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April 17, 2013
 Agenda Item 8

April 17, 2013 (Agenda)

Contra Costa Local Agency Formation Commission (LAFCO)
 651 Pine Street, Sixth Floor
 Martinez, CA 94553

Northeast Antioch Monthly Update

Dear Commissioners:

On February 9, 2011 the Commission approved the extension of out of agency service by the City of Antioch and Delta Diablo Sanitation District to the GenOn (NRG Energy) property located in unincorporated Northeast Antioch. The Commission’s approval requires that the City and County provide LAFCO with monthly updates regarding the status of the Northeast Antioch annexation and the tax transfer negotiations. A subcommittee was formed to address these and other issues.

LAFCO representatives participated in monthly subcommittee meetings from April to October 2011; and the City and County have provided LAFCO with regular updates. In October 2012, the subcommittee resumed meeting, and last met on January 28, 2013.

As reported last month, on February 20, the Antioch Planning Commission held a public hearing to receive comments on the City’s Northeast Antioch Mitigated Negative Declaration (MND). The City Council is expected to take action on the MND and rezoning in June. City and County staff are finalizing the property tax exchange and infrastructure agreements and expect to bring these to their respective governing bodies in the summer.

In March, we also reported on the first community meeting held on February 27 at the Bridgehead Café in unincorporated Antioch (Area 2b). The meeting was well attended. The most prominent questions and concerns from the residents related to cost and requirements of connecting to City water and sewer systems, zoning, and the annexation/protest proceedings and voting rights. A second community meeting is scheduled for April 17 (same location). Also in March, City and County staff met to discuss issues relating to water, sewer and environmental health concerns. City and County staff will be available at the April 17 LAFCO meeting to respond to questions.

RECOMMENDATION - Receive the monthly update and provide comment and direction as desired.

Sincerely,

LOU ANN TEXEIRA
 EXECUTIVE OFFICER