

**LOCAL AGENCY FORMATION COMMISSION  
FOR SAN BERNARDINO COUNTY**

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**PROPOSAL NO.: LAFCO 3263**

**HEARING DATE: FEBRUARY 21, 2024**

**RESOLUTION NO. 3396**

**A RESOLUTION OF THE LOCAL AGENCY FORMATION COMMISSION FOR SAN BERNARDINO COUNTY MAKING DETERMINATIONS ON LAFCO 3263 AND APPROVING THE SPHERE OF INFLUENCE AMENDMENT (EXPANSION) FOR WEST VALLEY WATER DISTRICT**

**On motion of Commissioner Cox, duly seconded by Commissioner Farrell, and carried, the Local Agency Formation Commission adopts the following resolution:**

**WHEREAS**, an application for the proposed sphere of influence amendment (expansion) in the County of San Bernardino was filed with the Executive Officer of this Local Agency Formation Commission (hereinafter referred to as “the Commission”) in accordance with the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Government Code Sections 56000 et seq.); and,

**WHEREAS**, at the times and in the form and manner provided by law, the Executive Officer has given notice of the public hearing by the Commission on this matter; and,

**WHEREAS**, the Executive Officer has reviewed available information and prepared a report including his recommendations thereon, the filings and report and related information having been presented to and considered by this Commission; and,

**WHEREAS**, the public hearing by this Commission was called for February 21, 2024 at the time and place specified in the notice of public hearing; and,

**WHEREAS**, at the hearing, this Commission heard and received all oral and written support and opposition; the Commission considered all objections and evidence which were made, presented, or filed; and all persons present were given an opportunity to hear and be heard in respect to any matter relating to the application, in evidence presented at the hearing; and,

**WHEREAS**, an exemption has been issued pursuant to the provisions of the California Environmental Quality Act (CEQA) indicating that the sphere of influence amendment is exempt from CEQA and such exemption was adopted by this Commission on February 21, 2024. The Commission directed its Executive Officer to file a Notice of

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Exemption within five working days with the San Bernardino County Clerk of the Board of Supervisors; and,

**WHEREAS**, the Commission determined that the proposed sphere of influence amendment, submitted under the provisions of Government Code Section 56428, does not require a service review; and,

**WHEREAS**, the following determinations are made in conformance with Government Code Section 56425 and local Commission policy:

**1. *The present and planned land uses in the area, including agricultural and open space lands***

This area is zoned for heavy industrial use and is currently utilized by GATX for railcar maintenance and cleaning.

**2. *The present and probable need for public facilities and services in the area***

The purpose is to continue providing the GATX facility with potable water, irrigation water, and sufficient water supply and storage to meet potential fire suppression needs of this facility. Due to the contamination issues related to its groundwater source and its inability to continue to use its onsite water system, GATX Corporation requested connection to the Water District's water facilities.

**3. *The present capacity of public facilities and adequacy of public services that the agency provides or is authorized to provide***

The West Valley Water District currently owns and operates a 24" water main at the intersection of Pepper Ave and Slover Ave directly in front of the GATX property. This area of the District is serviced by the Zone 2 pressure system which adequately supplies the domestic, fire and irrigation needs of the site.

**4. *The existence of any social or economic communities of interest***

There are no social communities of interest since the affected territory has no registered voters. The operations at the GATX facility consist of cleaning and maintaining rail cars that are leased to other entities.

**5. *The Present and Probable Need for Public Facilities and Services of any Disadvantaged Unincorporated Communities Within the Existing Sphere of Influence for a City/Special District that Provides Public Facilities or Services Related to Sewers, Water, or Fire Protection***

There are no disadvantaged unincorporated communities within the affected territory, which has no registered voters.

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**Additional Determinations**

- As required by State Law, notice of the Commission’s consideration of this issue has been advertised through publication in *The Sun*, a newspaper of general circulation in the area. As required by State law, individual notification was provided to affected and interested agencies, County departments, and those individuals and agencies wishing mailed notice.
- LAFCO staff has also provided individual notices in conjunction with noticing the proposed annexation proposal, LAFCO 3264, to landowners surrounding the sphere amendment and annexation area in accordance with state law and adopted Commission policies.
- The map and legal description for the sphere of influence amendment, as revised, are in substantial compliance with LAFCO and State standards.

