

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

**LOMPOC AREA**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

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## A: INTRODUCTION AND OVERVIEW

Local Agency Formation Commissions (or LAFCOs) are a method unique to California in dealing with population growth and public service conditions that became evident in a significant way following World War II.

During and after World War II California experienced a dramatic increase in population and economic development. These changes, together with increased personal mobility related to common automobile ownership, created growing demands for housing, public services and public infrastructure, often in suburban areas.

Before LAFCOs were created - Prior to 1964 decisions to expand city and special district boundaries were left to the annexing agency and the affected landowner. There was no external or third party oversight.

As a result, and due to the desires of some communities to capture their perceived share of new growth, annexation “wars” evolved between some agencies, with some expanding their area to be in a better a position to annex additional territory. The creation of new cities or special districts also occurred without any third party review.

A general lack of coordination led to a multitude of overlapping, inefficient jurisdictional and service boundaries and premature conversion of much of the State’s productive agricultural and open-space lands. The result was “urban sprawl.”

Recognizing these problems, in 1959 newly elected Governor Edmund G. Brown, Sr. appointed the Commission on Metropolitan Area Problems. It’s task was to study and make recommendations on the "misuse of land resources" and the growing complexity of local governmental jurisdictions.

The Commission's revelations about local governmental reorganization were converted into legislation enacted in 1963 that created a Local Agency Formation Commission in each county (except the City and County of San Francisco).

LAFCO regulation of boundary changes - Beginning in 1964, local boundary changes required approval of this new Commission with county-wide regulatory authority. Its broad goals and objectives include discouraging urban sprawl, encouraging the orderly formation and development of local governments based on local circumstances, promoting efficient and economical local governments and, where appropriate, guiding development away from agricultural and open space resources.

LAFCO regulates by approving or denying city and special district boundary changes and the extension of public services. It is empowered to undertake studies of local agencies and to initiate updates to the spheres of influence. Typically, applications to LAFCO originate with affected landowners and/or developers and cities or districts seeking to annex territory.

The Commission is an independent agency, exercising a direct grant of legislative authority from the State government. Its decisions, while subject to judicial review, are not appealable to the County or any other local or State-wide administrative body.

Santa Barbara LAFCO - The SB LAFCO consists of seven regular members: two members appointed by the Board of Supervisors from its own membership; two members of city councils appointed by the mayors of the cities in the County; two members of special district board appointed by the presiding officers of the independent special districts in the County; and one public member, appointed by the other Commissioners.

There are also four alternates – one in each category of member - who vote in the absence of a regular member. Commissioners are appointed to four-year terms.

The day-to-day business of the Commission, including analysis and recommendations about proposals is the responsibility of the Executive Officer. The Commission has legal counsel for assistance.

#### Legislative History (Significant Changes Only)

Through a series of legislative amendments over the past 30 years LAFCO has become responsible for coordinating logical and timely changes in the local governmental structure, including annexations and detachments of territory, incorporations of cities, formations of special districts, consolidations, mergers and dissolutions, and to regulate the extension of services by cities and special districts outside of their boundaries.

A brief timeline of significant legislation and litigation that has shaped LAFCO's current powers and duties is useful to understanding the need for Municipal Service Reviews.

- |      |   |
|------|---|
| 1964 | LAFCO is created as a <u>regulatory agency</u> in each county to regulate cities and districts, promote orderly boundaries and discourage urban sprawl.   |
| 1971 | LAFCO becomes a <u>planning agency</u> when directed by the Legislature to prepare and adopt a “sphere of influence” of each city and special district  |
| 1976 | Due to a legal challenge to a city annexation, the courts declare LAFCOs are subject to the California Environmental Quality Act and annexations are “projects” under CEQA                                |
| 1983 | Responding to a lawsuit involving a special district annexation, the Legislature creates firm time limits within which LAFCOs must adopt spheres of influence or lose the ability to approve annexations. |
| 1985 | LAFCO and boundary change statutes are combined into one volume, the Cortese/ Knox Local Government Reorganization Act  |
| 1993 | Significant reforms include allowing LAFCO to initiate some special district reorganizations and waive certain conduct authority protest hearings   |
| 2000 | LAFCO required to (1) review and update spheres a least every five years and (2) prepare Municipal Service Reviews when updating spheres  |

## Legislative Requirement to Prepare Municipal Service Reviews

Two separate studies recommended that LAFCOs review local agencies.

Little Hoover Commission - A May 2000 Little Hoover Commission report, *Special Districts: Relics of the Past or Resources for the Future?*, focused on governance and financial problems among independent special districts, and barriers to LAFCO's pursuit of district consolidation and dissolution.

The report focused on the need for oversight of special districts, noting "the underlying patchwork of special district governments has become unnecessarily redundant, inefficient and unaccountable." It raised concerns about a lack of visibility and accountability among some independent special districts and indicated many special districts have excessive reserve funds and questionable property tax revenue. The report expressed concern about the lack of financial oversight of the districts.

The report called on the legislature to increase the oversight of special districts by mandating that LAFCOs identify service duplications and that LAFCOs study reorganization alternatives when service duplications are identified, when a district appears insolvent, when district reserves are excessive, when rate inequities surface, when a district's mission changes, when a new city incorporates and when service levels are unsatisfactory. To accomplish this, the report recommended that the state strengthen the independence and funding of LAFCOs, require districts to report to their respective LAFCO, and require LAFCOs to study service duplications.

Commission on Local Governance - The second report, *Growth Within Bounds: Planning California Governance for the 21<sup>st</sup> Century*, had its genesis in legislation that created the Commission on Local Governance for the 21<sup>st</sup> Century in 1997. It was established to review current statutes on the policies, criteria, procedures and precedents for city, county and special district boundary changes.

21<sup>st</sup> Century Commission released its final report in January 2000, which examined the way that local government is organized and operates, and established a vision of how the state will grow by "making better use of the often invisible LAFCOs in each county".

The report points to the expectation that California's population will double over the first four decades of the 21<sup>st</sup> Century, and raises concern that our government institutions were designed when our population was much smaller and our society was less complex. The report warns that, without a strategy, open spaces will be swallowed up, expensive freeway extensions will be needed, job centers will become farther removed from housing, and this will lead to longer commutes, increased pollution and a more stressful lifestyle. The report suggests local governments face unprecedented challenges in their ability to finance service delivery since voters cut property tax revenues in 1978 and the legislature shifted property tax revenues from local government to the schools in 1993.

