



CITY CLERK

CITY OF SAN JOSÉ, CALIFORNIA

Office of the City Clerk
200 East Santa Clara Street
San José, California 95113
Telephone (408) 535-1260
FAX (408) 292-6207

10/21/08
4.4

Res 74637

LIST OF ANNEXATIONS AND THEIR EFFECTIVE DATES

	Resolution Number	Effective Date	Recording Number
2707 San Jose Pocket #39: Winchester No. 42	74636	11/18/08	20048500
2708 San Jose Pocket #40: Buena Vista No. 2	74637	11/19/08	20049689

Lee Price, MMC
City Clerk

By: Lupe Nieto
Lupe Nieto
Office of the City Clerk

Dated: December 22, 2008

Doc#: 20049689

11/19/2008

2:04 PM

CERTIFICATE OF COMPLETION

I, Neelima Palacherla, Executive Officer of the Santa Clara County Local Agency Formation Commission, issue this Certificate of Completion pursuant to Government Code Sections 57200 and 57201.

I hereby certify that I have examined **Resolution No. 74637** for a reorganization attached hereto. I have found this document to be in compliance with Government Code Section 56757 authorizing cities within the County of Santa Clara to assume authority over certain changes in government organization; and Government Code Section 56375.3 authorizing the annexation of certain unincorporated islands after notice and hearing, and waiving protest proceedings.

The name of the City is: **San Jose.**

The entire City is located in Santa Clara County.

The change of organization completed is a **REORGANIZATION** which includes annexation to City of **San Jose** and detachment(s) from the following:

**Sunol Sanitary District
Burbank Sanitary District
Central Fire Protection District
Santa Clara County Library Service Area
Santa Clara County Lighting Service Area**

A map and description of the boundaries of the change of organization are appended hereto.

The title of this proceeding is: **San Jose Pocket #40: Buena Vista No. 2 (Inhabited)**

The City has complied with all conditions imposed by the Commission for inclusion of the territory in the City's Urban Service Area.

The change of organization was ordered subject to the following terms and conditions: **NONE.**

The date of adoption of the City Resolution ordering the reorganization is **10/21/08.**

I declare under the penalty of perjury in the State of California that the foregoing is true and correct.

Dated: 11/18/08

Neelima Palacherla
Neelima Palacherla, Executive Officer
LAFCO of Santa Clara County

Attachments: City Resolution and Maps (Exhibit A)

RESOLUTION NO. 74637

**A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN JOSÉ
MAKING DETERMINATIONS AND ORDERING THE REORGANIZATION
OF CERTAIN INHABITED, UNINCORPORATED ISLAND
TERRITORY DESIGNATED AS BUENA VISTA NO. 2, SUBJECT TO
LIABILITY FOR GENERAL INDEBTEDNESS OF THE CITY**

WHEREAS, the City Council desires to consider the annexation of certain unincorporated territory to the City of San José and detachment of said territory from the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; which territory consists of 40 ± acres located south of West San Carlos Street, west of Meridian Avenue, San Jose (151 parcels, more specifically identified in Exhibit "A" attached hereto and incorporated herein by this reference); and

WHEREAS, the distinctive short form designation of the territory proposed to be reorganized is **Buena Vista No. 2** and

WHEREAS, the City of San José, by its Resolution No. 74592 adopted on September 23, 2008 duly initiated reorganization proceedings for the annexation and detachment of this certain inhabited and unincorporated territory and set the time and place for consideration of such reorganization in accordance with the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, as the same may be amended from time to time; and

WHEREAS, the Council of the City of San José was duly designated as the conducting authority for further proceedings to reorganize the territory described herein by said Resolution No. 74592; and

WHEREAS, said territory is inhabited and not all land owner(s) of land included in the proposal consent to this annexation; and

WHEREAS, Section 56757 of the California Government Code states that the Local Agency Formation Commission shall not review an annexation proposal to any City in Santa Clara County of unincorporated territory which is within the urban service area of the City if initiated by resolution of the legislative body, and, therefore, the City Council of the City of San José is now the conducting authority for said annexation insofar that the City initiated these reorganization proceedings under and pursuant to its Resolution No. 74592; and

WHEREAS, the reason(s) for the proposed reorganization, as set forth in the City's Resolution No. 74592 initiating reorganization proceedings is to reduce or eliminate an unincorporated island of County territory located within the limits of City jurisdiction that is surrounded by or substantially surrounded by City territory and to facilitate subsequent development of the territory with residential and commercial uses; and

WHEREAS, the following special districts would be affected by the proposed annexation: the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; and

WHEREAS, the proposed annexation would provide for the use of City services; and

WHEREAS, the City's Resolution No. 74592 fixed October 21, 2008 at 7:00 p.m., in the Council Chambers of the City of San José, City Hall, 200 East Santa Street, San José, California, as the date, time and place said Council would consider said reorganization; and

WHEREAS, the regular County assessment roll is utilized by the City; and

WHEREAS, land and improvements within the territory shall be liable for the general indebtedness of the City of San José existing at the time of annexation; and

WHEREAS, the environmental impacts of this project are addressed under the San Jose 2020 Environmental Impact Report, together with related Resolution No. 65459, which became final on August 16, 1994, and this Council has considered and approves said Environmental Impact Report and related Resolution No. 65459 prior to taking any action on this proposed reorganization; and

WHEREAS, if required or necessary, affected property owners have waived any Proposition 218 election that may pertain to this reorganization proposal; and

WHEREAS, the following facts pertain to the findings required by the Council in accordance with Government Code Section 56757:

1. The unincorporated territory proposed for reorganization is within the City's Urban Service Area, as adopted by the Santa Clara Local Agency Formation Commission.
2. The County Surveyor has determined the boundaries of the proposed to be definite and certain, and in compliance with the Santa Clara County Local Agency Formation Commission's road annexation policies.
3. The proposal does not split lines of assessment or ownership in that all affected parcels are being organized in their entirety.
4. The proposal does not create islands or areas in which it would be difficult to provide municipal services in that the completion of reorganization proceedings would result in the reduction of a County "pocket" of unincorporated territory.
5. The proposal is consistent with the City's adopted General Plan in that existing and future urban development should be located within cities.
6. The territory is contiguous to existing City limits.
7. The City has complied with all conditions imposed by the Commission for inclusion of the territory in the City's Urban Service Area as follows:
 - a. No such conditions imposed.
8. The pre-zoning designation on the subject territory is R-M Multiple-Family Residence Zoning District as to approximately 35.3 gross acres, CP Commercial Pedestrian Zoning as to approximately 2.6 gross acres, and CN Commercial Neighborhood Zoning District as to approximately 2.3 gross acres, and A(PD) Planned Development as to approximately 1.9 acres; inasmuch as the City Council on June 15, 1999 and October 7, 2008 enacted ordinances so pre-zoning the subject territory.

WHEREAS, the following facts pertain to the findings required by the Council in accordance with Government Code Section 56375.3:

1. The size of the subject unincorporated County territory in its entirety is less than one hundred fifty (150) acres; and
2. The unincorporated County territory constitutes an unincorporated island of County territory that is surrounded by or substantially surrounded by City territory on all sides; and
3. The unincorporated County territory is not a gated community where urban services are provided by a community service district; and
4. The unincorporated County territory is considered developed in that residential and office development is located on the subject properties; and
5. The unincorporated County territory is not prime agricultural land under the provisions of California Government Code Section 56064; and
6. The unincorporated County territory currently is receiving or will receive the following benefits from the City, to wit: all municipal services; and
7. The island of unincorporated County territory was created on July 28, 1999, which is prior to January 1, 2000.

WHEREAS, evidence pertaining to the proposed reorganization was presented to the City Council at the City Council's public hearings on this matter.

NOW, THEREFORE, BE IT RESOLVED THAT THE COUNCIL OF THE CITY OF SAN JOSE HEREBY FINDS:

1. That it is the conducting authority pursuant to Section 56757 of the Government Code for the annexation of property designated "**Buena Vista No. 2**," more particularly shown upon that certain map attached hereto as Exhibit "A," which exhibit is incorporated herein by this reference;
2. That the following findings are made by the City Council for the City of San José:
 - a. That said territory is inhabited and comprises approximately 40 ± acres.
 - b. That the annexation is consistent with the orderly annexation of territory within the City's urban service area and is consistent with the City policy for annexation when annexed (providing City Services).

- c. That the City Council has considered and adopted a Final EIR entitled, "San Jose 2020 General Plan," together with related Resolution No. 65459, which addressed the environmental impacts of the project and became final on August 16, 1994. This proposal is in compliance with the California Environmental Quality Act, together with related regulations and guidelines promulgated thereunder, in that the adopted EIR and related Resolution No. 65459 consider the environmental impacts of the proposed change.
- d. That the City Council on June, 15, 1999 and October 7, 2008 enacted ordinances pre-zoning the subject territory with the following zoning designations: R-M Multiple-Family Residence Zoning District as to approximately 35.3 gross acres, CP Commercial Pedestrian Zoning as to approximately 2.6 gross acres, and CN Commercial Neighborhood Zoning District as to approximately 2.3 gross acres, and A(PD) Planned Development as to approximately 1.9 acres.
- e. That the territory is within the City's urban service area as adopted by the Local Agency Formation Commission of Santa Clara County.
- f. That the County Surveyor has determined the boundaries of the proposed annexation to be definite and certain, and in compliance with the Commission's road annexation policies; and pursuant to agreement the County has agreed to incur the costs of making this determination.
- g. That the proposed annexation does not create islands or areas in which it would be difficult to provide municipal services. This reorganization reduces or eliminates an unincorporated county "pocket" and is adjacent to and surrounded or substantially surrounded by City territory on all sides.
- h. That the proposed annexation does not split lines of assessment or ownership.
- i. That the proposed annexation is consistent with the City's General Plan.
- j. That the territory to be annexed is contiguous to existing City limits.
- k. That the City has complied with all conditions imposed by the Commission for inclusion of the territory in the City's urban service area.

