

LAFCO EXHIBIT "A"

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

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PROPOSAL NO.: LAFCO 3269

RESOLUTION NO. 3412

A RESOLUTION OF THE EXECUTIVE OFFICER OF THE LOCAL AGENCY FORMATION COMMISSION FOR SAN BERNARDINO COUNTY ORDERING LAFCO 3269 – REORGANIZATION TO INCLUDE ANNEXATION TO THE CITY OF CHINO AND DETACHMENT FROM COUNTY SERVICE AREA 70 AND COUNTY SERVICE AREA SL-1 (EAST END ANNEXATION), AS MODIFIED

WHEREAS, this action is being taken pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Government Code Sections 56000 et seq.); and,

WHEREAS, the public hearing by the Local Agency Formation Commission for San Bernardino County (hereafter “the Commission”) was called for September 18, 2024, at the time and place for which notice was given, and at the hearing the Commission heard and received all oral and written support and/or opposition; the Commission considered all plans and proposed changes of organization, and all evidence which were made, presented, or filed; it received evidence as to whether the territory is inhabited or uninhabited, improved or unimproved; and all persons present were given an opportunity to hear and be heard in respect to any matter relating to the application, in evidence presented at the hearing; and,

WHEREAS, at the hearing, the Commission determined that the proposal is certified to be legally inhabited, containing 271 registered voters as of August 6, 2024, as certified by the County Registrar of Voters Office; and,

WHEREAS, the Commission adopted its Resolution No. 3407 on September 18, 2024, making determinations and approving the proposed reorganization subject to the terms and conditions specified herein; and,

WHEREAS, the terms and conditions for LAFCO 3269, as approved by the Commission on September 18, 2024 are as follows:

CONDITIONS:

Condition No. 1. The boundaries of this change of organization are approved as set forth in Exhibits “A”, “A-1”, “B” and “B-1” attached.

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Condition No. 2. The following distinctive short-form designation shall be used throughout this proceeding: LAFCO 3269.

Condition No. 3. All previously authorized charges, fees, assessments, and/or taxes currently in effect by the City of Chino (annexing agency) shall be assumed by the annexing territory in the same manner as provided in the original authorization pursuant to Government Code Section 56886(t).

Condition No. 4. The City of Chino shall indemnify, defend, and hold harmless the Local Agency Formation Commission for San Bernardino County from any legal expense, legal action, or judgment arising out of the Commission's approval of this proposal, including any reimbursement of legal fees and costs incurred by the Commission.

Condition No. 5. Pursuant to Government Code Section 56886.1, public utilities, as defined in Section 216 of the Public Utilities Code, have ninety (90) days following the recording of the Certificate of Completion to make the necessary changes to impacted utility customer accounts.

Condition No. 6. The date of issuance of the Certification of Completion shall be the effective date of the reorganization.

WHEREAS, the reasons for this proposed reorganization is to provide municipal-level services to the Yorba Villas Residential Project approved by the County at the northwest corner of Francis and Yorba Avenues comprising approximately 13 acres with 45 single family homes and provide for a logical service boundary by annexing the substantially surrounded island as well as adjacent parcels to the residential project; and,

WHEREAS, by policy adopted on December 20, 2000, and amended on November 21, 2001, the Commission has delegated authority over all protest proceeding functions to the Executive Officer; and,

WHEREAS, a public hearing for the protest proceeding related to the proposed reorganization was called for and held by the Assistant Executive Officer of this Commission on November 18, 2024, at the time and place for which notice was given, and at the hearing the Assistant Executive Officer heard and received all oral and/or written protests, objections or evidence which were made, presented or filed.

NOW, THEREFORE, BE IT RESOLVED, that the Executive Officer hereby determines and orders as follows:

SECTION 1. Pursuant to the provisions of Government Code Section 57075, the value of written protest filed and not withdrawn by landowners at the conclusion of the protest hearing represents 2% of the landowners (5), representing 2% of land value (\$997,917), as verified against the current assessment roll. In addition, the value of written protest filed and not withdrawn by registered voters at the conclusion of the protest hearing represents 2% of the registered voters as verified against the record of voter registrations on file totaling 271.

