



COUNTY OF SONOMA

575 ADMINISTRATION
DRIVE, ROOM 102A
SANTA ROSA, CA 95403

SUMMARY REPORT

Agenda Date: 4/4/2023

To: Board of Directors, Sonoma Valley County Sanitation District
Department or Agency Name(s): Sonoma Valley County Sanitation District
Staff Name and Phone Number: Doug Messenger (707) 547-1952
Vote Requirement: Majority
Supervisorial District(s): First

Title:

Outside Service Area Agreement with the Sonoma Valley County Sanitation District for Cognetti; SEW22-0127

Recommended Action:

Adopt a Resolution authorizing the Chair of the Board of Directors of the Sonoma Valley County Sanitation District to execute an Outside Service Area Agreement for public sewer service to property located at 19340 Linden Street, Sonoma, California; APN: 052-451-013 (exempt per CEQA Guidelines sections 15301(b), 15303 (d), 15304(f))

Executive Summary:

The recommended resolution will authorize the chair to execute an Outside Service Area Agreement between the Sonoma Valley County Sanitation District and the property owner, Anthony Cognetti, for public sewer service to property located at located at 19340 Linden Street, Sonoma, California (Assessor Parcel Number (APN) 052-451-013). □

Discussion:

The Sonoma County Permit and Resource Management Department (Permit Sonoma) received an application for an Outside Service Area Agreement (Agreement) to provide public sewer service to property located at 19340 Linden Street, Sonoma, California. The application was submitted by Adobe Associates, Inc. on behalf of the property owner Anthony Cognetti (Owner). □

The proposed Agreement would allow the Sonoma Valley County Sanitation District (District) to provide public sewer service to this parcel that is outside, but directly adjacent to, the District boundary, the District Sphere of Influence, and the Urban Services Area.

19340 Linden Street (APN 052-451-013) is a 0.31-acre residential parcel. The property access is off of Linden Street, which borders the easterly property line. The property has an existing 1,526-square foot single-family residence connected to a failing septic system.

Permit Sonoma's, Comprehensive Planning Division staff has determined that the Agreement is consistent with the General Plan.

District staff has determined that sewer service would be granted on the basis that the subject property has a

failing septic system. An existing sewer main fronts the property constructed under Permit Sonoma sewer permit SEW21-0194. All new sewer work (upper lateral or building sewer) shall be constructed in compliance with the "Sonoma Valley County Sanitation District Sanitation Code Ordinance", and "Sonoma County Water Agency, Design and Construction Standards For Sanitation Facilities".

The Owner shall pay Sewer Connection fees, as they are calculated using the most current fee schedule at the time of permitting, and Annual Service Charges to the District for sewer service to the property for the property's uses. Use of the District's sewer under the Agreement is limited to the existing single-family residence.

Following approval of the Agreement by the District's Board of Directors, the Owner shall complete a Local Agency Formation Commission (LAFCO) application for Permit Sonoma's review and submittal to LAFCO. The Owner shall include with the application, payment of all required LAFCO fees. The Agreement shall not be effective until such time as it has been approved by LAFCO.

California Environmental Quality Act:

The District's General Manager has determined that approval of the Agreement is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301(b), Existing Facilities, as it represents an additional connection to an existing public facility that involves negligible or no expansion of an existing or former use, Section 15303(d), New Construction or Conversion of Small Structures, and Section 15304(f), Minor Alterations to Land, as it consists of construction of limited new, small sewage improvement of reasonable length to serve the parcel and would not involve the removal of healthy, mature, scenic trees. District staff has prepared a Notice of Exemption in accordance with the CEQA, the State CEQA Guidelines and the District's Procedures for the Implementation of CEQA. □

Strategic Plan:

Prior Board Actions:

Not applicable

FISCAL SUMMARY

Narrative Explanation of Fiscal Impacts:

Not applicable

Narrative Explanation of Staffing Impacts (If Required):

Not applicable

Attachments:

Attachment A: SVCSD Resolution

Attachment B: Outside Service Area Agreement

Related Items "On File" with the Clerk of the Board:

Not applicable