

PLACER COUNTY

LOCAL AGENCY FORMATION COMMISSION

COMMISSIONERS:

August 10, 2023

Cindy Gustafson
Chair (County)

Susan Rohan
Vice Chair (Public)

Joshua Alpine
(Special District)

Trinity Burruss
(City)

Shanti Landon
(County)

Tracy Mendonsa
(City)

Rick Stephens
(Special District)

ALTERNATE COMMISSIONERS:

Jim Holmes
(County)

William Kahrl
(Special District)

Jenny Knisley
(City)

Cherri Spriggs
(Public)

COUNSEL:

Michael Walker
General Counsel

STAFF:

Michelle McIntyre
Executive Officer

Amy Engle
Commission Clerk

NOTICE IS HEREBY GIVEN that on **Wednesday, September 13, 2023, at 4:00 p.m.**, or as soon thereafter, the Placer Local Agency Formation Commission (LAFCO) will hold a Public Hearing in person and remotely to consider:

LAFCO Project No. 2023-01: Sphere of Influence (SOI) Update – City of Lincoln: The Commission will consider a SOI update for the City of Lincoln. CEQA Lead Agency: City of Lincoln, Environmental Impact Report, State Clearinghouse No. 2005112003.

LAFCO Project No. 2022-02 Village 5/Village 7B Annexation to the City of Lincoln: The Commission will consider annexation of the subject project to the City of Lincoln. The 4,545.29-acre proposal is located south of Nicolaus Road and west of the existing city limits in unincorporated Placer County. At the hearing, the Commission will also consider amending the proposal boundary to include the Rockwell Lane Community located south of Nicolaus Road and west of Nelson Road. CEQA Lead Agency: City of Lincoln, Environmental Impact Report, State Clearinghouse No. (SCN) 2014052071 (Village 5) and SCN 2005062001(Village 7).

Copies of staff reports will be posted online at least five days before the hearing date at www.placer.ca.gov/lafco. All interested parties are invited to attend the Public Hearing.

In-Person Attendance: Placer County Administrative Building
175 Fulweiler Ave, Auburn, CA 95603

Remote options to join the meeting:

By PC: <https://placer-ca-gov.zoom.us/j/93377924650>

Telephone: 877 853 5247 (Toll-Free) or 888 788 0099 (Toll-Free)