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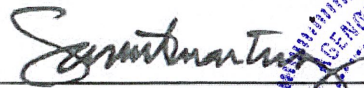
SECTION 2. The Executive Officer, on behalf of the Commission, hereby orders the reorganization as described in Exhibits "A", "A-1", "B" and "B-1" to include the annexation to the City of Chino and Detachment from County Service Area 70 and County Service Area SL-1.

SECTION 3. The regular County assessment roll is utilized by the City of Chino.

SECTION 4. The affected territory will not be taxed for existing general bonded indebtedness and/or contractual obligations of the annexing agency, the City of Chino.

SECTION 5. The Executive Officer shall cause to be prepared and filed a Certificate of Completion, as required by Government Code Sections 57176 through 57203, and a Statement of Boundary Change, as required by Government Code Section 57204.

DATED: November 25, 2024



SAMUEL MARTINEZ
Executive Officer

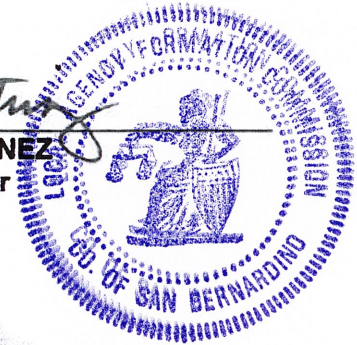


EXHIBIT A

LAFCO 3269

REORGANIZATION TO INCLUDE ANNEXATION TO THE CITY OF CHINO AND DETACHMENT FROM COUNTY SERVICE AREA 70 AND COUNTY SERVICE AREA SL-1 (RAMONA FRANCIS ANNEXATION)

ANNEXATION TO THE CITY AND DETACHMENT FROM THE COUNTY SERVICE AREA 70

THOSE PARCELS OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 8 WEST AND SECTION 3, TOWNSHIP 2 SOUTH, RANGE 8 WEST, SAN BERNARDINO MERIDIAN, IN SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTERLINE INTERSECTION OF NORTON AVENUE AND FRANCIS AVENUE AS SHOWN ON PARCEL MAP NO. 1751, RECORDED IN BOOK 14, PAGE 94 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, SAID INTERSECTION ALSO BEING ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE LEAVING SAID SECTION LINE

- 1 NORTH 00°00'00" EAST 660.00 FEET ALONG THE CENTERLINE OF SAID NORTON AVENUE TO THE NORTHWEST CORNER OF PARCEL NO. 1 OF SAID PARCEL MAP; THENCE
- 2 SOUTH 89°59'25" EAST 1320.45 FEET ALONG THE NORTHERLY LINE OF SAID PARCEL NO. 1 TO A POINT IN THE CENTERLINE OF RAMONA AVENUE, AS SHOWN ON PARCEL MAP NO. 8759, RECORDED IN BOOK 96, PAGES 21 AND 22 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE
- 3 NORTH 89°59'45" EAST 1319.61 FEET TO THE INTERSECTION OF THE CENTERLINE OF YORBA AVENUE WITH THE EASTERLY PROLONGATION OF THE NORTHERLY LINE OF TRACT MAP NO. 20394, RECORDED IN BOOK 367, PAGES 18 THROUGH 21 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE
- 4 SOUTH 00°00'35" EAST 660.00 FEET ALONG THE CENTERLINE OF SAID YORBA AVENUE TO THE CENTERLINE INTERSECTION OF YORBA AVENUE AND FRANCIS AVENUE, AS SHOWN ON TRACT MAP NO. 13429, RECORDED IN BOOK 208, PAGES 22 AND 23 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, SAID INTERSECTION ALSO BEING ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 34 AND THE NORTHEAST CORNER OF LAFCO 2498 BOUNDARY; THENCE
- 5 SOUTH 89°59'45" WEST 659.60 FEET ALONG THE CENTERLINE OF SAID FRANCIS STREET, THE NORTH LINE OF SAID TRACT NO. 13429, SAID SECTION LINE, AND SAID LAFCO 2498 BOUNDARY TO THE NORTHWEST CORNER OF SAID TRACT; THENCE LEAVING SAID SECTION LINE
- 6 SOUTH 00°01'59" EAST 660.20 FEET ALONG THE WEST LINE OF SAID TRACT NO. 13429 TO THE SOUTHWEST CORNER OF SAID TRACT NO. 13429; THENCE
- 7 NORTH 89°59'42" EAST 659.47 FEET ALONG THE SOUTH LINE OF SAID TRACT NO. 13429 TO THE SOUTHEAST CORNER OF SAID TRACT NO. 13429, ALSO BEING A POINT IN THE CENTERLINE OF YORBA AVENUE, A POINT IN THE BOUNDARY OF LAFCO 2498, AND THE CITY OF CHINO ANNEXATION NO. 20 BOUNDARY; THENCE LEAVING SAID BOUNDARY OF LAFCO 2498
- 8 SOUTH 00°01'18" EAST 1320.11 FEET ALONG THE CENTERLINE OF YORBA AVENUE AND THE BOUNDARY OF SAID ANNEXATION NO. 20 TO THE SOUTHWEST CORNER OF TRACT NO. 7215,