3. That the following additional findings are hereby made by the City Council for the City of San José:
 - a. The size of the subject unincorporated County territory in its entirety is less than one hundred fifty (150) acres; and
 - b. The unincorporated County territory constitutes an unincorporated island of County territory that is surrounded by or substantially surrounded by City territory on all sides; and
 - c. The unincorporated County territory is not a gated community where urban services are provided by a community service district; and
 - d. The unincorporated County territory is considered developed in that residential and commercial development is located on the subject properties; and
 - e. The unincorporated County territory is not prime agricultural land under the provisions of California Government Code Section 56064; and
 - f. The unincorporated County territory currently is receiving or will receive the following benefits from the City, to wit: all municipal services; and
 - g. The island of unincorporated County territory was created on July 28, 1999, which date is prior to January 1, 2000.
4. That all affected local agencies that will gain or lose territory as a result of this reorganization have consented in writing to a waiver of protest proceedings.
5. That all property owners and registered voters have been provided written notice of this proceeding.
6. That said annexation is hereby ordered without any further protest of these reorganization proceedings pursuant to Sections 56757 and 56375.3 of the California Government Code and is subject to the following additional terms and conditions: None.

BE IT FURTHER RESOLVED that upon completion of these reorganization proceedings the territory reorganized will be taxed on the regular County assessment roll, including taxes for existing bonded indebtedness, and that the City Council hereby takes the additional following actions:

1. The City Council hereby orders the territory designated as **Buena Vista No. 2** reorganized and organized to include the following changes of organization: (a) the following districts are detached: the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; and (b) the designated territory **Buena Vista No. 2** shall be annexed into the City of San José. The City of San José, as conducting authority, reorganized such territory as indicated above (with or without notice or hearings), it being found and concurred in that the territory involved in the reorganization is inhabited and not all the owners of land within the territory have filed a written petition for the City Council to initiate said reorganization.
2. The City Council further hereby describes the exterior boundaries of the territory reorganized as all that real property in the County of Santa Clara, State of California, shown upon that certain map attached hereto as Exhibit "A" and incorporated herein by this reference.

ADOPTED this 21st day of October, 2008, by the following vote:

AYES: CHIRCO, CHU, CONSTANT, LICCARDO, NGUYEN,
OLIVERIO, PYLE, WILLIAMS, REED.

NOES: NONE.

ABSENT: CAMPOS, CORTESE,

DISQUALIFIED: NONE.



CHUCK REED
Mayor

ATTEST:


LEE PRICE, MMC
City Clerk

Attachment: Exhibit "A"

Island Ord.Res
jf

The foregoing instrument is
a correct copy of the original
on file in this office.

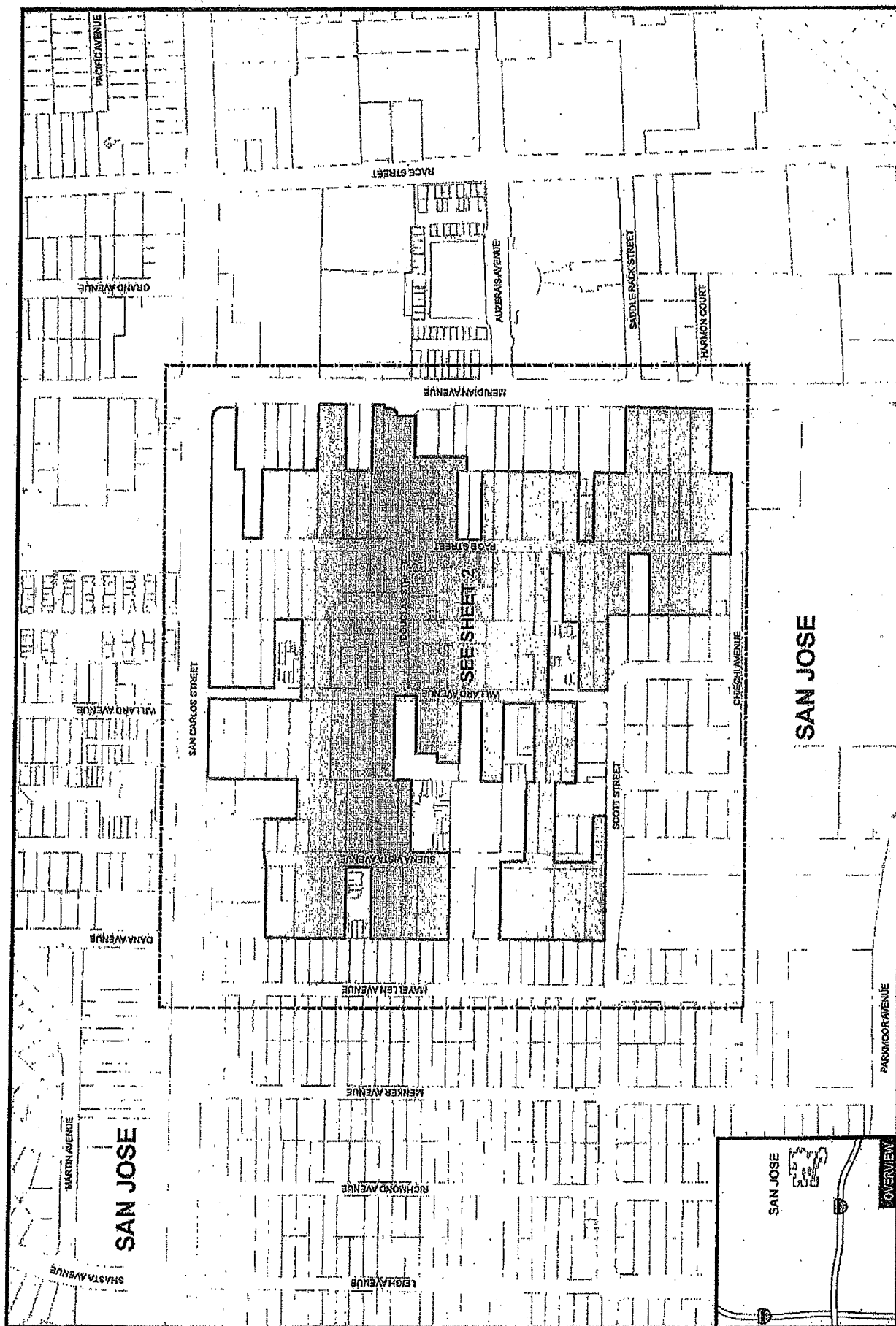
Attest:

LEE PRICE
City Clerk

City Clerk of the City of San José
County of Santa Clara, State of California

By , Deputy

10/29/08



County of Santa Clara
 Department of Planning and Development
 Office of the County Surveyor
 County Government Center, East Wing
 70 West Hedding Street, 7th Floor
 San Jose, California 95110

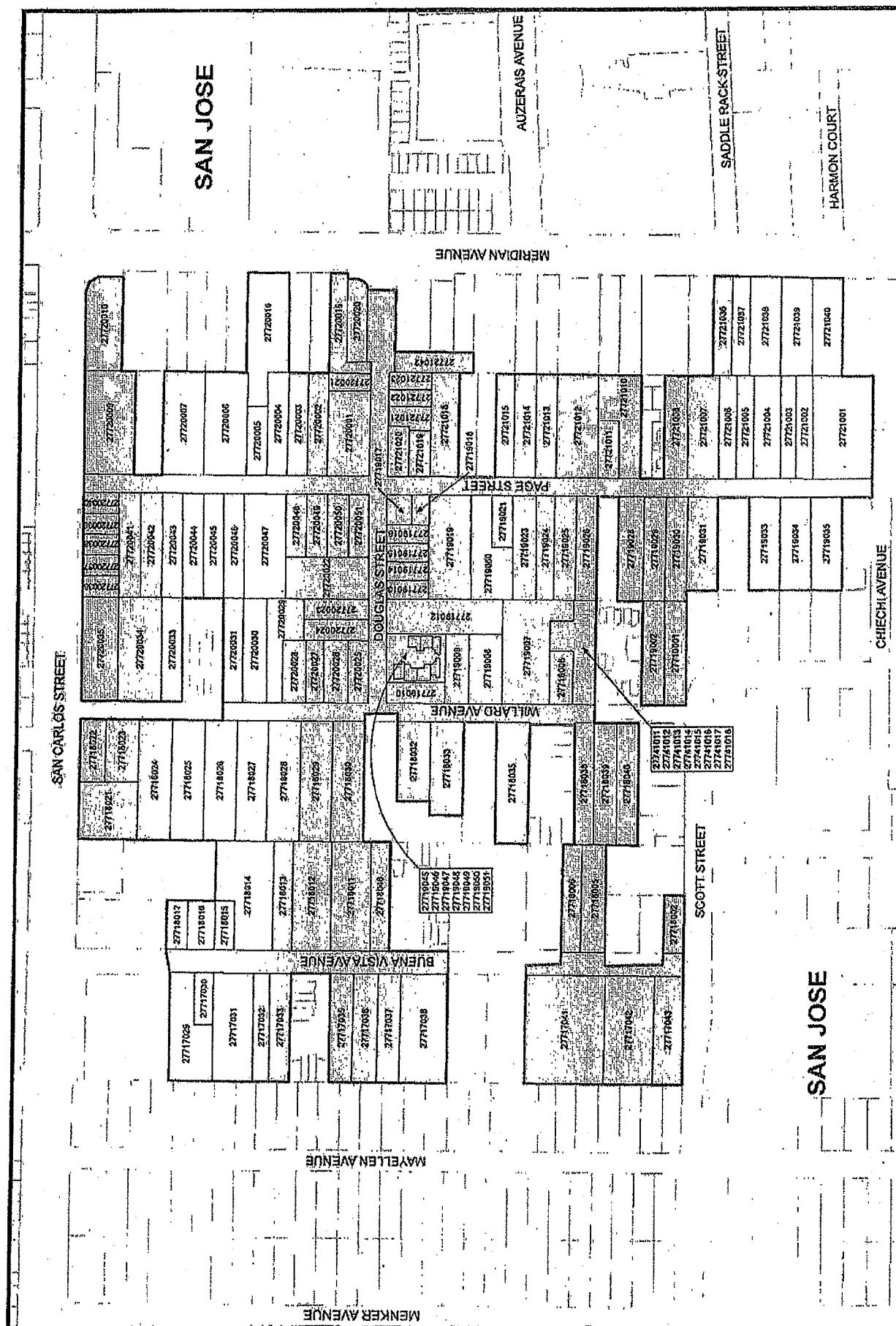
EXHIBIT "A"
 San Jose Pocket No. 40
 Buena Vista No. 2
 40 Acres +/-
 Prepared by the Office of the County Surveyor
 August 14, 2008
 Gwendolyn Gea, County Surveyor