Webinar ID: 933 7792 4650

110 Maple Street Auburn, CA 95603
(530) 889-4097
<https://www.placer.ca.gov/lafco>

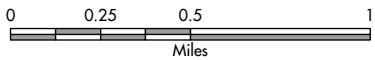
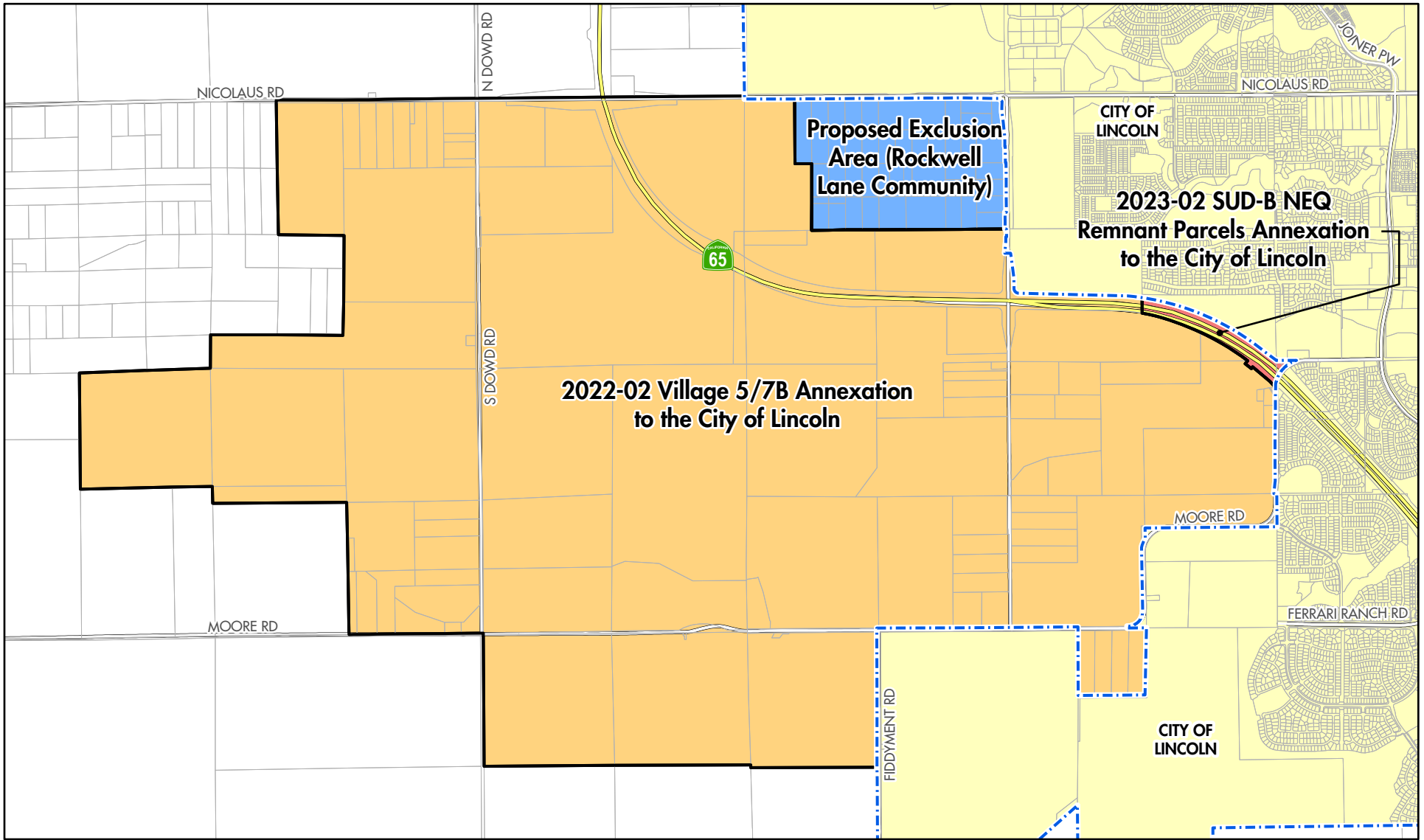
In compliance with the Americans with Disabilities Act, if you are a disabled person and need a disability-related modification or accommodation to participate in this meeting fully, please contact Amy Engle, Commission Clerk, at (530) 886-4602 or aengle@placer.ca.gov. Requests must be made as early as possible and at least two business days before the start of the meeting.

If you wish to participate in any proceeding involving a change of organization, reorganization or other entitlement, you are prohibited from making a campaign contribution of more than \$250 to any Commissioner or Alternate Commissioner as described in Government Code section 84308. This prohibition begins on the date you begin to actively support or oppose an application pending before LAFCO and continues for 12 months after LAFCO renders a final decision. No Commissioner or Alternate Commissioner may solicit or accept a campaign contribution of more than \$250 from you or your agent during this period if the Commission or Alternate Commissioner knows or has reason to know that you will participate in the proceeding. If you or your agent have contributed more than \$250 to any Commissioner or Alternate Commissioner during the 12 months preceding the decision, that Commissioner or Alternate Commissioner must disqualify himself or herself from the proceeding. However, disqualification is not required if the Commissioner or Alternate Commissioner returns the campaign contribution within 30 days from the time the Commissioner or Alternate Commissioner knows, or should have known, about the contribution and that you are a participant in the proceeding.

Attachments:

- Vicinity Map Exhibit
- Map of Proposal Area
- List of Assessor Parcel Addresses (APN) with Site Addresses in the Proposal Area (Table 1)
- List of APNs with Site Addresses in the Rockwell Lane Community (Table 2)

LAFCO Project No. 2022-02: Village 5/7B Annexation to the City of Lincoln



Data Disclaimer:
The features on this map were prepared for geographic purposes only and are not intended to illustrate legal boundaries or supersede local ordinances. Official information concerning the features depicted on this map should be obtained from recorded documents and local governing agencies.

- 2023-02 SUD-B NEQ Remnant Parcels Annexation to the City of Lincoln
- Proposed Exclusion Area (Rockwell Lane Community)
- 2022-02 Village 5/7B Proposed Annexation to the City of Lincoln
- Lincoln City Limits (Existing)

