

No Fees per Government Code 27383

RECORDING REQUESTED BY:

Ventura Local Agency
Formation Commission



20081230-00185324-0 1/7
Ventura County Clerk and Recorder
Philip J. Schmit
12/30/2008 03:19:44 PM
269988 \$.00 CE

WHEN RECORDED MAIL TO:

Ventura LAFCO
L# 1850

VENTURA
LOCAL AGENCY FORMATION COMMISSION
800 South Victoria Ave.
Ventura CA 93009-1850

CERTIFICATE OF COMPLETION

Pursuant to Government Code Section 57200, this Certificate is issued by the Executive Officer of the Local Agency Formation Commission for Ventura County, California.

1. The short-term designation, as determined by LAFCO, is:
LAFCO 08-06 Ojai Valley Sanitary District Annexation – Paz
2. The name of each district or city involved in this change of organization and the kind or type of change of organization ordered for each city or district is as follows:

Ojai Valley Sanitary District – Annexation
3. APN No: 061-0-190-130
4. The above listed district is located within the following county: Ventura
5. A description of the boundaries of the above cited change of organization is shown on the attached legal descriptions and maps, marked Exhibit "A", and by this reference incorporated herein.
6. The territory is uninhabited.
7. This change of organization has been approved subject to the following terms and conditions, if any: None.
8. Resolution LAFCO 08-06, ordering this change of organization, was adopted on July 16, 2008 by the Local Agency Formation Commission for Ventura County.

I hereby certify that the resolution cited above includes any terms and conditions, and the map and legal description. I declare under penalty of perjury that the foregoing is true and correct.

Dated: 12/15/08


Kim Uhlich, Executive Officer
Ventura LAFCO

LAFCO 08-06

**RESOLUTION OF THE VENTURA LOCAL AGENCY
FORMATION COMMISSION MAKING DETERMINATIONS
AND APPROVING THE OJAI VALLEY SANITARY
DISTRICT ANNEXATION – PAZ**

WHEREAS, the above-referenced proposal has been filed with the Executive Officer of the Ventura Local Agency Formation Commission pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Section 56000 of the California Government Code); and

WHEREAS, at the times and in the manner required by law, the Executive Officer gave notice of the proposal as required by law; and

WHEREAS, the proposal was duly considered on July 16, 2008; and

WHEREAS, the Commission heard, discussed and considered all oral and written testimony for and against the proposal including, but not limited to, the LAFCO Staff Report and recommendation, the environmental determination, spheres of influence and applicable local plans and policies; and

WHEREAS, all landowners within the affected territory have consented to the proposal; and

WHEREAS, proof has been given to the Commission that the affected territory has fewer than 12 registered voters and is considered uninhabited; and

WHEREAS, the Local Agency Formation Commission finds the proposal to be in the best interest of the landowners and present and future inhabitants within the Ojai Valley Sanitary District and within the affected territory, and the organization of local governmental agencies within Ventura County; and

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Ventura Local Agency Formation Commission as follows:

- (1) The LAFCO Staff Report and Recommendation for approval dated July 16, 2008 is adopted.
- (2) The annexation to the Ojai Valley Sanitary District is hereby approved, and the boundaries are established as generally set forth in the attached Exhibit A.
- (3) The affected territory is uninhabited as defined by Government Code §56046.

- (4) The subject proposal is assigned the following distinctive short form designation:
LAFCO 08-06 OJAI VALLEY SANITARY DISTRICT ANNEXATION – PAZ.
- (5) In accordance with staff's determination that the subject proposal is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15319 (a) of the California Environmental Quality Act Guidelines, the Commission hereby finds the annexation to be categorically exempt.
- (6) The Commission directs staff to file a Notice of Exemption under Section 15062 of the California Environmental Quality Act Guidelines.
- (7) The Commission waives conducting authority proceedings, since satisfactory proof has been given that the subject property is uninhabited, that all landowners within the affected territory have given their written consent to the proposal, and that all affected agencies that will gain or lose territory as a result of the proposal have not submitted written opposition to the waiver of conducting authority proceedings [Government Code §56663].
- (8) **This annexation shall not be recorded until all LAFCO fees have been paid and until fees necessary for filing with the State Board of Equalization have been submitted to the Executive Officer.**

This resolution was adopted on July 16, 2008.