LEGEND:

- Area of Annexation
- Incorporated Lands
- Unincorporated Lands
- Urban Service Area

OVERVIEW

Sheet 1 of 2







County of Santa Clara
Department of Planning and Development
Office of the County Surveyor

County Government Center, East Wing
70 West Hedding Street, 7th Floor
San Jose, California 95110

ASSESSOR'S PARCEL NUMBERS
San Jose Pocket No. 40
Buena Vista No. 2

Prepared by the Office of the County Surveyor
August 14, 2008
Gwendolyn Gee, County Surveyor

LEGEND:

	Area of Annexation
	Incorporated Lands
	Unincorporated Lands
	Urban Service Area



County of Santa Clara

Department of Planning and Development
Development Services Office

County Government Center, East Wing
70 West Hedding Street, 7th Floor
San Jose, California 95110
(408) 299-5700 FAX (408) 279-8537



August 14, 2008

Ms. Neelima Palacherla, Executive Officer
LAFCO
70 W. Hedding Street
11th Floor, East Wing
San Jose, CA 95110


SUBJECT: San Jose Pocket Annexation No. 40 "Buena Vista No. 2"

The attached Exhibit "A" dated August 14, 2008 of the territory proposed to be annexed to the City of San Jose entitled:

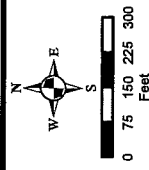
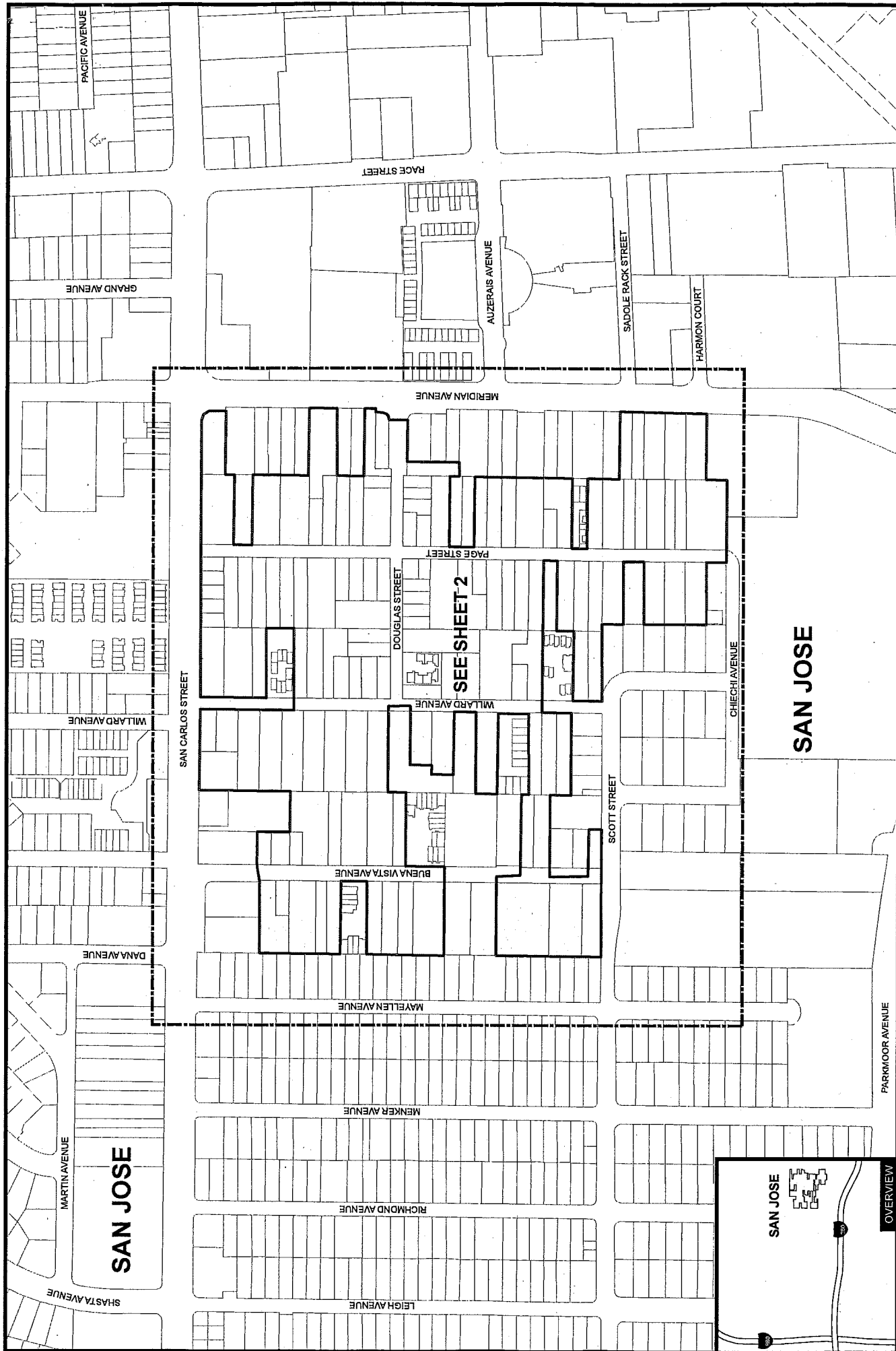
San Jose Pocket Annexation No. 40 "Buena Vista No. 2"

is in accordance with Government Code Section 56757 (c)(2). The boundaries of said territory are completely surrounded by the City of San Jose and are definite and certain. The proposal is in compliance with the Local Agency Formation Commission's road annexation policies.

Per the Local Agency Formation Commission and the State Board of Equalization, this Pocket annexation does not require a legal description.


Gwendolyn Gee, PLS
County Surveyor

Attachments:
Exhibit "A" (PSJ-40)

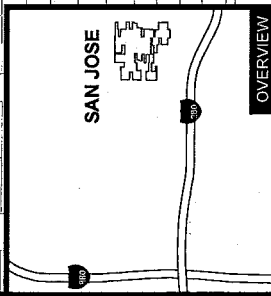


- LEGEND:
- Area of Annexation
 - Incorporated Lands
 - Unincorporated Lands
 - Urban Service Area

EXHIBIT "A"
San Jose Pocket No. 40
Buena Vista No. 2
40 Acres +/-
 Prepared by the Office of the County Surveyor
 August 14, 2008
 Gwendolyn Gee, County Surveyor

County of Santa Clara
 Department of Planning and Development
 Office of the County Surveyor
 County Government Center, East Wing
 70 West Hedding Street, 7th Floor
 San Jose, California 95110

TITLE:



RESOLUTION NO. 74637

**A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN JOSÉ
MAKING DETERMINATIONS AND ORDERING THE REORGANIZATION
OF CERTAIN INHABITED, UNINCORPORATED ISLAND
TERRITORY DESIGNATED AS BUENA VISTA NO. 2, SUBJECT TO
LIABILITY FOR GENERAL INDEBTEDNESS OF THE CITY**

WHEREAS, the City Council desires to consider the annexation of certain unincorporated territory to the City of San José and detachment of said territory from the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; which territory consists of 40 ± acres located south of West San Carlos Street, west of Meridian Avenue, San Jose (151 parcels, more specifically identified in Exhibit "A" attached hereto and incorporated herein by this reference); and

WHEREAS, the distinctive short form designation of the territory proposed to be reorganized is **Buena Vista No. 2** and

WHEREAS, the City of San José, by its Resolution No. 74592 adopted on September 23, 2008 duly initiated reorganization proceedings for the annexation and detachment of this certain inhabited and unincorporated territory and set the time and place for consideration of such reorganization in accordance with the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, as the same may be amended from time to time; and

WHEREAS, the Council of the City of San José was duly designated as the conducting authority for further proceedings to reorganize the territory described herein by said Resolution No. 74592; and

WHEREAS, said territory is inhabited and not all land owner(s) of land included in the proposal consent to this annexation; and

WHEREAS, Section 56757 of the California Government Code states that the Local Agency Formation Commission shall not review an annexation proposal to any City in Santa Clara County of unincorporated territory which is within the urban service area of the City if initiated by resolution of the legislative body, and, therefore, the City Council of the City of San José is now the conducting authority for said annexation insofar that the City initiated these reorganization proceedings under and pursuant to its Resolution No. 74592; and

WHEREAS, the reason(s) for the proposed reorganization, as set forth in the City's Resolution No. 74592 initiating reorganization proceedings is to reduce or eliminate an unincorporated island of County territory located within the limits of City jurisdiction that is surrounded by or substantially surrounded by City territory and to facilitate subsequent development of the territory with residential and commercial uses; and

WHEREAS, the following special districts would be affected by the proposed annexation: the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; and

WHEREAS, the proposed annexation would provide for the use of City services; and

WHEREAS, the City's Resolution No. 74592 fixed October 21, 2008 at 7:00 p.m., in the Council Chambers of the City of San José, City Hall, 200 East Santa Street, San José, California, as the date, time and place said Council would consider said reorganization; and

WHEREAS, the regular County assessment roll is utilized by the City; and

WHEREAS, land and improvements within the territory shall be liable for the general indebtedness of the City of San José existing at the time of annexation; and

WHEREAS, the environmental impacts of this project are addressed under the San Jose 2020 Environmental Impact Report, together with related Resolution No. 65459, which became final on August 16, 1994, and this Council has considered and approves said Environmental Impact Report and related Resolution No. 65459 prior to taking any action on this proposed reorganization; and

WHEREAS, if required or necessary, affected property owners have waived any Proposition 218 election that may pertain to this reorganization proposal; and

WHEREAS, the following facts pertain to the findings required by the Council in accordance with Government Code Section 56757:

1. The unincorporated territory proposed for reorganization is within the City's Urban Service Area, as adopted by the Santa Clara Local Agency Formation Commission.
2. The County Surveyor has determined the boundaries of the proposed to be definite and certain, and in compliance with the Santa Clara County Local Agency Formation Commission's road annexation policies.
3. The proposal does not split lines of assessment or ownership in that all affected parcels are being organized in their entirety.
4. The proposal does not create islands or areas in which it would be difficult to provide municipal services in that the completion of reorganization proceedings would result in the reduction of a County "pocket" of unincorporated territory.
5. The proposal is consistent with the City's adopted General Plan in that existing and future urban development should be located within cities.
6. The territory is contiguous to existing City limits.
7. The City has complied with all conditions imposed by the Commission for inclusion of the territory in the City's Urban Service Area as follows:
 - a. No such conditions imposed.
8. The pre-zoning designation on the subject territory is R-M Multiple-Family Residence Zoning District as to approximately 35.3 gross acres, CP Commercial Pedestrian Zoning as to approximately 2.6 gross acres, and CN Commercial Neighborhood Zoning District as to approximately 2.3 gross acres, and A(PD) Planned Development as to approximately 1.9 acres; inasmuch as the City Council on June 15, 1999 and October 7, 2008 enacted ordinances so pre-zoning the subject territory.