EXHIBIT A

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- RECORDED IN BOOK 111, PAGES 91 AND 92 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE
- 9 SOUTH 89°59'59" EAST 659.08 FEET ALONG THE SOUTHERLY LINE OF SAID TRACT NO. 7215 AND IT'S WESTERLY AND EASTERLY PROLONGATION TO THE NORTHWEST CORNER OF TRACT NO. 7937, RECORDED IN BOOK 100, PAGES 97 AND 98 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE
- 10 SOUTH 00°00'45" EAST 660.10 FEET ALONG THE WESTERLY LINE OF SAID TRACT NO. 7937 AND ITS SOUTHERLY PROLONGATION TO THE CENTERLINE OF PHILADELPHIA STREET AS SHOWN ON SAID TRACT, ALSO BEING A POINT ON THE BOUNDARY OF LAFCO 2869, THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, AND THE NORTHEAST CORNER OF TRACT NO. 16140, RECORDED IN BOOK 283, PAGES 37 THROUGH 41 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY ; THENCE LEAVING SAID ANNEXATION NO. 20
- 11 NORTH 89°59'58" WEST 658.98 FEET ALONG THE CENTERLINE OF SAID PHILADELPHIA STREET TO THE CENTERLINE OF YORBA AVENUE, AS SHOWN ON TRACT NO. 16140, RECORDED IN BOOK 238, PAGES 37 THROUGH 41 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE
- 12 SOUTH 89°57'52" WEST 351.51 FEET ALONG THE CENTERLINE OF SAID PHILADELPHIA STREET TO THE NORTHERLY PROLONGATION OF THE WEST LINE OF SAID TRACT NO. 16140; THENCE LEAVING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34
- 13 SOUTH 00°00'04" WEST 659.79 FEET ALONG SAID WEST LINE AND IT'S NORTHERLY PROLONGATION TO THE SOUTHWEST CORNER OF SAID TRACT NO. 16140, BEING A POINT IN THE NORTH LINE OF TRACT NO. 9353, RECORDED IN BOOK 130, PAGES 25 AND 26 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND A POINT ON THE BOUNDARY OF SAID ANNEXATION NO. 20; THENCE CONTINUING ALONG THE NORTHERLY LINE OF SAID TRACT NO. 9353, LEAVING SAID TRACT NO. 16140, AND THE BOUNDARY OF LAFCO 2869
- 14 SOUTH 89°57'25" WEST 307.20 FEET TO THE NORTHWEST CORNER OF SAID TRACT NO. 9353, ALSO BEING A POINT IN THE EAST LINE OF TRACT NO. 12466, RECORDED IN BOOK 175, PAGES 13 AND 14 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, A POINT ON THE BOUNDARY OF LAFCO 1999; THENCE LEAVING SAID TRACT NO. 9353
- 15 NORTH 00°00'55" WEST 329.91 FEET ALONG SAID EAST LINE TO THE NORTHEAST CORNER OF SAID TRACT NO. 12466; THENCE
- 16 SOUTH 89°58'13" WEST 132.00 FEET ALONG THE NORTH LINE OF SAID TRACT NO. 12466 TO THE WEST LINE OF DEED RECORDED AUGUST 31, 2011 AS INSTRUMENT NO. 2011-0365571 OF OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING THE SOUTHEAST CORNER OF SAID LAFCO 1999; THENCE LEAVING SAID ANNEXATION NO. 20
- 17 NORTH 00°00'55" WEST 329.95 FEET ALONG THE WEST LINE OF SAID DEED TO THE CENTERLINE OF PHILADELPHIA STREET, ALSO BEING A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34; THENCE
- 18 SOUTH 89°57'22" WEST 317.57 FEET ALONG SAID CENTERLINE OF PHILADELPHIA STREET TO THE SOUTHERLY PROLONGATION OF THE EAST LINE OF PARCEL 1 OF DEED RECORDED NOVEMBER 16, 2006 AS INSTRUMENT NO. 2006-0780795 OF OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING THE SOUTHEAST CORNER OF LAFCO 2634 BOUNDARY; THENCE LEAVING SAID LAFCO 1999 BOUNDARY AND SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34