The report recommended encouraging effective, efficient and easily understandable government and suggested that LAFCOs cannot achieve their fundamental purposes without a comprehensive knowledge of the services available within its county, the current efficiency of providing service within various areas of the county, future needs for each service, and expansion capacity of each service provider. Further, the report asserted that many LAFCOs lack such knowledge, and should be required to conduct such reviews to ensure that municipal services are logically extended to meet California's future growth and development.

The Report's recommendations were made part of the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000. The law requires LAFCO periodically update spheres of influence and to review municipal services before updating the spheres.

MSRs are intended to provide LAFCO and the public with a comprehensive study of existing and future public service conditions and evaluate organizational options to accommodate growth, prevent urban sprawl and ensure that critical services are provided efficiently and cost-effectively.

Government Code Section 56430, which became effective on January 1, 2001, requires LAFCO to review municipal services provided in geographic areas appropriate to the service or services to be reviewed, and prepare a written statement of determinations with respect to each of the following:

1. Infrastructure needs or deficiencies;
2. Growth and population projections for the affected area;
3. Financing constraints and opportunities;
4. Cost avoidance opportunities;
5. Opportunities for rate restructuring;
6. Opportunities for shared facilities;
7. Government structure options, including advantages and disadvantages of consolidation or reorganization of service providers;
8. Evaluation of management efficiencies; and
9. Local accountability and governance.

MSRs do not require LAFCO to initiate changes based on service review findings, only to make determinations regarding the provision of public services. LAFCO, local agencies and the public may subsequently use the determinations to analyze prospective changes of organization or reorganization or to establish or amend spheres of influence.

MSRs are not "projects" under the provisions of the California Environmental Quality Act; they are feasibility or planning studies for *possible* future action that LAFCO has not approved.

The outcome of conducting an MSR may implement a recommended change of organization or reorganization. Either LAFCO or a local agency that submits a proposal

may be the lead agency for compliance with CEQA and conduct an appropriate environmental review.

### Legislative Requirement to Update Spheres of Influence

Since 1971 LAFCO has been obligated to develop and adopt a sphere of influence for each city and special district within the county. The statute states “The Commission shall develop and determine the sphere of influence of each local governmental agency within the county and enact policies designed to promote the logical and orderly development of areas within the sphere.” (Government Code Section 56425)

Section 56076 defines a sphere of Influence as:

A plan for the probable physical boundaries and service area of a local agency, as determined by the commission.

The Cortese/Knox/Hertzberg Local Government Reorganization Act of 2000 requires LAFCO, for the first time, to “review and update, as necessary, the adopted sphere not less than once every five years.” (Government Code Section 56425 (f)).

LAFCO is prohibited from approving a boundary change that is inconsistent with the adopted sphere for the affected agencies. It is therefore a planning tool to provide guidance for individual proposals involving jurisdictional changes. They are intended to encourage the efficient provision of public services and prevent service duplication.

The direct relationship between MSRs and Sphere of Influence Updates is in Government Code Section 56430, which states that “In order to prepare and to update spheres of influence in accordance with Section 56425, the Commission shall conduct a service review of the municipal services provided in the county or other appropriate area designated by the commission.”

In addition to the written determinations needed to adopt an MSR, whenever LAFCO adopts or amends a sphere of influence it must make the following additional written determinations:

1. Present and planned land uses in the area, including agricultural and open-space lands;
2. Present and probable need for public facilities and services in the area;
3. Present capacity of public facilities and adequacy of public service that the agency provides or is authorized to provide; and
4. Existence of any social or economic communities of interest in the area if the commission determines that they are relevant to the agency.

The statute contains procedural requirements for LAFCO to review and update spheres. The Commission must notify affected agencies 21 days before holding a public hearing



to consider the sphere. The Executive Officer must issue a report and recommendations on the sphere updates under consideration at least five days prior to the public hearing.

# **CITY OF LOMPOC**

## **MUNICIPAL SERVICE REVIEW AND SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 1. INTRODUCTION

This report regarding the City of Lompoc was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the City and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 2. MUNICIPAL SERVICE REVIEW

### Description of City

The City was incorporated August 13, 1888 and is one of eight cities in Santa Barbara County. It operates pursuant to the general laws of the State of California (Government Code, Section 34000 et seq.).

It is governed by a five-member city council, which includes a directly-elected mayor, all of whom are elected at large. It has a city manager form of government and is a “full service” city, providing most essential city services. See the organization chart.

The City is adjacent to the Santa Ynez River in the Lompoc Valley in northern Santa Barbara County. Located at the intersection of State Highways 1 and 246 it is adjacent to and includes a portion of Vandenberg Air Force Base.

The City boundaries and sphere of influence are largely coterminous with a few small areas within the sphere that have not been annexed. A map of the City and its sphere is included in this report.

### City Services

The City provides a broad variety of municipal services, which include:

- Law enforcement including traffic law enforcement
- Fire prevention and suppression
- Emergency medical response
- Electrical service
- Parks, recreation programs and open space maintenance
- Land use planning and regulation of buildings
- Library services
- General aviation airport
- Retail water supply
- Wastewater collection, treatment and disposal
- Refuse collection, recycling and disposal
- Street maintenance
- Street lighting
- Drainage and storm water disposal
- Transit services

The Request for Information for Municipal Service Reviews includes significant detail about the services provided by the City including a discussion of services provided in concert with other public agencies. A copy is available in the LAFCO office.

The City participates in a number of joint powers authorities with other public agencies also detailed in the Request for Information.

The City services to approximately 14,750 electric, 9,200 water and 14,750 wastewater connections, sees 120 vehicles per day at its landfill and there are 23,875 cardholding customers of the city library (though a much larger number are able to use the facility).

Sewage effluent from the City, Vandenberg Village and Vandenberg Air Force Base is treated and disposed of at the Lompoc Regional Wastewater Reclamation Plant that is operated by the City of Lompoc.

#### Other Governmental Agencies within the City

Local agencies that overlap the City are the Lompoc Cemetery District, Lompoc Health Care District and Santa Ynez River Water Conservation District.

### 3. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the City of Lompoc. LAFCO is responsible for assessing whether the City is reasonably capable of providing needed resources and infrastructure to serve areas within the City and its Sphere of Influence. It is important that infrastructure and resources are available when SOI revisions or annexations occur.