WHEREAS, the following facts pertain to the findings required by the Council in accordance with Government Code Section 56375.3:

1. The size of the subject unincorporated County territory in its entirety is less than one hundred fifty (150) acres; and
2. The unincorporated County territory constitutes an unincorporated island of County territory that is surrounded by or substantially surrounded by City territory on all sides; and
3. The unincorporated County territory is not a gated community where urban services are provided by a community service district; and
4. The unincorporated County territory is considered developed in that residential and office development is located on the subject properties; and
5. The unincorporated County territory is not prime agricultural land under the provisions of California Government Code Section 56064; and
6. The unincorporated County territory currently is receiving or will receive the following benefits from the City, to wit: all municipal services; and
7. The island of unincorporated County territory was created on July 28, 1999, which is prior to January 1, 2000.

WHEREAS, evidence pertaining to the proposed reorganization was presented to the City Council at the City Council's public hearings on this matter.

NOW, THEREFORE, BE IT RESOLVED THAT THE COUNCIL OF THE CITY OF SAN JOSE HEREBY FINDS:

1. That it is the conducting authority pursuant to Section 56757 of the Government Code for the annexation of property designated "**Buena Vista No. 2**," more particularly shown upon that certain map attached hereto as Exhibit "A," which exhibit is incorporated herein by this reference;
2. That the following findings are made by the City Council for the City of San José:
 - a. That said territory is inhabited and comprises approximately 40 ± acres.
 - b. That the annexation is consistent with the orderly annexation of territory within the City's urban service area and is consistent with the City policy for annexation when annexed (providing City Services).

- c. That the City Council has considered and adopted a Final EIR entitled, "San Jose 2020 General Plan," together with related Resolution No. 65459, which addressed the environmental impacts of the project and became final on August 16, 1994. This proposal is in compliance with the California Environmental Quality Act, together with related regulations and guidelines promulgated thereunder, in that the adopted EIR and related Resolution No. 65459 consider the environmental impacts of the proposed change.
- d. That the City Council on June, 15, 1999 and October 7, 2008 enacted ordinances pre-zoning the subject territory with the following zoning designations: R-M Multiple-Family Residence Zoning District as to approximately 35.3 gross acres, CP Commercial Pedestrian Zoning as to approximately 2.6 gross acres, and CN Commercial Neighborhood Zoning District as to approximately 2.3 gross acres, and A(PD) Planned Development as to approximately 1.9 acres.
- e. That the territory is within the City's urban service area as adopted by the Local Agency Formation Commission of Santa Clara County.
- f. That the County Surveyor has determined the boundaries of the proposed annexation to be definite and certain, and in compliance with the Commission's road annexation policies; and pursuant to agreement the County has agreed to incur the costs of making this determination.
- g. That the proposed annexation does not create islands or areas in which it would be difficult to provide municipal services. This reorganization reduces or eliminates an unincorporated county "pocket" and is adjacent to and surrounded or substantially surrounded by City territory on all sides.
- h. That the proposed annexation does not split lines of assessment or ownership.
- i. That the proposed annexation is consistent with the City's General Plan.
- j. That the territory to be annexed is contiguous to existing City limits.
- k. That the City has complied with all conditions imposed by the Commission for inclusion of the territory in the City's urban service area.

3. That the following additional findings are hereby made by the City Council for the City of San José:
 - a. The size of the subject unincorporated County territory in its entirety is less than one hundred fifty (150) acres; and
 - b. The unincorporated County territory constitutes an unincorporated island of County territory that is surrounded by or substantially surrounded by City territory on all sides; and
 - c. The unincorporated County territory is not a gated community where urban services are provided by a community service district; and
 - d. The unincorporated County territory is considered developed in that residential and commercial development is located on the subject properties; and
 - e. The unincorporated County territory is not prime agricultural land under the provisions of California Government Code Section 56064; and
 - f. The unincorporated County territory currently is receiving or will receive the following benefits from the City, to wit: all municipal services; and
 - g. The island of unincorporated County territory was created on July 28, 1999, which date is prior to January 1, 2000.
4. That all affected local agencies that will gain or lose territory as a result of this reorganization have consented in writing to a waiver of protest proceedings.
5. That all property owners and registered voters have been provided written notice of this proceeding.
6. That said annexation is hereby ordered without any further protest of these reorganization proceedings pursuant to Sections 56757 and 56375.3 of the California Government Code and is subject to the following additional terms and conditions: None.

BE IT FURTHER RESOLVED that upon completion of these reorganization proceedings the territory reorganized will be taxed on the regular County assessment roll, including taxes for existing bonded indebtedness, and that the City Council hereby takes the additional following actions:

1. The City Council hereby orders the territory designated as **Buena Vista No. 2** reorganized and organized to include the following changes of organization: (a) the following districts are detached: the Central Fire Protection, County Lighting, Burbank Sanitary, Sunol Sanitary, and Area No. 01 (Library Services) County Service Districts; and (b) the designated territory **Buena Vista No. 2** shall be annexed into the City of San José. The City of San José, as conducting authority, reorganized such territory as indicated above (with or without notice or hearings), it being found and concurred in that the territory involved in the reorganization is inhabited and not all the owners of land within the territory have filed a written petition for the City Council to initiate said reorganization.
2. The City Council further hereby describes the exterior boundaries of the territory reorganized as all that real property in the County of Santa Clara, State of California, shown upon that certain map attached hereto as Exhibit "A" and incorporated herein by this reference.

ADOPTED this 21st day of October, 2008, by the following vote:

AYES: CHIRCO, CHU, CONSTANT, LICCARDO, NGUYEN,
OLIVERIO, PYLE, WILLIAMS, REED.

NOES: NONE.

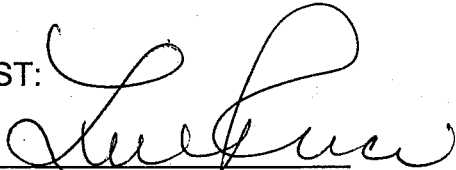
ABSENT: CAMPOS, CORTESE,

DISQUALIFIED: NONE.



CHUCK REED
Mayor

ATTEST:



LEE PRICE, MMC
City Clerk

Attachment: Exhibit "A"

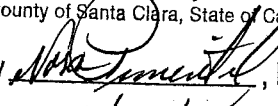
Island Ord.Res
jf

The foregoing instrument is
a correct copy of the original
on file in this office.

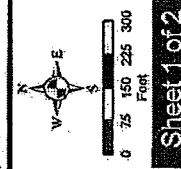
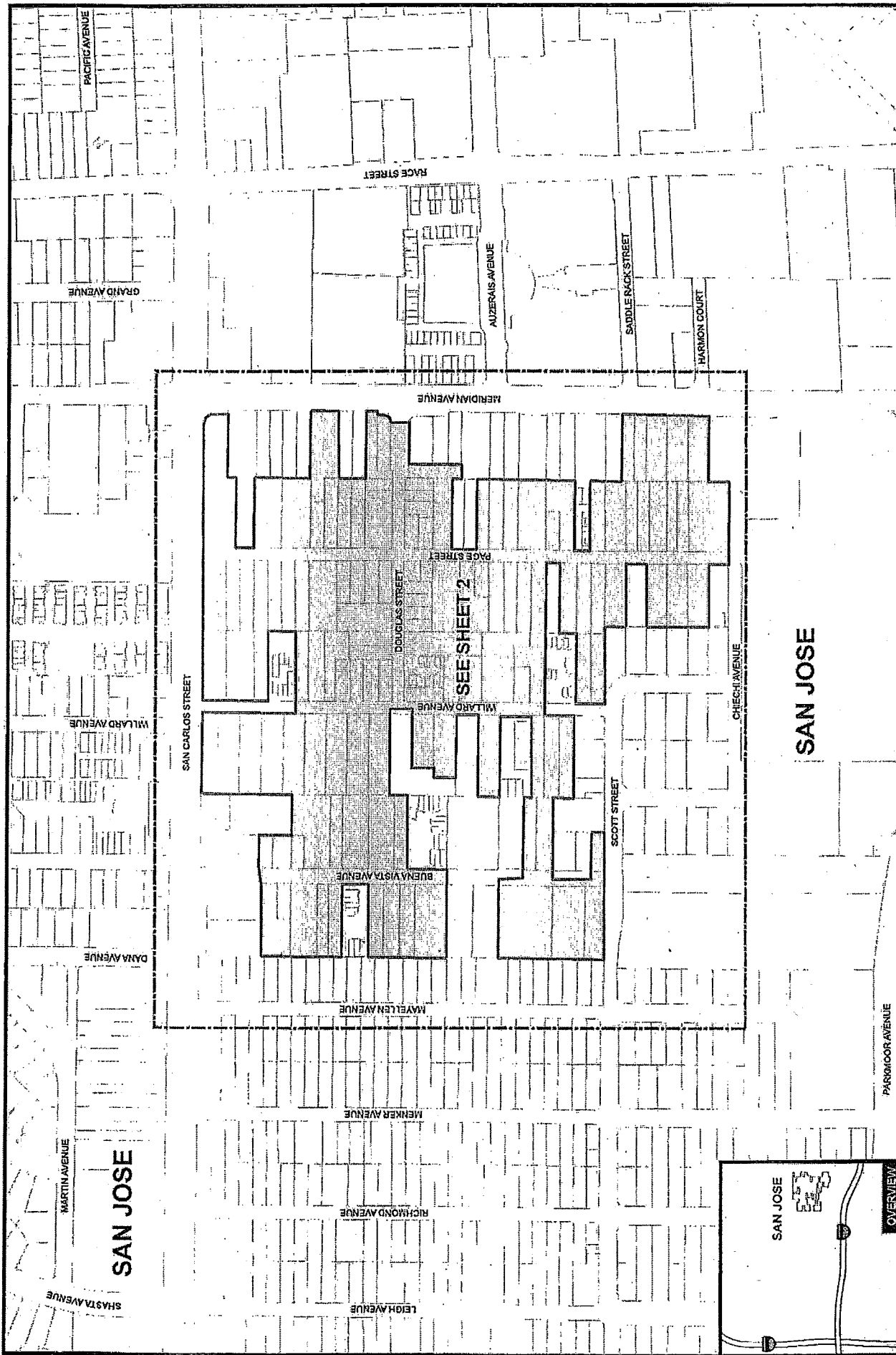
Attest:

LEE PRICE
City Clerk

City Clerk of the City of San José
County of Santa Clara, State of California

By , Deputy

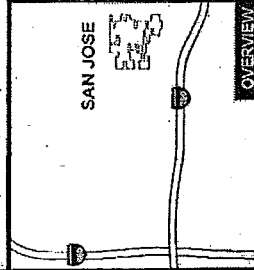
10/29/08

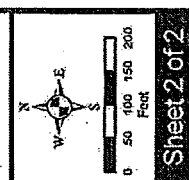
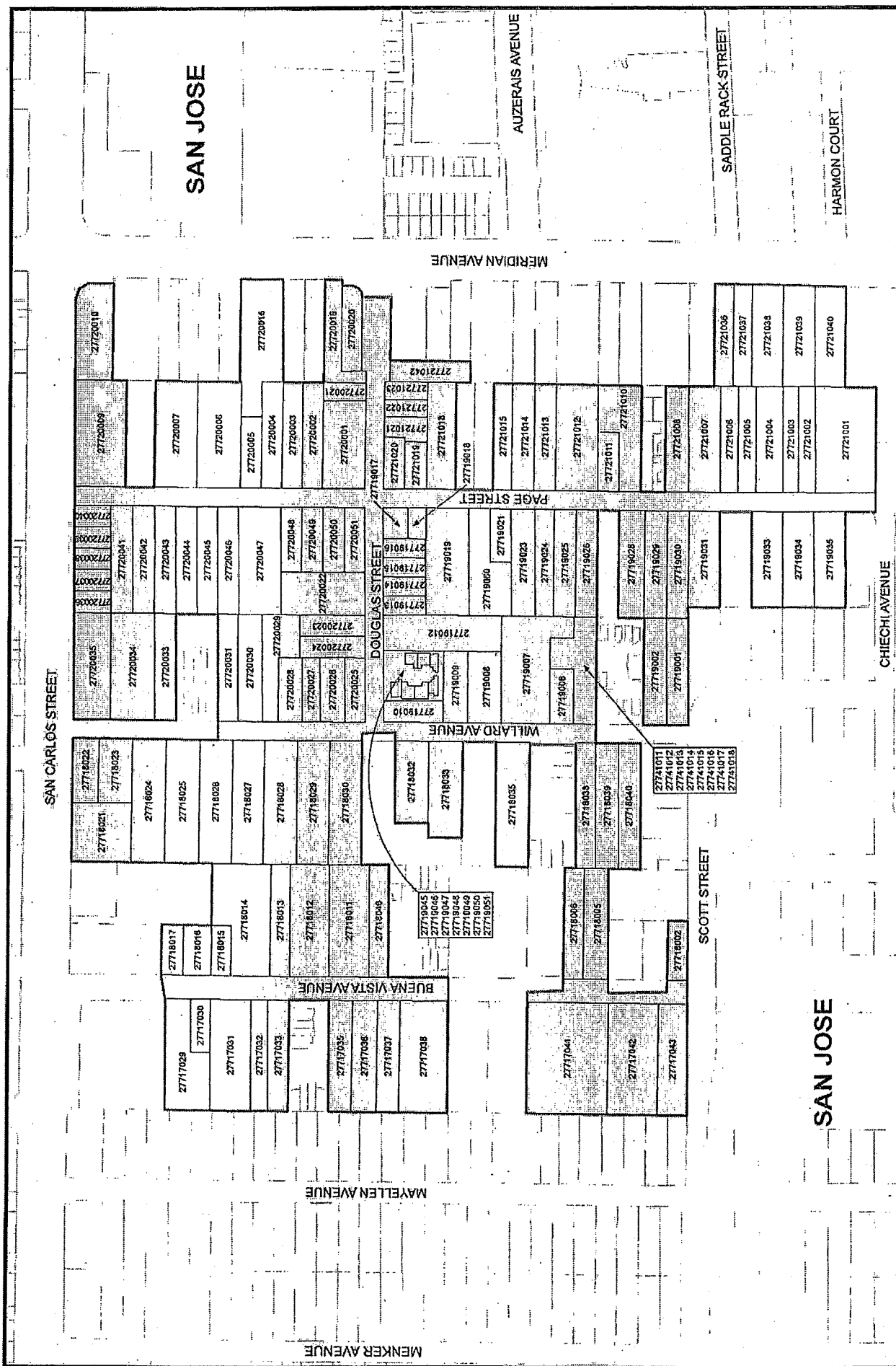


- LEGEND:**
- Area of Annexation
 - Incorporated Lands
 - Unincorporated Lands
 - Urban Service Area

EXHIBIT "A"
San Jose Pocket No. 40
Buena Vista No. 2
40 Acres +/-
 Prepared by the Office of the County Surveyor
 August 14, 2008
 Gwendolyn Gee, County Surveyor

TITLE:
County of Santa Clara
 Department of Planning and Development
 Office of the County Surveyor
 County Government Center, East Wing
 70 West Hedding Street, 7th Floor
 San Jose, California 95110





- LEGEND:
- Area of Annexation
 - Incorporated Lands
 - Unincorporated Lands
 - Urban Service Area

TITLE: **ASSESSOR'S PARCEL NUMBERS**
 San Jose Pocket No. 40
 Buena Vista No. 2

County of Santa Clara
 Department of Planning and Development
 Office of the County Surveyor
 County Government Center, East Wing
 70 West Hedding Street, 7th Floor
 San Jose, California 95110



Prepared by the Office of the County Surveyor
 August 14, 2008
 Gwendolyn Gee, County Surveyor

County of Santa Clara
Office of the County Assessor

County Government Center
70 West Hedding Street
San Jose, CA 95110-1771
Fax (408) 298-9446



Lawrence E. Stone, Assessor

REPORT OF THE COUNTY ASSESSOR

Date Report
Prepared: **July 16, 2008**

Title of Proposal: **San Jose Pocket #40, Buena Vista No. 2**

Type of
Application: **Island Annexation**

Conducting
Authority: **City of San Jose**

1. Review of Proposal

- a. Location: 141 APNs between Meridian & Mayellen Avenues, and between West San Carlos Street & Highway 280.
- b. Assessor's Parcel Numbers: see separate detailed list
- c. Respective Net value of assessed parcels as of last July 1: see separate detailed list

2. Conformity to Lines of Assessment or Ownership

- ☒ Boundaries of proposal conform.
- ☐ Boundaries of proposal fail to conform to lines of assessment per attached map.
- ☐ Upon annexation, lines of assessment will no longer be split by TRA lines within this proposal.

3. Special Districts

Special districts within the proposed area include:

TRA 58-002	TRA 98-008
058-002 60 BURBANK ELEM. SCHOOL	098-008 165 SAN JOSE UNIFIED SCHOOL
058-002 133 CAMPBELL UNION HIGH SCHOOL	098-008 201 SAN JOSE COMM. COLLEGE
058-002 203 WEST VALLEY JT(43,44) COMM. COLLEGE	098-008 215 BAY AREA JT(1,7,21,28,38,41,43,48,49,57) AIR QUALITY
058-002 215 BAY AREA JT(1,7,21,28,38,41,43,48,49,57) AIR QUALITY	098-008 MGMT.
058-002 219 CENTRAL-ZONE No. 01 FIRE PROTECTION	098-008 219 CENTRAL-ZONE No. 01 FIRE PROTECTION
058-002 295 BURBANK SANITARY	098-008 300 SUNOL SANITARY
058-002 313 CO LIGHTING COUNTY SERVICE	098-008 313 CO LIGHTING COUNTY SERVICE
058-002 322 SANTA CLARA VALLEY COUNTY WATER	098-008 322 SANTA CLARA VALLEY COUNTY WATER
058-002 326 SANTA CLARA VALLEY ZONE C-1 COUNTY WATER	098-008 326 SANTA CLARA VALLEY ZONE C-1 COUNTY WATER
058-002 335 SANTA CLARA COUNTY IMPORTATION WATER-MISC	098-008 335 SANTA CLARA COUNTY IMPORTATION WATER-MISC
058-002 371 CENTRAL FIRE PROTECTION	098-008 376 SANTA CLARA VALLEY-ZONE W-4 COUNTY WATER
058-002 376 SANTA CLARA VALLEY-ZONE W-4 COUNTY WATER	098-008 377 AREA NO. 01, LIBRARY BENEFIT ASSESSMENT
058-002 377 AREA NO. 01, LIBRARY BENEFIT ASSESSMENT	098-008 COUNTY SERVICE
058-002 378 AREA NO. 01 (LIBRARY SERVICES) COUNTY SERVICE	098-008 378 AREA NO. 01 (LIBRARY SERVICES) COUNTY SERVICE

Prepared By:

Anita Badger, Property Identification & Title Technician
(408) 299-5506
anita.badger@asr.sccgov.org

Additional TRAs

TRA 98-025	
098-025 165 SAN JOSE UNIFIED SCHOOL	
098-025 201 SAN JOSE COMM. COLLEGE	
098-025 215 BAY AREA JT(1,7,21,28,38,41,43,48,49,57) AIR QUALITY MGMT.	
098-025 219 CENTRAL-ZONE No. 01 FIRE PROTECTION	
098-025 295 BURBANK SANITARY	
098-025 313 CO LIGHTING COUNTY SERVICE	
098-025 322 SANTA CLARA VALLEY COUNTY WATER	
098-025 326 SANTA CLARA VALLEY ZONE C-1 COUNTY WATER	
098-025 335 SANTA CLARA COUNTY IMPORTATION WATER-MISC	
098-025 376 SANTA CLARA VALLEY-ZONE W-4 COUNTY WATER	
098-025 377 AREA NO. 01, LIBRARY BENEFIT ASSESSMENT COUNTY SERVICE	
098-025 378 AREA NO. 01 (LIBRARY SERVICES) COUNTY SERVICE	