EXHIBIT A

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- 19 NORTH 00°02'34" WEST 168.00 FEET ALONG SAID EAST LINE OF PARCEL 1 AND THE EAST LINE OF SAID LAFCO 2634 BOUNDARY TO THE NORTHEAST CORNER OF SAID PARCEL 1; THENCE
- 20 SOUTH 89°57'52" WEST 209.58 FEET ALONG THE NORTHERLY LINE OF SAID PARCEL 1, AND SAID LAFCO 2634 BOUNDARY TO THE WESTERLY PROLONGATION OF SAID NORTHERLY LINE OF PARCEL 1 TO THE CENTERLINE OF RAMONA AVENUE, ALSO BEING A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, AND A POINT ON SAID ANNEXATION NO. 20; THENCE LEAVING SAID LAFCO 2634 BOUNDARY
- 21 NORTH 00°02'51" WEST 1152.56 FEET ALONG THE CENTERLINE OF SAID RAMONA AVENUE AND ALONG SAID WEST LINE OF THE SOUTHEAST QUARTER, TO THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF TRACT NO. 9100, RECORDED IN BOOK 125, PAGES 71 AND 72 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE LEAVING SAID WEST LINE OF THE SOUTHEAST QUARTER
- 22 NORTH 89°58'36" WEST 660.62 FEET ALONG SAID EASTERLY PROLONGATION TO THE SOUTHEAST CORNER OF SAID TRACT NO. 9100; THENCE
- 23 NORTH 00°02'28" WEST 660.20 FEET ALONG THE EAST LINE OF SAID TRACT NO. 9100 AND THE EAST LINE OF SAID ANNEXATION NO. 20 TO THE NORTHWEST CORNER OF SAID TRACT NO. 9100, ALSO BEING THE SOUTHEAST CORNER OF LAFCO 2604 BOUNDARY, AND THE SOUTHEAST CORNER OF TRACT NO. 14373, RECORDED IN BOOK 245, PAGES 59 AND 60 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE LEAVING SAID ANNEXATION NO. 20
- 24 NORTH 00°02'28" WEST 660.20 FEET ALONG THE EAST LINE OF SAID TRACT NO. 14373 AND THE EAST LINE OF SAID LAFCO 2604 BOUNDARY TO THE CENTERLINE OF FRANCIS AVENUE, AS SHOWN ON SAID TRACT NO. 14373, ALSO BEING THE NORTHEAST CORNER OF SAID LAFCO 2604 BOUNDARY AND A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 34; THENCE
- 25 NORTH 89°59'25" WEST 330.24 FEET ALONG THE CENTERLINE OF SAID FRANCIS AVENUE, THE NORTH LINE OF SAID TRACT NO. 14373, AND THE NORTH LINE OF SAID LAFCO 2604 BOUNDARY TO THE NORTHWEST CORNER OF SAID TRACT 14373 AND THE NORTHWEST CORNER OF SAID LAFCO 2604 BOUNDARY; THENCE LEAVING SAID TRACT NO. 14373 AND SAID LAFCO 2604 BOUNDARIES
- 26 NORTH 89°59'25" WEST 330.24 FEET ALONG THE CENTERLINE OF SAID FRANCIS AVENUE, AND THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 34 TO THE POINT OF BEGINNING.