**WHEREAS**, pursuant to the provisions of Government Code Section 56425(i), the range of services provided by the West Valley Water District shall be limited to the following:

<u><b>FUNCTION</b></u>	<u><b>SERVICES</b></u>
Water	Domestic, irrigation, spreading
Sewer	Collection

**WHEREAS**, based on presently existing evidence, facts, and circumstances filed with the Local Agency Formation Commission and considered by this Commission, it determines to amend the sphere of influence for the West Valley Water District (expansion).

**NOW, THEREFORE, BE IT RESOLVED** by the Local Agency Formation Commission for San Bernardino County, State of California, that this Commission shall consider the territory described in Exhibits “A” and “A-1” as being within the sphere of influence for the West Valley Water District, it being fully understood that the amendment of said sphere of influence is a policy declaration of this Commission based on existing facts and circumstances which, although not readily changed, may be subject to review and change in the event a future significant change of circumstances so warrants.

**BE IT FURTHER RESOLVED** that the Local Agency Formation Commission for San Bernardino County, State of California, does hereby determine that the West Valley Water District, as the applicant, shall indemnify, defend, and hold harmless the Commission from any legal expense, legal action, or judgment arising out of the Commission's approval of this proposal, including any reimbursement of legal fees and costs incurred by the Commission.

**THIS ACTION APPROVED AND ADOPTED** by the Local Agency Formation Commission for San Bernardino County by the following vote:

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AYES: COMMISSIONERS: BAGLEY, COX, DUPPER, FARRELL, AND WARREN.

NOES: COMMISSIONERS: NONE.

ABSENT: COMMISSIONERS: BACA AND HAGMAN.

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STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF SAN BERNARDINO )

I, Samuel Martinez, Executive Officer of the Local Agency Formation Commission for San Bernardino County, California, do hereby certify this record to be a full, true, and correct copy of the action taken by said Commission by vote of the members present as the same appears in the Official Minutes of said Commission at its regular meeting of February 21, 2024.

DATED: FEBRUARY 21, 2024

  
\_\_\_\_\_  
SAMUEL MARTINEZ  
Executive Officer



**LAFCO 3263 – Sphere of Influence Amendment (Expansion)  
for West Valley Water District  
LAFCO 3264 - Annexation to West Valley Water District  
(APN 0254-192-02 -- GATX Corporation)**

That portion of land in the Southeast Quarter of Section 24, Township 1 South, Range 5 West, San Bernardino Meridian, in San Bernardino County, State of California, described as follows:

THAT PORTION OF FARM LOT 231 LYING SOUTH OF THE RIGHT OF WAY OF THE SOUTHERN PACIFIC RAILROAD COMPANY AND ALL OF LOT 246, ACCORDING TO MAP OF THE TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, IN SAN BERNARDINO, STATE OF CALIFORNIA, AS PER PLAT RECORDED IN BOOK 4, PAGE 11, OF MAPS, RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE ORIGINAL CENTERLINE OF PEPPER AVENUE AND THE CENTERLINE OF SLOVER AVENUE, SAID POINT BEING THE INTERSECTION OF PEPPER AVENUE (CL SURVEY) AND SLOVER AVENUE AS SHOWN ON RECORD OF SURVEY 18-0143, FILED IN BOOK 166, PAGES 2 THROUGH 5, OF RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

**FROM THE POINT OF BEGINNING:**

COURSE 1. THENCE NORTH 00°25'54" WEST ALONG THE ORIGINAL CENTERLINE OF PEPPER AVENUE, 1208.21 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY OF SOUTHERN PACIFIC TRANSPORTATION COMPANY (UNION PACIFIC RAILROAD);

COURSE 2. THENCE SOUTH 76°56'59" EAST ALONG SAID RIGHT OF WAY, 610.84 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 5832.37 FEET;

