

RESOLUTION OF THE  
LOCAL AGENCY FORMATION COMMISSION  
OF THE COUNTY OF SHASTA

WHEREAS, an application for approval of a proposal to form a new  
County Service Area ~~XXXXXXXXXX~~ to be known as  
County Service Area No. 6, Jones Valley Water Project

has been filed with this Commission, and

WHEREAS, the Executive Officer has advised that said application is properly completed and signed, correctly describes the proposed boundaries, and in all other respects complies with this Commission's rules, and

WHEREAS, notice has been duly given and public hearings held as required by law, and

WHEREAS, the Commission has reviewed the proposed formation and considered those factors set forth in Section 54796 of the Government Code,

NOW, THEREFORE, BE IT RESOLVED that the proposed formation is

- (1) Disapproved: Res. No. 78-24 -Formation of County Service Area No. 6,
- (2) Approved approved as requested and referred to Shasta County Board of Supervisors for further action
- (3) Approved with the following conditions:

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DULY ADOPTED this 13th day of September, 1978, by the Local Agency Formation Commission of the County of Shasta by the following vote:

AYES: Commissioners Gover, Sanders, Ferreira, Demsher

NOES: None

ABSENT: Commissioner Dutton

ATTEST:

\_\_\_\_\_  
Executive Officer

  
\_\_\_\_\_  
Chairman  
Local Agency Formation Commission

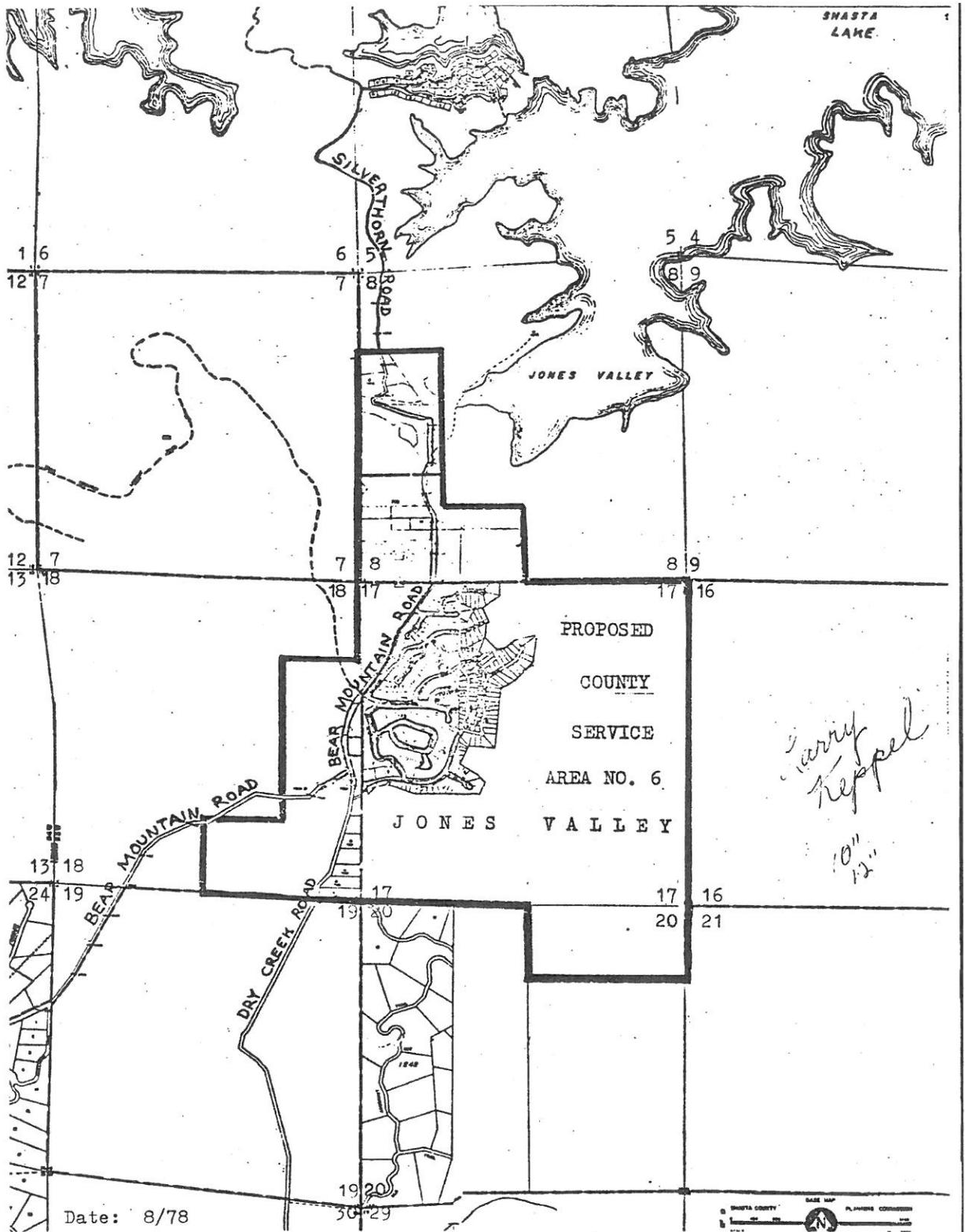
EXHIBIT A

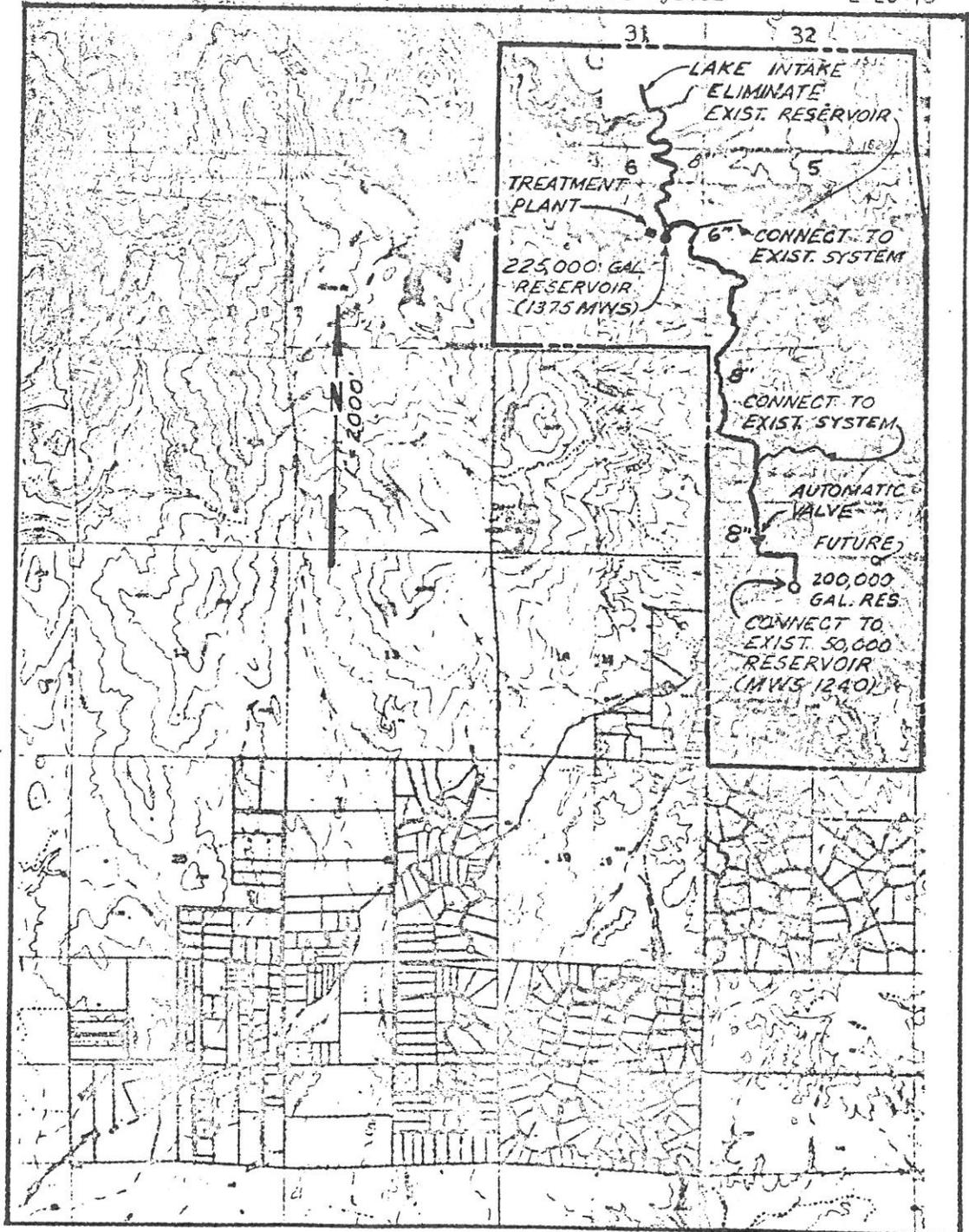
Boundary Description  
of  
County Service Area No. 6  
JONES VALLEY

