

County Service Area #3

Agency Profile

County Service Area #3 (CSA 3) is a dependent special district located in the easternmost portion of the County including the Lake Tahoe Basin, all the way south to the Kirkwood area. The CSA was formed in 1963 by the El Dorado County Board of Supervisors and is empowered to provide the following services:

- Drainage and Erosion Control
- Snow Removal Services and Equipment
- Emergency Medical Services (*assessment district only*)
- Mosquito Abatement and Vector Control
- Parks and Recreation

Of the services listed above, the CSA does not currently provide mosquito abatement and vector control, or parks and recreation services. Therefore, only the three active services listed above will be used to determine CSA 3's sphere.

CSA 3 is divided up into three zones of benefit; the Cascade Drainage Zone, South Shore Snow Zone and West Shore Snow Zone.

Land Use Character

The CSA encompasses the entire El Dorado County portion of the Lake Tahoe Basin, from Placer County to Alpine County. Elevations range from 6,200 feet at lake level to 10,000 feet at Freel Peak. Major access roads include California Highways 50 and 89 and Nevada Highway 207. The area has a significantly developed core area that hugs Highways 50 and 89 to the north and Pioneer Trail along the southern edge.

The majority of the developed area within CSA 3 is in the Lake Tahoe Basin land use zoning area, which consists primarily of the Tahoe Agricultural District, clustered areas of single- and multi-family residential housing, commercial zoning and the urbanized City of South Lake Tahoe. The CSA is largely under the jurisdiction of the Tahoe Regional Planning Agency (TRPA), which has its own land use classifications for the area. These include residential (along Highways 50 and 89 and within South Lake Tahoe), conservation, recreation and tourist (mostly near and along the California/Nevada State line). The southern portion of the CSA is primarily federally owned U.S. Forest Service or U.S. Bureau of Land Management land. Areas not within the Lake Tahoe Basin land use zoning area have a natural resources land use designation.

Major land uses include recreation and tourism activities associated with Lake Tahoe, such as skiing, snowboarding, camping, hiking, mountain biking, fishing and summer water sports. The territory is heavily populated in certain vicinities, such as the City of South Lake Tahoe, and the areas immediately surrounding Lake Tahoe, Highway 50 and Echo Lakes. Beyond these population centers, the CSA is less inhabited and primarily undeveloped wilderness.

Current population estimates range from 25,800 to 23,600 residents, with little growth expected to occur through 2030 due to TRPA regulations. Through a TRPA ordinance, there is a moratorium on any new subdivisions on previously undeveloped land; consequently, no significant growth is anticipated for the area in the near future.

Level of Service

Drainage

CSA 3 provides funding for drainage facility maintenance and improvement and erosion control services to the Cascade Drainage Zone, which is provided by County Department of Transportation personnel. All revenue for drainage services is acquired through property taxes within the Cascade Drainage Zone. Future service demands are based on the development of subdivisions. Project proposals are reviewed by the CSA administrative staff, during the County's subdivision review process, to determine if additional facilities will be added which will require maintenance. As the infrastructure for each subdivision is completed, the drainage facilities are incorporated into CSA 3's annual maintenance plans.

Snow Removal Equipment and Services

CSA 3 includes two zones of benefit established for the purpose of providing snow removal equipment and services in the unincorporated areas of the CSA, one on the south shore and one on the west shore of Lake Tahoe. The CSA acquires its equipment through a lease/purchase Joint Powers Agreement with the City of South Lake Tahoe. The South Shore Snow Zone currently leases six graders and two snow blowers and the West Shore Snow Zone currently leases one grader and two snow blowers. All snow removal services are funded through assessments from the zones of benefit.

Mosquito Abatement and Vector Control

CSA 3 was originally formed to provide "control or destruction to insects injurious to plant life," and "the eradication of insects which could introduce dangerous, infectious, or communicable diseases". The most active use of this power is the application of herbicides for weed abatement.

Emergency Medical Services

CSA 3 serves as an administrative vehicle for the collection of revenues needed for the provision of emergency medical services in the eastern portion of the county. The ambulance and emergency medical functions of the CSA is administered through the County Public Health Department and agreements with the El Dorado County Regional Pre-hospital Emergency Services Operations Authority (JPA) and the California-Tahoe Emergency Services Operations Authority (CalTahoe).

Services Not Provided

Although CSA 3 is empowered to provide a variety of public services, according to the General Government Services I Municipal Services Review, scheduled to be considered by the Commission on February 27, 2008, the CSA does not provide parks and recreation services, or mosquito abatement and vector control. Therefore, the Commission should consider these powers as authorized but not currently utilized by CSA 3.