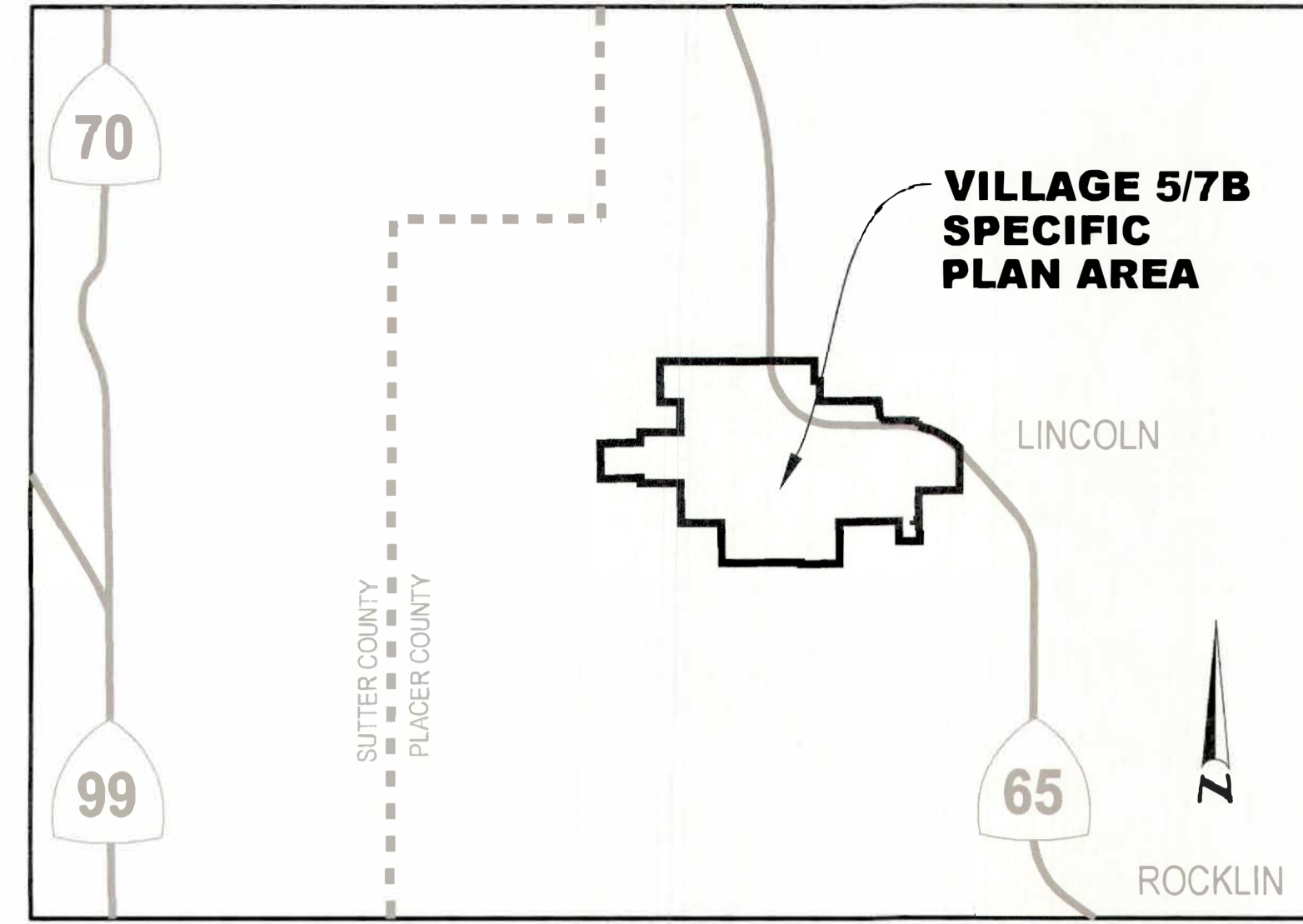
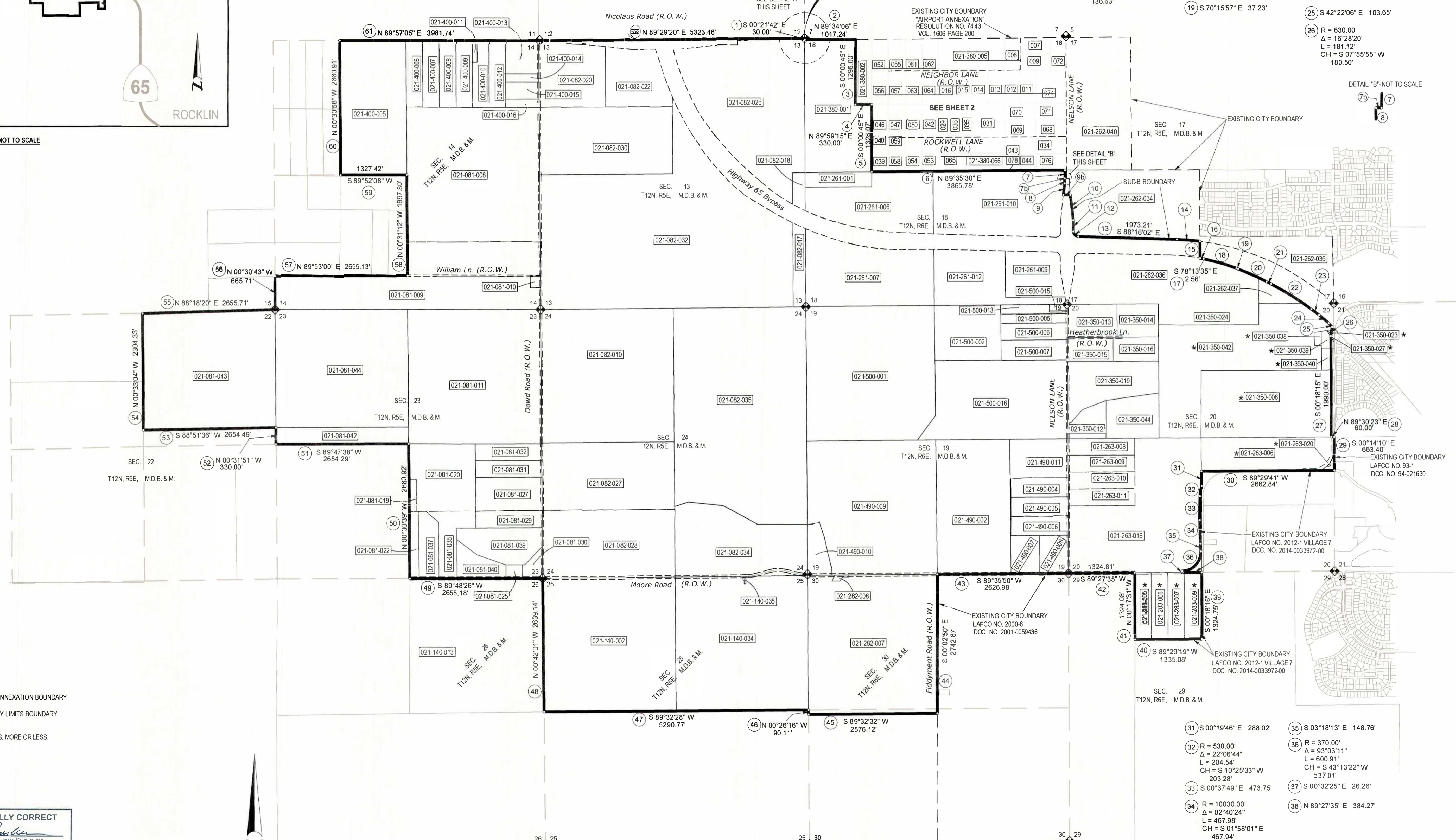