All that portion of Sections 8, 17, 18 and 20, Township 33 North, Range 3 West MDB&M, bounded as follows:

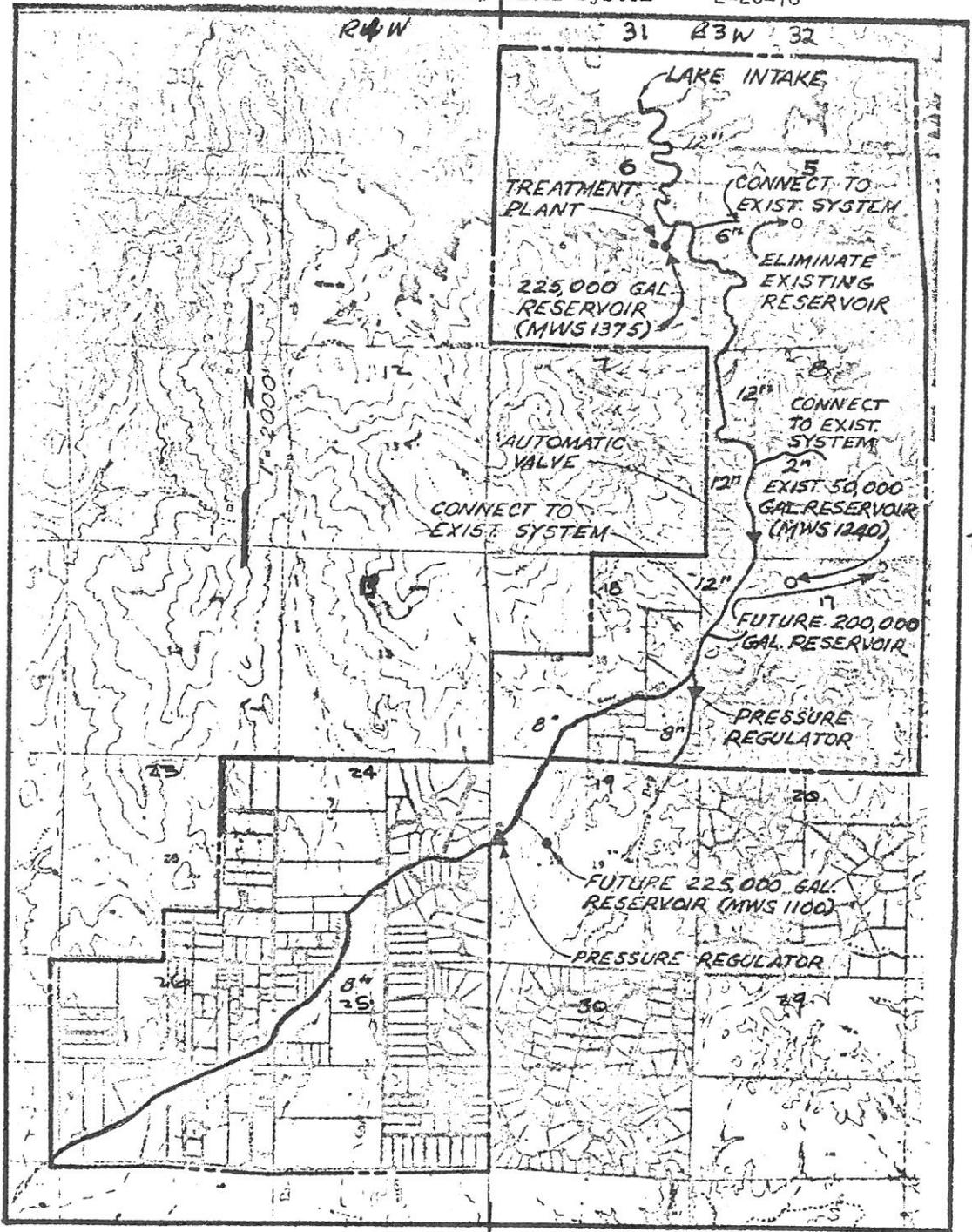
Beginning at the Northeast corner of Section 17;  
Thence southerly along the east line of Section 17, 5,280 feet more or less to the southeast corner of said Section 17;  
Thence southerly along the east line of Section 20, 1,320 feet more or less to the north 1/16 line of Section 17;  
Thence westerly along the north 1/16 line 2,640 feet more or less to the north-south midsection line of Section 20;  
Thence northerly along said midsection line 1,320 feet more or less to the north line of Section 20;  
Thence westerly along the north line of Section 20, 2,640 feet more or less to the southwest corner of Section 17;  
Thence westerly along the southline of Section 18, 2,640 feet more or less to the north-south midsection line of Section 18;  
Thence northerly along said midsection line of Section 18, 1,320 feet more or less to the south 1/16 line of said Section 18;  
Thence easterly along the south 1/16 section line 1,320 feet more or less to the easterly 1/16 section line of Section 18;  
Thence northerly along the easterly 1/16 section line 2,640 feet more or less to the northerly 1/16 section line of Section 18;  
Thence easterly along the north 1/16 section line of Section 18, 1,320 feet more or less to the west line of Section 17;  
Thence northerly along the west line of Section 17, 1,320 feet more or less to the northwest corner of Section 17;  
Thence northerly 3,960 feet more or less along the west line of Section 8 to the north 1/16 line of said Section 8;  
Thence easterly 1,346 feet more or less along the north 1/16 line of Section 8 to the west 1/16 line of said Section 8;  
Thence southerly 2,640 feet more or less along the west 1/16 line of Section 8 to the south 1/16 line of Section 8;  
Thence easterly 1,320 feet more or less along the south 1/16 line to the north-south midsection line of Section 8;  
Thence southerly along said midsection line 1,320 feet more or less to the north line of Section 17,  
Thence easterly along the north line of Section 17, 2,640 feet more or less to the northeast corner of Section 17, the point of beginning, containing 1,040 acres more or less.