COURSE 3. THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 06°55'40" AN ARC DISTANCE OF 705.20 FEET TO A POINT ON THE CENTERLINE OF MERIDIAN STREET, SAID CENTERLINE BEING ON THE SECTION LINE BETWEEN SECTION 24 OF TOWNSHIP 1 SOUTH, RANGE 5 WEST AND SECTION 19 OF TOWNSHIP 1 SOUTH RANGE 4 WEST, A RADIAL LINE TO SAID POINT BEARS SOUTH 06°07'10" WEST;

COURSE 4. THENCE ALONG SAID SECTION LINE, SOUTH 00°39'40" WEST, 943.11 FEET TO THE CENTERLINE OF SLOVER AVENUE;

COURSE 5. THENCE LEAVING SAID SECTION LINE, SOUTH 89°33'22" WEST ALONG SAID CENTERLINE OF SLOVER AVENUE, 1270.05 FEET TO THE POINT OF BEGINNING.

CONTAINING 31.20 ACRES, MORE OR LESS.

THIS LEGAL DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION.

Carla Berard 12/11/2023  
CARLA E. BERARD, P.L.S. 7224 DATE

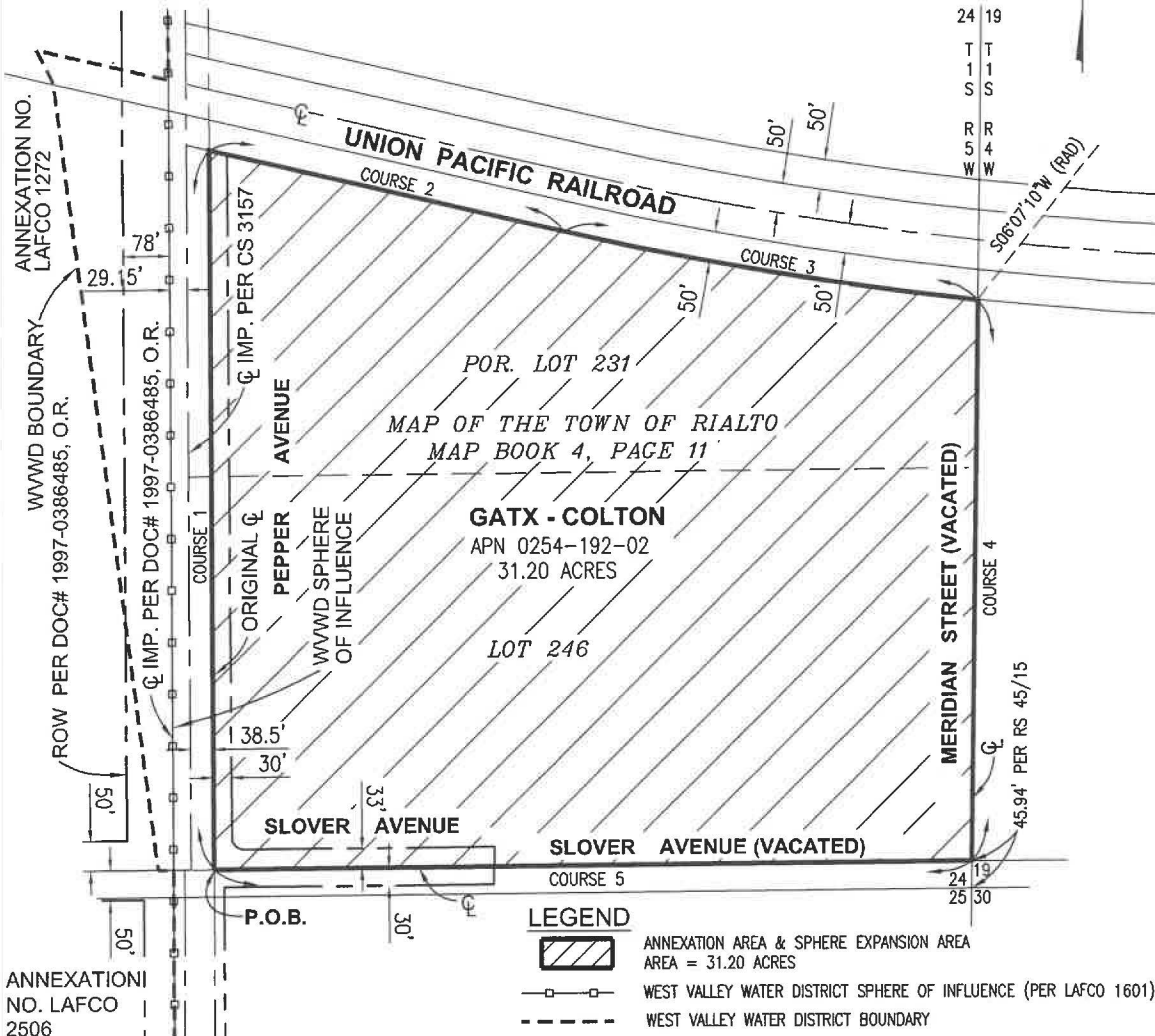


GENERAL DESCRIPTION

LOCATED ON THE EAST SIDE OF PEPPER AVENUE, BETWEEN THE UNION PACIFIC RAILROAD AND SLOVER AVENUE, WITHIN THE CITY OF COLTON'S UNINCORPORATED SPHERE OF INFLUENCE. POR. S.E. 1/4, SEC 24, T.1S., R.5W. (APN 0254-192-02)

