

**RESOLUTION NO. LAFC 1242**

**RESOLUTION OF THE  
SACRAMENTO LOCAL AGENCY FORMATION COMMISSION  
ADOPTING A MITIGATION MONITORING AND REPORTING PROGRAM  
FOR THE INCORPORATION OF RANCHO CORDOVA, CALIFORNIA  
(LAFCO Control Number: 12-97)**

**WHEREAS**, the Sacramento Local Agency Formation Commission is the entity authorized to approve Incorporations pursuant to the Cortese-Knox Local Government Reorganization Act and the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000;

**WHEREAS**, a group of citizens called the Rancho Cordova Incorporation Committee gathered sufficient signatures on the cityhood petitions to qualify the Project for consideration by the Local Agency Formation Commission;

**WHEREAS**, the Sacramento Local Agency Formation Commission considered the proposal to create a new city of Rancho Cordova, California;

**WHEREAS**, a Draft Environmental Impact Report was prepared to evaluate the potential environmental impacts of the Rancho Cordova Incorporation;

**WHEREAS**, a Final Environmental Impact Report was certified as adequate and complete for the Rancho Cordova Incorporation by Resolution No. LAFC 1240;

**WHEREAS**, the Final Environmental Impact Report identified mitigation measures for impacts identified therein;

**WHEREAS**, certain of those mitigation measures were made conditions of approval of the proposed incorporation, under Resolution No. LAFC 1243; and

**WHEREAS**, pursuant to Section 21081.6 of the Public Resources Code, a Mitigation Monitoring and Reporting Program is required.

**BE IT THEREFORE RESOLVED BY THE** Sacramento Local Agency Formation Commission that:

The attached document entitled "MITIGATION MONITORING AND REPORTING PROGRAM FOR THE INCORPORATION OF RANCHO CORDOVA, CALIFORNIA" (Attachment A) is hereby adopted and incorporated by reference as though wholly set forth herein.

On a motion by Commissioner Tooker, seconded by Commissioner Porter, the foregoing Resolution was passed and adopted by the SACRAMENTO LOCAL AGENCY FORMATION COMMISSION, State of California, this 22<sup>nd</sup> day of May, 2002, by the following vote, to wit:

AYES: Commissioners E. Mulberg, W. Porter, C. Tooker, R. Dickinson, L. Hammond, R. MacGlashan.

NOES: None

ABSTAIN: None

ABSENT: I. Collin, M. Johnson.

Roberta MacGlashan

Roberta MacGlashan, Chair

SACRAMENTO LOCAL AGENCY FORMATION COMMISSION

ATTEST:

Marilyn Ann Flemmer

Marilyn Ann Flemmer  
Commission Clerk

**ATTACHMENT A  
TO RESOLUTION NO. LAFC 1242  
MITIGATION MONITORING AND REPORTING PROGRAM  
FOR  
THE INCORPORATION OF RANCHO CORDOVA, CALIFORNIA  
(LAFCO Control Number: 12-97)**

Project Description:

The "Project" consists of the Incorporation of the City of Rancho Cordova, California, subject to all terms and conditions to be placed on the ballot. The new city, if approved by the voters, will be administered by an elected five member City Council.

Location:

The Project is located within the east central portion of Sacramento County, in the Rancho Cordova Community area. The Project area, as submitted, is bounded by the American River on the north, the City of Folsom on the northeast, Prairie City Road and Grant Line Road on the east, Jackson Highway on the south, and Bradshaw Road and Mayhew Road on the west.

The Project area, as approved, is bounded by Folsom Boulevard and the American River on the northwest, the Folsom South Canal on the north, White Rock Road on the northeast, Grant Line Road on the east, Jackson Highway on the south, Mather Field on the southwest, and Bradshaw Road and Sunrise Boulevard on the west.

Project Proponent:

Rancho Cordova Incorporation Committee  
2008 Maryvale Way  
Rancho Cordova, CA 95670

Type of Environmental Document:

- Environmental Impact Report  
 Prior Environmental Impact Report  
 Negative Declaration  
 Prior Negative Declaration

Prepared by Environmental Science Associates for the Local Agency Formation Commission.

Date: October 25, 2001

Mitigation Monitoring and Reporting Program

Date: May 22, 2002 Adopted by: Sacramento Local Agency Formation Commission

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Attest: *Marilyn Ann Elmer*  
Commission Clerk  
Sacramento Local Agency Formation Commission

**PROJECT TITLE: THE INCORPORATION OF RANCHO CORDOVA,  
CALIFORNIA**

**LAFCO CONTROL NUMBER: (12-97)**

**SUMMARY**

Pursuant to Section 21081.6 of the Public Resources Code, a Mitigation Monitoring and Reporting Program has been established for the project entitled "*Incorporation of Proposed City of Rancho Cordova*" (LAFCO Control Number: 12-97).