Date: August 24, 1978

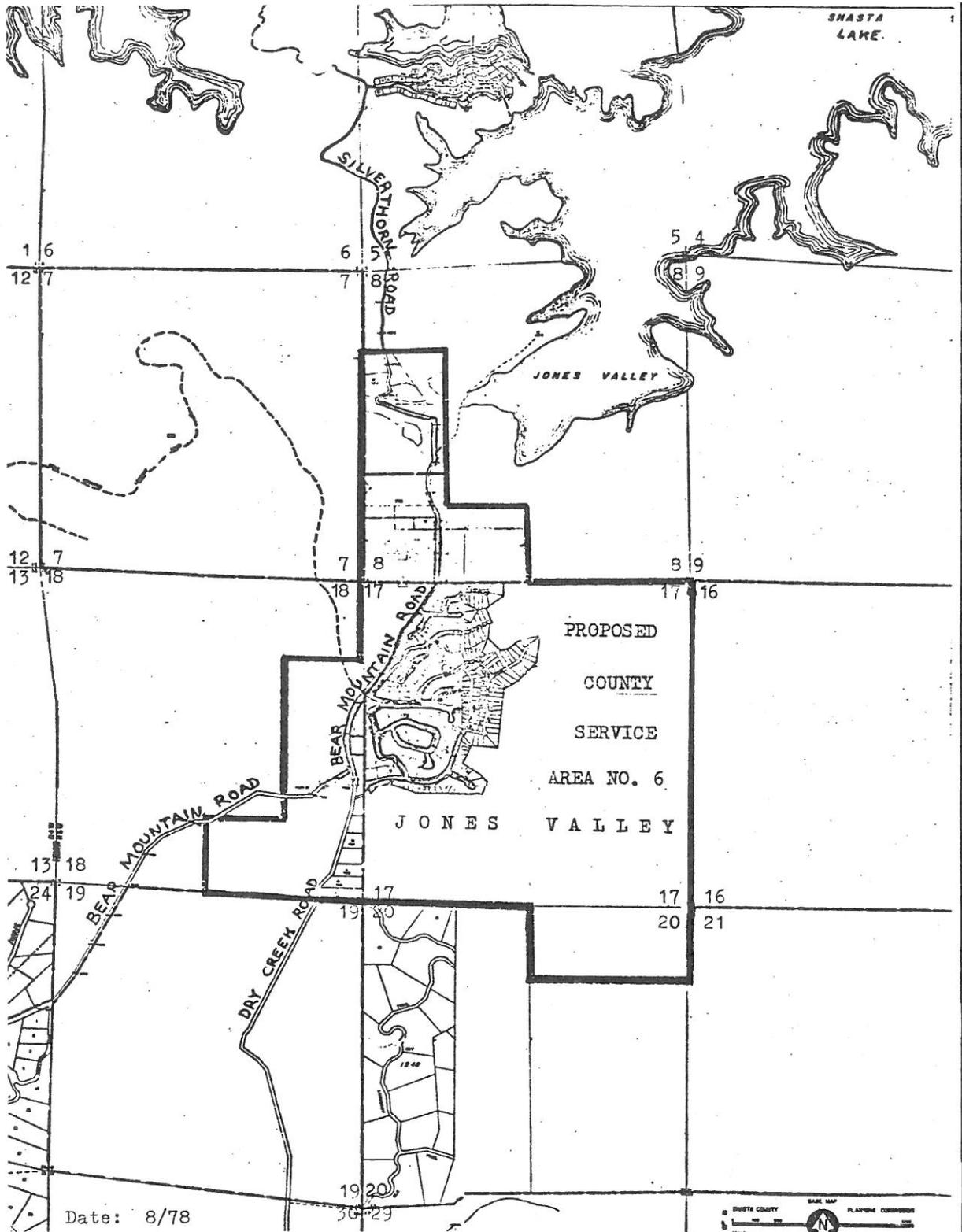




MAP B - Shasta Lake Supply - Bear Mountain Road Extension Alternative  
Feasibility of Community Water System 2-20-78



T33



RECREATION COMMISSIONMOUNT SHASTA WILDERNESS AREA

Robert Dietz, Secretary of the Recreation Commission, reports the U. S. Forest Service has scheduled a public hearing August 19th at the Redding Civic Auditorium on the proposed Mount Shasta Wilderness Area, the County Recreation Commission has reviewed the proposal and the Draft Environmental Statement and recommends concurrence with Alternate 7 of the plan because it provides for a new location for the Mount Shasta Ski Area by excluding the proposed ski site from the Wilderness Area. By motion made, seconded and carried, the Board of Supervisors approves and authorizes Chairman Gover to sign a letter to the U.S. Forest Service stating Shasta County's concurrence with Alternate 7, and urging the Forest Service to move swiftly to allow relocation of the ski lift facilities.

FALL RIVER FISHING ACCESS

Robert Dietz, Secretary of the Recreation Commission, reports the Commission has reviewed the letter from California Trout requesting reconsideration of construction of fishing access on Fall River, and submits a proposed response. By motion made, seconded and carried, the Board of Supervisors approves and authorizes Chairman Gover to sign the letter to California Trout advising the County has dropped the Fall River Fishing Access project from further consideration for construction by the County, the public meetings brought out the need for controls on Fall River and there is no way the County can afford the controls necessary to prevent degradation of the environment of Fall River.

NCCSA MEMBERSHIP

Supervisor Keefer reports he will attend the general session of the Northern California Counties Supervisors Association at Susanville Friday to represent Shasta County Supervisors. At the Board of Directors meeting in July discussion was held whether to continue the Association, and Mr. Keefer requests direction from the Board and states his opinion the counties need to band together and continue both NCCSA and the County Supervisors Association of California. The Board of Supervisors instructs Supervisor Keefer to advise NCCSA Shasta County will continue its membership, assuming the majority of the member counties continue, but with reduced activity.