Exhibit B
LAFCO Project No. 2022-02
VILLAGE 5/7B ANNEXATION TO THE CITY OF LINCOLN

BEING PORTIONS OF SECTIONS 13, 14, 22, 23, 24, 25 & 26, TOWNSHIP 12 NORTH, RANGE 5 EAST, MOUNT DIABLO MERIDIAN AND SECTIONS 17, 18, 19, 20 & 30, TOWNSHIP 12 NORTH, RANGE 6 EAST, MOUNT DIABLO MERIDIAN

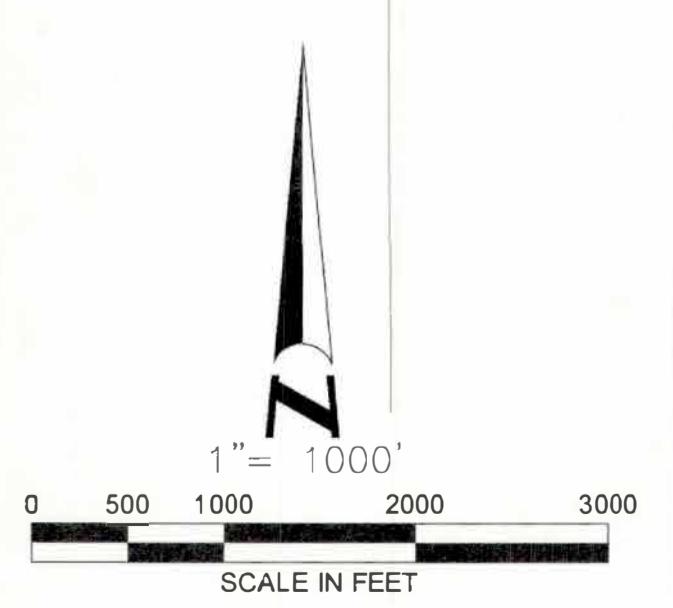
Placer County, California
MARCH 2023 1" = 1000'



