

**MEMORANDUM
DEPARTMENT OF FACILITY SERVICES
COUNTY OF PLACER**

To: **BOARD OF SUPERVISORS** Date: **MARCH 26, 2013**

From:  **JAMES DURFEE / BILL ZIMMERMAN** 

Subject: **PUBLIC HEARING: ANNEXATION OF RAKIN PROPERTY TO COUNTY
SEWER MAINTENANCE DISTRICT 2**

ACTION REQUESTED/RECOMMENDATION:

1. After holding a Public Hearing, adopt a Resolution annexing the Andrey Rakin property, APN 036-180-046, located on Moss Court in Granite Bay, into the boundaries of Placer County Sewer Maintenance District 2 (SMD 2) at no net County cost.

BACKGROUND: Andrey Rakin is requesting that the above referenced parcel, consisting of 4.7 acres located on Moss Court in Granite Bay, be annexed into SMD 2 for the purpose of providing sewer service. The approximate location of this property is shown on the attached vicinity map. The General Plan provides for a minimum lot size of 4.6 acres. A legal description and plot map are attached as part of the Resolution. In order to annex a parcel into the sewer district, your Board must hold a Public Hearing and adopt a Resolution approving the annexation.

ENVIRONMENTAL CLEARANCE: The annexation of individual parcels is categorically exempt from environmental review pursuant to Section 15319(b) "Annexations of Existing Facilities and Lots for Exempt Facilities" of the California Environmental Quality Act Guidelines.

FISCAL IMPACT: Placer County Code Section 13.12.260 specifies that the owners of annexed property must pay an annexation fee to the Sewer District or County Service Area. The applicant will be charged the annexation fee in effect at the time they choose to make payment, based on rates contained in Section 13.12.350. The current annexation fee that applies to the subject property is \$1,500 (\$1,500 per lot times 1 lot).