SUPERVISOR CATON: CSAC EXECUTIVE COMMITTEE

Supervisor Caton reports he will attend a meeting of the County Supervisors Association of California Executive Committee Thursday in Sacramento, then will attend the NCCSA meeting with the U. S. Forest Service at Susanville Thursday evening.

12:00 noon: The Board of Supervisors recesses until 2:10 p.m.

2:10 p.m.: The Board of Supervisors reconvenes in regular session with all members, and Deputy Clerk Vivian Branch, present.

SHIRLEY AMBROSINI: VOTING RECORD OF BOARD

Shirley Ambrosini, President of the Tax Action Group, requests the Board of Supervisors to institute a procedure to keep the public informed of the voting record of each Supervisor, each Supervisor making and seconding motions, and to report and post the record quarterly. Chairman Gover advises the Board will take the matter under advisement.

HELEN GENERES: COMMENTS, EXTENSION OF TIME FOR FILING  
PARCEL MAPS AND PARCEL MAP WAIVERS

This is the time set to receive comments from Helen Generes regarding extension of time for filing Parcel Maps and Parcel Map Waivers. Mrs. Generes is not present. By motion made, seconded and carried, the Board of Supervisors authorizes Chairman Gover to sign a letter to Mrs. Generes advising her to request agenda time two weeks in advance for her presentation when she is prepared to comment.

RESOLUTION NO. \_\_\_\_\_

RESOLUTION OF INTENTION OF THE BOARD OF SUPERVISORS  
OF THE COUNTY OF SHASTA TO ESTABLISH COUNTY SERVICE AREA NO. 6  
TO PROVIDE WATER SERVICE TO THE JONES VALLEY AREA

WHEREAS, pursuant to Title 3, Division 2, Part 2, Chapter 3 of the Government Code, the establishment of a county service area to provide water service in the Jones Valley area was approved by the Local Agency Formation Commission of Shasta County on September 13, 1978,

NOW, THEREFORE, BE IT RESOLVED that:

1. A county service area is proposed to be established, pursuant to applicable provisions of the Government Code, in the unincorporated area of Shasta County. The proposed boundary lines of the service area are described in Exhibit "A" attached hereto and are shown on the map attached hereto as Exhibit "B".

