Title: Initiate applications for an amendment to the City Sphere of Influence, an annexation, and prezoning of Scotten and Lyman Gilmore Schools. This action may also include the prezoning and annexation of the River Valley Bank property deeded by Nevada County.

Recommended Motion: Initiate the filing of applications for a Sphere of Influence amendment, annexation, and prezoning of Scotten and Lyman Gilmore Schools, and direct staff work with a cost sharing agreement with River Valley Bank to include the property deeded by Nevada County in the annexation and prezone applications.

Background Information: On May 14, 2019, the City Council approved a Pre-Annexation Agreement with the Grass Valley School District. This was preceded by a Joint Use Agreement to expand community use of the fields at Grass Valley Charter School, the Lyman Gilmore Middle School, and the Scotten Elementary School. On June 25, 2019, the Grass Valley School District approved the Pre-Annexation Agreement. Both Lyman Gilmore and Scotten Schools are currently located outside the City’s Sphere of Influence (SOI). Therefore, the City must request the Local Agency Formation Commission (LAFCo) amend the SOI as part of an annexation of the two schools. The schools are adjacent to the City limits and the City provides sewer service to them.

In August 2017, the Planning Commission approved the River Valley Bank project at 580 Brunswick Road. A condition of the approval required the realignment of Town Talk Road. This action resulted in the need for the County to abandon the portion of the previous road and deed that land to the bank. The County indicated support for the annexation of this land as part of its agreement with the bank.

Staff has contacted the LAFCo Executive Director and she has provided guidance and support for this approach. By combining both annexations into one, there will be cost savings to the City and the bank if an agreement can be reached to share in the overall costs.

Council Goals/Objectives: The project meets the City’s Strategic Plan goals and objectives by promoting projects that improve livability and providing diverse recreational amenities through collaboration with schools to improve field space.

Fiscal Impact: The estimated cost for processing the applications with LAFCo is $7,000 and the State Board of Equalization fee is approximately $1,200.

Funds Available: Yes

Account #: General Fund Contingency

Reviewed by: City Manager