In addition to the documents submitted by the City in support and explanation of this MSR we have examined the EIR being prepared by the City for the Wye Specific Plan. This document anticipates an annexation to the City of Lompoc (and the Mission Hills CSD) of approximately 149 acres located north of State Highway 1 and west of Harris Grade Road for the development of approximately 475 homes and related uses.

This proposal will require an expansion of the City's sphere of influence and will provide the environmental documentation for LAFCO to review that request.

#### **Infrastructure Needs and Deficiencies**

The City provides and maintains a variety of facilities to extend public services to its residents and property owners. The City's Capital Improvement Plan (CIP) identifies projects for construction through the year 2017 to improve and maintain the City's public services, projects which total \$150,963,000.

By identifying these current and future needs the City is able to plan for sufficient financing and sequencing of construction to meet its probable needs.

For the proposed Wye Specific Plan project the Mission Hills CSD will provide the water and sewer services with other local municipal services being provided by the City. The District has sufficient capacity to serve the project. The City, through proper conditioning of the development, will be able to maintain current levels of public services for the

project area and the current City. Infrastructure is sufficient to handle projected increases or is expandable so such increases would cause minimal impacts.

### **Growth and Population Projections**

The City accepts the Santa Barbara County Association of Government's growth projections for use in Municipal Service Reviews. It also relies on its adopted General Plan update process to assess services needs for the City for the next 20 years for growth projections and for plans to maintain municipal service levels.

### **Financing Constraints and Opportunities**

The City is subject to the funding regulations that apply to municipalities throughout the State and is therefore subject to broad changes in revenue allocation based on the State budget and its relationship to local funding sources.

It is reasonable to conclude that by investing in its CIP, calculating impact fees and mitigations for new projects and careful stewardship of resources the City will be able to avoid long-term, unfunded financial obligations for improvements or maintenance.

Continued planned growth may allow the City to benefit from economy of scale and being able to allocate some fixed municipal costs over a wider base of support.

### **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities that have not been considered by the City, many of which have been implemented through mutual aid agreements and joint powers authorities to assist in service economy and mitigate the impacts of emergencies by avoiding the costs to duplicate facilities and equipment.

### **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in City operations.

### **Opportunities for Shared Facilities**

Significant sharing is already occurring in wastewater treatment by joint use of the City's regional reclamation plant and there are arrangements for providing community services, such as library staffing, cooperatively with other local agencies.

### **Government Structure Options**

There are no obvious opportunities for governmental structure options.

## **Management Efficiencies**

The City exhibits the characteristics of a well-managed agency operating efficiently and serving its residents and customers effectively. A significant amount of effort is invested in planning how best to provide services to City residents and property owners.

## **Local Accountability and Governance**

The City is a relatively compact government, which enhances the ability of the public to participate in its activities. The Mayor and City Council are elected by and accountable to the voters who reside in the City.

The City maintains many outreach programs. City Council meetings are broadcast live and in replay on television in Lompoc. There is a Website with information about City activities and informational flyers are distributed with City utility billing statements.

## **4. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### Description of Current Sphere of Influence

The City boundaries and sphere of influence are largely coterminous with some small areas in the sphere that have not been annexed. These are located to the south and along the Santa Ynez River. A map of the City and its sphere are included.

### Potential Sphere Changes

In response to the MSR Request for Information, the City responded as follows:

Do you feel that your agency's boundary is correct at this time? No

Are there areas your agency desires or plans to serve that are not now within is boundaries or its sphere of influence? Yes

The City notes that it is processing an annexation application, Sphere of Influence and General Plan amendments, pre-zoning and Specific Plan for the Wye area north of and adjacent to the City.

The City indicates it is also reviewing other annexation inquiries to determine if expanding the City boundaries would be appropriate.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence have been officially proposed at this time it is not necessary for the Commission to adopt or approve determinations to modify the sphere. At such time in the future that a sphere amendment is proposed it would be appropriate to consider the information in this MSR in making any determinations

## 5. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The City of Lompoc provided the information and documents upon which the evaluation is based. The City staff, notably Associate Planner Peggy Woods and Community Development Director Arleen Pelster were instrumental in providing data but it is clear from the quality of the submittal that the entire City organization was involved.

Mapping services were provided by JDL Mapping.

### Available Documentation

The “Request for Information for Municipal Service Reviews” submitted by the City and the supporting documents referred to therein are available in the LAFCO office.

## 6. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that consideration of expansion or revision be considered when an application from the City is received.



**COUNTY SERVICE AREA  
NO. 4 (NORTH LOMPOC)**

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 7. INTRODUCTION

This report regarding County Service Area No. 4 (North Lompoc) was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 8. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed in 1962 and operates pursuant to the County Service Area Law (Government Code, Section 25210 et seq.).

The District is governed by the Board of Supervisors and administered by the County Parks Department.

The District is located in northern Santa Barbara County and includes the developed portions of the Mission Hills and Vandenberg Village communities.

The District's boundaries and sphere of influence are coterminous. As areas seek to annex to the District it is necessary to expand the sphere. A map of the District and its sphere is included.

### District Services

The District funds and administers passive parks and open space. The District maintains approximately 52 acres of open space. Most maintenance services are contracted through a competitive bid process.

### Other Governmental Agencies within the District

Local agencies that overlap the District are the Santa Barbara County Fire Protection District, County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, Lompoc Health Care District, North County Lighting District and Santa Ynez River Water Conservation District.

## 9. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for County Service Area No. 4.

### **Infrastructure Needs and Deficiencies**

The District maintains dedicated open space land. The amount of land is determined by the County's land use development conditions for projects within the Mission Hills and Vandenberg Village areas.

### **Growth and Population Projections**

The District maintains open space dedicated as a result of the County's approval of land use permits. The District does not influence or affect growth and population projections

but instead provides services when land use changes are approved which result in the dedication of passive parks and open space.

### **Financing Constraints and Opportunities**

The District receives a portion of general property tax within the District and related revenues from parcels within the District. This source is sufficient to fund open space maintenance services.

### **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities; the majority of the cost is involved in contracting for maintenance services.

### **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in the operations of the District since rates are not charged for District services.

### **Opportunities for Shared Facilities**

There are no obvious opportunities for shared facilities in the operations of the District.

