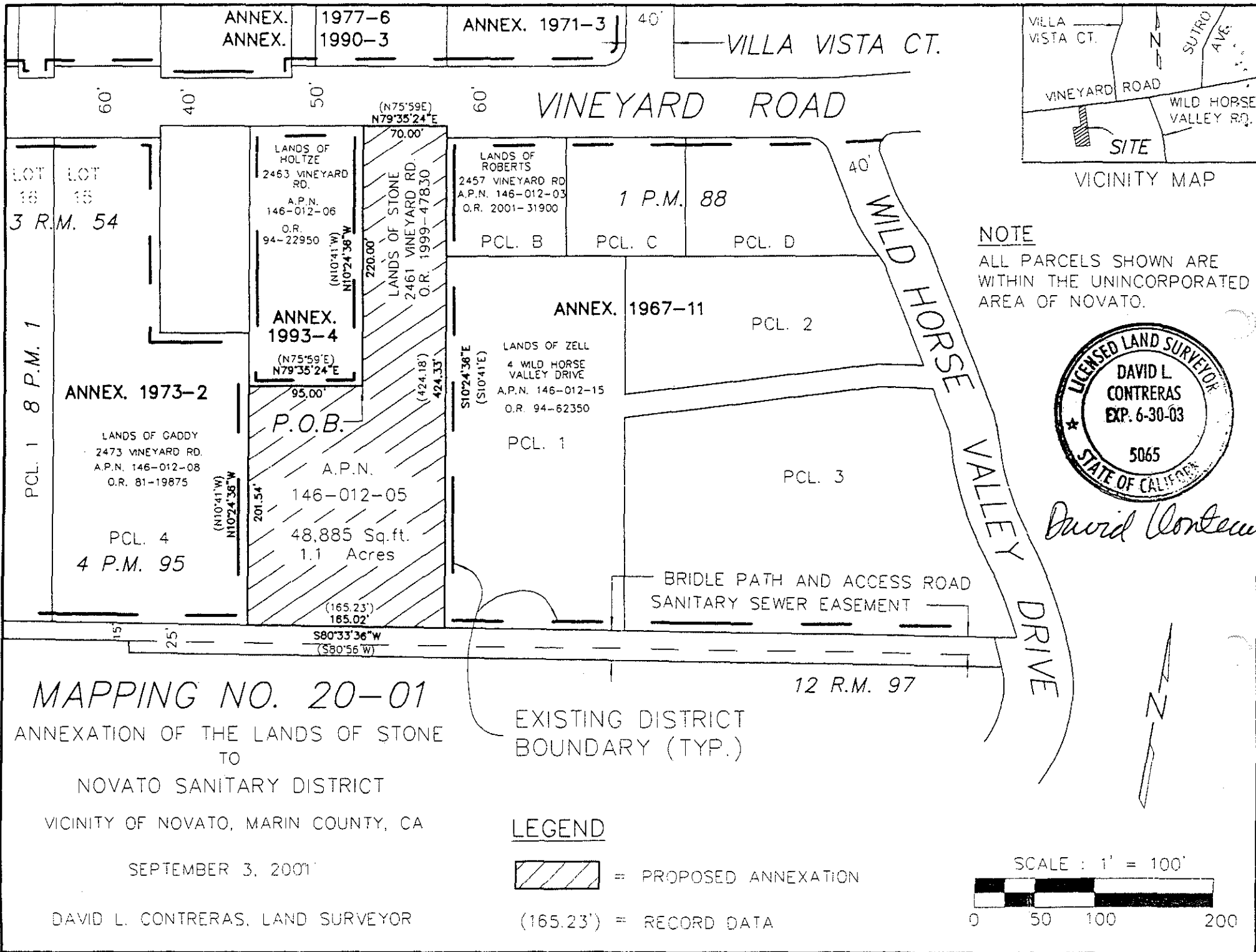
Commencing at a point on the existing Novato Sanitary District Boundary, said point being also the southeasterly corner of the lands conveyed to Kirk Randall Holtze and Patricia Holtze by deed recorded March 17, 1994 as Serial No. 94-22950, Marin County Records; thence along said existing District Boundary, and the easterly line of said lands of Holtze, North 10° 24' 36" West, 220.00 feet to the southerly line of Vineyard Road; thence leaving said District boundary, and along said southerly line of Vineyard Road, North 79° 35' 24" East, 70.00 feet; thence along the existing Novato Sanitary District Boundary, as well as the westerly line of Parcel B as shown on that certain map recorded in Volume 1 of Parcel Maps, Page 88, and the westerly line of Parcel 1 as shown on that certain map recorded in Volume 24 of Parcel Maps, Page 99, Marin County Records, South 10° 24' 36" East, 424.33 feet to the southwesterly corner of both said Parcel 1 and the existing District Boundary; thence along the northerly line of the "Bridle Path and Access Road" as shown on that certain map recorded in Volume 12 of Maps, Page 97, Marin County Records, South 80° 33' 36" West, 165.23 feet to the southeasterly corner of the existing Novato Sanitary District Boundary, also being the southeasterly corner of Parcel 4 as shown on that certain map recorded in Volume 4 of Parcel Maps, Page 95, Marin County Records; thence along the easterly line of said existing District Boundary, and the easterly line of said Parcel 4, North 10° 24' 36" West, 201.54 feet to the southwesterly corner of said lands of Holtze; thence along the southerly line of the lands of Holtze, North 79° 35' 24" East, 95.00 feet to the Point of Beginning.