JD/BZ/KK/LM

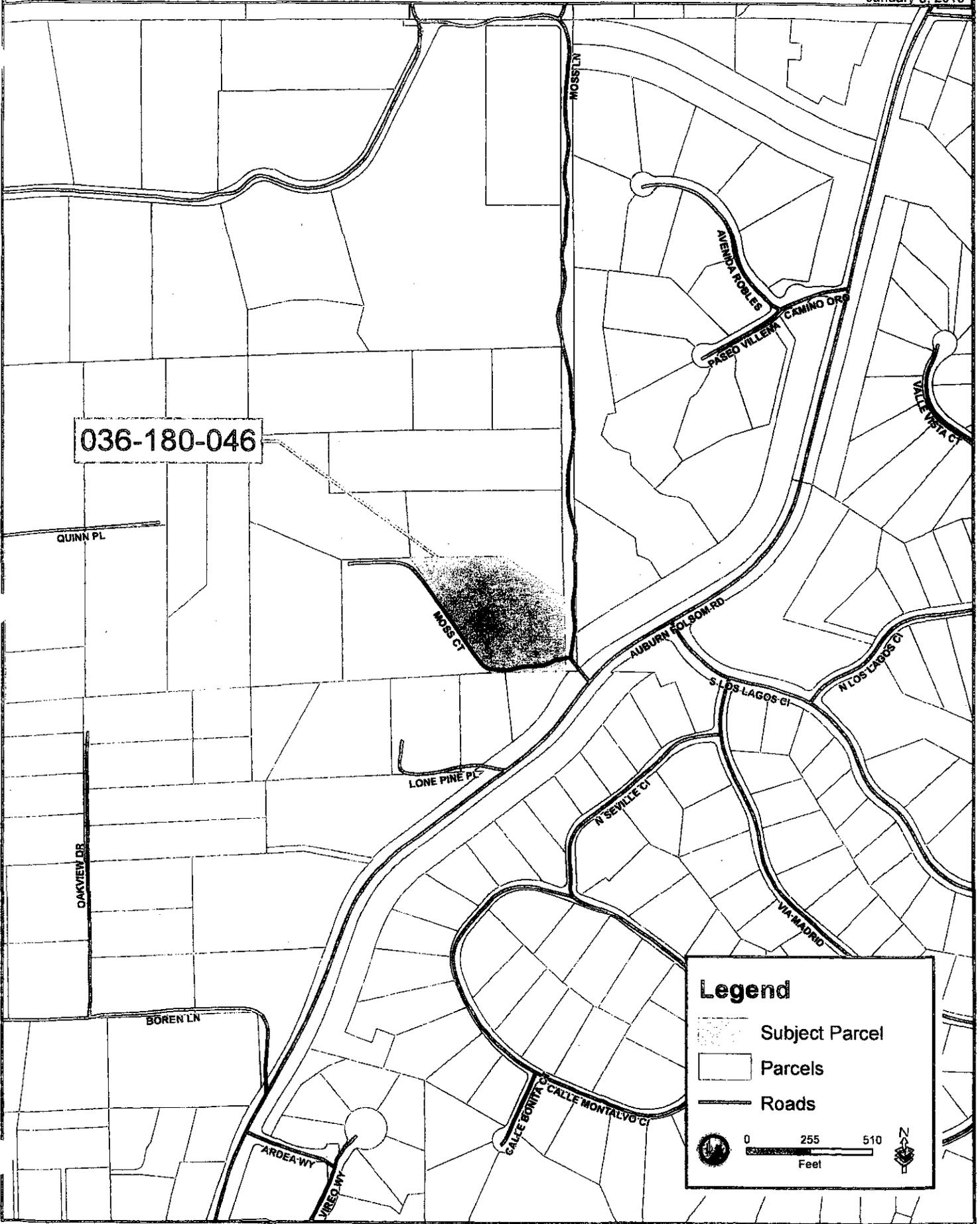
ATTACHMENTS: VICINITY MAP
RESOLUTION

CC: COUNTY EXECUTIVE OFFICE

\\PLACERCO\DEWITT\FAC\FACBSMEMO2013\EEVAN NEX RAKIN SMD 2.DOC

Facility Services - Rakin Board Item

January 8, 2013



Before The Board of Supervisors County of Placer, State Of California

In the matter of: A RESOLUTION ANNEXING THE
PROPERTY OF ANDREY RAKIN APN: 036-180-046,
INTO SEWER MAINTENANCE DISTRICT 2

Resolution No. _____

The following _____ RESOLUTION _____ was duly passed by the Board of Supervisors
of the County of Placer at a regular meeting held _____, by the following
vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:
Clerk of said Board

Chairman, Board of Supervisors

BE IT RESOLVED, by the Board of Supervisors of the County of Placer, State of California, as
follows:

1. The Board of Supervisors hereby determines that the property shown on Exhibit "A", and on the map entitled Exhibit "B", attached hereto and incorporated herein, will be benefited by annexation to Sewer Maintenance District 2. Such land contains approximately 4.7 acres.
2. The boundaries of Sewer Maintenance District 2 shall be altered to include such territory upon payment of the annexation fee in effect at the time the applicant chooses to make payment, based on rates contained in Section 13.12.350 of the County Code. The annexation fee that applies to the subject property as of the date of this Resolution is \$1,500 (\$1,500 per potential lot times 1 lot), which shall be deposited in the County Treasury to the credit of the Sewer District.
3. This determination is only valid for one year. Should the applicant fail to pay the required annexation fee within one year, applicant must reapply for annexation.