### **Government Structure Options**

There are no obvious opportunities for structural changes in the operation of the District.

### **Management Efficiencies**

The District is managed by the County Parks Department by utilizing a small portion of the time of current employees. Annual administrative fees are less than \$400 for a budget that exceeds \$25,000 dollars

### **Local Accountability and Governance**

The District is governed by the Board of Supervisors, which is elected by districts each of which include approximately 20% of the total County population.

## **10. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### **Description of Current Sphere of Influence**

The District's boundaries and sphere of influence are coterminous.

As annexations to the District are proposed it is necessary to expand the sphere. To reduce expenses for those being annexed and reduce the LAFCO workload, consideration should be given in the next sphere expansion to including any areas planned for urban development in general plans in the Mission Hills and Vandenberg Village communities.

#### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## 11. ACKNOWLEDGEMENTS & REFERENCES

#### Available Documentation

The “Request for Information for Municipal Service Reviews” submitted by the District and the supporting documents referred to therein are available in the LAFCO office.

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

Business Manager Mike Gibson in the County Parks Department provided the basic information and documents upon which the evaluation is based.

Mapping services were provided by JDL Mapping.

## 12. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

# **COUNTY SERVICE AREA NO. 32 (LAW ENFORCEMENT)**

## **MUNICIPAL SERVICE REVIEW AND SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

### 13. INTRODUCTION

This report regarding County Service Area No. 32 (Law Enforcement) was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 14. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed in 1979 and operates pursuant to the County Service Area Law (Government Code, Section 25210 et seq.).

The District includes the entire unincorporated area and excludes all cities. It is governed by the Board of Supervisors and administered by the County Sheriff.

The District's boundaries and sphere of influence are coterminous. As lands are annexed to a city it is detached from the District.

### District Services

The District provides an accounting mechanism to help fund law enforcement services in the unincorporated area. The District has no separate staff and functions as a source of revenue for the Sheriff's office.

### Other Governmental Agencies within the District

Local agencies that overlap the District in the Lompoc area the Santa Barbara County Fire Protection District, County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, Lompoc Health Care District, North County Lighting District and Santa Ynez River Water Conservation District.

## 15. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for County Service Area No. 32.

### **Infrastructure Needs and Deficiencies**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. There is no related infrastructure other than law enforcement vehicles and equipment.

### **Growth and Population Projections**

The District generates revenues that increase as population growth occurs. It does not affect the rate or location of population development.



### **Financing Constraints and Opportunities**

The District receives sales and other unincorporated area revenues generated in the unincorporated area to help fund law enforcement services.

### **Cost-Avoidance Opportunities**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. The County may institute staffing or other changes but they are not directly related to this agency.

### **Opportunities for Rate Restructuring**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. It does not establish or administer rates or charges for current services.

### **Opportunities for Shared Facilities**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. This agency does not own or manage any facilities.

### **Government Structure Options**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. The district is governed by the Board of Supervisors and includes the entire unincorporated area.

### **Management Efficiencies**

This is not a pertinent issue to this agency, which is a funding source for law enforcement services in the unincorporated area. The County may institute staffing or other changes but they are not directly related to this agency.

### **Local Accountability and Governance**

The District is governed by the Board of Supervisors, which is elected by Supervisorial districts, each of which include approximately 20% of the total County population. It is administered by the County Sheriff's Office.

## **16. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### **Description of Current Sphere of Influence**

The District's boundaries and sphere of influence are coterminous. As lands are annexed to one of the cities it is detached from the District.

#### No Proposed Sphere Changes

There are no sphere changes proposed at this time.

#### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

### 17. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Santa Barbara Sheriff's Office provided the basic information upon which the evaluation is based. Commander Jeff Meyer was instrumental in providing data.

#### Available Documentation

The "Request for Information for Municipal Service Reviews" submitted by the Sheriff and supporting documents referred to therein are available in the LAFCO office.

### 18. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

# **LOMPOC HEALTHCARE DISTRICT**

## **MUNICIPAL SERVICE REVIEW AND SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 19. INTRODUCTION

This report regarding the Lompoc Healthcare District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 20. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed in 1946 and operates pursuant to Health and Safety Code, Section 32000-32492.

It is located in northern Santa Barbara County. It encompasses a large area, extending from the Pacific Ocean almost to Buellton, and includes the Lompoc Valley, surrounding hills and a portion of the Vandenberg Air Force Base. The District's facility, the Lompoc Hospital, is located in the City of Lompoc.

A five-member board of directors, elected at-large, governs the District. A Chief Executive Officer is responsible for administrative functions. A District organizational chart is included.

The District's boundaries and sphere of influence are coterminous. A map of the District and its sphere is included.

The District's Mission Statement is:

**OUR MISSION** – *WHO WE ARE AND WHAT WE DO* – A community based, healthcare district providing quality inpatient, outpatient, long-term, and home health care services, appropriately and compassionately.

**OUR VALUES** – *WHAT WE WILL BE* – A leader in an organized and coordinated health care system and an advocate for good health for the Lompoc Valley.

**OUR VALUES** – *WHAT GUIDES OUR ACTIONS* –

- ❑ Maintaining the *trust* of our community and patients
- ❑ Continuously striving to *improve* our services
- ❑ *Communicating* openly and honestly
- ❑ Working as a *team* with each other, the medical staff and our customers
- ❑ Being *compassionate* and caring for everyone we serve
- ❑ Encouraging District staff to *grow* professionally
- ❑ Using resources *efficiently*

### District Services

The District owns and operates a public hospital and provides inpatient and outpatient acute care and long term care to residents of the District.

## Other Governmental Agencies within the District

Local agencies that overlap the District are the City of Lompoc, Santa Barbara County Fire Protection District, County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District and Santa Ynez River Water Conservation District.

## 21. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the Mission Hills CSD.

### **Infrastructure Needs and Deficiencies**

It appears from the information provided that the District is planning for and will be able to accommodate the potential service demands.

### **Growth and Population Projections**

The District includes the Lompoc Valley and surrounding areas. It provides services based upon the population and is planning for and should be able to accommodate the potential service demands.

### **Financing Constraints and Opportunities**

The District is funded by private health plans, the state and federal government, individuals utilizing its services and a portion of the property tax. Like other healthcare districts and public hospitals, financing constraints and opportunities are to a large extent related to State and Federal statutes and requirements.

