



STATEMENT OF JUSTIFICATION CHENEY – WILSON ANNEXATION

March 15, 2021

ATTENTION: John Benoit, Executive Director
Colusa County LAFCo

FROM: Bryan Stice, Community Development Manager
City of Colusa

The proposed Cheney – Wilson Annexation entails the annexation of approximately 12.83 acres of territory (Subject Property) into the City of Colusa. This annexation includes detachment of the Subject Property from the Sacramento River Fire Protection District. The purpose of the proposed reorganization is to enable urbanized development within the Subject Property, in accordance with the City of Colusa General Plan.

The proposed annexation of into the incorporated City limits will more-effectively serve the Subject Property for the following reasons:

1. Annexation, and the urbanized land uses allowed within, represent a potentially “higher and better use” for the Subject Property; and
2. Concurrently with their approval of the subject annexation and rezoning, the City Council approved a tentative map to create 35 single-family residential lots for development following potential LAFCO annexation approval/certification; and
3. Annexation and the urbanized land uses represent a potential increase in economic activity for the community and region; and
4. City sewer and water infrastructure services are available and necessary to support the future urbanized land uses.

In addition to economic & market conditions, actual development of the Subject Property is regulated by City of Colusa City Codes, California Environmental Quality Act (CEQA) requirements.

Submitted by,

Bryan Stice, Community Development Manager
City of Colusa