2. The name proposed for this county service area is "County Service Area No. 6".

3. The type of extended county service proposed to be provided in this area is domestic water service.

4. The operation of the service area is proposed to be financed by appropriate rates and charges as set by resolution of the Board of Supervisors.

5. On \_\_\_\_\_, 1978, at \_\_\_\_\_ a public hearing will be held in the Chambers of the Board of Supervisors at the County Courthouse in Redding, California, on the establishment of this service area.

PASSED AND ADOPTED this \_\_\_\_ day of September, 1978, by the following vote:

AYES:

NOES:

ABSENT:

ATTEST:

\_\_\_\_\_  
R. D. GOVER, Chairman, Board of  
Supervisors, County of Shasta,  
State of California

\_\_\_\_\_  
RICHARD C. BRENNAN, County Clerk and  
ex officio Clerk of the Board of  
Supervisors, County of Shasta, State of California

POLICY: PROCEDURE FOR CONDUCTING  
PUBLIC HEARINGS: RESOLUTION NO. 78-303

Planning Director Robert Wall advises specific procedures for conducting public hearings has been followed by the Chairman for several months, the routine appears to be working successfully to expedite the hearings, and recommends the Board adopt the procedures as policy. By motion made, seconded and carried, the Board of Supervisors adopts Resolution No. 78-303 setting policy for procedures to be followed in conducting public hearings pursuant to Section 4217.E. of the Ordinance Code.

(See Resolution Book 18)

AD HOC COMMITTEE FOR STUDY  
OF NOTICE OF HEARING

On recommendation of Planning Director Robert Wall, and by motion made, seconded and carried, the Board of Supervisors dismisses the ad hoc Committee appointed to review and recommend changes to the Notice of Hearing procedures for public meetings to insure proper notification to persons affected by land divisions, land use, and zoning.

HEARING: FORMATION OF COUNTY SERVICE AREA NO. 6;  
JONES VALLEY WATER PROJECT: RESOLUTION NO. 78-304.  
AGREEMENT: STONE AND YOUNGBERG

This is the time set for hearing on the formation of County Service Area No. 6 to provide water service to the Jones Valley area. Affidavit of Publication of Notice of Hearing is on file. Director of Water Resources Robert Dietz describes the proposed boundaries for the Service Area, states his office has received a petition from property owners favoring the formation, a favorable feasibility study has been received from Pace Engineering, and recommends the Service Area be formed. No one speaks against the proposed formation. By motion made, seconded and carried, the Board of Supervisors adopts Resolution No. 78-304 forming County Service Area No. 6 to provide water service to the Jones Valley area, and authorizes Chairman Gover to sign an agreement with Stone and Youngberg as financing consultants to prepare a financial plan for the Service area.

*Robert Wall*

(See Resolution Book 18)

PALO CEDRO SEWER MAINTENANCE DISTRICT

Director of Water Resources Robert Dietz advises the Palo Cedro Sewer Maintenance District is seeking funds for the construction of sewers and a treatment facility, the Regional Water Quality Control Board has indicated a pollution problem may be originating within the Palo Cedro commercial area and the Mel Mar Subdivision, but the District does not have funds to conduct tests. On recommendation of Director of Water Resources Robert Dietz, and by motion made, seconded and carried, the Board of Supervisors authorizes Chairman Gover to sign a letter to the Regional Water Quality Control Board requesting information on the preliminary laboratory data which indicates the source of the pollution, and direction on whether the Palo Cedro Sewer Maintenance District should be enlarged to include areas of pollution from septic systems.

HEARING: CONDEMNATION, NUT TREE LANE

This is the time set for hearing a determination whether Marshall

LOCAL AGENCY FORMATION COMMISSION  
Minutes -- September 13, 1978

Chairman Ferreira called meeting to order at 7:00 p.m. Present were Commissioners Gover, Sanders, Ferreira and Demsher, absent, Commissioner Patton.

Minutes of June 14 meeting were approved as mailed.