Financial challenges facing the District include unfunded State mandates regarding nurse to patient ratios, decreasing reimbursement by State and Federal governments for healthcare and workers compensation expenses.

### **Cost-Avoidance Opportunities**

As an independent hospital there are no obvious cost avoidance opportunities though the District participates in a group purchasing organization with other hospitals.

### **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in the operations of the District.

### **Opportunities for Shared Facilities**

There are no obvious opportunities for shared facilities in the operations of the District.

### **Government Structure Options**

There are no obvious opportunities for government structure options.

### **Management Efficiencies**

The District exhibits the characteristics of a well-managed agency operating efficiently and serving its residents and customers effectively.

### **Local Accountability and Governance**

The District boundaries are relatively expansive but the majority of the population is concentrated in the Lompoc valley. The Board of Directors is elected by and accountable to the voters who reside in the District.

## **22. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are coterminous.

### No Proposed Sphere Changes

In response to the MSR Request for Information, the District responded as follows:

Do you feel that your agency's boundary is correct at this time? Yes

Are there areas your agency desires or plans to serve that are not now within is boundaries or its sphere of influence? No

Are there areas your agency currently serves that might be served more efficiently by another agency? No

The staff concurs with this response and does not identify a need to modify the District boundaries or sphere of influence.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## 23. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Lompoc Healthcare District provided the basic information and documents upon which the evaluation is based. The District staff, Chief Executive Officer Jim Raggio was instrumental in providing data.

Mapping services were provided by JDL Mapping.

### Available Documentation

The “Request for Information for Municipal Service Reviews” submitted by the District and supporting documents referred to therein are available in the LAFCO office.

## 24. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.



**MISSION HILLS  
COMMUNITY SERVICES  
DISTRICT**

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 25. INTRODUCTION

This report regarding the Mission Hills Community Services District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 26. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed November 29, 1979 and operates pursuant to the Community Services District Act (Government Code, Section 61000 et seq.).

It is located in northern Santa Barbara County, on State Highway 1 adjacent to the City of Lompoc.

A five-member board of directors, elected at-large, governs the District. A General Manager is responsible for administrative functions. A District organizational chart is included.

The District's boundaries and sphere of influence are not coterminous. Portions of the sphere have not been annexed to the District, the largest being the "Wye" area on the west side of Harris Grade Road. A map of the District and its sphere are included.

The District's Mission Statement is:

The Mission Hills Community Services District is committed to provide the residents within the District reliable, high quality water and wastewater services in an efficient, cost effective, and environmentally safe manner.

### District Services

The District provides retail water delivery, the collection, treatment and disposal of wastewater and street sweeping. The District services approximately 1,168 water connections and 1,113 sewer connections. The District serves the La Purisima Mission State Historical Park which is outside the District.

### Other Governmental Agencies within the District

Local agencies that overlap the District are the Santa Barbara County Fire Protection District, County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, Lompoc Health Care District, North County Lighting District and Santa Ynez River Water Conservation District.

## 27. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the Mission Hills CSD.

## **Infrastructure Needs and Deficiencies**

The District's Financial Plan Update (June 2001) projects capital needs to serve projected growth in service demand and estimates funds needed for proposed capital improvements to serve the anticipated additional connections.

From the information provided in the District's adopted plans, the District is preparing to accommodate the added service demands.

### Water and Wastewater Facility Needs and Projections

The District's Water and Sewer Masterplan Update (October 2000) identifies projected facility improvements for both water and sewer systems. The plan identifies the procedure by which the District will achieve these improvements.

The District's facilities to produce and store groundwater for current and projected needs are adequate and will be enhanced with the programmed improvements.

## **Growth and Population Projections**

The District sphere of influence borders the City of Lompoc and the State-owned Burton Mesa Ecological Reserve and the La Purisima Mission State Historic Park, restricting the District's potential for geographic expansion.

The Water and Sewer Masterplan Update and the Financial Plan Update are based on land use and population projections which anticipate an additional 682 dwelling units within the service area, 460 west of Harris Grade Road and 222 east of Harris Grade Road.

## **Financing Constraints and Opportunities**

The District has an adopted water and sewer master plans and a financial plan which project needed revenues including developer mitigations for projects. It is reasonable to conclude these endeavors will avoid long-term, unfunded financial obligations for improvements or ongoing maintenance.

## **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities in water or wastewater operations since the most significant costs are related to obtaining water supplies and treating and discharging wastewater effluent.

The District participates in a Joint Powers Authority with other public utilities to obtain pooled property, liability and workers compensation insurance savings.

### **Opportunities for Rate Restructuring**

The District has the opportunity for rate restructuring during the annual budget process and with the adoption of each rate ordinance.

### **Opportunities for Shared Facilities**

There are no obvious opportunities for shared facilities in the operations of the District.

### **Government Structure Options**

There may be possible savings by sharing administrative and field staff and/or facilities with the Vandenberg Village Community Services District. A functional consolidation would retain both agencies as separate districts but share specified functions.

The District states that consolidation with the Vandenberg Village Community Services District has been considered on previous occasions and is considered unacceptable for political and economic reasons.

### **Management Efficiencies**

The District exhibits the characteristics of a well-managed agency operating efficiently and serving its residents and customers effectively.

### **Local Accountability and Governance**

The District is a relatively compact government, which enhances the ability of the public to participate in its activities. The Board of Directors is elected by and accountable to the voters who reside in the District. The District produces quarter newsletters and sends note with its bills.

## **28. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are not coterminous. Portions of the sphere have not been annexed to the District, the largest being the "Wye" area on the west side of Harris Grade Road. A map of the District and its sphere are included.

### No Proposed Sphere Changes

In response to the MSR Request for Information, the District responded as follows:

Do you feel that your agency's boundary is correct at this time? Yes

Are there areas your agency desires or plans to serve that are not now within its boundaries or its sphere of influence? No

Are there areas your agency currently serves that might be served more efficiently by another agency? No

This response is consistent with the staff's understanding of the District's sphere. However there are plans to annex territory to the District. It notes there is a joint service agreement with the City of Lompoc for a defined area, specifically the "Wye" area to the west of Harris Grade Road

#### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

### 29. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Mission Hills CSD provided the basic information and documents upon which the evaluation is based. The District staff, notably General Manager John Lewis and District Secretary Rebecca Davis were instrumental in providing data.