LAFCO 3263 - Sphere of Influence Amendment (Expansion)  
for West Valley Water District  
LAFCO 3264 - Annexation to West Valley Water District  
(APN 0254-192-02 - GATX Corporation)

SCALE: 1"=200'



ANNEXATION NO. LAFCO 2506

COURSE TABLE

COURSE	BEARING	DELTA	RADIUS	LENGTH
COURSE 1	N00°25'54"W	-	-	1208.21'
COURSE 2	N76°56'59"W	-	-	610.84'
COURSE 3	-	06°55'40'	5832.37'	705.20'
COURSE 4	N00°39'40"E	-	-	943.11'
COURSE 5	N89°33'22"E	-	-	1270.05'

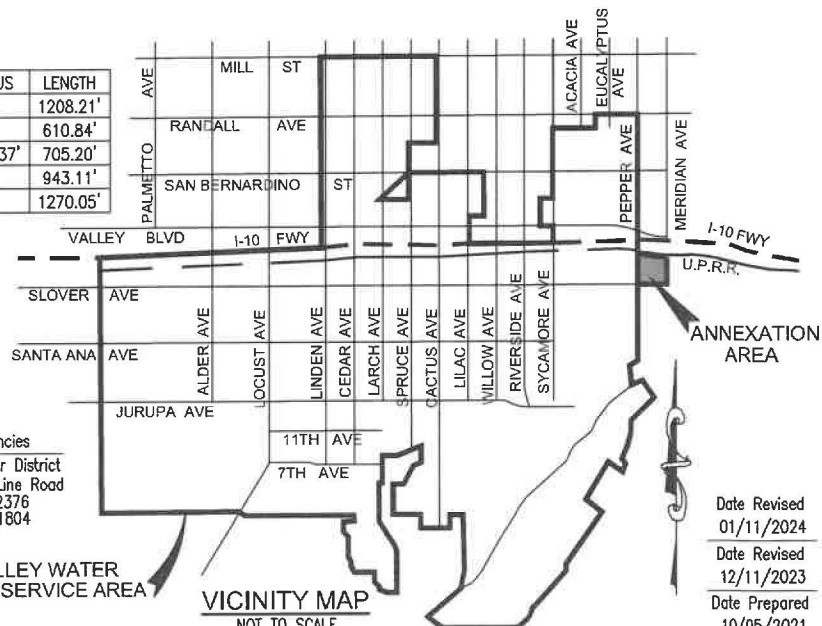


**LKING**  
Engineers/Surveyors  
975 N. Haven Avenue  
Suite 200  
Ontario, CA 91764  
Phone: (909) 945-0526

Affected Agencies  
West Valley Water District  
855 West Base Line Road  
Rialto CA 92376  
(909) 875-1804

WEST VALLEY WATER DISTRICT SERVICE AREA

VICINITY MAP  
NOT TO SCALE



Date Revised 01/11/2024  
Date Revised 12/11/2023  
Date Prepared 10/05/2021

GATX JUN 738002