Public Hearing:  
Formation of County Service Area No. 6  
Jones Valley Water Project

Executive Officer reported this proposed formation was referred to LAFCO by Board of Supervisors after submission by Robert Dietz, Department of Water Resources, of petitions containing signatures representing 67 percent of property owners requesting formation of a county service area to provide water service to Jones Valley Subdivision and surrounding area; project to consist of a water intake on the Pit River arm of Shasta Lake, water treatment facility, and supply line from Shasta Lake past Jones Valley Subdivision, extending short distance beyond subdivision along Bear Mountain and Dry Creek roads. Executive Officer showed on map location of this proposed formation of approximately 1,040 acres, assessed valuation of \$500,000 for lands and improvements, population of 275, and 120 dwelling units; reported water is presently supplied by Bear Mountain Mutual Water Company; Board of Directors has sufficient proxies from stockholders to convey water system to a public agency empowered to provide domestic water, and a combination loan and grant of \$898,000 from Farmers Home Administration to finance the system will be requested. Financial plan assumes unit charge of \$657 for one acre or less, one-quarter per acre unit charge for all property over one acre, connection fees for all new hookups approximately \$150 for domestic meter, increasing \$100 per year to a maximum of \$500 in fifth year, water rate approximately \$17 per month, which will make system self-sustaining. No tax rate to be levied. Recommend approval of boundaries of proposed service area as submitted.

Steve Curtis requested service area be extended to include an area seven miles to the south of boundaries of proposed service area, asked about possibility of CETA funding, said would soon have petitions from 50 percent of property owners. Mr. Dietz said although he would like to see more area taken in, only 34 percent of property owners wish to be included, there is only ten percent occupancy in the area at this time, would be 20 percent by time project completed, cost of over \$600,000 for seven miles of pipe would not be economically feasible, feels should go along with smaller project.

Commissioner Demsher said investigating funding is not function of LAFCO, Commissioner Gover remarked he did not believe any possibility of CETA funding.

Public hearing closed.

Moved by Commissioner Demsher, seconded by Commissioner Gover and unanimously carried, formation of County Service Area No. 6, Jones Valley Area Water Project, was approved as submitted. (Res. No. 78-24)

E N D O R S E M E N T

We, the undersigned Board of Directors of the Bear Mountain Mutual Water Company, hereby declare our intent to convey the water system and all real and personal property of this Company to a public agency empowered to provide domestic water upon assurances that such assets will continue to be used to provide domestic water in substantially the same area as we now serve, subject to approval of the Certificate Holders as in the Articles of Incorporation and By-Laws provided.

10/27/77

John H. Kelle, President

Billy Palmer V.P.

William M. Brinkley  
Sec.

RECEIVED NOV 1 1977  
A 1-8-2

EXHIBIT A

Boundary Description  
of  
County Service Area No. 6  
JONES VALLEY

All that portion of Sections 8, 17, 18 and 20, Township 33 North, Range 3 West MDB&M, bounded as follows:

Beginning at the Northeast corner of Section 17;  
Thence southerly along the east line of Section 17, 5,280 feet more or less to the southeast corner of said Section 17;  
Thence southerly along the east line of Section 20, 1,320 feet more or less to the north 1/16 line of Section 17;  
Thence westerly along the north 1/16 line 2,640 feet more or less to the north-south midsection line of Section 20;  
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Thence southerly along said midsection line 1,320 feet more or less to the north line of Section 17,  
Thence easterly along the north line of Section 17, 2640 feet more or less to the northeast corner of Section 17, the point of beginning, containing 1,040 acres more or less.

Date: August 24, 1978

EXHIBIT "A"



Public Hearing: Formation of Jones  
Valley Park Subdivision Water District

Proposal was requested March 9 by Jones Valley Park Property Owners Association. Legal notice of public hearing is on file.

Executive Officer Minton read from report of Department of Water Resources concerning need for a supplemental source of water.

Executive Officer reported question of water service for Jones Valley area had been extensively studied by County's Director of Water Resources and consulting engineering firm of Gerald H. Griffith and Associates, both tentatively concluding that a public system could be installed by a district at a cost of \$118,000, but feasibility would probably depend upon acquisition of present system from the mutual water company, which would serve the same water users, without substantial cost. Executive Officer recommended that such a transfer be considered at the annual July meeting of Bear Mountain Mutual Water Company, and public hearing be continued to LAFCO's August meeting.

Proponents of Water District:

Roland Harris, President, Jones  
Valley Park Property Owners Association

Said he represented 64 property owners who are also owners in the mutual water company, but were unable to participate in the July 15, 1971 meeting of Bear Mountain Mutual Water Company.

Henry Truelson, Property Owner

Predicted 80 percent of the lots will be owned by permanent residents and adequate water system should be installed.