Mapping services were provided by JDL Mapping.

#### Available Documentation

The "Request for Information for Municipal Service Reviews" submitted by the District and the supporting documents referred to therein are available in the LAFCO office.

### 30. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

# **NORTH COUNTY LIGHTING DISTRICT**

## **MUNICIPAL SERVICE REVIEW AND SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 31. INTRODUCTION

This report regarding the North County Lighting District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.



## 32. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed March 22, 1994 and operates pursuant to the Highway Lighting District Act (Streets and Highways Code, Section 19000 et seq.).

The Board of Supervisors governs the District. It is administered by the Santa Maria office of the County Public Works Department.

The District is located in northern Santa Barbara County and includes five separate communities: Casmalia and surrounding lands, Los Alamos and surrounding lands, Mission Hills, Orcutt and Vandenberg Village.

The District was formed by consolidating the Casmalia, Los Alamos and Orcutt Streetlighting Districts and concurrently annexing the territory within - and transferring the streetlighting function of - County Service Area No. 4 (North Lompoc) and County Service Area No. 5 (Orcutt). Those two CSAs continue to exist to fund parks and open space maintenance.

The District's boundaries and sphere of influence are coterminous. As areas seek to annex to the District it is necessary to expand the sphere; it occurs only in Mission Hills, Orcutt and Vandenberg since the existing District boundaries are so large in the Casmalia and Los Alamos area. A map of the District and its sphere are included.

The County Public Works Department's Mission Statement is:

To provide, operate and maintain essential public works facilities and services for the community to make everyday life as safe and convenient as possible.

### District Services

The District funds streetlighting services.

### Other Governmental Agencies within the District

Local agencies that overlap the District in the Lompoc area the Santa Barbara County Fire Protection District, County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, Lompoc Health Care District and Santa Ynez River Water Conservation District.

### 33. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the North County Lighting District.

#### **Infrastructure Needs and Deficiencies**

The District's Financial Plan Update (June 2001) projects capital needs to serve projected growth in service demand and estimates funds needed for proposed capital improvements to serve the anticipated additional connections.

It appears from the information provided that the District is planning for and will be able to accommodate the potential added service demands.

#### **Growth and Population Projections**

The District provides streetlights when required by the County's approval of land use permits. The District does not influence or affect growth and population projections but instead provides services when land use changes are approved.

#### **Financing Constraints and Opportunities**

The District receives a portion of general property tax within the District area that existed prior to 1978 (the enactment of Proposition 13), imposes assessments on parcels within the District and has in the past received contributions from the County General Fund. It is reasonable to conclude these sources will be sufficient to fund streetlighting services.

As growth occurs developers are required to donate streetlighting standards to the District and to fund the streetlighting service until the property is generating revenues from the County tax and assessment roll.

#### **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities; the majority of the cost is involved in purchasing electricity to energize the lighting standards. A cost avoidance opportunity was realized in 1994 with the consolidation of the previous separate districts.

#### **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in the operations of the District.

#### **Opportunities for Shared Facilities**

There are no obvious opportunities for shared facilities in the operations of the District.

## **Government Structure Options**

There are no obvious opportunities for structural changes in the operation of the District.

## **Management Efficiencies**

The District is managed by the County Public Works Department by utilizing a small portion of the time of current employees. Annual administrative fees are less than \$6,000 for a streetlighting budget that exceeds \$430,000 dollars

## **Local Accountability and Governance**

The District is governed by the Board of Supervisors, which is elected by districts each of which include approximately 20% of the total County population.

## **34. SPHERE OF INFLUENCE REVIEW AND UPDATE**

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are coterminous.

As annexations to the District are proposed – typically in Mission Hills, Orcutt and Vandenberg Village - it is necessary to expand the sphere. To reduce expenses for those being annexed and reduce the LAFCO workload, consideration should be given to expanding the sphere to include areas planned for urban development in general plans in those communities and avoid repetitive sphere changes tied in separate annexations. This can be considered the next time a proposal is submitted to amend the sphere.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## **35. ACKNOWLEDGEMENTS & REFERENCES**

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

Marty Wilder in the County Public Works Department provided the basic information and documents upon which the evaluation is based. The "Request for Information for Municipal Service Reviews" submitted by the District and supporting documents referred to therein are available in the LAFCO office.

Mapping services were provided by JDL Mapping.

## 36. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

**SANTA BARBARA COUNTY  
FIRE PROTECTION  
DISTRICT**

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 37. INTRODUCTION

This report regarding the Santa Barbara County Fire Protection District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 38. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed in April 1926 and operates pursuant to the Fire Protection District Law on 1987 (Health and Safety Code, Section 13800 et seq.).

The District is Countywide except for the Cities of Guadalupe, Lompoc, Santa Barbara, Santa Maria and Solvang and the Carpinteria/Summerland, Montecito and Orcutt Fire Protection Districts.

The District is governed by the Board of Supervisors and administered by the County Fire Chief.

The District's boundaries and sphere of influence are coterminous. As lands are annexed to one of the cities that provide fire protection it is detached from the District.

### District Services

The District provides fire prevention and suppression, emergency medical response and transport, search and rescue, building permits and inspections and participates in the County Office of Emergency Services.

### Other Governmental Agencies within the District

Local agencies that overlap the District in the Lompoc area County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, Lompoc Health Care District, North County Lighting District and Santa Ynez River Water Conservation District.

## 39. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the Santa Barbara County Fire Protection District.

### **Infrastructure Needs and Deficiencies**

The District operates Fire Station 51 at 749 Burton Mesa Boulevard in Mission Hills, serving the unincorporated area north of the City of Lompoc. It appears the District is able to accommodate potential service demands in the area from this facility

The County's Capital Improvement Plan projects capital needs for the District to serve projected growth in its entire service area and estimates funds that will be needed for proposed capital improvements to serve anticipated needs.

## **Growth and Population Projections**

The District will provide services as population growth occurs. It does not affect the rate or location of population development.

## **Financing Constraints and Opportunities**

The District receives a portion of the general property tax levied within its boundaries and fees to mitigate impacts of development projects. It is reasonable to conclude these will avoid long-term, unfunded financial obligations for improvements or operations.

## **Cost-Avoidance Opportunities**

The District participates in a mutual aid and response agreements with other emergency response agencies to obtain increased levels of service and coverage.

