

**ALAMEDA LOCAL AGENCY FORMATION COMMISSION
RESOLUTION NO. 2012-12**

**Adopting Municipal Service Review Determinations, Sphere of Influence Determinations, and
Updating the Sphere of Influence for the San Lorenzo Library County Service Area**

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 under LAFCo jurisdiction within the County; and

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

WHEREAS, Government Code Section 56430 requires that a municipal services review (MSR) 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 San Lorenzo Library County Service Area (CSA); and

WHEREAS, the CSA's current SOI is zero; and

WHEREAS, no change in regulation, land use or development will occur as a result of updating the CSA'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 SOI update action; and

WHEREAS, the MSR determinations, the SOI determinations and the SOI update was duly considered at a public hearing held on November 29, 2012; 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. Adopt the following MSR determinations:

(a) *Growth and Population Projections*

- i. As of 2010, the population within San Lorenzo Library County Service Area (SLLCSA) was 72,055.
- ii. Based on ABAG growth projections, the population of SLLCSA is anticipated to be 87,907 by 2035.
- iii. Future growth is anticipated to be concentrated in the Ashland, Cherryland, and San Lorenzo area.

(b) *Location and Characteristics of Any Disadvantaged Unincorporated Communities Within or Contiguous to the Sphere of Influence*

- i. Using Census Designated Places, Alameda LAFCo determines that there are no

disadvantaged unincorporated communities that meet the basic state-mandated criteria within the County. Alameda LAFCo recognizes, however, that there are communities in the County that experience disparities related to socio-economic, health, and crime issues, but the subject of this review is municipal services such as water, sewer, and fire protection services to which these communities, for the most part, have access.

(c) *Present and Planned Capacity of Public Facilities and Adequacy of Public Services, Including Infrastructure Needs and Deficiencies*

- i. Population growth is increasing demand for library services within the SLLCSA boundaries. At present, it appears as if the San Lorenzo Library has minimally adequate capacity to serve the population in the immediate vicinity; however, infrastructure improvements are necessary. The facility is inadequate to meet any future service needs.
- ii. Based on the level of demand, enhanced services are required in the Ashland and Cherryland areas, perhaps in the form of new library facilities in those areas.
- iii. SLLCSA does not own any infrastructure. San Lorenzo Library is owned and operated by Alameda County.
- iv. Facility upgrades and new facility construction are needed in the SLLCSA boundary area. Funding for all necessary improvements has not been identified.

(d) *Financial Ability of Agency to Provide Services*

- i. Due to its inactive status, SLLCSA does not have any identified revenues, expenditures, debt, reserves, or joint financing approaches.
- ii. The County Library reported that its financing level was inadequate to deliver excellent services.
- iii. The economic downturn affected all areas of service, including number and quality of branch libraries, staffing levels, collection size and ability to adopt new technologies and service patterns.
- iv. Fees/assessments would be subject to voter/landowner approval as dictated by applicable law.

(e) *Status and Opportunities for Shared Facilities*

- i. Alameda County Library, which owns and operates San Lorenzo Library, is a member of the Bay Area Library and Information System JPA.
- ii. The San Lorenzo Library meeting room is open to community groups.

(f) *Accountability for Community Services, Including Governmental Structure and Operational Efficiencies*

- i. SLLCSA is governed by the Alameda County Board of Supervisors. The Board updates constituents, broadcasts its meetings, solicits constituent input, discloses its finances, and posts public documents on its website.
- ii. SLLCSA demonstrated accountability in its cooperation with the LAFCo information requests.
- iii. A potential governance option for San Lorenzo Library CSA is dissolution, should the County determine that financing for infrastructure needs can be identified through other means.

2. Retain the existing the zero SOI for the San Lorenzo Library CSA.
3. Adopt the following SOI policy: LAFCo shall encourage the County to initiate dissolution of the San Lorenzo Library CSA if no plan to activate the CSA is provided to LAFCo within 12 months from the adoption date of this resolution.
4. Consider the criteria set forth in Government Code Section 56425(e) and determine as follows:
 - (a) Nature, location, extent, functions, and classes of services provided – SLLCSA is an inactive financing mechanism for the construction and maintenance of library buildings, furniture and equipment, other than books, in the unincorporated San Lorenzo area.
 - (b) Present and planned land uses, including agricultural and open-space lands – A zero SOI does not conflict with planned land uses. County policies support the provision of adequate library services for residents. Library services are needed in existing populated areas, and do not, by themselves induce or encourage growth on agricultural or open space lands. No impacts on agricultural resources, open space or Williamson Act contracts will occur.
 - (c) Present and probable need for public facilities and services – Presently, there is a demand for library services in the area. In the Cherryland and Ashland area, demand may warrant additional facilities for direct services in those communities. The SLLCSA population level is expected to grow, which will result in an increased demand for library services in the SLLCSA area.
 - (d) Present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide – The San Lorenzo library facility is in poor condition. The San Lorenzo Library is inadequate to meet current or future library service needs. The current building is too small and does not accommodate new technologies. The County indicated that it may wish to activate SLLCSA as a financing mechanism in the coming years to help finance facility replacement; however, no time frame for such a plan was identified.
 - (e) Existence of any social or economic communities of interest - The San Lorenzo library facility serves a population that extends beyond SLLCSA’s boundaries. Since library facilities are open to any California resident, other library users are also affected.
5. Determine, as lead agency for the purposes of the California Environmental Quality Act (CEQA), that update of the agency’s SOI and the related MSR are categorically exempt under Sections 15061(b)(3) and 15306, Class 6 of the CEQA Guidelines.
6. Direct staff to file a Notice of Exemption as lead agency under Section 15062 of the CEQA Guidelines.

