



# LAFCO

**Local Agency  
Formation Commission**  
*for San Bernardino County*

1170 West 3rd Street, Unit 150  
San Bernardino, CA 92415-0490  
909.388.0480 | Fax 909.388.0481  
lafco@lafco.sbcounty.gov  
www.sbclafco.org

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Board of Supervisors

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City Member

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Special District

DAWN ROWE  
Board of Supervisors

**EXECUTIVE OFFICER**

SAMUEL MARTINEZ

**LEGAL COUNSEL**

PAULA DE SOUSA

May 6, 2022

Scott Morse, Executive Vice President  
Speedway Commerce Center Development, LLC  
901 Via Piemonte, Suite 175  
Ontario, CA 91764

RE: CERTIFICATE OF SUFFICIENCY - LAFCO 3256 –  
Reorganization to Include Annexations to the City of Rancho  
Cucamonga, Cucamonga Valley Water District, Rancho  
Cucamonga Fire Protection District, and West Valley Mosquito  
and Vector Control District, and Detachments from Fontana Fire  
Protection District and County Service Area 70

Dear Mr. Morse:

Pursuant to the provisions of Government Code Section 56706, you are hereby notified that the landowner petition initiating the proposed reorganization, LAFCO 3256, has been declared **sufficient**. The landowner petition has been reviewed to verify ownership and the results of that review are as follows:

- |  |   |
|--|---|
| 1. The total number of parcels within the proposed reorganization boundary                   | 2   |
| 2. The total number of landowners of the parcels within the proposed reorganization boundary | 2   |
| 3. The total assessed valuation of land within the proposed reorganization boundary          | \$520,981   |
| 4. Valid Signatures on Petition  | 1<br>(which represents<br>50% landowners<br>of total parcels)         |
| 5. Invalid signatures submitted on Petition  | 0   |
| 6. Land value represented by Valid signatures on Petition                                    | \$496,981<br>(which represents<br>95% land value<br>of total parcels) |

State law requires that a petition for annexation to a city must have at least five percent of the number of landowners owning at least five percent of the assessed value of land within the territory. A petition for annexation to a district (or detachment from a district) must have at least 25 percent of the number of landowners owning at least 25 percent of the assessed value of land within the territory.

Should you have any questions on this letter or the further processing of the application, please do not hesitate to contact me at (909) 388-0480.

Sincerely,



SAMUEL MARTINEZ  
Executive Officer

cc: John Grace, Vice President – Development, Hillwood  
Candyce Burnett, Kimley-Horn, Consultant

RECEIVED

MAR 28 2022

LAFCO  
San Bernardino County

## NOTICE OF INTENT TO CIRCULATE PETITION

Notice is hereby given of the intention to circulate a petition proposing

The Project includes the proposed reorganization and Sphere of Influence (SOI) amendment of two parcels including APN 0229-291-46, of approximately 2.9 acres in size, and a portion of parcel of approximately 0.69 acres (APN 0229-291-23), and half width of Napa Street that extends along the centerline of Napa Street from San Sevaine Channel to Etiwanda Avenue.

A written statement of the reasons for the proposal, not to exceed 500 words in length is as follows:

~~The Project would require SOI Amendments for the Cucamonga Valley Water District (expansion), Rancho Cucamonga Fire Protection District (expansion), Fontana Fire Protection District (reduction), and West Valley Mosquito and Vector Control District (expansion). As well as reorganization to include Annexations to the Cucamonga Valley Water District, Rancho Cucamonga Fire Protection District, and West Valley Mosquito and Vector Control District, and Detachments from Fontana Fire Protection District and County Service Area 70. The proposed reorganization and SOI amendment is to create a logical boundary and annex a small parcel for the project for parking and access for the two building warehouse project.~~

Name and address of proponent:

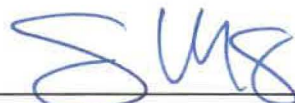
Speedway Commerce Center Development, LLC

Scott Morse, Executive Vice President

901 Via Piemonte Suite 175, Ontario, Ca 91764

SIGNED BY:

DATED:

  
March 21, 2022

Required Attachments:

Sample Petition

Legal Description(s) and Map(s) of Changes within the Proposal

*(The "Notice of Intent to Circulate Petition" must be filed with the Executive Officer of the Local Agency Formation Commission for San Bernardino County prior to circulating the petition. Upon receipt of this Notice, the Executive Officer is required to notify all affected agencies.)*

# LOCAL AGENCY FORMATION COMMISSION FOR SAN BERNARDINO COUNTY

1170 W. Third Street, Unit 150,  
San Bernardino, CA 92415-0490 • (909) 388-0480 • FAX (909) 388-0481  
E-MAIL: [lafco@lafco.sbcounty.gov](mailto:lafco@lafco.sbcounty.gov)

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APR 13 2022

**LAFCO**  
San Bernardino County

## LANDOWNER PETITION INITIATING PROCEEDINGS

We, the undersigned Landowners, do hereby petition the Local Agency Formation Commission, pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Government Code Sections 56000 et seq.), as follows:

A proposed annexation of approximately 4.8 acres into the City of Rancho Cucamonga, CVWD, RCFPD, and WWMVCD, and the SOI amendments for the City of Fontana (reduction) and the City of Rancho Cucamonga (expansion), RCFPD, Fontana Fire Protection District and WWMVCD.

(List all proposed changes of organization)

To the best of our knowledge, the proposal is consistent with the adopted sphere(s) of influence for an affected agency or agencies, and we understand that this proposal cannot be considered unless and until such spheres are consistent.

We certify that we are true and legal landowners of the named property and understand that these petitions may not be circulated separately from a current legal description and a current map showing the area of review.

The names and addresses of the Chief Petitioners for this proposal are as follows (not to exceed three persons):

Speedway Commerce Center Development, LLC

Scott Morse, Executive Vice President

901 Via Piemonte, Suite 175, Ontario Ca  
91764

The reason(s) for this proposal is (are):

To create a logical boundary and to annex a parcel for the project for access and parking.

The requested terms and conditions for this proposal, if any, are as follows: Standard LAFCO Terms and Conditions

We hereby request that the Local Agency Formation Commission for San Bernardino County conduct proceedings on this proposal pursuant to the provisions of Government Code Sections 56000 et seq.

***The landowner must sign his/her name, residence address, and the date of signing in his/her own handwriting. His/her parcel number must be included. If signing on behalf of a business or corporation, documentation must be attached showing ability to sign as legal representative for that enterprise.***

SIGN NAME PRINT NAME <u>Scott Morse</u>	RESIDENCE ADDRESS _____ _____	DATE <u>04/05/2022</u>	PARCEL NUMBER <u>0229-291-46</u>
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## CONTINUATION PAGE FOR LANDOWNER PETITION

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