CONTAINING 144.80 ACRES, MORE OR LESS

THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION.



06/03/2024

BURL V. STEUDE

DATE

PLS 9103

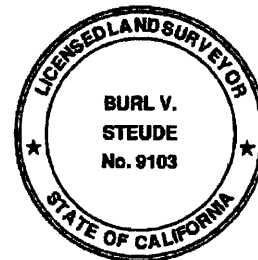


EXHIBIT A

LAFCO 3269

LEGAL DESCRIPTION

REORGANIZATION TO INCLUDE ANNEXATION TO THE CITY OF CHINO AND DETACHMENT FROM COUNTY SERVICE AREA 70 AND COUNTY SERVICE AREA SL-1 (RAMONA FRANCIS ANNEXATION)

DETACHMENT FROM COUNTY SERVICE AREA SL-1

THOSE PARCELS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 8 WEST, SAN BERNARDINO MERIDIAN, IN SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY LINE OF SAID SOUTHEAST QUARTER AND ALSO ON THE CENTERLINE OF RAMONA AVENUE, SAID POINT ALSO BEING ON THE NORTHWEST CORNER OF TRACT NO. 9425, RECORDED IN BOOK 134, PAGES 1 AND 2 IN THE OFFICE OF THE RECORDER OF SAID COUNTY, SAID POINT ALSO BEING ON THE NORTHWEST CORNER OF THE EXISTING BOUNDARY OF LAFCO 1847, ADOPTED OCTOBER 30TH, 1978, PER RESOLUTION 78-272, BEING SOUTH 00°22'15" EAST 660.23 FEET FROM THE CENTER OF SAID SECTION 34 AND THE CENTERLINE INTERSECTION OF SAID RAMONA AVENUE AND FRANCIS AVENUE AS SHOWN ON SAID TRACT MAP NO. 9425, THENCE LEAVING SAID WESTERLY LINE AND SAID RAMONA CENTERLINE;

- 1 NORTH 89°39'44" EAST 989.24 FEET ALONG THE NORTHERLY LINE OF SAID TRACT 9425; THENCE**
- 2 SOUTH 00°21'15" EAST 660.12 FEET ALONG THE EASTERLY LINE OF SAID TRACT 9425; THENCE**
- 3 SOUTH 89°39'24" WEST 989.05 FEET ALONG THE SOUTHERLY LINE OF SAID TRACT 9425 TO THE CENTERLINE OF SAID RAMONA STREET, SAID POINT ALSO BEING ON THE CITY OF CHINO BOUNDARY PER ANNEXATION NO. 20; THENCE, LEAVING SAID CITY BOUNDARY,**
- 4 NORTH 00°21'15" WEST 660.22 FEET ALONG THE CENTERLINE OF SAID RAMONA STREET TO THE POINT OF BEGINNING.**

AREA CONTAINS 14.99 ACRES, MORE OR LESS

THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION.



07/11/2024

BURL V. STEUDE

DATE

PLS 9103