--	--

--	--

Annexations - Buena Vista List

APN	TRA	NET VALUE
277-17-029	058-002	191,296
277-17-030	058-002	507,000
277-17-031	058-002	284,560
277-17-032	058-002	292,077
277-17-033	058-002	55,017
277-17-035	058-002	97,233
277-17-036	058-002	80,725
277-17-037	058-002	216,491
277-17-038	058-002	324,227
277-17-041	058-002	946,412
277-17-042	058-002	1,565,281
277-17-043	058-002	560,260
277-18-002	098-025	560,348
277-18-005	098-025	39,353
277-18-006	098-025	485,738
277-18-011	098-025	471,176
277-18-012	098-025	582,772
277-18-013	098-025	156,052
277-18-014	098-025	786,908
277-18-015	098-025	156,667
277-18-016	098-025	216,003
277-18-017	098-025	540,000
277-18-021	098-008	1,379,569
277-18-022	098-008	110,229
277-18-023	098-008	438,191
277-18-024	098-008	1,071,000
277-18-025	098-008	117,813
277-18-026	098-008	1,045,602
277-18-027	098-008	627,644
277-18-028	098-008	887,593
277-18-029	098-008	1,260,523
277-18-030	098-008	510,185
277-18-032	098-008	1,005,678
277-18-033	098-008	1,906,323
277-18-035	098-008	102,508
277-18-038	098-008	59,762
277-18-039	098-008	1,115,949
277-18-040	098-008	185,940
277-18-046	098-025	608,634
277-19-001	098-008	315,453
277-19-002	098-008	470,542
277-19-006	098-008	419,000
277-19-007	098-008	570,176
277-19-008	098-008	362,733
277-19-009	098-008	71,735
277-19-010	098-008	65,393

Annexations - Buena Vista List

APN	TRA	NET VALUE
277-19-012	098-008	716,314
277-19-013	098-008	157,712
277-19-014	098-008	156,983
277-19-015	098-008	156,985
277-19-016	098-008	402,991
277-19-017	098-008	191,205
277-19-018	098-008	381,954
277-19-019	098-008	298,992
277-19-021	098-008	481,679
277-19-023	098-008	155,687
277-19-024	098-008	253,629
277-19-025	098-008	567,855
277-19-026	098-008	187,621
277-19-028	098-008	806,310
277-19-029	098-008	304,600
277-19-030	098-008	619,112
277-19-031	098-008	595,420
277-19-033	098-008	530,379
277-19-034	098-008	632,145
277-19-035	098-008	41,646
277-19-045	098-008	209,468
277-19-046	098-008	294,864
277-19-047	098-008	157,137
277-19-048	098-008	368,239
277-19-049	098-008	429,521
277-19-050	098-008	438,000
277-19-051	098-008	203,499
277-19-060	098-008	877,340
277-20-001	098-008	50,481
277-20-002	098-008	66,269
277-20-003	098-008	832,320
277-20-004	098-008	1,180,854
277-20-005	098-008	355,531
277-20-006	098-008	728,280
277-20-007	098-008	454,823
277-20-009	098-008	1,720,776
277-20-010	098-008	621,602
277-20-016	098-008	247,452
277-20-019	098-008	594,447
277-20-020	098-008	433,978
277-20-021	098-008	590,000
277-20-022	098-008	226,441
277-20-023	098-008	24,269
277-20-024	098-008	366,516
277-20-025	098-008	494,218
277-20-026	098-008	632,500

Annexations - Buena Vista List

APN	TRA	NET VALUE
277-20-027	098-008	208,391
277-20-028	098-008	781,366
277-20-029	098-008	43,581
277-20-030	098-008	181,412
277-20-031	098-008	1,237,159
277-20-033	098-008	1,176,000
277-20-034	098-008	815,301
277-20-035	098-008	601,980
277-20-036	098-008	51,853
277-20-037	098-008	57,131
277-20-038	098-008	41,120
277-20-039	098-008	41,120
277-20-040	098-008	27,422
277-20-041	098-008	280,114
277-20-042	098-008	522,978
277-20-043	098-008	332,012
277-20-044	098-008	167,173
277-20-045	098-008	40,100
277-20-046	098-008	42,525
277-20-047	098-008	58,537
277-20-048	098-008	30,219
277-20-049	098-008	549,300
277-20-050	098-008	310,231
277-20-051	098-008	399,587
277-21-001	098-008	599,386
277-21-002	098-008	220,925
277-21-003	098-008	170,302
277-21-004	098-008	152,127
277-21-005	098-008	676,260
277-21-006	098-008	72,433
277-21-007	098-008	515,236
277-21-008	098-008	173,751
277-21-010	098-008	466,564
277-21-011	098-008	629,825
277-21-012	098-008	1,147,182
277-21-013	098-008	762,909
277-21-014	098-008	174,333
277-21-015	098-008	179,310
277-21-018	098-008	794,885
277-21-019	098-008	36,372
277-21-020	098-008	226,563
277-21-021	098-008	73,015
277-21-022	098-008	331,682
277-21-023	098-008	43,527
277-21-036	098-008	40,629
277-21-037	098-008	86,185

Annexations - Buena Vista List

APN	TRA	NET VALUE
277-21-038	098-008	431,544
277-21-039	098-008	691,682
277-21-040	098-008	197,349
277-21-042	098-008	343,289
142		61,295,692

STATEMENT OF BOUNDARY CHANGE

STATE OF CALIFORNIA
BOARD OF EQUALIZATIONPlease mail to the Board of Equalization, Tax Area Services Section, 450 N Street, MIC:59,
P.O. Box 942879, Sacramento, California 94279-0059.

BOE USE ONLY

B.O.E. File No.: _____

County: Santa Clara	County #: 43	Acreage: 40	Fee: \$	Res./Ord. No.:	
Conducting Authority: City of San Jose				LAFCo. Res.:	
Short Form Designation: Buena Vista No. 2				Effective Date:	

1. Type of action:
(check one only)

<input type="checkbox"/>	01 Annexation to district	<input type="checkbox"/>	06 Consolidation of TRA's	<input type="checkbox"/>	10 Redevelopment
<input checked="" type="checkbox"/>	02 Annexation to city	<input type="checkbox"/>	07 Detachment from district	<input type="checkbox"/>	11 Name change
<input type="checkbox"/>	04 City incorporation	<input type="checkbox"/>	08 Dissolution of district	<input type="checkbox"/>	12 Reorganization
<input type="checkbox"/>	05 Consolidation of district	<input type="checkbox"/>	09 Formation-District	<input type="checkbox"/>	13 School district change

2. Principal City/District(s) affected by action:

DISTRICT NAME	DISTRICT NAME
Central Zone No. 1 Fire Protection	Area No. 1 (Library Service) County Service
Burbank Sanitation	Central Fire Protection
CO Lighting County Service	

3. Affected territory is legally:

<input checked="" type="checkbox"/>	Inhabited	<input checked="" type="checkbox"/>	Developed
<input type="checkbox"/>	Uninhabited	<input type="checkbox"/>	Undeveloped

Number of Areas: _____

4. The affected territory:

<input type="checkbox"/>	Will be taxed for existing bonded indebtedness or contractual obligations as set forth by the terms and conditions as stated in the resolution.
<input type="checkbox"/>	Will not be taxed for existing bonded indebtedness or contractual obligations.

5. Election:

<input type="checkbox"/>	An election authorizing this action was held on _____ date
<input checked="" type="checkbox"/>	This action is exempt from election.

6. Enclosed are the following items required at the time of filing:

<input type="checkbox"/>	Fees	<input checked="" type="checkbox"/>	Map(s) and supporting documents
<input type="checkbox"/>	Legal description	<input checked="" type="checkbox"/>	Assessor parcel number(s) of affected territory
<input checked="" type="checkbox"/>	Resolution of conducting authority	<input type="checkbox"/>	County auditor's letter of TRA assignment (consolidated counties only)
<input type="checkbox"/>	Certificate of Completion (LAFCO only)		

7. City boundary changes only:

<input type="checkbox"/>	Map of limiting addresses (2 copies)	<input type="checkbox"/>	Vicinity maps (2 copies)
<input type="checkbox"/>	Alphabetical list of all streets within the affected area to include beginning and ending street numbers		
<input type="checkbox"/>	Estimated population is:		

8. Required:

According to section 54902 of the Government Code, copies of these documents must be filed with the county auditor and county assessor.

Board of Equalization will acknowledge receipt of filing to:

NAME Emmanuel Abello	BOE USE ONLY	
TITLE LAFCO Clerk		
AGENCY Santa Clara County LAFCO		
STREET 70 W. Hedding St., 10th Fl., East Wing		
CITY San Jose		ZIP CODE 95110
TELEPHONE NO. (408) 299-5088		FAX NO. (408) 298-8460
E-MAIL ADDRESS emmanuel.abello@bos.co.scl.ca.us		
SIGNATURE OF AGENCY OFFICER		DATE

chk #:

amt:

ltr #:

C08-024, BUENA VISTA 2

Location Map

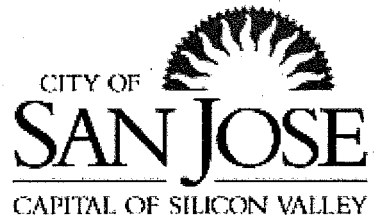


Map Created On:
4/3/2008

Noticing Radius = 500 Ft

Prepared by the Department of Planning, Building, and Code Enforcement
City of San Jose, California
Joseph Horwedel, Director

District: 6
Quad: 82



C08-024, BUENA VISTA 2

Location Map



Map Created On:
4/3/2008

Noticing Radius = 500 Ft

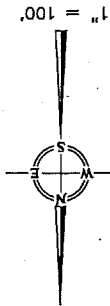
Prepared by the Department of Planning, Building, and Code Enforcement
City of San Jose, California
Joseph Horwedel, Director

District: 6
Quad: 82



OFFICE OF COUNTY ASSESSOR — SANTA CLARA COUNTY, CALIFORNIA

BOOK
277
PAGE
17



(18)