- 7 S 01°34'50" W 164.29'
- 7b S 89°37'58" W 2.48'
- 8 S 00°22'02" E 97.02'
- 9 S 06°06'28" W 230.49'
- 10 N 89°43'16" E 142.63'
- 11 S 06°36'31" E 503.38'
- 12 S 00°22'02" E 224.94'
- R = 98.43'
Δ = 87°54'01"
L = 151.01'
CH = S 44°19'02" E 136.63'
- 14 R = 4921.26'
Δ = 05°21'49"
L = 460.70'
CH = S 85°35'07" E 460.54'
- 15 S 00°27'47" E 332.52'
- 16 R = 3609.21'
Δ = 01°04'30"
L = 67.72'
CH = S 78°45'50" E 67.72'
- 18 R = 4921.65'
Δ = 07°57'38"
L = 683.80'
CH = S 74°14'46" E 683.25'
- 19 S 70°15'57" E 37.23'
- 20 R = 4921.65'
Δ = 07°12'05"
L = 618.59'
CH = S 66°39'54" E 618.18'
- 21 S 63°03'51" E 105.22'
- 22 R = 5905.99'
Δ = 09°13'40"
L = 951.19'
CH = S 58°27'01" E 950.16'
- 23 S 53°50'11" E 188.77'
- 24 S 49°14'44" E 251.42'
- 25 S 42°22'06" E 103.65'
- 26 R = 630.00'
Δ = 16°28'20"
L = 181.12'
CH = S 07°55'55" W 180.50'

- LEGEND**
- 012345678 ASSESSOR'S PARCEL NUMBER (TYP)
 - DIMENSION POINT
 - ## LEGAL DESCRIPTION COURSE NUMBER
 - R.O.W. RIGHT-OF-WAY
 - * VILLAGE 7B PARCELS
 - PROPOSED ANNEXATION BOUNDARY
 - - - - - EXISTING CITY LIMITS BOUNDARY
- PROPOSED ANNEXATION BOUNDARY CONTAINS 4.545 29 ACRES, MORE OR LESS.

TECHNICALLY CORRECT
Paul J. Burkner
Placer County Surveyor
Date: MARCH 28, 2023



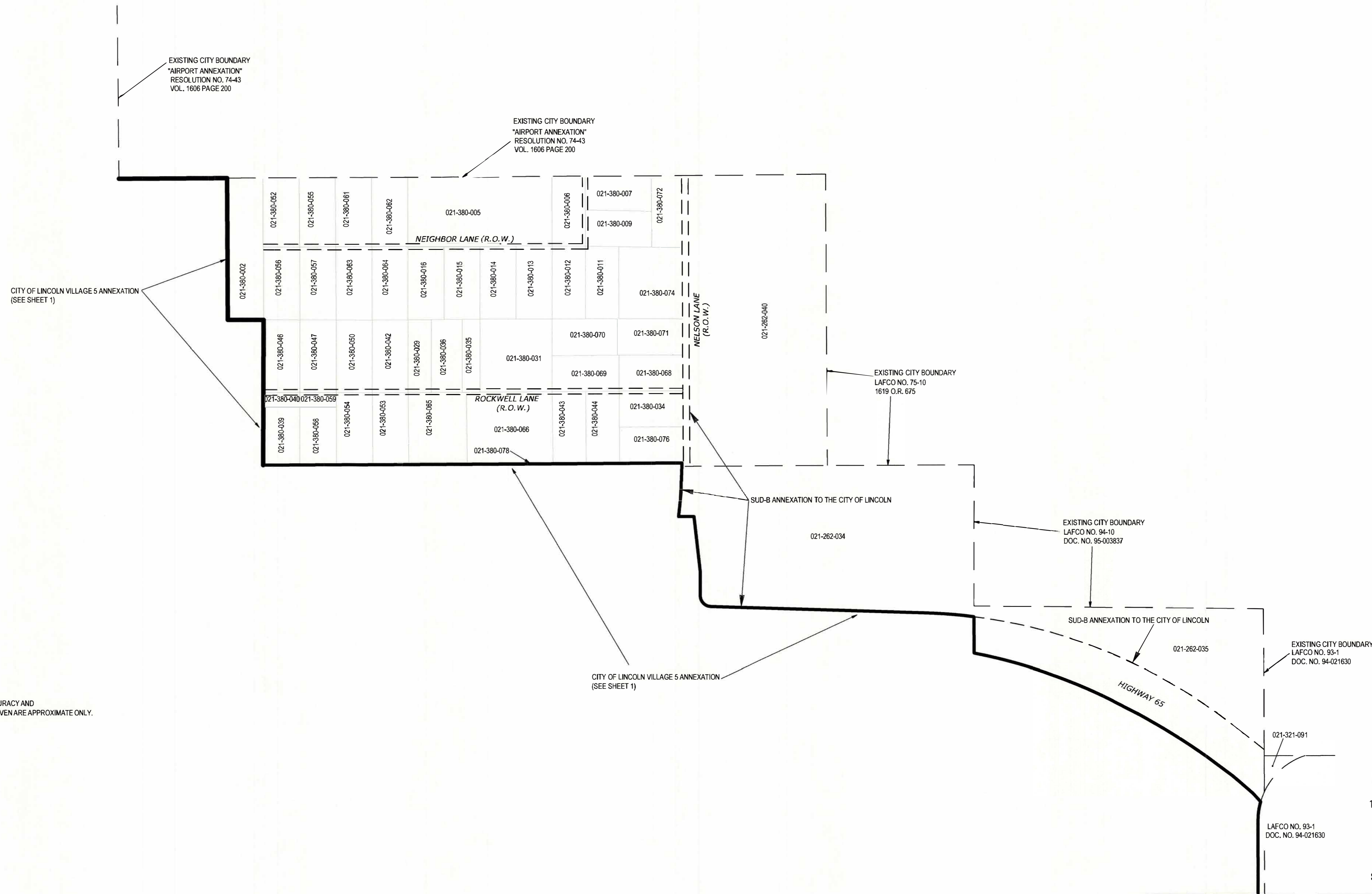
1255 Starboard Drive
West Sacramento - CA - 95691
Phone: 916-372-8124
Fax: 916-372-8538
Email: adamz@morrowssurveying.com
www.morrowssurveying.com