Commission's Policies and Guidelines

LAFCO Policy 4.4 requires the Commission to review the following topics before making sphere of influence determinations. The Commission's review of fire suppression and emergency services and general government services addressed these requirements as noted below. All citations are from the *Final Countywide Fire Suppression and Emergency Services Municipal Services Review* (Fire MSR), adopted by the Commission on August 23, 2006 and the *Final General Government Services / Municipal Services Review* (GGSI) scheduled to be considered by the Commission on February 27, 2008.

1. Service capacity, level and types of services currently provided by the agency, and areas where these services are provided

- Fire Suppression and Emergency Services - Refer to the Fire MSR pages 250 to 251, "Section 2. County Service Areas 3 & 7;"
- Drainage and Snow Removal Equipment – Refer to the GGSI MSR page 2.8-2, "Section III – Infrastructure;" and page 2.8-8, "Section X – Infrastructure."

2. Financial capabilities and costs of service

- Fire Suppression and Emergency Services - Refer to the Fire MSR pages 250 to 251, "Section 2. County Service Areas 3 & 7;"
- Drainage and Snow Removal Equipment – Refer to the GGSI MSR pages 2.8-2 to 2.8-6, "Section IV – Financing and Rate Restructuring;" page 2.8-6, "Section V – Cost Avoidance Opportunities;" and page 2.8-9, "Section X – Financing Constraints and Opportunities," "Section X – Rate Restructuring," and "Section X – Cost Avoidance Opportunities."

3. Topographic factors and areas of social and economic interdependencies

- Fire Suppression and Emergency Services - Refer to the Fire MSR pages 250 to 251, "Section 2. County Service Areas 3 & 7;"
- Drainage and Snow Removal Equipment – Refer to the GGSI MSR page 2.8-1, "Section I – Setting."

4. Existing and planned land uses, land use plans and policies, consistency with county and city general plans, and projected growth in the affected area

- Fire Suppression and Emergency Services - Refer to the Fire MSR pages 250 to 251, "Section 2. County Service Areas 3 & 7;"
- Drainage and Snow Removal Equipment – Refer to the GGSI MSR MSR page 2.8-1, "Section I – Setting;" page 2.8-2, "Section II – Growth and Population;" and page 2.8-8, "Section X – Growth and Population."

5. Potential effects on agricultural and open space lands

As stated above, most of CSA 3 is within the Lake Tahoe Basin land use zoning area, which consists primarily of the Tahoe Agricultural District. This area is also

simultaneously under the jurisdiction of the TRPA, which regulates growth near Lake Tahoe and has designated approximately 85-90% of the territory for conservation or recreation. Residential, commercial and tourist areas are concentrated in the City of South Lake Tahoe and along major roadways (Highways 50 and 89). Building within the CSA is severely restricted, and only approximately 115 residential permits are issued within the entire Lake Tahoe Basin each year. Consequently, it is extremely unlikely that the land use within CSA 3 will change significantly.

6. A description of the services that will be provided to any areas which may be added to the sphere and the timing and method for funding expansion of facilities or services

- Fire Suppression and Emergency Services - Refer to the Fire MSR pages 250 to 251, "Section 2. County Service Areas 3 & 7;"
- Drainage and Snow Removal Equipment – Refer to the GGSI MSR page 2.8-2, "Section III – Infrastructure;" and page 2.8-8, "Section X – Infrastructure."

7. An analysis of the effects of a proposed sphere of influence on other agencies and their service capabilities:

Not applicable for this agency.

DETERMINATIONS

In determining the sphere of influence for each local agency, Government Code §56425(e) requires the Commission to consider and prepare a written statement of determinations with respect to four factors. Staff recommends the following determinations for updating the sphere for CSA 3:

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

Present land use in the area includes residential, recreational, commercial and tourist-related uses. Primary residential areas tend to follow the major highways and roads that bisect the CSA's sphere. Growth and development potential is limited largely by TRPA regulations and there are not expected to be any substantial changes in the planned land use as a direct result of this review.

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

Present needs for public facilities and services are currently being met. Probable needs for public facilities and services are not currently anticipated to vary from present needs, as future demands are expected to remain relatively the same. No significant growth or population increases are currently anticipated to affect the CSA's ability to provide of services.

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

The present capacity of public facilities and services provided by CSA 3 is adequate to serve the community. The CSA has sufficient funding to continue a consistent level of service.

4. *The existence of any social or economic communities of interest in the area if the Commission determines that they are relevant to the agency.*

In addition to the City of South Lake Tahoe, CSA 3 serves multiple distinct communities including Fallen Leaf Lake, Meyers, Phillips, Twin Bridges, Strawberry and Kirkwood. The City of South Lake Tahoe is the primary concentrated, social or economic community of interest within the CSA. Due to TRPA land use regulations, these communities' populations are expected to remain relatively stable.

Based upon the information contained in this document, it is recommended that the County Service Area #3 Sphere of Influence be updated to affirm its current sphere, which is coterminous with its existing boundaries, as shown in the map labeled "Exhibit A" and attached to Resolution L-2008-14.