ZUIVER'S SUBDIVISION

N. BUENA VISTA
AVENUE

TRACT NO
8084

AVENUE

STREET

WEST SAN CARLOS
STREET

BK
274

DANA
AVENUE

BUENA VISTA

STREET

LOT 9

LOT 10

LOT 11

LOT 12

LOT 13

LOT 14

LOT 15

LOT 16

LOT 17

LOT 18

LOT 19

LOT 20

LOT 21

LOT 22

LOT 23

LOT 24

LOT 25

LOT 26

LOT 27

LOT 28

LOT 29

LOT 30

LOT 31

LOT 32

LOT 33

LOT 34

LOT 35

LOT 36

LOT 37

LOT 38

LOT 39

LOT 40

LOT 41

LOT 42

LOT 43

LOT 44

LOT 45

LOT 46

LOT 47

LOT 48

LOT 49

LOT 50

LOT 51

LOT 52

LOT 53

LOT 54

LOT 55

LOT 56

LOT 57

LOT 58

LOT 59

LOT 60

LOT 61

LOT 62

LOT 63

LOT 64

LOT 65

LOT 66

LOT 67

LOT 68

LOT 69

LOT 70

LOT 71

LOT 72

LOT 73

LOT 74

LOT 75

LOT 76

LOT 77

LOT 78

LOT 79

LOT 80

LOT 81

LOT 82

LOT 83

LOT 84

LOT 85

LOT 86

LOT 87

LOT 88

LOT 89

LOT 90

LOT 91

LOT 92

LOT 93

LOT 94

LOT 95

LOT 96

LOT 97

LOT 98

LOT 99

LOT 100

LOT 101

LOT 102

LOT 103

LOT 104

LOT 105

LOT 106

LOT 107

LOT 108

LOT 109

LOT 110

LOT 111

LOT 112

LOT 113

LOT 114

LOT 115

LOT 116

LOT 117

LOT 118

LOT 119

LOT 120

LOT 121

LOT 122

LOT 123

LOT 124

LOT 125

LOT 126

LOT 127

LOT 128

LOT 129

LOT 130

LOT 131

LOT 132

LOT 133

LOT 134

LOT 135

LOT 136

LOT 137

LOT 138

LOT 139

LOT 140

LOT 141

LOT 142

LOT 143

LOT 144

LOT 145

LOT 146

LOT 147

LOT 148

LOT 149

LOT 150

LOT 151

LOT 152

LOT 153

LOT 154

LOT 155

LOT 156

LOT 157

LOT 158

LOT 159

LOT 160

LOT 161

LOT 162

LOT 163

LOT 164

LOT 165

LOT 166

LOT 167

LOT 168

LOT 169

LOT 170

LOT 171

LOT 172

LOT 173

LOT 174

LOT 175

LOT 176

LOT 177

LOT 178

LOT 179

LOT 180

LOT 181

LOT 182

LOT 183

LOT 184

LOT 185

LOT 186

LOT 187

LOT 188

LOT 189

LOT 190

LOT 191

LOT 192

LOT 193

LOT 194

LOT 195

LOT 196

LOT 197

LOT 198

LOT 199

LOT 200

LOT 201

LOT 202

LOT 203

LOT 204

LOT 205

LOT 206

LOT 207

LOT 208

LOT 209

LOT 210

LOT 211

LOT 212

LOT 213

LOT 214

LOT 215

LOT 216

LOT 217

LOT 218

LOT 219

LOT 220

LOT 221

LOT 222

LOT 223

LOT 224

LOT 225

LOT 226

LOT 227

LOT 228

LOT 229

LOT 230

LOT 231

LOT 232

LOT 233

LOT 234

LOT 235

LOT 236

LOT 237

LOT 238

LOT 239

LOT 240

LOT 241

LOT 242

LOT 243

LOT 244

LOT 245

LOT 246

LOT 247

LOT 248

LOT 249

LOT 250

LOT 251

LOT 252

LOT 253

LOT 254

LOT 255

LOT 256

LOT 257

LOT 258

LOT 259

LOT 260

LOT 261

LOT 262

LOT 263

LOT 264

LOT 265

LOT 266

LOT 267

LOT 268

LOT 269

LOT 270

LOT 271

LOT 272

LOT 273

LOT 274

LOT 275

LOT 276

LOT 277

LOT 278

LOT 279

LOT 280

LOT 281

LOT 282

LOT 283

LOT 284

LOT 285

LOT 286

LOT 287

LOT 288

LOT 289

LOT 290

LOT 291

LOT 292

LOT 293

LOT 294

LOT 295

LOT 296

LOT 297

LOT 298

LOT 299

LOT 300

LOT 301

LOT 302

LOT 303

LOT 304

LOT 305

LOT 306

LOT 307

LOT 308

LOT 309

LOT 310

LOT 311

LOT 312

LOT 313

LOT 314

LOT 315

LOT 316

LOT 317

LOT 318

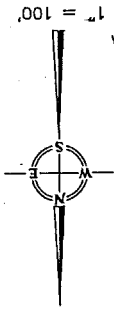
LOT 319

LOT 320

OFFICE OF COUNTY ASSESSOR — SANTA CLARA COUNTY, CALIFORNIA

BOOK
277

PAGE
18



MAYPARK HALF ACRES

(20)

(19)

DOUGLAS STREET

R.O.S.
738/30

TRACT N58015

WILLARD AVENUE

WILLARD GARDEN CT

NORTH
WILLARD
STREET

STREET

BK
274

WEST SAN CARLOS

NORTH
BUENA VISTA
AVENUE

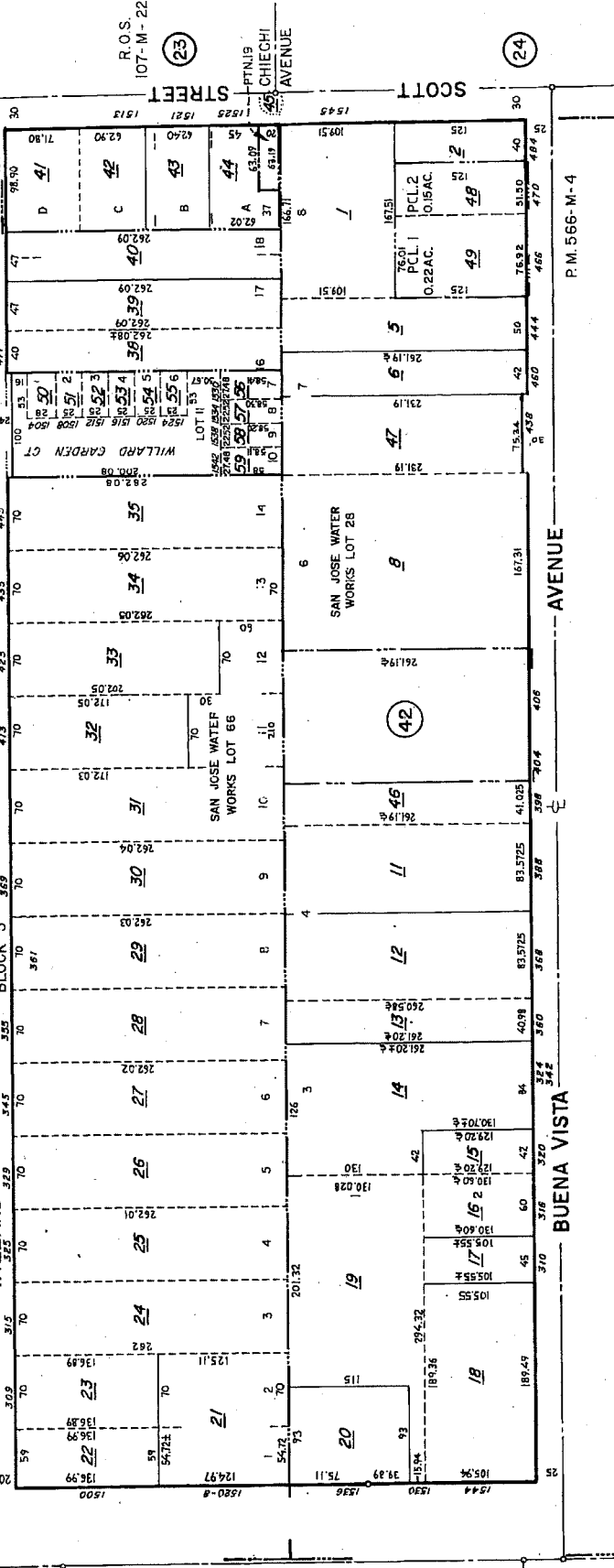
BUENA VISTA

AVENUE

P.M. 566-M-4

ZUVER'S SUBDIVISION

(17)



LAWRENCE E. STONE — ASSESSOR
Certified map for assessment purposes only.
Compiled under R. & T. Code, Sec. 327.
Effective Roll Year 2005-2006



LAWRENCE E. STONE -- ASSESSOR
Cadastral map for assessment purposes only.
Compiled under R. & T. Code, Sec. 327.
Effective Roll Year 2007-2008

