

## SAN BERNARDINO LAFCO APPLICATION AND PRELIMINARY ENVIRONMENTAL DESCRIPTION FORM

**INTRODUCTION:** The questions on this form and its supplements are designed to obtain enough data about the proposed project site to allow the San Bernardino LAFCO, its staff and others to adequately assess the project. By taking the time to fully respond to the questions on the forms, you can reduce the processing time for your project. You may also include any additional information which you believe is pertinent. Use additional sheets where necessary, or attach any relevant documents.

### GENERAL INFORMATION

1. NAME OF PROPOSAL: Application for LAFCO \_\_\_\_\_  
LAFCO 3274 - Reorganization to Include Annexation to the City of San Bernardino and Detachment from County Service Area 70 (Spring Trails Specific Plan Project) Annex tract No. 15576 (Spring Trails) into the City of San Bernardino  
\_\_\_\_\_  
\_\_\_\_\_
2. NAME OF APPLICANT: City of San Bernardino  
MAILING ADDRESS: 201 North E Street, San Bernardino, CA 92401  
\_\_\_\_\_  
\_\_\_\_\_  
PHONE: (909) 384-5567  
FAX: \_\_\_\_\_  
E-MAIL ADDRESS: Martin\_tr@sbcity.org
3. GENERAL LOCATION OF PROPOSAL: North of Meyers Road, east of Little League Drive  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
4. Does the application possess 100% written consent of each landowner in the subject territory?  
YES X NO \_\_\_\_ If YES, provide written authorization for change.
5. Indicate the reasons that the proposed action has been requested. Approval of the Spring Trails project requires annexation into the City of San Bernardino. \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
6. Would the proposal create a totally or substantially surrounded island of unincorporated territory?  
YES \_\_\_\_ NO X If YES, please provide a written justification for the proposed boundary configuration.  
\_\_\_\_\_  
\_\_\_\_\_

**LAND USE AND DEVELOPMENT POTENTIAL**

1. Total land area (defined in acres): 349 more or less \_\_\_\_\_
2. Current dwelling units in area classified by type (Single Family detached, multi-family (duplex, four-plex, 10-unit), apartments) Single Family homes \_\_\_\_\_
3. Approximate current population in area: 20 \_\_\_\_\_
4. Indicate the General Plan designation(s) of the affected city (if any) and uses permitted by this designation(s):

General Plan No. 02-09 will establish the Spring Trails Specific Plan as the pre zoning for the project site and will establish the RE, Residential Estate land use district for the additional 26.4 acre annexation area. Specific Plan # 10-01 for Tentative Tract No. 15576, will establish the site development standards.

San Bernardino County General Plan designation(s) and uses permitted by this designation(s):

5. Describe any special land use concerns expressed in the above plans. In addition, for a City Annexation or Reorganization, provide a discussion of the land use plan's consistency with the regional transportation plan as adopted pursuant to Government Code Section 65080 for the subject territory:

Not applicable

6. Indicate the existing land use. Approximately 160 acres in the northern portion of the site is Resource Conservation (RC) and approximately 190.6 acres in the southern portion of the site is Rural Living (RL-5) which allows up to one dwelling unit per five (5) acres.

What is the proposed land use? Spring Trails Specific plan # 10-01 \_\_\_\_\_

7. For a city annexation, State law requires pre-zoning of the territory proposed for annexation. Provide a response to the following:

- a. Has pre-zoning been completed? YES X NO \_\_\_\_  
b. If the response to "a" is NO, is the area in the process of pre-zoning? YES \_\_\_\_ NO \_\_\_\_

Identify below the pre-zoning classification, title, and densities permitted. If the pre-zoning process is underway, identify the timing for completion of the process.

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8. Will the proposal require public services from any agency or district which is currently operating at or near capacity (including sewer, water, police, fire, or schools)? YES \_\_\_\_ NO X If YES, please explain.

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9. On the following list, indicate if any portion of the territory contains the following by placing a checkmark next to the item:

- |                                                                                            |                                                                  |
|--------------------------------------------------------------------------------------------|------------------------------------------------------------------|
| <input type="checkbox"/> Agricultural Land Uses                                            | <input type="checkbox"/> Agricultural Preserve Designation       |
| <input type="checkbox"/> Williamson Act Contract                                           | <input type="checkbox"/> Area where Special Permits are Required |
| <input type="checkbox"/> Any other unusual features of the area or permits required: _____ |                                                                  |

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10. If a Williamson Act Contract(s) exists within the area proposed for annexation to a City, please provide a copy of the original contract, the notice of non-renewal (if appropriate) and any protest to the contract filed with the County by the City. Please provide an outline of the City's anticipated actions with regard to this contract.