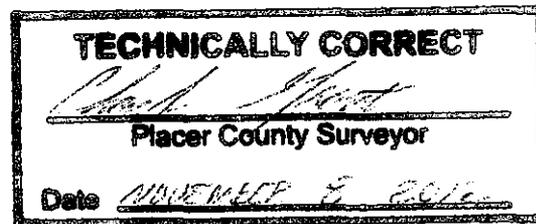
ATTACHMENTS: EXHIBIT A
EXHIBIT B

EXHIBIT "A"
EXPO FLOORS, LLC - SEWER ANNEXATION
SMD NO. 2 - ANNEXATION NO. 16

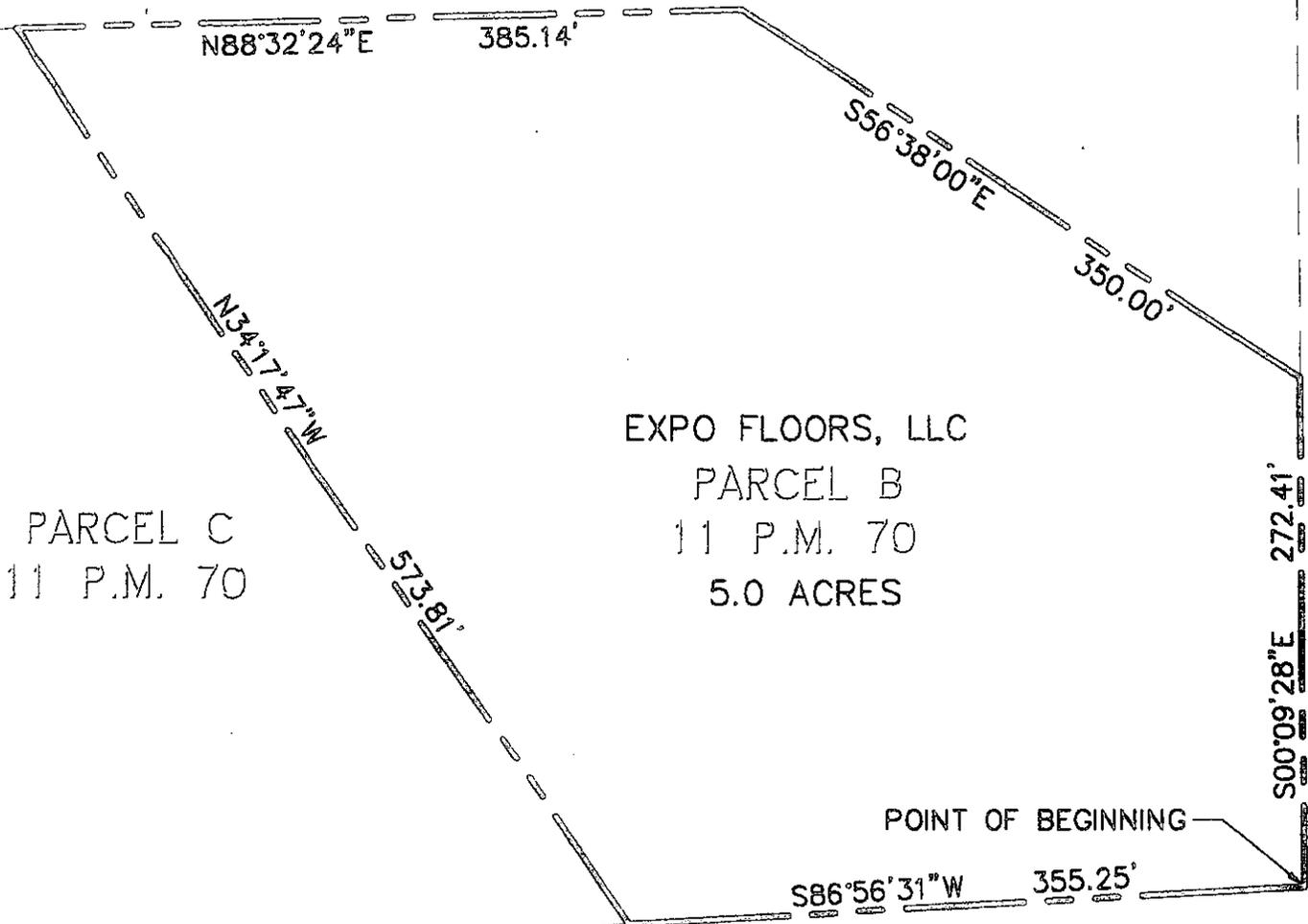
All that real property located in the Southeast quarter of the Southwest quarter of Section 24, Township 11 North, Range 7 East, M.D.M., in the County of Placer, State of California, being all of Parcel B, as shown on Parcel Map No. 72230, filed in Book 11 of Parcel Maps, at Page 70, Placer County Records, being more particularly described as follows:

Beginning at the Southeast corner of said Parcel B; thence from said point of beginning, along the boundary thereof, the following five (5) courses: (1) South 86°56'31" West, 355.25 feet; (2) North 34°17'47" West, 573.81 feet; (3) North 88°32'24" East, 385.14 feet; (4) South 56°38'00" East, 350.00 feet; and (5) South 00°09'28" East, 272.41 feet to the point of beginning; containing 5.00 acres, more or less.

End of Description

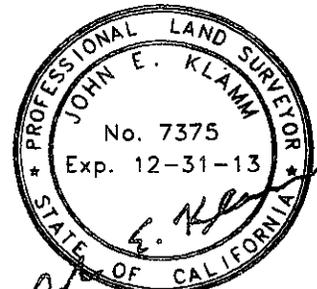
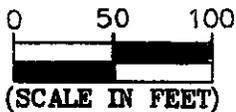
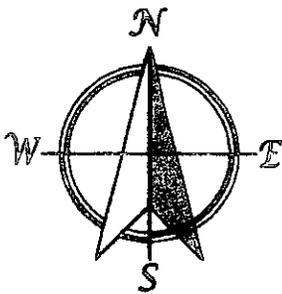


PARCEL A
11 P.M. 70



EXPO FLOORS, LLC
PARCEL B
11 P.M. 70
5.0 ACRES

PARCEL C
11 P.M. 70



J. Klamm
11/2/12

EXHIBIT "B"
EXPO FLOORS, LLC - SEWER ANNEXATION
SMD NO. 2 - ANNEXATION NO. 16
PORTION OF THE S.E. $\frac{1}{4}$ OF THE S.W. $\frac{1}{4}$ OF
SECTION 24, T.11N., R.7E., M.D.M.
COUNTY OF PLACER, STATE OF CALIFORNIA



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TSD ENGINEERING, INC.
expect more.

SCALE:
1"=100'

DATE:
11/2/12

SHEET
1 OF 1