OFFICE OF COUNTY ASSESSOR — SANTA CLARA COUNTY, CALIFORNIA

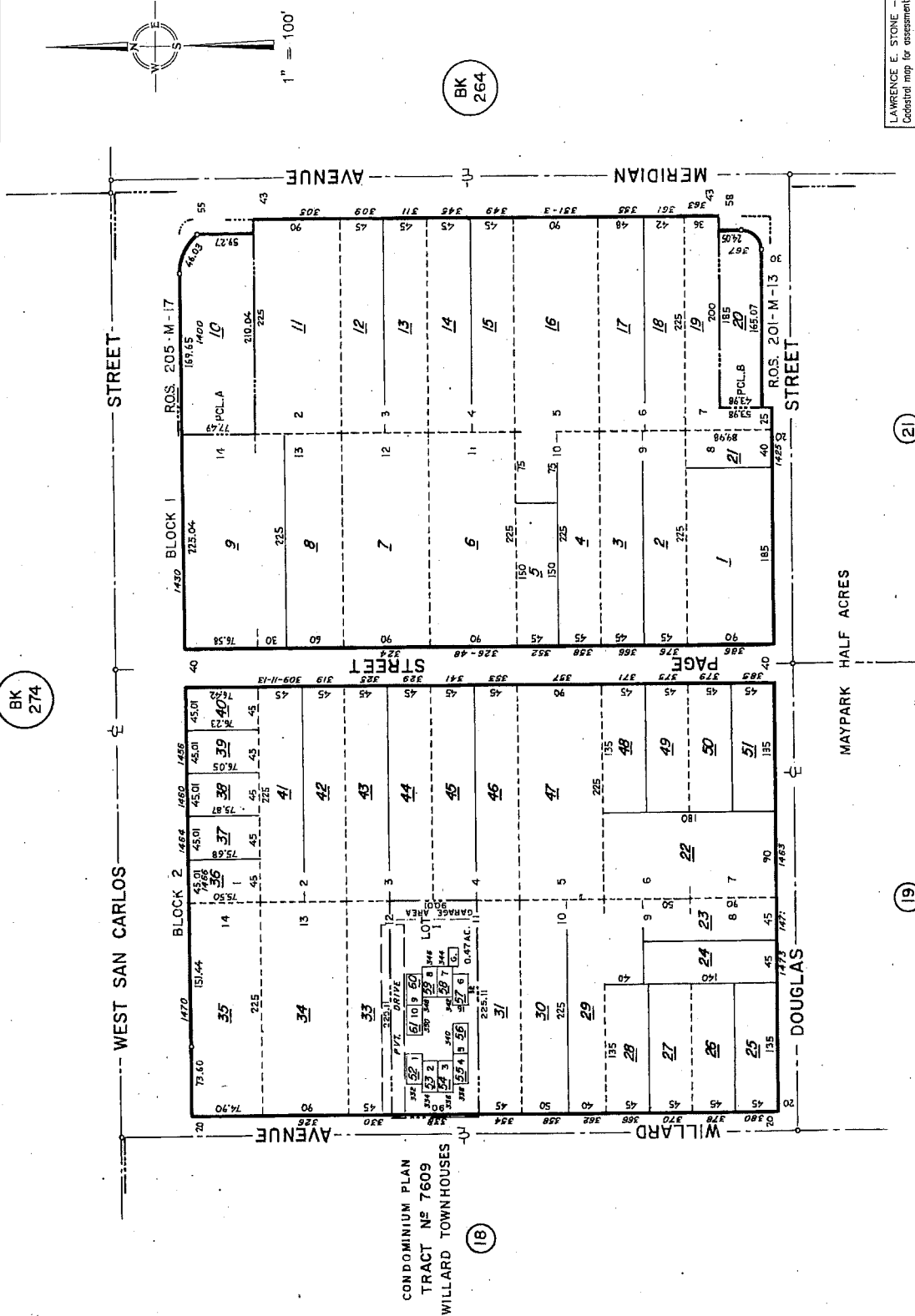
BOOK
277

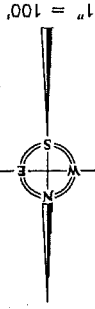
PAGE
20

BK
274

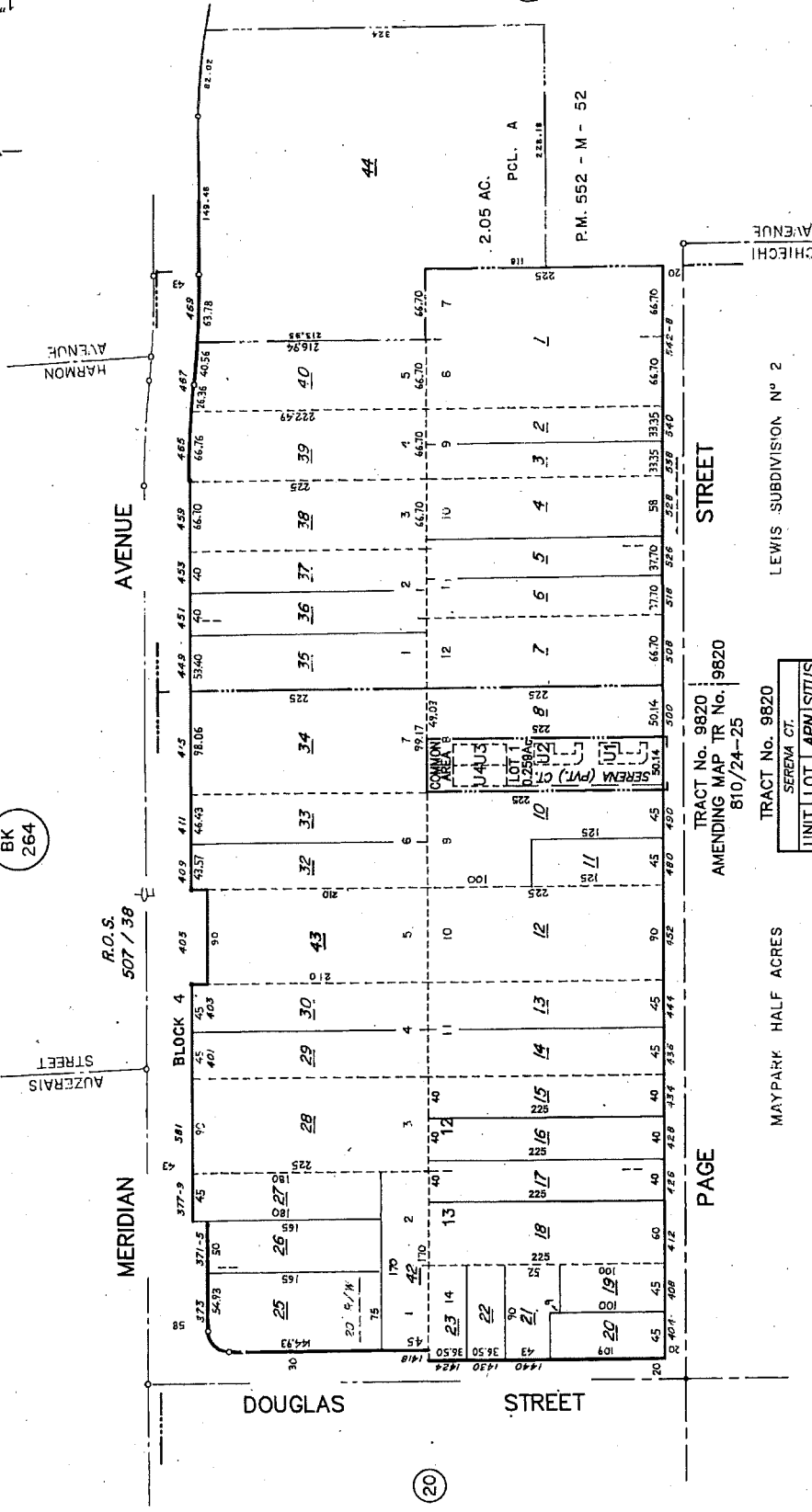
BK
264

LAWRENCE E. STONE — ASSESSOR
Cadastral map for assessment purposes only
Compiled under R. & T. Code, Sec. 327
Effective Roll Year 2004-2005





BK 264



TRACT No. 9820
AMENDING MAP TR No. 9820
810/24-25

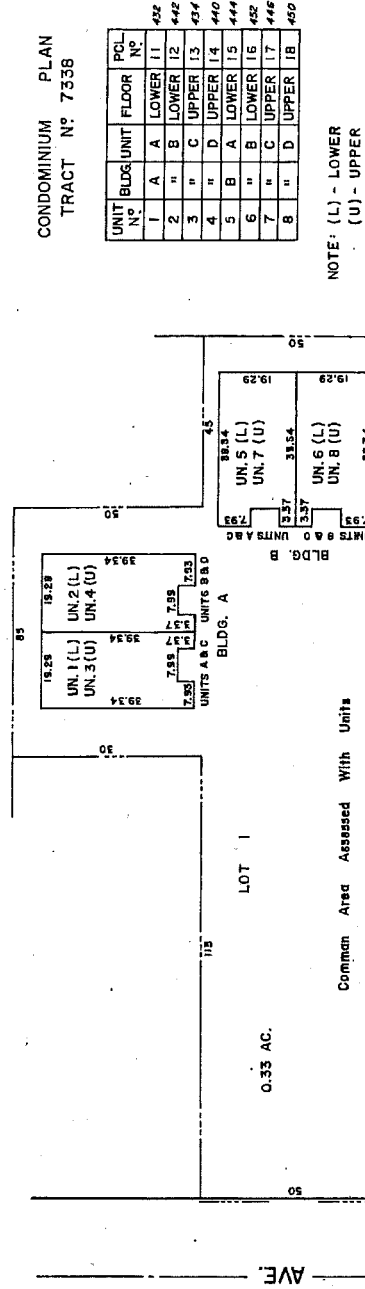
TRACT No. 9820
SERENA CT.

UNIT	LOT	APN	SITUS
1	1	45	1422
2	1	46	1418
3	1	47	1411
4	1	48	1417

MAYPARK HALF ACRES

LEWIS SUBDIVISION N° 2

986, 1030
LAWRENCE E. STONE - ASSESSOR
Certified map for assessment purposes only.
Compiled under R. & T. Code, Sec. 327.
Effective Roll Year 2007-2008



19

18

Common Area Assessed With Units

CONDOMINIUM PLAN
TRACT N° 7129

19

SCOTT — ST.

CITY CLERK'S INFORMATION FOR ANNEXATIONS

ANNEXATION TITLE: BUENA VISTA No. 2

SCHOOL DISTRICTS: Burbank Elementary, Campbell Union High School, San Jose Unified

100% CONSENT: No

NOT 100% CONSENT: YES

Note: Public hearing (ordering annexation) must be set a minimum of (4) four weeks after Council initiation of the annexation.

UNINHABITED (11 or fewer registered voters): No

INHABITED (12 or more registered voters): Yes

PROPERTY OWNERS INITIATING THE ANNEXATION:

(Attach extra pages if necessary) Not required for 100% consent annexations.

NAME: City Initiated

ADDRESS:

APN(S):

ASSESSED LAND VALUATION (**no improvements**):

(Not included for 100% consent annexations)

PROPERTY OWNERS OF RESIDUAL PARCEL(S)

NAME: n/a

ADDRESS:

APN(S):

ASSESSED LAND VALUATION:

ATTACHMENTS:

County Surveyor Report
Assessment Statement from the County Assessor's Office.
Statement of Boundary Change
& vicinity map (location map)
Assessor's Parcel Maps.

Rev.10/20/08