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11. Provide a narrative response to the following factor of consideration as identified in §56668(o): *The extent to which the proposal will promote environmental justice. As used in this subdivision, "environmental justice" means the fair treatment of people of all races, cultures, and incomes with respect to the location of public facilities and the provision of public services:*

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**ENVIRONMENTAL INFORMATION**

1. Provide general description of topography. A plateau rising in elevation from 1200 to 2200 feet. \_\_\_\_

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2. Describe any existing improvements on the site as % of total area.

Residential 5%                      Agricultural 0%

Commercial 0%                      Vacant 95%

Industrial 0%                      Other 0%

3. Describe the surrounding land uses:

NORTH              Vacant USFS

EAST              Vacant privately owned

SOUTH              Residential

WEST              Vacant privately owned

4. Describe site alterations that will be produced by improvement projects associated with this proposed action (installation of water facilities, sewer facilities, grading, flow channelization, etc.).

Construction of 215 single family homes, the installation of the sewer, water, storm drain, streets parks and trails \_\_\_\_\_

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5. Will service extensions accomplished by this proposal induce growth on this site? YES X  
NO \_\_\_\_ Adjacent sites? YES X NO \_\_\_\_ Unincorporated X Incorporated \_\_\_\_

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6. Are there any existing out-of-agency service contracts/agreements within the area? YES \_\_\_\_  
NO X If YES, please identify.

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7. Is this project a part of a larger project or series of projects? YES \_\_\_\_ NO X\_\_ If YES, please explain.

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### **NOTICES**

Please provide the names and addresses of persons who are to be furnished mailed notice of the hearing(s) and receive copies of the agenda and staff report.

NAME City of San Bernardino – Travis Martin TELEPHONE NO. (909) 384-5567

ADDRESS: 201 North E Street, 3<sup>rd</sup> Floor, San Bernardino, CA 92401

NAME \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_

ADDRESS: \_\_\_\_\_

NAME \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_

ADDRESS: \_\_\_\_\_  
\_\_\_\_\_

### **CERTIFICATION**

As a part of this application, City of San Bernardino, (the applicant) (real party in interest: subject landowner agree to defend, indemnify, hold harmless, and release the San Bernardino LAFCO, its agents, officers, attorneys, and employees from any claim, action, proceeding brought against any of them, the purpose of which is to attack, set aside, void, or annul the approval of this application or adoption of the environmental document which accompanies it. This indemnification obligation shall include, but not be limited to, damages, costs, and expenses, including attorney fees. The person signing this application will be considered the proponent for the proposed action(s) and will receive all related notices and other communications. I/We understand that if this application is approved, the Commission will impose a condition requiring the applicant to indemnify, hold harmless and reimburse the Commission for all legal actions that might be initiated as a result of that approval.

As the proponent, I/We acknowledge that annexation to the city of San Bernardino may result in the imposition of taxes, fees, and assessments existing within the (city or district) on the effective date of the change of organization. I hereby waive any rights I may have under Articles XIII C and XIII D of the State Constitution (Proposition 218) to a hearing, assessment ballot processing or an election on those existing taxes, fees and assessments.

I hereby certify that the statements furnished above and in the attached supplements and exhibits present the data and information required for this initial evaluation to the best of my ability, and that the facts, statements, and information presented herein are true and correct to the best of my knowledge and belief.

(FOR LAFCO USE ONLY)

DATE FEB. 6, 2025

  
SIGNATURE OF APPLICANT

ROCHELLE CLAYTON  
PRINTED NAME OF APPLICANT

ACTING CITY MANAGER  
TITLE

PLEASE CHECK SUPPLEMENTAL FORMS ATTACHED:

- ☐ ANNEXATION, DETACHMENT, REORGANIZATION SUPPLEMENT
- ☐ SPHERE OF INFLUENCE CHANGE SUPPLEMENT
- ☐ CITY INCORPORATION SUPPLEMENT
- ☐ FORMATION OF A SPECIAL DISTRICT SUPPLEMENT
- ☐ ACTIVATION OR DIVESTITURE OF FUNCTIONS AND/OR SERVICES FOR SPECIAL DISTRICTS SUPPLEMENT

KRM-Rev. 8/15/2012