



**Local Agency Formation Commission**  
**LAFCO of Napa County**

1700 Second Street, Suite 268  
Napa, CA 94559  
(707) 259-8645  
FAX (707) 251-1053  
<http://napa.lafco.ca.gov>

**May 7, 2007**  
**Agenda Item No. 10a**

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**TO:** Local Agency Formation Commission

**FROM:** Keene Simonds, Executive Officer  
Tracy Geraghty, Analyst

**SUBJECT: Current Proposals (Information)**

The Commission will receive a report from staff regarding the current status of proposals that have been submitted to LAFCO. The report is being presented for information.

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Staff is currently processing four proposals for future consideration by the Commission. A summary of each proposal follows.

**Wilkins Avenue City Annexation to the City of Napa**

This application has been submitted by the City of Napa and proposes the annexation of approximately 0.77 acres of unincorporated territory to the City. The subject territory comprises one parcel with an existing single-family residence and is located on Wilkins Avenue south of its intersection of Shetler Avenue. The purpose of the annexation is to facilitate the future division and development of the subject territory under the land use authority of the City. (Assessor Parcel Number 046-271-023)

**El Centro Avenue No. 9 City Annexation to the City of Napa**

This application has been submitted by the City of Napa and proposes the annexation of approximately 6.65 acres of unincorporated territory to the City. The subject territory comprises two parcels and a right-of-way portion of El Centro Avenue and is entirely surrounded by the existing City limits. Existing uses include two single-family residences and a planted vineyard. Significantly, the agricultural use associated with the subject territory appears to meet the broad definition of "prime agricultural land under Government Code 56064(d), which is defined as land planted with fruit, nut-bearing trees, or vines that produces commercial value of not less than \$400 per acre. This definition precludes the subject territory from qualifying as an "unincorporated island." The purpose of the annexation is to facilitate the future sub division and development of the subject territory under the land use authority of the City. (Assessor Parcel Numbers 038-361-009 and 038-091-013)

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Jack Gingles, Chair  
Mayor, City of Calistoga

Juliana Inman, Commissioner  
Councilmember, City of Napa

Cindy Coffey, Alternate Commissioner  
Councilmember, City of American Canyon

Brad Wagenknecht, Vice-Chair  
County of Napa Supervisor, 1st District

Bill Dodd, Commissioner  
County of Napa Supervisor, 4th District

Mark Luce, Alternate Commissioner  
County of Napa Supervisor, 2nd District

Brian J. Kelly, Commissioner  
Representative of the General Public

Gregory Rodeno, Alternate Commissioner  
Representative of the General Public

Keene Simonds  
Executive Officer

**Browns Valley Road No. 11 District Annexation to the Napa Sanitation District**

This application has been submitted by an interested property owner and proposes the annexation of approximately 0.77 acres of incorporated territory to the Napa Sanitation District. The subject territory comprises one parcel with an existing single-family residence and is located on Browns Valley Road near its intersection with Partrick Road in the City of Napa. The purpose of the annexation is to extend public sewer service to the existing single-family residence, which is currently served by a septic system. (Assessor Parcel Number 050-180-008)

**Villa Lane No. 7 District Annexation to the Napa Sanitation District**

This application has been submitted by an interested property owner and proposes the annexation of approximately 1.35 acres of incorporated territory to the Napa Sanitation District. The subject territory comprises one residential parcel and a right-of-way portion of Villa Lane in the City of Napa. The purpose of the annexation is to facilitate the subdivision and development of the subject territory into a 20-unit condominium. This underlying development project has been approved by the City and is referred to as the “Silverado Villa.” (Assessor Parcel Number 038-250-014)

Maps for each proposal will be provided to the Commission at the meeting.