

**ALAMEDA LOCAL AGENCY FORMATION COMMISSION  
RESOLUTION NO. 2006-42**

**APPROVING AN UPDATE TO THE SPHERE OF INFLUENCE FOR THE  
CITY OF PIEDMONT**

**WHEREAS**, Government Code Section 56425 et seq. requires the Local Agency Formation Commission (LAFCo) to develop and determine the sphere of influence (SOI) of each local governmental agency within the County; and

**WHEREAS**, Government Code Section 56425(f) requires that LAFCo review and update the adopted SOI boundaries, as necessary, not less than once every five years; and

**WHEREAS**, Government Code Section 56430 requires that a municipal services review be conducted prior to or in conjunction with a SOI update; and

**WHEREAS**, LAFCo conducted a municipal services review of the services provided by the City of Piedmont and adopted written determinations as required by Government Code Section 56430 in May 11, 2006; and

**WHEREAS**, the City of Piedmont provides police, fire, paramedic, ambulance transport, stormwater, wastewater, park, recreation, street sweeping, and bridge maintenance services directly, contracts with private companies for street and street light maintenance and solid waste collection services, and City contracts with the City of Oakland for library services; and

**WHEREAS**, the City of Piedmont incorporated in 1907; and

**WHEREAS**, the City lies in the northwestern portion of Alameda County, bordered entirely by the City of Oakland; and

**WHEREAS**, Piedmont's SOI was established by LAFCo in 1983, and is coterminous with its boundaries. No subsequent actions relating to Piedmont's boundaries or SOI have been taken; and

**WHEREAS**, Piedmont's SOI was established by LAFCo on September 15, 1983, and is coterminous with its boundaries; and

**WHEREAS**, no subsequent actions relating to Piedmont's boundaries or SOI have been taken; and

**WHEREAS**, no change in regulation, land use or development will occur as a result of reducing the District's SOI; and

**WHEREAS**, in the form and manner prescribed by law, the Executive Officer has given notice of a public hearing by this Commission regarding the location of this SOI map; and

**WHEREAS**, the SOI was duly considered at a public hearing held on July 13, 2006; and

**WHEREAS**, the Alameda LAFCo heard and received all oral and written protests, objections and evidence that were made, presented or filed, and all persons present were given an opportunity to appear and be heard with respect to any matter pertaining to said action.

**NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED** that the Alameda LAFCo hereby:

1. Retain the existing coterminous SOI for the City of Piedmont as generally depicted in Exhibit A attached hereto.

2. Consider the criteria set forth in Government Code Section 56425(e) and determine as follows:
  - a. *The present and planned land uses in the area, including agricultural and open-space lands* – The City primarily consists of residential use. There is no industrial use and commercial use is limited to retail in two small areas, the Civic Center area and the commercial district along Grand Avenue. The SOI is consistent with planned land uses. Approximately eight percent of the City is devoted to open space, including public parks, school playgrounds, and other public and private properties. There is no agricultural use within the City limits.
  - b. *The present and probable need for public facilities and services in the area* – S The Piedmont population is expected to grow by less than one percent in the next five years and not to grow thereafter. Job growth will continue at less than one percent for the next 20 years.
  - c. *The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide* – For the most part, municipal services provided in the city are adequate with the exception of wastewater service. Piedmont’s sewer mains and feeder lines have cracked and the joints have become loose or tree roots or ground movement has separated sections. The City is under a Regional Water Quality Control Board order to eliminate the cracks and separation causing rainwater inflow and infiltration into the sewage system. The City conducts productivity monitoring to improve service efficiency.
  - d. *The existence of any social or economic communities of interest in the area if the commission determines that they are relevant to the agency* – Residents of the Piedmont are the community of interest.
  - e. *The existence of agricultural preserves or other important agricultural or open space land in the area which could be considered within an agency's SOI, and the effect on maintaining the physical and economic integrity of such resources in the event that such resources are within a SOI of a local governmental agency* – No agricultural, open space or Williamson Act lands will be affected by approval of the proposed SOI. As no changes in SOI or service areas are proposed.
3. Determine, as lead agency for the purposes of the California Environmental Quality Act (CEQA), this SOI update is categorically exempt under Section 15061(b)(3) of the CEQA Guidelines.
4. Direct staff to file a Notice of Exemption as lead agency under Section 15062 of the CEQA Guidelines.

\* \* \* \* \*

This Resolution was approved and adopted by the Alameda Local Agency Formation Commission at a regular meeting held on July 13, 2006, at 7051 Dublin Boulevard in Dublin, California on the motion made by Commissioner Foulkes, seconded by Commissioner Kamena, and duly carried.

