



# Marin Local Agency Formation Commission

## Regional Service Planning | Subdivision of the State of California

**AGENDA REPORT**  
February 13<sup>th</sup>, 2025

**TO:** Local Agency Formation Commission

**FROM:** Jason Fried, Executive Officer

**SUBJECT:** Changes to Resolution 25-08 For Item 7 and Resolution 25-11 For Item 10.

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### Background

Upon further review and discussion with legal counsel, we wanted to update Resolution 25-08 for Item 7 and Resolution 25-11 for Item 10. The goals of these updated resolutions are to better define what is transpiring in each of the applications in the resolution itself. For that reason, legal counsel has revised the two resolutions to better show and represent what is occurring in each application.

In Item 7 (resolution 25-08) the following occurs:

In the 2<sup>nd</sup> Whereas clause, 90 Edison and 127 Pepper are being detached from Sanitary District No. 2 of Marin County (SD2) and annexed into Ross Valley Sanitary District (RVSD);

In the 3<sup>rd</sup> Whereas clause, 100 Edison is not currently within any district and is being annexed into RVSD.

In Item 10 (resolution 25-11) the following occurs:

In the 2<sup>nd</sup> Whereas clause, APNs 021-214-13, 024-031-07, and 024-031-13 are being detached from RVSD and annexed into SD2;

In the 3<sup>rd</sup> Whereas clause, APN 022-120-38 is being detached from RVSD and annexed into SD2;

In the 4<sup>th</sup> Whereas clause, APNs 024-011-59, 022-120-42, 024-011-54, 022-120-39, and 022-120-08 are not currently in any district and are being annexed into SD2;

In the 5<sup>th</sup> Whereas clause, APN 022-203-01 is not currently in any district and is being annexed into RVSD;

In the 6<sup>th</sup> Whereas clause, APN 022-203-11 is being detached from RVSD and annexed into SD2.

### Staff Recommendation for Action

When we get to each item staff recommends replacing the resolution in the original packet with the corresponding replacement resolution in this memo.

#### Attachment:

1. Resolutions 25-08
2. Resolution 25-11

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**Craig Murray, Regular**  
Las Gallinas Valley Sanitary District  
**Cathryn Hilliard, Alternate**  
Southern Marin Fire Protection District

**Larry Chu, Regular**  
Public Member  
**Roger Smith, Alternate**  
Public Member

**MARIN LOCAL AGENCY FORMATION COMMISSION**

**RESOLUTION 25-08**

**RESOLUTION APPROVING REORGANIZATION OF 90 EDISON AVENUE, CORTE MADERA AND 127 PEPEPER AVENUE, LARKSPUR DETACHING FROM SANITARY DISTRICT NO. 2 OF MARIN COUNTY AND ANNEXING INTO ROSS VALLEY SANITARY DISTRICT AND ANNEXATION OF 100 EDISON AVENUE, CORTE MADERA INTO ROSS VALLEY SANITARY DISTRICT WITH WAIVER OF NOTICE, HEARING, AND PROTEST PROCEEDINGS**

“Reorganization of 90 Edison Ave, Corte Madera (APN 025-011-33) and 127 Pepper Ave, Larkspur (APN 021-231-21) detaching from Sanitary District No. 2 of Marin County and annexing into Ross Valley Sanitary District and Annexation of 100 Edison Ave, Corte Madera (APN 021-142-50) into Ross Valley Sanitary District (LAFCo File #1379)”

**WHEREAS** Sanitary District No. 2 of Marin County filed an agency petition with the Marin Local Agency Formation Commission, hereinafter referred to as “Commission,” pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000; and

**WHEREAS** the proposal seeks Commission approval to detach from Sanitary District No. 2 of Marin County 90 Edison Avenue, Corte Madera, which is approximately .35 acres and 127 Pepper Avenue, Larkspur, which is approximately .59 acres and annex into Ross Valley Sanitary District: and

**WHEREAS** the proposal also seeks Commission approval to annex into Ross Valley Sanitary District 100 Edison Avenue, Corte Madera, which is approximately 2 acres; and

**WHEREAS** the Commission’s staff has reviewed the proposal and prepared a report with recommendations; and

**WHEREAS** the staff’s report and recommendations on the proposal have been presented to the Commission in the manner provided by law; and

**WHEREAS** the Commission considered all the factors required by law under Government Code Section 56668 and 56668.3 and adopted local policies and procedures.

**WHEREAS** the proposal is for a reorganization and annexation of territory that is uninhabited, with 100% written consent received by landowners, and no affected local agency has submitted a written demand for notice and hearing as provided for in Government Code section 56662(a).

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

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

Section 2. The territory includes 2.94 acres, is found to be uninhabited, and is assigned the following distinctive short form designation: “Reorganization of 90 Edison Ave, Corte Madera (APN 025-011-33) and 127 Pepper Ave, Larkspur (APN 021-231-21) detaching from Sanitary District No. 2 of Marin County and annexing into Ross Valley Sanitary District and Annexation of 100 Edison Ave, Corte Madera (APN 021-142-50) into Ross Valley Sanitary District (LAFCo File #1379)”

Section 3. The proposal is consistent with the adopted spheres of influence for Ross Valley Sanitary District and Sanitary District No. 2 of Marin County.

Section 4. The Executive Officer is hereby authorized to waive notice and hearing, and protest proceedings and complete reorganization proceedings.