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This Resolution was approved and adopted by the Alameda Local Agency Formation Commission at a public hearing held on November 29, 2012, at 200 Old Bernal Avenue, Pleasanton, California on the motion made by Commissioner Marchand, seconded by Commissioner Wieskamp, and duly carried.

Ayes: 5 (Commissioners Miley, Sblendorio, Wieskamp, Andrade, and Marchand)
 Noes: 0
 Excused:

 /Nate Miley/
 Nate Miley, 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:

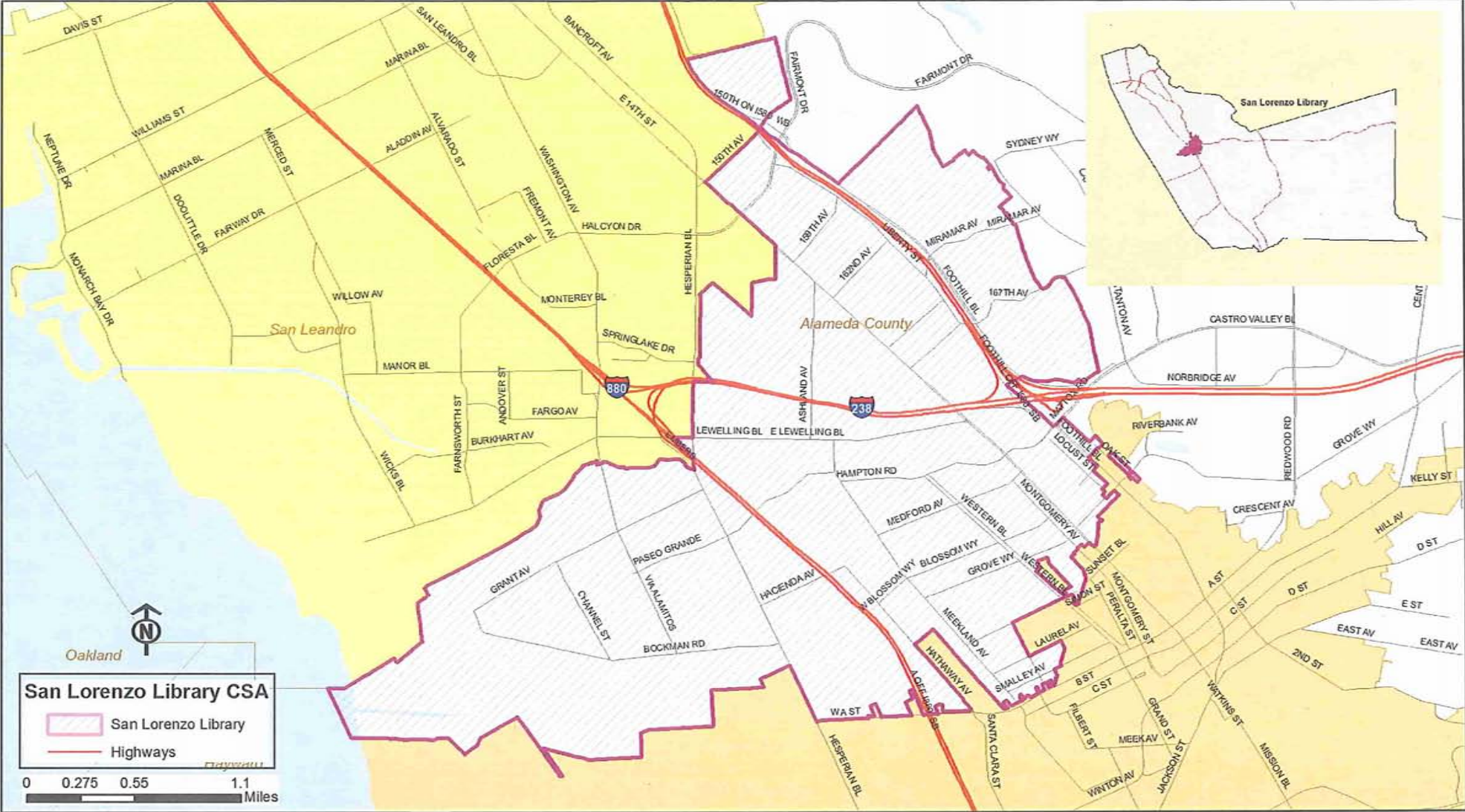


Mona Palacios, LAFCo Executive Officer

Date:

12/17/2012

San Lorenzo Library CSA Service Boundary and SOI* May 2012



*Agency sphere of influence is zero