



M E M O

VIA EMAIL

DATE: November 18, 2025
TO: Sally Zutter, Property Tax Division/Auditor's Office
FROM: Erica Sanchez, LAFCO Assistant Executive Officer
SUBJECT: **REVISED** Notice of a New LAFCO Project
Georgetown Divide Public Utility District Annexation of Irrigation Parcels;
LAFCO Project No. 2025-03

LAFCO is re-initiating the project listed above, to reflect an updated parcel list and map submitted by the Georgetown Divide Public Utility District (GDPUD).

This letter constitutes notice under Revenue and Taxation Code §99(b). LAFCO is requesting your initiation of the tax revenue re-distribution process. The updated parcel list and project map are attached for your convenience.

The proposal is subject to Section 99.01 of the Revenue and Taxation Code. Project notice has also been given to the Assessor's office and their report will be due to you by **December 18, 2025** (Revenue and Taxation Code §99(b)(1)(A)). Your notification of the local agencies will be required by **January 2, 2026** (Revenue and Taxation Code §99(b)(3)).

The LAFCO proposal will alter the service area and/or boundary for the following Subject Agency: Georgetown Divide Public Utility District

Project Name: Georgetown Divide Public Utility District Annexation of Irrigation Parcels; LAFCO Project No. 2025-03

Project Description: Annexation of 27 parcels (approximately 241.68 acres) into the Georgetown Divide Public Utility District for raw water service for irrigation purposes.

Applicant: Georgetown Divide Public Utility District

APN(s): 062-061-003, 062-061-004, 062-061-035, 062-071-068, 062-140-047, 062-140-048, 062-140-049, 062-150-036, 062-150-039, 062-150-043, 062-160-00, 062-160-006, 062-160-013, 062-160-034, 062-160-035, 062-160-036, 062-310-033, 062-310-049, 062-310-050, 062-320-004, 062-320-029, 062-381-041, 062-381-048, 062-381-050, 062-381-051, 062-430-031, and 062-430-032

COMMISSIONERS

Public Member: Bill Wilde • Alternate Public Member: Gina Posey
City Members: Ryan Carter, Vacant • Alternate City Member: Cody Bass
County Members: George Turnboo, Brian Veerkamp • Alternate County Member: Greg Ferrero
Special District Members: Timothy J. White, Michael Saunders • Alternate Special District Member: Paul Gilchrest

STAFF

Shiva Frentzen, Executive Officer • Erica Sanchez, Assistant Executive Officer
Malathy Subramanian, Commission Counsel

Location: The parcels proposed for annexation are located along approximately five miles of GDPUD's raw water conveyance system (ditch) in the Georgetown area, spanning from the western intersection of Balderston Road and Wentworth Springs Road to Homewood Drive.

Purpose: The GDPUD Board of Directors submitted Resolution No. 2025-11 to initiate proceedings for annexation of territory into the District for raw water service for irrigation purposes. The proposed parcels either currently receive raw water at outside District rates or have done so in the past, or have expressed interest in raw water service and can readily connect to GDPUD's raw water conveyance system.

Estimated Date of LAFCO Hearing: Spring 2026

Other affected agencies involved in this proposal are as follows:

El Dorado County CSA 7, 9, 9 Zone 3, 10 and 10 Zone G; El Dorado County Water Agency, El Dorado County Office of Education, Georgetown Divide Resource Conservation District, Los Rios Community College, Black Oak Mine Unified School District, Georgetown Fire Protection District, Georgetown Divide Recreation District, El Dorado County Sheriff's Department

Please notify LAFCO as soon as possible if any other agencies may be affected by this proposal.

Attachments: Updated APN List 11-17-25
Updated Annexation Map 11-17-25

cc: Sue Hennike, Interim Chief Administrative Officer

EL DORADO LAFCO

LOCAL AGENCY FORMATION COMMISSION

Assessor's Report

Return to
Property Tax Division of the Auditor's Office & LAFCO

Please review the parcel list for LAFCO Project No. _____ and complete with information for the current fiscal year.

1. List the tax rate and acres for each parcel, assessed value for land only, total assessed value, and net assessed value.
2. Identify any parcels which will be split by the proposal and note them in the comment section. Assign assessed values allocable to the resultant sub-divided parcels proposed for the current fiscal year.

All information and values are for the current fiscal year of _____

APN	TRA	Size/Acres	Land Value	Total Assessed Value	Home Owner Exemption Value	Net Assessed Value	Comments
See attached spreadsheet							
Sub- Totals							

Add any parcels or portions of parcels or Tax Rate Area within the project area not listed above, i.e. islands, administrative parcels.