Exhibit B
 LAFCO Project No. 2022-02
VILLAGE 5/7B ANNEXATION TO THE CITY OF LINCOLN

AREA OF EXCLUSION

BEING PORTIONS OF SECTIONS 13, 14, 22, 23, 24, 25 & 26, TOWNSHIP 12 NORTH, RANGE 5 EAST,
 MOUNT DIABLO MERIDIAN AND SECTIONS 17, 18, 19, 20 & 30, TOWNSHIP 12 NORTH, RANGE 6 EAST,
 MOUNT DIABLO MERIDIAN

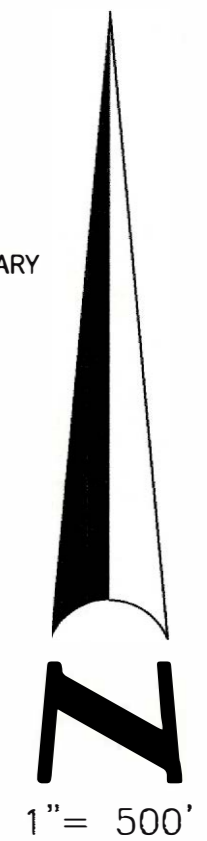
Placer County, California
 MARCH 2023 1" = 500'



SURVEYOR'S CERTIFICATION
 THIS MAP WAS COMPILED FROM A VARIETY OF RECORD INFORMATION SOURCES OF UNCERTAIN ACCURACY AND DOES NOT PURPORT TO CORRECTLY REPRESENT LAND TITLE OR OWNERSHIP LINES. DIMENSIONS GIVEN ARE APPROXIMATE ONLY.

Matt Morrow 3/14/23
 MATT D. MORROW L.S. 8501

TECHNICALLY CORRECT
Benjamin Boudier
 Placer County Surveyor
 Date MARCH 28, 2023



Morrow Surveying
 LAND SURVEYORS

1255 Starboard Drive
 West Sacramento - CA - 95691
 Phone: 916-372-8124
 Fax: 916-372-8538
 Email: adamz@morrrowsurveying.com
 www.morrrowsurveying.com

LAFCO Project No. 2022-02 Village 5 & Village 7b Annexation to the City of Lincoln