AYES: Commissioner Grandsen, Hess, Lange, Long, Parks, Parvin and Zaragoza

NOES: None

ABSTAINS: None

Dated: 7-16-08


Chair, Ventura Local Agency Formation Commission

Attachments: Exhibit A

Copies: Ojai Valley Sanitary District
Ventura County Assessor
Ventura County Auditor
Ventura County Surveyor
Ventura County Planning
Ventura County Elections – Registrar of Voters

	BEARING	DISTANCE
1	N 23°29'00" E	91.62'
2	S 66°31'00" E	80.00'
3	N 84°19'00" E	468.40'
4	S 05°41'30" E	80.00'
5	S 84°19'00" W	513.06'
6	N 66°31'00" W	80.00'

±1.07 ACRES

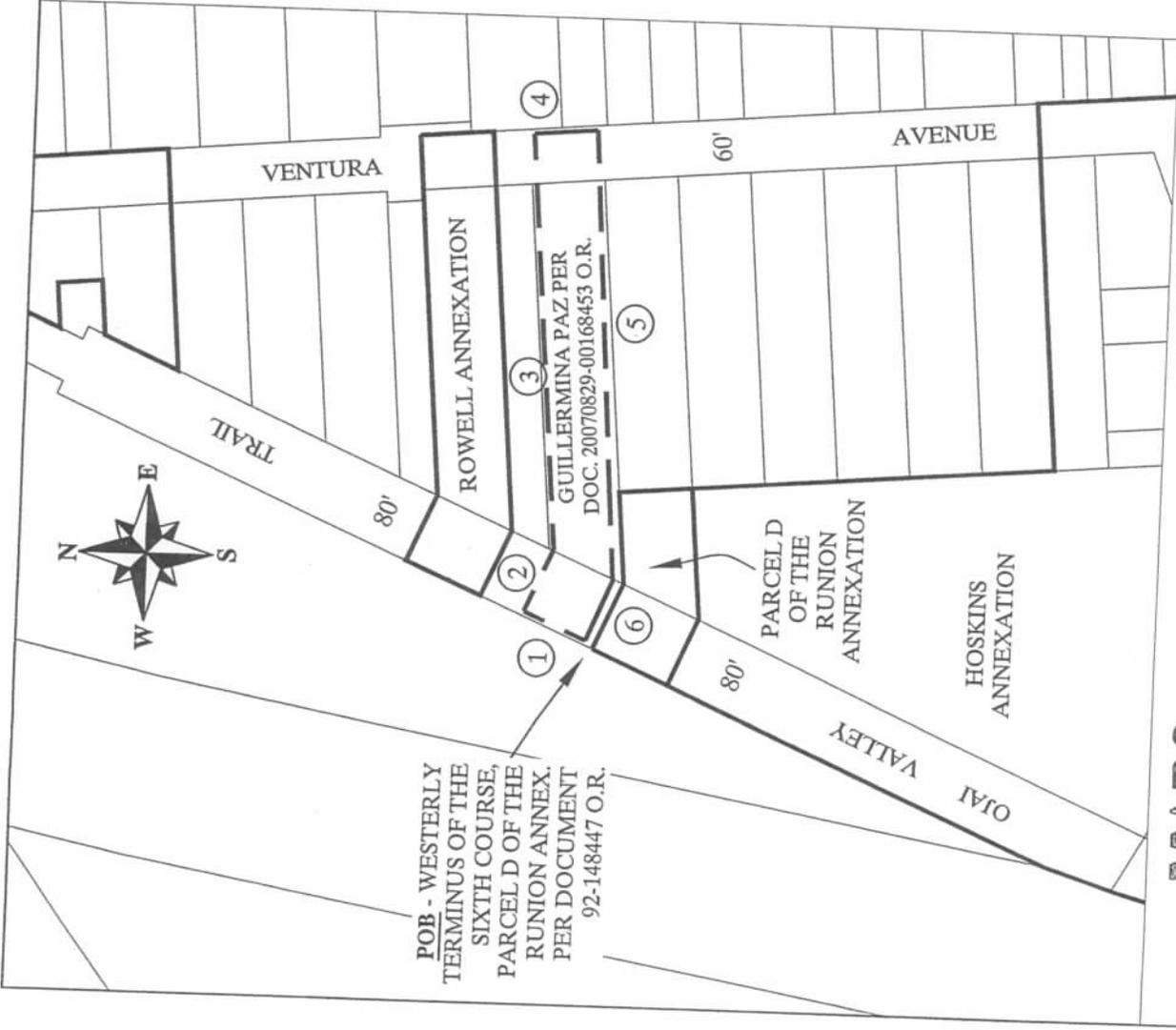
VICINITY MAP
NOT TO SCALE



OJAI VALLEY SANITARY DISTRICT ANNEXATION
PAZ

(OVSD 2008-02)

LOT 9 OF CASITAS SPRINGS TRACT NO. 2 AND
A PORTION OF THE VENTURA AND OJAI VALLEY RAILROAD
(OJAI VALLEY TRAIL), 80 FEET WIDE, AND
A PORTION OF VENTURA AVENUE, 60 FEET WIDE,
BEING A PART OF TRACT "C" RANCHO SANTA ANA
COUNTY OF VENTURA, STATE OF CALIFORNIA
PER 15 M.R. 32 AND 3 M.R. 32 RESPECTIVELY



POB - WESTERLY
TERMINUS OF THE
SIXTH COURSE,
PARCEL D OF THE
RUNION ANNEX.
PER DOCUMENT
92-148447 O.R.

GUILLERMINA PAZ PER
DOC. 20070829-00168453 O.R.

Disclaimer: For assessment purposes only.
This description of land is not a legal property
description as defined in the Subdivision Map
Act and may not be used as the basis for an
offer for sale of land described.

MAPS

Moore Associates Professional Services
79 Daily Drive, #226
Camarillo CA 93010
(805) 504-3663

The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.

Certified by: 

Date: 11/20/08

EXHIBIT A
OJAI VALLEY SANITARY DISTRICT ANNEXATION
PAZ
OVSD NO. 2008-02

Lot 9 of Casitas Springs Tract No. 2 and a portion of the Ventura and Ojai Valley Railroad (Ojai Valley Trail), 80.00 feet wide and a portion of Ventura Avenue (formally Nordhoff Road), 60.00 feet wide, as shown on the map recorded in Book 15, Page 32 of Miscellaneous Records in the Office of the County Recorder of Ventura County, State of California, being a part of Tract "C" of the Rancho Santa Ana, as shown on the map recorded in Book 3, Page 32 of Miscellaneous Records, Office of said County Recorder of said County, described as follows:

Beginning at the westerly terminus of the sixth course for Parcel D of the Runion Annexation to the Ojai Valley Sanitary District as shown and described in the Certificate of Completion recorded in the Office of said County Recorder, of said County on August 24, 1992 as Document No. 92-148447 of Official Records; thence along the westerly line of the Ojai Valley Trail, 80.00 feet wide (formerly Ventura and Ojai Valley Railroad),

- 1st - N 23° 29' 00" E 91.62 feet; thence perpendicular to and leaving said westerly line of said Ojai Valley Trail;
- 2nd - S 66° 31' 00" E 80.00 feet to the northwest corner of the parcel described in the Grant Deed to Guillermina Paz recorded in the Office of said County Recorder, of said County on August 29, 2007 as Document No. 20070829-00168453 of Official Records; thence along the north line of said deed;
- 3rd - N 84° 19' 00" E 468.40 feet to the easterly line of Ventura Avenue (formally Nordhoff Road), 60.00 feet wide; thence along said easterly line,
- 4th - S 05° 41' 30" E 80.00 feet; thence perpendicular to and leaving said easterly line of Ventura Avenue,
- 5th - S 84° 19' 00" W 513.06 feet along the south line of said deed to southwest corner of the land described in said deed, said point also being on the easterly line of said Ojai Valley Trail; thence perpendicular to said easterly line,
- 6th - N 66° 31' 00" W 80.00 feet to the Point of Beginning.

Containing 1.07 acres, more or less.


Richard B. Moore, PLS 7308 JUNE 10, 2008
Date

Disclaimer: For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of land described.

The Ventura County Surveyor's office of the Public Works Agency certifies this map and legal description to be definite and certain.

Certified by: 

Date: 11/20/08