Please identify any administrative parcels or islands near the vicinity of the proposal.

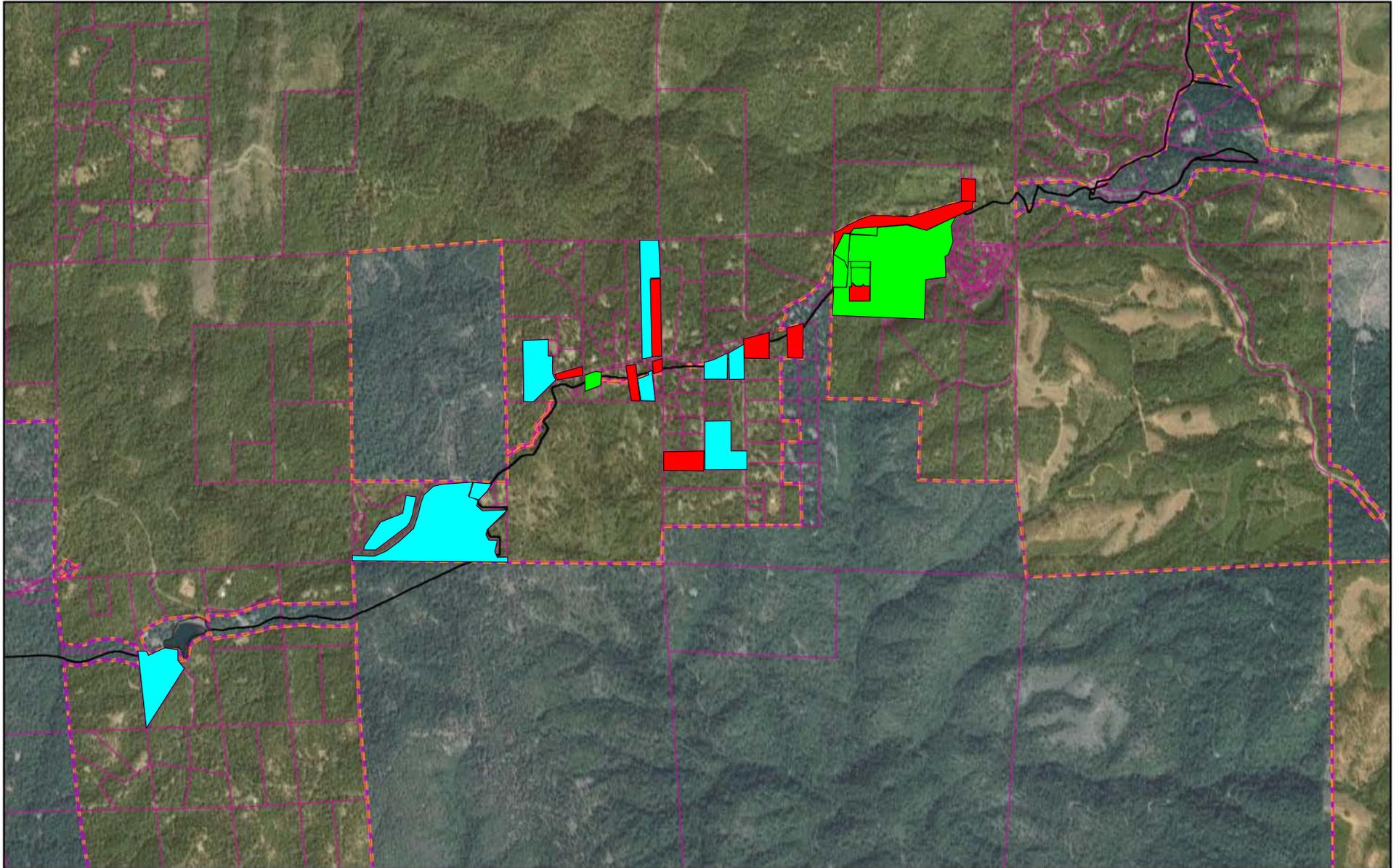
APN	TRA	Size/Acres	Land Value	Imp. Value	Total	Comment

Check this box only if the total net amount of property taxes for the subject territory(ies) affected by this proposal do not exceed the limits specified in Revenue & Taxation Code §155.20(b).

Completed By: _____ Date: _____

cc: Sally Zutter

Active, Inactive and Potential Annexation Parcels



-  Current Active Out of District Parcels (10)
-  Current Inactive Out of District Parcels (10)
-  Other Potential Annexation Parcel

-  County Reference Layers - Parcels
-  Reference_Layers - District Boundaries
-  GDPUD District Boundary
-  GDPUD Sphere of Influence