Ayes:            7 (Commissioners Combs, Foulkes, Steele, Miley, Lockhart, Kamena, and Sblendorio)>  
 Noes:            0  
 Excused:        0

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 /Janet Lockhart/  
 Janet Lockhart, Chair, Alameda LAFCo

Approved as to Form:

By:   
Brian Washington, LAFCo Legal Counsel

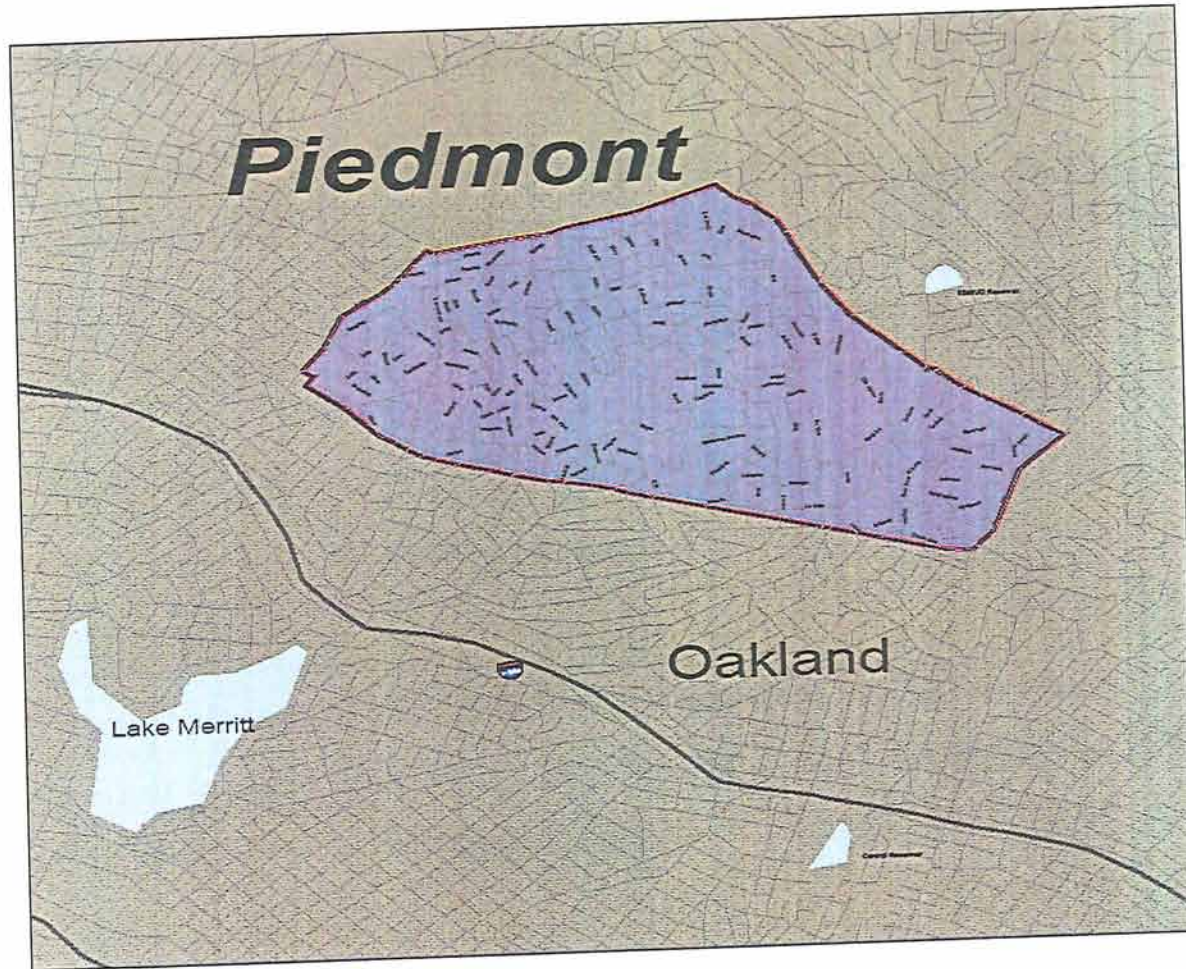
**CERTIFICATION:** I hereby certify that the foregoing is a correct copy of a resolution adopted by the Alameda Local Agency Formation Commission, Oakland, California.

Attest:   
Crystal Hishida Graff, LAFCo Executive Officer

Date: 7/27/06

Exhibit A

**PIEDMONT CITY LIMITS & SOI**



**Alameda County Reference Map**