## **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in the operations of the District.

## **Opportunities for Shared Facilities**

There may be possible savings by sharing administrative and field staff and/or facilities and equipment. See response below to Government Structure Options.

## **Government Structure Options**

While no proposals have been made to LAFCO the District reports that “fiscal and service efficiencies could be attained through county-wide regionalization of the types of services provided by the District.”

It also notes that within the past few years there have been discussions between the District and the City of Lompoc regarding consolidation of fire protection services. However those discussions were ended without an agreement to proceed in that direction.

## **Management Efficiencies**

Given its extensive service area the District exhibits the characteristics of a well-managed agency operating efficiently and serving its residents and customers effectively.

## **Local Accountability and Governance**

The District is governed by the Board of Supervisors, which is elected by districts each of which include approximately 20% of the total County population.



## 40. SPHERE OF INFLUENCE REVIEW AND UPDATE

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are coterminous. As lands are annexed to one of the cities that provide fire protection it is detached from the District.

### No Proposed Sphere Changes

There are no known sphere changes proposals at this time.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## 41. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Santa Barbara County Fire Protection District provided the basic information and documents upon which the evaluation is based. The District staff, notably Deputy Fire Chief Steve Vittum was instrumental in providing data.

Mapping services were provided by JDL Mapping.

### Available Documentation

The "Request for Information for Municipal Service Reviews" submitted by the District and supporting documents referred to therein are available in the LAFCO office.

## 42. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

**SANTA BARBARA COASTAL  
VECTOR CONTROL  
DISTRICT**

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

### 43. INTRODUCTION

This report regarding the Santa Barbara Coastal Vector Control District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.

## 44. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed 1959 and operates pursuant to the Pest Abatement District Law (Health and Safety Code, Section 2200 et seq.).

The District encompasses the unincorporated area and the Cities of Carpinteria, Goleta and Santa Barbara. It excludes the Cities of Buellton, Guadalupe, Lompoc, Santa Maria and Solvang.

The District is governed by an eight -member board of trustees, appointed by the Board of Supervisors and City Councils of cities within the District. A General Manager is responsible for administrative functions.

The District's boundaries and sphere of influence are not coterminous. Territory within the City of Santa Barbara was recently annexed to the District to obtain services. For cities that are "outside" of the District, as land is annexed to the city it is concurrently detached from the District.

### District Services

The District provides abatement of mosquitoes, roof rats and other disease vectors and routine surveillance of vector-borne disease.

### Other Governmental Agencies within the District

Many local agencies overlap the District. In the Lompoc area these include County Service Area 4 (Open Space Maintenance), Lompoc Cemetery District, Mission Hills CSD, Santa Barbara County Fire Protection District, Santa Barbara Coastal Vector Control District and Vandenberg Village CSD.

## 45. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the Santa Barbara Coastal Vector Control District.

### **Infrastructure Needs and Deficiencies**

The District provided to LAFCO in October 2004 a report on its current service plans and programs. It indicates the District is progressing with the purchase of equipment and hiring of personnel to conduct a more effective response to the threat of West Nile Virus disease in the County.

It appears from the information provided that the District is will be able to accommodate the potential added service demands related to annexing the City of Santa Barbara.

### **Growth and Population Projections**

The District generates revenues that increase as population growth occurs. The District's services do not affect the rate or location of population development.

### **Financing Constraints and Opportunities**

District revenues are limited to growth in the property tax allocation it receives from the general property tax levy, the amount the County allocated to the District in the North County area and assessments on parcels within the District.

Opportunities for revenue enhancement include the potential of annexing cities that are outside of the District and imposing assessments on the parcels in such annexation area in conjunction with providing District services to the annexation area.

### **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities in providing District services.

### **Opportunities for Rate Restructuring**

There are no obvious opportunities for rate restructuring in the operations of the District.

### **Opportunities for Shared Facilities**

There are no obvious opportunities for shared facilities in the operations of the District.

### **Government Structure Options**

There are no obvious opportunities for a different government structure, other than the County becoming responsible for vector control activities. The County previously decided to defer to the District to provide these types of services.

### **Management Efficiencies**

While it is still in a growth stage the District exhibits characteristics of a agency that is operating efficiently and serving its residents and customers effectively.

### **Local Accountability and Governance**

The District is governed by the Board of Trustees appointed by the Board of Supervisors and by City Councils of cities within the District.

## 46. SPHERE OF INFLUENCE REVIEW AND UPDATE

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are not coterminous. The sphere is countywide but some cities are included in the District. When cities "outside" of the District annex land, the land is concurrently detached from the District.

### No Proposed Sphere Changes

There are no sphere changes proposed at this time.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## 47. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Santa Barbara Coastal Vector Control District provided the basic information upon which the evaluation is based. The District General Manager Mitch Bernstein was instrumental in providing data.

### Available Documentation

The "Request for Information for Municipal Service Reviews" submitted by the District and supporting documents referred to therein are available in the LAFCO office.

## 48. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.

**VANDENBERG VILLAGE  
COMMUNITY SERVICES  
DISTRICT**

**MUNICIPAL SERVICE REVIEW AND  
SPHERE OF INFLUENCE UPDATE**

Report to the  
**Santa Barbara Local Agency  
Formation Commission**

February 2005

## 49. INTRODUCTION

This report regarding the Vandenberg Village Community Services District was prepared by the Santa Barbara Local Agency Formation Commission (“LAFCO”) in accordance with Section 56430 of the California Government Code. It responds to the requirement that LAFCO conduct a Municipal Service Review (MSR) to study the delivery of municipal services and update spheres of influence.

The MSR evaluates services provided by the District and issues regarding its sphere of influence. MSR Guidelines prepared by the State Office of Planning and Research were referred to in developing information, performing analysis and organizing this study.

This report describes service delivery and related issues for LAFCO to consider and presents determinations as required by law. The decision to approve or disapprove any determinations or policies rests entirely with the Commission.

Written determinations regarding the MSR and sphere of influence update are provided for the Commission’s consideration. This report is an informational document and does not substitute for discretionary decisions that can only be made by the Commission.

This Report is subject to reconsideration and revision as directed by the LAFCO staff or by the Commission during the course of its deliberations.