TABLE 1: Assessor Parcel Numbers (APNs) in Proposed Area

APN	Street Number	Street Name	Street Type	Situs Zip
021-140-035-000		NO ADDRESS ON FILE		
021-081-030-000	990	DOWD	RD	95648
021-081-039-000		NO ADDRESS ON FILE		95648
021-490-010-000	3992	MOORE	RD	95648
021-081-037-000	5300	MOORE	RD	95648
021-081-020-000		NO ADDRESS ON FILE		95648
021-263-009-000	805	NELSON	LN	95648
021-263-011-000	865	NELSON	LN	95648
021-262-037-000		NO ADDRESS ON FILE		
021-350-006-000		NO ADDRESS ON FILE		95648
021-350-027-000		NO ADDRESS ON FILE		
021-350-042-000		NO ADDRESS ON FILE		
021-082-032-000		NO ADDRESS ON FILE		
021-400-012-000	5133	NICOLAUS	RD	95648
021-400-014-000		NO ADDRESS ON FILE		95648
021-081-029-000	890	DOWD	RD	95648
021-081-042-000		NO ADDRESS ON FILE		95648
021-261-006-000		NO ADDRESS ON FILE		
021-081-011-000	680	DOWD	RD	95648
021-350-024-000		NO ADDRESS ON FILE		
021-400-006-000	5485	NICOLAUS	RD	95648
021-490-004-000	850	NELSON	LN	95648
021-082-034-000		NO ADDRESS ON FILE		
021-082-027-000		NO ADDRESS ON FILE		
021-263-020-000		NO ADDRESS ON FILE		
021-500-007-000	570	NELSON	LN	95648
021-082-017-000		NO ADDRESS ON FILE		
021-081-009-000	390	DOWD	RD	95648
021-400-008-000	5365	NICOLAUS	RD	95648
021-400-016-000	120	DOWD	RD	95648
021-263-010-000	841	NELSON	LN	95648
021-081-031-000	800	DOWD	RD	95648
021-081-010-000	450	DOWD	RD	95648
021-261-007-000		NO ADDRESS ON FILE		
021-350-023-000		NO ADDRESS ON FILE		
021-350-019-000	641	NELSON	LN	95648
021-082-010-000		NO ADDRESS ON FILE		95648
021-500-013-000	520	NELSON	LN	95648
021-082-020-000		NO ADDRESS ON FILE		
021-282-007-000	3915	MOORE	RD	95648
021-490-007-000	3150	MOORE	RD	95648
021-490-002-000	3440	MOORE	RD	95648
021-082-018-000		NO ADDRESS ON FILE		
021-261-001-000	3995	NICOLAUS	RD	95648
021-350-013-000	535	NELSON	LN	95648
021-082-025-000	4255	NICOLAUS	RD	95648
021-081-025-000	5110	MOORE	RD	95648
021-081-038-000		MOORE	RD	95648
021-490-011-000	790	NELSON	LN	95648

LAFCO Project No. 2022-02 Village 5 & Village 7b Annexation to the City of Lincoln

TABLE 1 cont'd: Assessor Parcel Numbers (APNs) in Proposed Area

APN	Street Number	Street Name	Street Type	Situs Zip
021-490-005-000	880	NELSON	LN	95648
021-350-015-000	2835	HEATHERBROOK	LN	95648
021-350-039-000		NO ADDRESS ON FILE		
021-500-005-000	530	NELSON	LN	95648
021-262-036-000		NO ADDRESS ON FILE		
021-282-008-000		NO ADDRESS ON FILE		
021-081-040-000	5200	MOORE	RD	95648
021-082-028-000	975	DOWD	RD	95648
021-081-027-000	850	DOWD	RD	95648
021-081-032-000	770	DOWD	RD	95648
021-350-044-000	741	NELSON	LN	95648
021-261-009-000		NO ADDRESS ON FILE		
021-350-040-000	1800	MOORE	RD	95648
021-500-001-000		NO ADDRESS ON FILE		95648
021-400-009-000	5285	NICOLAUS	RD	95648
021-400-010-000	5193	NICOLAUS	RD	95648
021-283-007-000	2755	MOORE	RD	95648
021-490-008-000	950	NELSON	LN	95648
021-490-009-000		NO ADDRESS ON FILE		
021-350-038-000		NO ADDRESS ON FILE		
021-081-043-000	6001	WILLIAM	LN	95648
021-400-015-000	100	DOWD	RD	95648
021-400-013-000	5005	NICOLAUS	RD	95648
021-140-034-000	4405	MOORE	RD	95648
021-261-014-000		NO ADDRESS ON FILE		
021-490-006-000	910	NELSON	LN	95648
021-140-002-000		MOORE	RD	95648
021-081-022-000	5480	MOORE	RD	95648
021-400-005-000	5515	NICOLAUS	RD	95648
021-400-011-000	5245	NICOLAUS	RD	95648
021-263-008-000	765	NELSON	LN	95648
021-350-014-000	2780	HEATHERBROOK	LN	95648
021-082-022-000		NO ADDRESS ON FILE		
021-500-016-000	690	NELSON	LN	95648
021-350-016-000	2781	HEATHERBROOK	LN	95648
021-082-030-000	165	DOWD	RD	95648
021-283-009-000	2725	MOORE	RD	95648
021-400-007-000	5391	NICOLAUS	RD	95648
021-380-001-000		NO ADDRESS ON FILE		95648
021-082-035-000		NO ADDRESS ON FILE		
021-500-006-000	550	NELSON	LN	95648
021-261-010-000	330	NELSON	LN	95648
021-081-008-000	200	DOWD	RD	95648
021-350-012-000	731	NELSON	LN	95648
021-081-044-000		NO ADDRESS ON FILE		95648
021-283-006-000	2775	MOORE	RD	95648
021-263-016-000	2660	MOORE	RD	95648
021-263-006-000	2300	MOORE	RD	95648
021-283-005-000	2815	MOORE	RD	95648
021-081-019-000		NO ADDRESS ON FILE		95648

