

San Joaquin
Local Agency Formation Commission
1860 E. Hazelton Avenue Stockton, CA 95205
209-468-3198 FAX 209-468-3199

JUSTIFICATION OF PROPOSAL

Refer to page 3 for Application Submittal requirements.

APPLICATION INFORMATION

Please complete the following information to process an application under the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000: (Indicate NA if Not Applicable)

Short Title of the Proposal: _____

- | | | | | | | |
|--------------------------|--------------------------|-------------------------------|--------------------------|--|--------------------------|----------------------|
| Type of Proposal | <input type="checkbox"/> | Sphere of Influence Amendment | <input type="checkbox"/> | District Formation | | |
| <input type="checkbox"/> | | City Incorporation | <input type="checkbox"/> | Sphere of Influence Update | <input type="checkbox"/> | Annexation |
| <input type="checkbox"/> | | Consolidation | <input type="checkbox"/> | Addition of Services | <input type="checkbox"/> | District Dissolution |
| <input type="checkbox"/> | | Detachment | <input type="checkbox"/> | Reorganization (involving an Annexation and Detachment(s)) | | |

Agency Changes Resulting from this Proposal

Agency or Agencies gaining territory: _____

Agency or Agencies losing territory: _____

Notification

Please indicate the names, addresses and telephone numbers of all Applicants, Applicant's Agents, and all affected Agencies who are to receive the hearing notice and the Executive Officer's Report:

<u>Name</u>	<u>Mailing Address</u>	<u>Telephone</u>
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_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

(Attach a separate sheet if necessary.)

PROJECT INFORMATION

Please provide project-related information for the following questions:

- 1. Do the proposed boundaries create an island of non-agency territory? Yes No
- 2. Do proposed boundaries split lines of assessment or ownership? Yes No
- 3. Does the proposal involve public rights-of-way or easements? Yes No
- 4. Does the proposal involve public land or land assessed by the State? Yes No
- 5. Does any part of the proposal involve land under a Williamson Act Contract or Farmland Security Zone? Yes No
- 6. Does any part of the proposal involve land with a Wildlife/Habitat Easement or Agricultural Land Conservation Easement? Yes No

7. List the affected Assessor Parcel Numbers, Owners of Record and Parcel Sizes:

<u>APN</u>	<u>Owner</u>	<u>Acreeage</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

(Attach a separate sheet if necessary.)

- 8. Physical Location of Proposal: _____
(Street or Road, distance from and name of Cross Street, quadrant of City)
- 9. Has an application been filed for an underlying project (such as Development Plan, Conditional Use Permit, or Tentative Subdivision Map)? Yes No
If Yes, please attach a Project Site Plan or Tentative Subdivision Map.
If No, please provide an estimate of when development will occur: _____.

8. List those public services or facilities which will be provided to the affected territory as a result of the proposed action:

9. Indicate which of these services or facilities will require main line extensions or facility upgrades in order to serve the affected territory:

10. Provide any other justification that will assist the Commission in reviewing the merits of this request. (Attach a separate sheet if necessary.)

INDEMNIFICATION AGREEMENT

As part of this application, applicant and real property in interest, if different, agreed to defend, indemnify, hold harmless, and release the San Joaquin Local Agency Formation Commission, its agents, officers, attorneys, and employees from any claim, action, or proceeding brought against any of the above, the purpose of which is to attack, set aside, void, or annul the approval of this application or adoption of the environmental document which accompanies it. This indemnification obligation shall include, but not be limited to, damages, costs, expenses, attorney's fees, or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of this application, whether or not there is concurrent passive or active negligence on the part of the San Joaquin Local Agency Formation Commission, its agents, officers, attorneys, or employees.

Executed at _____, California, on _____, 2006.

APPLICANT

REAL PARTY IN INTEREST
(If different from Applicant)

Signature: _____

Signature: _____

Title: _____

Title: _____

SUBMITTALS

In order for this application to be processed, the following information needs to be provided:

1. Two copies of this Justification of Proposal, completed and signed with original signatures;
2. Five prints of a full-scale proposal map showing the affected territory and its relationship to the affected jurisdiction (Refer to Guide for Preparation);
3. One copy of an 8.5" x 11" or 11" x 17" reduction of the proposal map;
4. One copy of a metes and bounds description of the affected territory;
5. One certified copy of the City Council and/or Special District Board Resolution of Application, or a petition making application to LAFCo (as appropriate);
6. Written permission from each affected property owner (or signature form);
7. One copy of the project environmental document (One Compact Disc if more than 25 pages);
8. One copy of the project Notice of Determination;
9. One 8.5" x 11" copy of the Vicinity Map (if not included on the proposal map);
10. One copy of the plan for providing services along with a schematic diagram of water, sewer and storm drainage systems (refer to Government Code Section 56653);
11. One copy of the Pre-Zoning map or description (as required by Section 56375);
12. One copy of the Statement of Open Space (Ag) Land Conversion (refer to Section 56377);
13. One copy of the Statement of Timely Availability of Water Supplies (refer to Section 56668(k));
14. One copy of the Statement of Fair Share Housing Needs (if residential land uses are included in the proposal) (refer to Section 56668(l));
15. One copy of the project design (site plan, development plan, or subdivision map);
16. One copy of the Residential Entitlement Matrix form (if residential land uses are included in the proposal); and
17. Filing and processing fees in accordance with the LAFCo Fee Schedule and the State Board of Equalization Fee Schedule.

Additional information may be required during staff review of the proposal.

CERTIFICATION

The undersigned hereby certifies that all LAFCo filing requirements will be met and that the statements made in this application are complete and accurate to the best of my knowledge.

(Signature)

Date: _____

Print or Type Name: _____

Daytime Telephone: _____