## 50. MUNICIPAL SERVICE REVIEW

### Description of District

The District was formed December 2, 1983 and operates pursuant to the Community Services District Act (Government Code, Section 61000 et seq.).

It is located in northern Santa Barbara County, on State Highway 1 between the City of Lompoc and the Vandenberg Air Force Base.

A five-member board of directors, elected at-large, governs the District. A General Manager is responsible for administrative functions. A District organizational chart is included.

The District's boundaries and sphere of influence are coterminous. A map of the District and its sphere are included.

The District's Mission Statement is:

To efficiently provide dependable drinking water delivery and wastewater collection services to Vandenberg Village residents, with a commitment to customer service.

### District Services

The District provides retail water delivery and the collection of wastewater. The District services approximately 2,200 connections.

Sewage effluent from the District is treated and disposed of at the Lompoc Regional Wastewater Reclamation Plant that is operated by the City of Lompoc.

### Other Governmental Agencies within the District

Local agencies that overlap the District are the Santa Barbara County Fire Protection District, County Service Area 4 (Open Space Maintenance), County Service Area 32 (Law Enforcement), Lompoc Cemetery District, Santa Barbara Coastal Vector Control District, North County Lighting District and Lompoc Health Care District.

## 51. MSR DETERMINATIONS

This portion of the report addresses the factors specified in LAFCO's governing statute for the MSR for the Vandenberg Village CSD.

The EIR certified by the County of Santa Barbara for the Providence Landing project contains up-to-date information about the District's service capabilities, resources and population projections for both the project and cumulatively for the District. It was considered by the Commission when it approved the Providence Landing annexations to County Service Area No. 4 and the North County Lighting District in November 2003.

### **Infrastructure Needs and Deficiencies**

The existing water supply, wastewater collection and wastewater treatment infrastructure is sufficient for current demand and the Providence Landing development (328 homes) that is under construction. There is only enough capacity remaining in the District's infrastructure to accommodate another 244 single-family equivalent (SFE) residences.

#### Retail Water Supply and Availability

The District is the retail water purveyor within its boundaries and for County Fire Station No. 51, which is located near the District on Burton Mesa Boulevard. There are no other retail water purveyors within the District.

The District is supplied exclusively by groundwater. The groundwater sources, the Lompoc Uplands sub-basin aquifer, has sufficient capacity to satisfy current and projected needs.

#### Sewage Collection

The District owns and operates the sewage collection system within its boundaries.

The treatment and disposal of sewage is provided by the Lompoc Regional Wastewater Reclamation Plant owned and administered by the City of Lompoc. The District is obligated to 17.8% of the cost of State-required capital improvements in the facility.

### **Growth and Population Projections**

Being bounded by the City of Lompoc's sphere of influence on the south and by the State-owned Burton Mesa Ecological Reserve on the other three sides, the District's geographic boundary is fixed. Based on current projects on remaining undeveloped parcels within its boundaries, the District forecasts a maximum population of 7,856.

### **Financing Constraints and Opportunities**

The District has an adopted capital improvement plan (CIP), development impact fees and developer mitigations for new projects. It is reasonable to conclude these endeavors will avoid long-term, unfunded financial obligations for improvements or maintenance.

### **Cost-Avoidance Opportunities**

There are no obvious cost avoidance opportunities in water or wastewater operations since the most significant costs are related to obtaining water supplies and treating and discharging wastewater effluent. Mutual aid agreements are in place to provide services in case of emergencies which avoids the costs duplicating facilities and equipment.

### **Opportunities for Rate Restructuring**

The District refunded its 1988 water and wastewater bonds in 1996 and is scheduled to redeem them in 2008. The District maintains a AAA bond rating. In order to pay for its share of the City of Lompoc Regional Wastewater Reclamation Plant (LRWRP) Upgrade Project, the District will be required to increase wastewater service rates.

### **Opportunities for Shared Facilities**

The District's water distribution system is designed for the service area and does not offer opportunities for shared facilities. Significant sharing is already occurring in wastewater by joint use of the regional reclamation plant.

### **Government Structure Options**

There may be possible savings by sharing administrative and field staff and/or facilities with the Mission Hills Community Services District. Such functional consolidation would involve retaining both agencies as separate districts.

It is the District's view that Vandenberg Village and Mission Hills are distinctly different communities. They have separate water and wastewater infrastructure. Vandenberg Village has a long-term contractual agreement with the City of Lompoc to treat and discharge its wastewater. Both Districts have active board of directors that value self-governance.

### **Management Efficiencies**

The District exhibits the characteristics of a well-managed agency operating efficiently and serving its residents and customers effectively.

### **Local Accountability and Governance**

The District is a relatively compact government, which enhances the ability of the public to participate in its activities. The Board of Directors is elected by and accountable to the voters who reside in the District. The District maintains a website, publishes newsletters and includes informational messages on its monthly bills.

## 52. SPHERE OF INFLUENCE REVIEW AND UPDATE

### Description of Current Sphere of Influence

The District's boundaries and sphere of influence are largely coterminous. A map of the District and its sphere are included.

### No Proposed Sphere Changes

In response to the MSR Request for Information, the District responded as follows:

Do you feel that your agency's boundary is correct at this time? Yes

Are there areas your agency desires or plans to serve that are not now within its boundaries or its sphere of influence? No

Are there areas your agency currently serves that might be served more efficiently by another agency? No

This response is in keeping with the staff's examination of the District boundary and sphere in relation to the limits presented by the Burton Mesa Ecological Preserve and City of Lompoc's sphere of influence.

### Sphere of Influence Determinations

Inasmuch as no changes in the sphere of influence are proposed at this time it is not necessary for the Commission to adopt or approve any determinations.

## 53. ACKNOWLEDGEMENTS & REFERENCES

The Santa Barbara LAFCO staff prepared this Municipal Service Review. Responsibility for any errors or omissions rests with those who prepared the report.

The Vandenberg Village CSD's Office Manager, Cynthia Allen, was instrumental in providing the basic information and documents upon which the evaluation is based.

Mapping services were provided by JDL Mapping.

### Available Documentation

The "Request for Information for Municipal Service Reviews" submitted by the District and the supporting documents referred to therein are available in the LAFCO office.

## 54. RECOMMENDATIONS

In consideration of information gathered and evaluated during the Municipal Service Review it is recommended the Commission affirm the current Sphere of Influence and that it not be expanded or revised at this time.