Containing 48,885 Square Feet, or 1.1 Acre, more or less.

Date: September 3, 2001



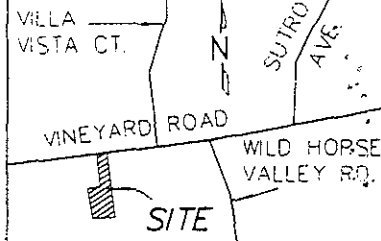
David Contreras



ANNEX. 1977-6
ANNEX. 1990-3

ANNEX. 1971-3

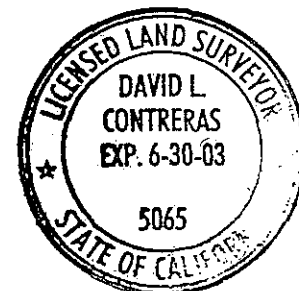
VILLA VISTA CT.



VICINITY MAP

NOTE

ALL PARCELS SHOWN ARE WITHIN THE UNINCORPORATED AREA OF NOVATO.



David Contreras

LOT 16
LOT 15
3 R.M. 54

LANDS OF HOLTZE
2463 VINEYARD RD.
A.P.N. 146-012-06
O.R. 94-22950

(N75°59'E)
N79°35'24"E

70.00'

LANDS OF STONE
2461 VINEYARD RD.
O.R. 1999-47830

(N10°41'W)
N10°24'38"W

ANNEX. 1993-4

(N75°59'E)
N79°35'24"E

P.O.B.

201.54'

A.P.N. 146-012-05
48,885 Sq.ft.
1.1 Acres

(165.23')
165.02'

S80°33'36"W
(S80°56'W)

LANDS OF ROBERTS
2457 VINEYARD RD
A.P.N. 146-012-03
O.R. 2001-31900

PCL. B

PCL. C

PCL. D

1 P.M. 88

ANNEX. 1967-11

PCL. 2

LANDS OF ZELL
4 WILD HORSE VALLEY DRIVE
A.P.N. 146-012-15
O.R. 94-62350

PCL. 1

PCL. 3

BRIDLE PATH AND ACCESS ROAD
SANITARY SEWER EASEMENT

WILD HORSE VALLEY DRIVE

12 R.M. 97

MAPPING NO. 20-01

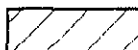
ANNEXATION OF THE LANDS OF STONE TO
NOVATO SANITARY DISTRICT
VICINITY OF NOVATO, MARIN COUNTY, CA

SEPTEMBER 3, 2001

DAVID L. CONTRERAS, LAND SURVEYOR

EXISTING DISTRICT BOUNDARY (TYP.)

LEGEND



= PROPOSED ANNEXATION

(165.23') = RECORD DATA

SCALE : 1' = 100'



0 50 100 200