LAFCO Project No. 2022-02 Village 5 & Village 7b Annexation to the City of Lincoln

TABLE 2: Assessor Parcel Numbers (APNs) in Rockwell Lane (Proposed for Exclusion)

APN	Street Number	Street Name	Street Type	Situs Zip
021-380-035-000	3380	ROCKWELL	LN	95648
021-380-070-000	154	NELSON	LN	95648
021-380-016-000	3465	NEIGHBOR	LN	95648
021-380-015-000	3401	NEIGHBOR	LN	95648
021-380-043-000	3205	ROCKWELL	LN	95648
021-380-042-000		NO ADDRESS ON FILE		95648
021-380-036-000	3440	ROCKWELL	LN	95648
021-380-011-000	3261	NEIGHBOR	LN	95648
021-380-053-000	3503	ROCKWELL	LN	95648
021-380-054-000	3575	ROCKWELL	LN	95648
021-380-076-000	240	NELSON	LN	95658
021-380-039-000		NO ADDRESS ON FILE		95648
021-380-009-000	3251	NEIGHBOR	LN	95648
021-380-055-000	3645	NICOLAUS	RD	95648
021-380-007-000	3183	NICOLAUS	RD	95648
021-380-069-000	3190	ROCKWELL	LN	95648
021-380-046-000	3750	NEIGHBOR	LN	95648
021-380-029-000	3480	ROCKWELL	LN	95648
021-380-013-000	3303	NEIGHBOR	LN	95648
021-380-066-000	3365	ROCKWELL	LN	95648
021-380-044-000	3115	ROCKWELL	LN	95648
021-380-047-000		NO ADDRESS ON FILE		95648
021-380-040-000	3701	ROCKWELL	LN	95648
021-380-056-000	3715	NEIGHBOR	LN	95648
021-380-059-000	3635	ROCKWELL	LN	95648
021-380-002-000	3761	NICOLAUS	RD	95648
021-380-072-000		NO ADDRESS ON FILE		
021-380-014-000	3363	NEIGHBOR	LN	95648
021-380-005-000		NO ADDRESS ON FILE		95648
021-380-050-000	3600	ROCKWELL	LN	95648
021-380-061-000	3581	NICOLAUS	RD	95648
021-380-062-000	3535	NICOLAUS	RD	95648
021-380-052-000	3715	NICOLAUS	RD	95648
021-380-064-000	3545	NEIGHBOR	LN	95648
021-380-006-000	3240	NEIGHBOR	LN	95648
021-380-063-000	3605	NEIGHBOR	LN	95648
021-380-065-000		NO ADDRESS ON FILE		95648
021-380-058-000	3635	ROCKWELL	LN	95648
021-380-031-000	3330	ROCKWELL	LN	95648
021-380-071-000	152	NELSON	LN	95648
021-380-034-000	3025	ROCKWELL	LN	95648
021-380-057-000	3655	NEIGHBOR	LN	95648
021-380-074-000	80	NELSON	LN	95648
021-380-012-000	3281	NEIGHBOR	LN	95648
021-380-068-000	160	NELSON	LN	95648

At the September 13, 2023, hearing, the Commission will consider amending the proposal boundary to include the Rockwell Lane Community located south of Nicolaus Road and west of Nelson Road. The APNS within the Rockwell Lane Community are listed above.