The purpose of this program is to assure diligent and good faith compliance with the Mitigation Measures which have been recommended in the environmental document, and adopted as part of the project or made conditions of project approval, in order to avoid or mitigate potentially significant effects on the environment.

It shall be the responsibility of the project proponent to provide written notification to LAFCo's Environmental Coordinator, in a timely manner, of the completion of each Mitigation Measure as identified on the following pages. LAFCo's Environmental Coordinator will verify, within ten (10) business days of notification, that the project is in compliance. Any non-compliance will be reported to the project proponent, and it shall be the project proponent's responsibility to rectify the situation by bringing the project into compliance and re-notifying the Environmental Coordinator. Any indication that the project is proceeding without good faith compliance could result in the imposition of administrative, civil and/or criminal penalties upon the project proponent in accordance with state law.

Upon verification that compliance has been attained for all Mitigation Measures, the Local Agency Formation Commission will issue a Program Completion Certificate to the project proponent.

**PROJECT TITLE: THE INCORPORATION OF RANCHO CORDOVA,  
CALIFORNIA**

**LAFCO CONTROL NUMBER: (12-97)**

Mitigation Measures:

1. Enforcement of the policies contained within the Land Use, Conservation, and Public Facilities Elements of the current Sacramento County General Plan, which would then be adopted by the City of Rancho Cordova upon incorporation, would act to mitigate potential impacts in regard to land use compatibility associated with the proposed incorporation.
2. To mitigate potential impacts from developing in the area outside of the current Urban Service Boundary (USB), the proposed incorporation boundary should be modified to exclude the Prairie City OHV Park, along with adjacent agricultural lands zoned AG-80 or greater outside of the USB, and agricultural lands immediately north of the intersection at Grant Line Road and Highway 16. This would reduce impacts associated with the USB to a less-than-significant level.
3. As part of the incorporation approval, LAFCo should modify the proposed incorporation boundary to include only those areas west of Grant Line Road, west of Scott Road, and north of Highway 16, which have been generally subdivided into 20-acre and smaller lots, and exclude the remaining agricultural and natural preserve areas.
4. The adopted Sacramento County General Plan policy SA-5 requires that a comprehensive drainage study be prepared for urbanizing streams and their tributaries prior to any development within the 100-year floodplain, as defined by full watershed development without channel modifications.
5. To alleviate potential decreases in surface and groundwater quality, new development projects would be subject to the County source control measures, which are outlined in Volume 5 of the County Drainage Manual – Manual of Standards for Design and Review of New Development On-Site Stormwater Quality Control Measures or a new City Ordinance that meets or exceeds the same requirements. The final design of such source and treatment control measures will be subject to the approval of the Sacramento County Water Resources Division or such City agency designated to assume this responsibility.
6. In adopting the Sacramento County General Plan, the new City of Rancho Cordova would be required to adhere to groundwater-related policies contained within the Conservation Element of the General Plan. These policies include CO-27 through CO-29, which restrict urban development in areas indicated as having moderate to high groundwater recharge potential.

7. Prior to the approval of any new project within Rancho Cordova, the applicant will be required to develop a comprehensive drainage study to determine what new or updated drainage facilities would be required to avoid localized flooding and deterioration of existing water quality. Detailed plans for the design and construction of all proposed drainage, flood control, and water quality improvements shall be submitted to the County Department of Water Resources for review and approval or such City agency designated to assume this responsibility. Plans for the design and construction of realigned channels and detention basins shall also be subject to the approval of the US Army corps of Engineers. In addition, design and construction plans for joint-use park/detention facilities will be subject to the approval of the applicable Park District.
8. Development occurring within the Upper Laguna Creek Area within the proposed incorporation area shall be consistent with the Upper Laguna Creek Drainage Master Plan, which has recently been completed by the County Water Resources Division.
9. Policies contained within the Noise Element of the Sacramento County General Plan, when adopted by the City of Rancho Cordova upon incorporation, would act to mitigate potential noise impacts.
10. Policies contained within the Noise Element of the Sacramento County General Plan and the Mather Field Comprehensive Land Use Plan, when adopted by the City of Rancho Cordova upon incorporation, would act to mitigate potential impacts associated with the Proposed Project.
11. Policies contained within the Conservation Element of the Sacramento County General Plan, which will be adopted by the City of Rancho Cordova upon incorporation, would act to mitigate potential impacts to biological resources associated with the Proposed Project.
12. Policies contained within the Conservation Element of the Sacramento County General Plan, when adopted by the City of Rancho Cordova upon incorporation, would act to mitigate potential impacts associated with the Proposed Project.
13. LAFCo shall condition the incorporation approval to require that the City provide law enforcement services by either contract with Sacramento County, contract with a private company, or directly perform the service by an appropriate City agency. At a minimum, law enforcement services shall be maintained at existing levels.
14. LAFCo shall condition the approval of incorporation to require that the existing County school impact fee program be transferred to the new City, if legally authorized.

