



Lou Ann Texeira
Executive Officer

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August 10, 2022 (Agenda)

Contra Costa Local Agency Formation Commission
40 Muir Road, First Floor
Martinez, CA 94553

**August 10, 2022
Agenda Item 6**

**Results of Protest Hearing
Dissolution of County Service Area R-10**

Dear Commissioners:

CSA R-10 was formed in 1987 to provide recreation services. CSA R-10 serves the unincorporated Rodeo community. In January 1995, the County and John Swett Unified School District (JSUSD) entered into a 50-year lease agreement which provides for lease of JSUSD’s real property and facilities (i.e., Lefty Gomez Community Center, two baseball fields, two tennis courts, a playground, picnic and BBQ areas, and a concession stand) to the County. CSA R-10 has struggled financially over the years and facilities are in poor condition.

In August 2021, Contra Costa LAFCO completed its 2nd round *Parks & Recreation Services Municipal Services Review* (MSR) and Sphere of Influence (SOI) updates. The MSR covered all 19 cities, three parks & recreation districts, one regional park district, four community services districts, and eight County Service Areas (CSAs), including CSA R-10. Consistent with the recommendations presented in the MSR, the Commission adopted a zero SOI for CSA R-10 in November 2021 signalling future dissolution of this district.

The MSR noted that CSA R-10 facilities, including the Lefty Gomez facility, are in poor condition and in need of significant investment. Considerable infrastructure needs exist, however, there is currently no available funding.

In May 2022, the JSUSD terminated its lease agreement with Contra Costa County and entered into a lease agreement with the Rodeo Baseball Association (RBA) for the use of the Lefty Gomez facility. The new lease agreement will provide planned, organized, and regularly scheduled recreational activities for the Rodeo community and surrounding areas. The RBA will also have access to the community center. The lease agreement provides that the RBA maintain the premises and provide repairs as needed; pay for utilities; provide its own janitorial services; make improvements, alterations and fixtures; and other standard provisions.

Following several public hearings, on June 8, 2022, LAFCO Commissioners approved the dissolution of CSA R-10 subject to a protest hearing. Pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, the LAFCO Executive Officer conducted the protest hearing, the purpose of which was to receive written protests from affected landowners/registered voters regarding the proposal and determine whether a majority protest exists. The subject area (Rodeo) is “inhabited” as the area contains 12 or more registered voters. Because the area is inhabited, the Commission is required to take one of the following actions following conclusion of the protest hearing:

- **Order the reorganization** if written protests are filed by less than 25% of registered voters or landowners owning less than 25% of the assessed value of land within the subject area; or
- **Order the reorganization subject to an election** if at least 25% but less than 50% of voters, or at least 25% of landowners owning 25% or more of the assessed value of land file written protests; or
- **Terminate the proceedings** if a majority of voters in the subject area file written protests.

The protest hearing was properly noticed and held on Wednesday, July 13, 2022, at 1:30 p.m. via Zoom/teleconference. The hearing was conducted by the LAFCO Executive Officer, who is delegated the authority to conduct the protest hearing on behalf of the Commission.

Following the protest hearing, written protests are to be counted. The LAFCO Executive Officer reports that no written protests were filed.

RECOMMENDATION

It is recommended that the Commission receive the results of the protest hearing, find that there are insufficient protests to order an election or terminate the LAFCO proceedings, and order the dissolution of CSA R-10 per the Executive Officer’s Determination (attached).

Sincerely,

Lou Ann Texeira
Executive Officer

Attachment – Executive Officer’s Determination

c: Distribution List

CONTRA COSTA LOCAL AGENCY FORMATION COMMISSION

DETERMINATION OF THE EXECUTIVE OFFICER OF THE CONTRA COSTA LOCAL AGENCY FORMATION COMMISSION FINDING THERE ARE INSUFFICIENT WRITTEN PROTESTS TO ORDER AN ELECTION OR TERMINATE THE PROCEEDINGS RELATING TO DISSOLUTION OF COUNTY SERVICE AREA R-10 AND ORDER OF THE COMMISSION DISSOLVING CSA R-10 (LAFCO 21-15)

1. This action is taken pursuant to the Cortese Knox Hertzberg Local Government Reorganization Act (Government Code §56000 et seq.) and policies of the Contra Costa Local Agency Formation Commission (Commission).

2. Proceedings for dissolution of County Service Area (CSA) R-10 were initiated by Contra Costa LAFCO on November 10, 2021 based on findings in the 2021 2nd Round Parks & Recreation Services Municipal Services Review which included lack of funding and the need for significant investment to address CSA R-10 facility and infrastructure needs.

3. On June 8, 2022, the Commission adopted a resolution making determinations and approving the dissolution subject to certain conditions. A true copy of the resolution containing the terms and conditions of the Commission's approval of the dissolution proposal is attached hereto and incorporated by this reference.

4. Acting on delegated authority from State law and the Commission, the Executive Officer, on July 13, 2022, conducted a properly noticed public hearing to receive protests filed against the dissolution, and following the conclusion of the hearing, the Executive Officer determined that no written protests were filed.

5. Finding there are insufficient protests to order an election or terminate the LAFCO proceedings, Contra Costa LAFCO hereby orders the dissolution of CSA R-10 subject to the terms and conditions contained within the Commission's resolution adopted on June 8, 2022.

This order is made on and is effective as of August 10, 2022.

Lou Ann Texeira, Executive Officer
Contra Costa Local Agency Formation Commission