

**LOCAL AGENCY FORMATION COMMISSION
COUNTY OF SAN BERNARDINO**

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DATE: MARCH 6, 2006
FROM: KATHLEEN ROLLINGS-McDONALD, Executive Officer
TO: LOCAL AGENCY FORMATION COMMISSION

**SUBJECT: AGENDA ITEM #11: CONTINUED WORKSHOP SESSION – LAFCO
2996 – Reorganization to Include Formation of the Helendale
Community Services District and Dissolution of County Service
Area 70 Improvement Zones B and C**

RECOMMENDATION:

Conduct Workshop Session with the participation of the Task Force members and other interested parties and provide direction to LAFCO staff on the boundary to be utilized in the review process for the proposed formation of the Helendale Community Services District.

INTRODUCTION:

This is a continued workshop session from the March 15th Commission hearing. Attachment #2 to this workshop report is the report from the March hearing.

During the interim between hearings, staff has participated in a meeting with representatives of the City of Victorville, City of Adelanto, Helendale CSD Task Force, and the development interest from the Palisades Ranch on Wednesday, April 5th. The purpose of the meeting was to determine if there was a compromise boundary for the proposed CSD that would not be opposed by the Cities of Adelanto and Victorville. During this 2 ½ hour meeting various positions on boundaries were discussed, but no consensus was reached. Therefore, the Helendale CSD Taskforce has requested that their December modification be utilized for further processing of the application.

So, the contentious boundary issue remains and the Commission will need to provide staff direction on the boundary to be used for further processing. In the

staff's view, as outlined in the March staff report, the December 10th modification proposed by the Task Force would meet the criteria established by law for the Commission's consideration, identified as follows:

- a. The area represents a definable community, taking into account topography, natural boundaries and drainage basins, among other issues,
- b. It is an area that will in all likelihood experience significant growth during the next ten (10) years as evidenced by discussions for developments preliminarily identified as Silver Mountain, Silver Butte, and Palisades Ranch,
- c. Based upon the anticipated development, there is a need for organized services and controls, and a mechanism to provide for funding of long-term operations, and
- d. The boundary proposed is definite, it has addressed issues of non-conformance with lines of assessment or ownership, and it has addressed the issue of islands, peninsulas or corridors of territory.

Given the staff's position outlined above, it needs to be clearly stated, however, that such a direction from the Commission does not preclude further modifications during the official Commission hearings on the proposal. This direction will allow the staff to move forward with preparing the environmental assessment necessary for this proposal, refine the budgetary and business plan documents submitted with the Taskforce membership and prepare for the official consideration of the application by the Commission at the June hearing.

CONCLUSION:

Staff suggests that the Commission review the materials and testimony presented by LAFCO staff, by the Task Force members, by the Cities of Victorville and Adelanto, and any others present at the Workshop Session. At the conclusion of the Workshop Session, the Commission is requested to provide direction to staff as to which boundary should be evaluated for LAFCO 2996 and direct that the matter be brought back at the June 21st Commission Hearing.

KRM/

Attachments:

1. December Map Revision Proposed Helendale CSD:
2. [March 15, 2006 Staff Report with Attachments](#)