Dale Watson  
Director of Sanitation

Said he did not believe there was enough water available to serve the entire subdivision when fully developed, and questioned quality of water.

Public hearing was continued until LAFCO August 9 meeting. Chairman was authorized to sign letter to Bear Mountain Mutual Water Company asking that at the July meeting there be consideration of conditions under which the company's system could be conveyed to a public water district, LAFCO to be advised on this matter prior to August 2. Bear Mountain Mutual Water Company is to submit copy of minutes of July 1971 meeting, and advise LAFCO and holders of certificates of stock of date of July 1972 meeting.

4/27/72 (1)

Paul Thomas, Vice President, Jones  
Valley Park Property Owners Association

Believes that when lots are full, sewage will contaminate wells; water is poor and many people are drinking bottled water.

Mrs. John Parris

A resident for four years, there have been six changes in water rates in that time.

Opposed to Formation of Water District:

Frank Shuman, Attorney and Vice President  
of Bear Mountain Mutual Water Company

Said Bear Mountain Mutual Water Company was formed under state law and 386 certificates of stock were issued to lot owners, including 49 to Shasta Land Company. The area is a recreational subdivision with water system designed by Clair A. Hill and Associates. A water district may be necessary in the future but 160 acres are not sufficient. Water district should include 10-1/4 sections of land. Mr. Shuman filed copy of resolution approved by Board of Directors at the July 1971 meeting, and a water consumption report compiled by William B. Nystrom & Co.

There was general discussion of voting procedure at the 1971 meeting, and number of lots and permanent residents.

Mrs. Marjorie M. Beckham

Said she was satisfied with quality of water.

Matt Borgan

Opposes district, too expensive.

T.E. Beckham

Said there has been nothing wrong with the water.

Ross Durrell

Said satisfied with the water supply.

Robert Dietz, Director  
Department of Water Resources

Discussed with Commissioners the Griffith and Associates report; his meeting with proponents of a water district, feasibility and possible financing and estimated costs.

Communications

The following communications were considered:

Frank W. Shuman - Letter regarding Bear Mountain Mutual Water Company; resolution adopted at July 15, 1971 meeting of shareholders; minutes of meeting.

California Letters concerning Knox-Nisbett Act; Spheres of Influence Assn. of LAF COS - Study; Invitation to join Association.

Adjournment

Meeting adjourned at 8:20 p.m. Next regular meeting, 7 p.m. July 12 in Board of Supervisors Chambers.

8/14/72 (2)

Continued Public Hearing: Formation of  
Jones Valley Park Subdivision Water District

Commissioner Chatfield withdrew from participation in this matter.

Executive Officer read from his report of the April 12 meeting and reported on the July 15 annual meeting of Bear Mountain Mutual Water Company. He reported a resolution opposing formation of District was adopted by a vote of 260 to 64, reflecting substantial majority of assessed valuation within the water company area, and unwillingness of majority to cooperate in a public agency operation in the area, and recommended Commission consider proposal may be premature.

Executive Officer read Mr. Shuman's letter advising incumbent directors had been returned to office; that resolutions were adopted opposing formation of a district and stating Bear Mountain Mutual Water Company would only transfer system to a community services district if forced to do so, and upon payment of full market value; that all proxies permitted to vote had been verified and found in order.

Memo from Robert W. Dietz was read, stating that feasibility of property owners financing a new source of water through an assessment district was based upon ability to obtain existing system at little or no cost, and results of voting indicated majority of shareholders were not in favor of turning over system to a new water district. He concurred that proposal may be premature.

Mr. Harris - Proponent

Spoke of urgent need for water, said wells were going dry, and said proponents of public water system would be willing to supply water to other subdivisions.

Mr. Shuman - Attorney, Bear  
Mountain Mutual Water Company

Opposed formation of a community services district and filed with LAFCO protests of 291 ownerships opposing formation of district.

E.B. Carmichael, Developer  
of Subdivisions in Area

Has about 3,000 acres in area and has no interest in Jones Valley water. Claims has never had a problem with wells in his developments.

Public hearing was closed.

In discussion among Commissioners, it was determined there was no reason to doubt proxies voted were valid; that cost of improvements would be approximately \$118,000, plus market value of existing system, and feasibility of district was contingent upon acquiring present water system at little or no cost; while they were sympathetic to problems in Jones Valley area, they cannot be solved by recommending a water services district be formed at this time.

It was moved by Commissioner Russell, seconded by Commissioner Wagoner, and adopted unanimously that formation of Jones Valley Park Subdivision Water District be denied at this time. (Res. No. 72-26) 8/9/72