15. LAFCo shall condition the incorporation approval to require the new City to coordinate with Arden-Cordova Water Service, Citizens Utilities Company of California, City of Folsom, and the SCWA for Zone 13, Zone 40 and Zone 41 regarding water supply planning activities.
16. LAFCo shall condition the incorporation approval to require the new City to coordinate with SCWA regarding the maintenance of Zones 11A, 11B, and 13, and maintain the Sacramento County Stormwater Utility storm drainage and flood control services.
17. LAFCo shall condition the incorporation approval to require the City to participate and eventually become a co-permittee under the existing County-wide NPDES permit.
18. LAFCo shall condition the incorporation approval to require that the City shall provide street lighting maintenance by either contract with Sacramento County, contract with a private company, or directly perform the maintenance. At a minimum, street lighting and roadway conditions shall be maintained at existing levels, and close coordination between city/county staff will be required.
19. LAFCo shall condition the incorporation approval to require the City to enter into a joint lighting maintenance agreement with Sacramento County for public streets that define common boundaries, and for Mather Field (former Mather Air Force Base).
20. LAFCo shall condition the incorporation approval to require that existing transportation fee impact programs be continued at levels necessary to adequately fund approved road construction projects.
21. LAFCo shall condition the incorporation approval requiring that the future City petition SACOG for inclusion in its Joint Powers Agreement as a member city.
22. The future City shall maintain existing public transit service including applicable paratransit service required under the Americans with Disabilities Act. LAFCo shall condition the incorporation approval requiring annexation of the future City into the Sacramento Regional Transit District, and activation of transit service within the City in accordance with the procedures set forth in Sections 102055 and 102062.5 of the District's enabling legislation (Part 14 of Division 10 of the California Public Utilities Code).
23. LAFCo shall condition the incorporation approval requiring that the future City enter into an agreement with Sacramento County regarding the maintenance and funding of financing districts and plans affecting the incorporation area including, but not limited to, Bradshaw/U.S. 50 Integrated Financing District, Sunrise/Cordova Consolidated Reassessment District, Villages of Zinfandel Public Facilities Financing Plan, Sunrise Douglas (SunRidge) Specific Plan



Public Facilities Financing Plan, Sunrise Douglas II Specific Plan Public Facilities Financing Plan, Rio Del Oro Public Facilities Financing Plan, Mather Public Facilities Financing Plan. These programs shall remain substantially intact in order for built and planned facilities to be funded.

24. Prior to the approval of specific land uses that affects an area within an airport planning boundary established by the ALUC, the future city shall refer the proposed action to the ALUC for a consistency determination. Future development and /or proposed new land uses must comply with the 1997 Mather Airport CLUP, and MAPA development restrictions.
25. Development of the Sunrise-Douglas Area and the Aerojet Area will contribute to air quality degradation and transportation congestion. In order to effectively provide services upon urbanization of the area, the Commission imposes the following mitigation measures: (a) pedestrian access shall be provided on all streets; (b) a portion of traffic impact fees shall be allocated to multi-modal transportation as required by state law; (c) consideration shall be given to increased open space; (d) the City of Rancho Cordova shall continue to participate in the County Services Area formed for transportation purposes; and (e) the City of Rancho Cordova shall continue to enforce transit impact fees.

**PROJECT TITLE: THE INCORPORATION OF RANCHO CORDOVA,  
CALIFORNIA**

**LAFCO CONTROL NUMBER: (12-97)**

Implementation and Notification (Action by Project Proponent):

1. Submit a copy of the project description, including all terms and conditions that will appear on the election ballot.
2. All mitigation measures as contained in the terms and conditions of LAFC Res. 1243 will be included in the ballot measure as submitted.
3. All mitigation measures shall be implemented within a reasonable time after the proposed incorporation is approved by the electorate.
4. LAFCo shall enforce implementation of all mitigation measures to the extent required by law.

Verification (Action by the Sacramento Local Agency Formation Commission):

1. The proponents of the new city shall forward proposed ballot measure to LAFCo's Environmental Coordinator.
2. LAFCo's Environmental Coordinator shall verify that all mitigation measures are included in the ballot measure.
3. If all mitigation measures are verified as included, notify the project proponents and Registrar of Voters.
4. If any of the mitigation measures imposed as conditions of approval are not made a part of the ballot measure, LAFCo's Environmental Coordinator shall notify the LAFCo and the Registrar of Voters soon after the finding of non-compliance.

Comments:

Completion of Mitigation Verified:

LAFCo's Environmental Coordinator

Signature: Peter Brundage

Date: May 24, 2002