



**SAN LUIS OBISPO  
LOCAL AGENCY FORMATION COMMISSION  
MEETING MINUTES FOR  
MARCH 17, 2011**

**Call to Order:**

The San Luis Obispo Local Agency Formation Commission meeting was called to order at 9:00 a.m. on Thursday, March 17, 2011 in the Board of Supervisors Chambers at the County Government Center in San Luis Obispo, California by Chairman Richard Roberts.

**Roll Call:**

**Present:** Chairman Richard Roberts, Vice Chairman Bruce Gibson, Commissioners Muril Clift, Ed Eby, James R. Patterson, Duane Picanco, and Kris Vardas

**Absent:** Alternate Commissioners Roberta Fonzi, Frank Mecham and Tom Murray

**Staff:** David Church, LAFCO Executive Officer, Raymond A. Biering, LAFCO Legal Counsel, Mike Prater, LAFCO Analyst, Donna J. Bloyd, LAFCO Commission Clerk.

**Pledge of Allegiance:** Led by Commissioner Gibson

**Approval of Minutes:** Motion was made, seconded and passed, to approve the minutes of February 17, 2011.

**Non-Agenda Public Comments:**

None

**Consent Agenda:**

No Items

**Special Matters:**

**Item A-1: Follow-up Changes to the San Luis Obispo LAFCO's Sphere of Influence/Municipal Services Review Policies**

LAFCO Executive Officer, David Church introduced this item stating that LAFCO is required by the state of California to have written policies which would implement the Cortese-Knox-Hertzberg Act ("CKH Act").

He reminded the Commission that the changes had been approved at the February 17, 2011 meeting and that the Commissioners had recommended some changes to LAFCO's Sphere of Influence Review policies ("SOI") at that meeting.

Mr. Church stated that the proposed changes are found in section 2.6 of the attached Policies

document.

There was discussion among the Commissioners and LAFCO staff regarding the changes and clarification of some of the changes by Mr. Church.

**Public Comments:**

None

**Motion was made by Commissioner Vardas to receive and file Item A-1.**

**Commissioner Patterson seconded the motion.**

**The motion passed unanimously with a voice vote.**

**Item A-2: LAFCO File 3-S-09, Status Report for the Municipal Service Review and Sphere of Influence Update for the City of Pismo Beach**

Mr. Church introduced this item and stated that the Memorandum of Agreement (“MOA”) between the City of Pismo Beach (“City”) and the County of San Luis Obispo (“County”) was considered and approved by the Pismo Beach City Council at its March 1, 2011 meeting with one minor deletion. The City Council selected the boundary option that included the Godfrey Ranch.

Mr. Church stated that LAFCO’s role in the MOA process was to conduct MOA discussions between the City and County Staff as well as draft and re-draft the agreement.

Mr. Church also stated that the County Board of Supervisors would consider the MOA at their April 5, 2011 meeting. Mr. Church discussed the MOA key provisions and the guiding principles for future development.

Mr. Church stated that the Pismo Beach Municipal Service Review has been drafted and is nearly complete and that CEQA documentation is being prepared by LAFCO staff and the draft SOI/MSR would be released for public review in May 2011.

There were questions and comments from members of the Commission regarding the Godfrey property and water issues on the South Ranch.

Mr. Church reminded the Commission that LAFCO planned to move forward with the completion of the SOI/MSR before any areas were annexed.

**Vice Chairman Gibson** stated that detailed findings should be made when the SOI is adopted.

**Commissioner Picanco** asked about water service to residences near the Godfrey property.

**Mr. Church** stated that those properties had wells.

**Mr. Jon Biggs**, Planning Director for the City of Pismo Beach thanked the LAFCO staff for their assistance in the MOA process.

**Public Comments:**

**Eric Greening**, 7365 Valle Avenue, Atascadero, CA 93422, stated that the Commission should consult with the Central Coast Water Authority and view the Price Canyon Master Plan project as a whole and that even with state water, there is no guaranteed flow of water to any area.

**Motion was made by Commissioner Picanco to receive and file Item A-2.**

**Commissioner Clift seconded the motion.**

**The motion passed unanimously with a voice vote.**

**Item A-3: LAFCO File 5-S-09, Status Report for the Municipal Service Review and Sphere of Influence Update for the City of Atascadero**

Mr. Church introduced this item stating that there is an on-going review of the administrative draft of the MSR, and that a MOA meeting had been scheduled. He added that the MOA changes should be minor and that the SOI is anticipated to remain unchanged.

Mr. Church stated that the draft SOI/MSR would be ready for public review by April 2011.

**Commissioner Patterson** asked about the constraints analysis section of the SOI.

**Mr. Church** stated that there were different studies for the areas of the SOI/MSR, but there was not a specific section titled "Constraints Analysis" He added that the Environmental Impact Review ("EIR") would include that information.

**Public Comments:**

None

**Motion was made by Commissioner Patterson to receive and file Item A-3.**

**Vice Chairman Gibson seconded the motion.**

**The motion passed unanimously with a voice vote.**

**Item A-4: LAFCO File 4-S-10, Status Report for the Municipal Service Review and Sphere of Influence Update for the City of Paso Robles**

Mr. Church introduced this item and spoke about the SOI which was updated in 2004 and included the Beechwood and Olsen properties. Mr. Church provided a map which showed the properties along the western and southern boundaries of the City of Paso Robles which comprised the SOI.

Mr. Church stated that the SOI should be ready for administrative review in May 2011 and for public review in June or July 2011.

**Public Comments:**

None

**Motion was made by Commissioner Vardas to receive and file Item A-4.**

**Vice Chairman Gibson seconded the motion.**

**The motion passed unanimously with a voice vote.**

**Closed Session:**

**Item B-1: Public Employee Personnel Evaluation and Amendments to Employment Contract: LAFCO Executive Officer**

**At 9:40 a.m. Chairman Roberts closed the session to the public to discuss Item B-1: Public Employee Personnel Evaluation and Amendments to Employment Contract (Pursuant to Government Code Section 54957): Executive Officer.**

**At 10:04 a.m. Chairman Roberts called the open session back into order.**

**Report on Closed Session:**

Following the closed session LAFCO Legal Counsel, Raymond Biering, stated that Mr. Church met or exceeded the Commission's expectations. The Commission would amend Mr. Church's contract by offering a 2% salary increase exclusive of cost of living increases.

Mr. Biering will prepare the new contract for Chairman Roberts' signature.

The Commission unanimously approved the contract and directed the Chair to sign it once it was prepared.

**Commissioner Comments:** None

**Legal Counsel Comments:** None

**Executive Officer Comments:** None

**Adjournment:** With no further business before the Commission, the meeting adjourned at 10:06 a.m. until the next meeting of the Commission in the Board of Supervisors Chambers at the County Government Center in San Luis Obispo.

**THESE MINUTES ARE NOT OFFICIAL NOR ARE THEY A PERMANENT PART OF THE RECORD UNTIL THEY ARE APPROVED BY LAFCO COMMISSIONERS AT THE NEXT REGULAR MEETING.**

Respectfully submitted,  
Donna J. Bloyd, LAFCO Commission Clerk