Section 5. As the Lead Agency under CEQA for the proposed reorganization of APN 025-011-33 and 021-231-21 detaching from Sanitary District No. 2 and annexing into Ross Valley Sanitary District and annexation of 021-142-50 to Ross Valley Sanitary District, LAFCo finds that the Project is categorically exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15319(a).

**PASSED AND ADOPTED** by the Marin Local Agency Formation Commission on February 13, 2025, by the following vote:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_

ABSENT: \_\_\_\_\_

\_\_\_\_\_  
Barbara Coler, Chair

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
Jason Fried, Executive Officer

\_\_\_\_\_  
Malathy Subramanian, LAFCo Counsel

Attachments to Resolution No. 25-08

- a) Exhibit A – Legal Description
- b) Exhibit B – Map

**MARIN LOCAL AGENCY FORMATION COMMISSION**

**RESOLUTION 25-11**

**RESOLUTION APPROVING PROPERTY LOCATED IN LARKSPUR AND CORTE MADERA TO BE ANNEXED INTO SANITARY DISTRICT NO. 2 OF MARIN COUNTY OR ROSS VALLEY SANITARY DISTRICT, OR DETACHING FROM ROSS VALLEY SANITARY DISTRICT AND ANNEXING INTO SANITARY DISTRICT NO. 2 OF MARIN COUNTY WITH WAIVER OF NOTICE, HEARING, AND PROTEST PROCEEDINGS**

“Reorganization/Annexation of 11 parcels APN’s: 021-214-13, 022-120-38, 024-031-07, 024-031-13, 024-011-58, 022-120-42, 024-011-59, 022-120-39, 022-120-08, 022-203-01 in Larkspur and 022-203-11 in Corte Madera and annexing into Ross Valley Sanitary District or Sanitary District No. 2 or detaching from Ross Valley Sanitary District and Annexing into Sanitary District No. 2 of Marin County (LAFCo File #1382)”

**WHEREAS** Sanitary District No. 2 of Marin County has filed an agency petition with the Marin Local Agency Formation Commission, hereinafter referred to as “Commission,” pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000; and

**WHEREAS** the proposal seeks Commission approval to detach from Ross Valley Sanitary District approximately 5.80 acres also known as APN’s 021-214-13, 024-031-07, 024-031-13 a portion in Larkspur and in Corte Madera and annex into Sanitary District No. 2 of Marin County; and

**WHEREAS** the proposal also seeks Commission approval to detach from Ross Valley Sanitary District approximately .44 acres also known as 022-120-38 in Larkspur and annex into Sanitary District No. 2 of Marin County; and ,

**WHEREAS** the proposal also seeks Commission approval to annex into Sanitary District No. 2 of Marin County approximately 63.61 acres also known as 024-011-59, 022-120-42, 024-011-58, 022-120-39, 022-120-08 in Larkspur; and

**WHEREAS** the proposal also seeks Commission approval to annex into Ross Valley Sanitary District approximately .39 acres also known as 022-203-01 in Larkspur; and

**WHEREAS** the proposal also seeks Commission approval to detach from Ross Valley Sanitary District approximately .42 acres also known as APN 022-203-11, a portion in Larkspur and in Corte Madera and annex into Sanitary District No. 2 of Marin County; and ,

**WHEREAS** collectively the proposal consists of approximately 70.66 acres of incorporated land

**WHEREAS** the Commission’s staff has reviewed the proposal and prepared a report with recommendations; and

**WHEREAS** the staff’s report and recommendations on the proposal have been presented to the Commission in the manner provided by law; and

**WHEREAS** the Commission considered all the factors required by law under Government Code Section 56668 and 56668.3 and adopted local policies and procedures.

**WHEREAS** the proposal is for a reorganization of territory that is uninhabited, with 100% written consent received by landowners, and no affected local agency has submitted a written demand for notice and hearing as provided for in Government Code section 56662(a).

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

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

Section 2. The collective territory includes 70.66 acres, is found to be uninhabited, and is assigned the following distinctive short form designation: Reorganization/Annexation of APN’s 021-214-13, 022-120-38, 024-031-07, 024-031-13, 024-011-58, 022-120-42, 024-011-59, 022-120-39, 022-120-08, 022-203-01 in Larspur and 022-203-11 in Corte Madera and detaching from Ross Valley Sanitary District and annexing into Sanitary District No. 2 (LAFCo File #1382)”

Section 3. The proposal is consistent with the adopted spheres of influence for Ross Valley Sanitary District and Sanitary District No. 2.

Section 4. The Executive Officer is hereby authorized to waive notice and hearing, protest proceedings, and complete reorganization proceedings.

Section 5. As Lead Agency under CEQA for the proposal finds that the Project is categorically exempt from the provisions of CEQA pursuant to State CEQA Guidelines Section 15319(a).

**PASSED AND ADOPTED** by the Marin Local Agency Formation Commission on February 13, 2025, by the following vote:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_

ABSENT: \_\_\_\_\_

\_\_\_\_\_  
Barbara Coler, Chair

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
Jason Fried, Executive Officer

\_\_\_\_\_  
Malathy Subramanian, LAFCo Counsel

Attachments to Resolution No. 25-11

- a) Exhibit A – Legal Description
- b) Exhibit B – Map