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226126615

Stat Types: 1 Pages: 6

FEES	.00
TAXES	.00
OTHER	.00
PAID	.00

CERTIFICATE OF COMPLETION

**CITY OF BAKERSFIELD
ANNEXATION 710
(S. REAL ROAD NO. 1)**

NO FEE DOCUMENT

Entitled to free recording per Government Code: 6103

KERN
LOCAL AGENCY FORMATION COMMISSION
Certificate of Completion

Pursuant to Government code Section 57200, this Certificate of Completion is hereby issued by the Local Agency Formation Commission of the County of Kern, State of California. (1) The completion of all commission actions pursuant to Part 3 (commencing with Section 56650). (2) The satisfaction of any conditions contained in the commission resolution making determinations that are required to be completed prior to filing a certificate of completion. (3) The completion of all proceedings pursuant to Part 4 (commencing with Section 57000).

1. The names of each special district and/or city involved in this change of organization or reorganization or formation and the type of change of organization or reorganization or formation ordered for each such city or special district are as follows:

City / Special District / Local Agency

Type of Change of Organization

City of Bakersfield

Annexation 710 (S. Real Road No.1)

2. The above listed cities and/or special districts are located within the following count(ies):
County of Kern
3. A description of the boundaries of the above cited change of organization or reorganization or formation is shown on the attached legal description incorporated within the resolution.
4. The terms and conditions, if any, of the change of organization or reorganization or formation, are incorporated within, or attached to the resolution attached hereto, and by reference incorporated herein
5. The Local Agency Formation Commission's adopted resolution of approval, is made a part of this certificate by reference and sets forth the description of the boundaries of the proposal and any terms and conditions that apply.

Resolution No: 26-16

Date: 2026-08-19

6. The territory involved is uninhabited.
7. Notice and Hearing was waived.
8. Protest Hearing was waived.

With the authority provided by the Local Agency Formation Commission, County of Kern, I do hereby certify that the attached documents are complete and in accordance with the boundaries, modifications and conditions specified by the Commission as stated in the above cited Resolution of Determination for Proceeding No. 1877

Date: 10/12/26



Blair Knox, Executive Officer

**BEFORE THE LOCAL AGENCY FORMATION COMMISSION
COUNTY OF KERN, STATE OF CALIFORNIA**

In the Matter of:	Resolution No. 26-16
THE CITY OF BAKERSFIELD: ANNEXATION 710 (S. Real Road No.1)	Proceeding No. 1877
	Minute Book 73

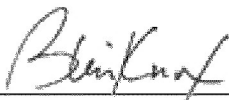
I, Blair Knox, Executive Officer, of the LOCAL AGENCY FORMATION COMMISSION, COUNTY OF KERN, STATE OF CALIFORNIA, hereby certify that the following resolution, proposed by Commissioner **Couch**, seconded by Commissioner **Flores**, was duly adopted by the Commission at an official meeting thereof held on the **19st day of August 2026**, by the following vote:

AYE: Couch, Clark, Endicott, Flores, Arias, McKibbin, Mello, Olvera, Zaragoza

NAYE: None

ABSTAIN: None

ABSENT: None



Blair Knox, Executive Officer

RESOLUTION MAKING DETERMINATION

Whereas, pursuant to the Government Code § 54963. et seq., meetings were held both at a physical location and by video conference to attend to any health and safety concerns of the panelist and/or participants;

Whereas pursuant to Government code § 56658. a proposal for the annexation of territory to the City of BAKERSFIELD (“APPLICANT”), designated as Annexation No. 710 (S. Real Road No. 1), was initiated by Resolution of Application to the Local Agency Formation Commission of Kern County (“COMMISSION”);

Whereas on August 19, 2026, the COMMISSION held a public meeting on the proposed Resolution of Application submitted by the APPLICANT;

Whereas pursuant to Government code § 56662, the APPLICANT's application qualifies for waiver of hearing, notice and protest hearing;

Whereas pursuant to Government code § 56079.5, the proposed territory is uninhabited;

Whereas the application for annexation has 100% land owner consent;

Whereas pursuant to Government code § 56658. (b) all affected public agencies were notified;

Whereas pursuant to Government code § 56665, the Executive Officer prepared a Report and Recommendation considering all the factors in conformance with Government code § 56668;

Whereas on said 19th day of August 2026, this Commission considered the Notice of Exemption, adopted by the lead agency;

Whereas the COMMISSION is fully advised in the premises; now therefore, be it
Resolved that the Local Agency Formation Commission, County of Kern, State of California, on behalf of its members, finds and determines as follows:

1. *specific reference is hereby made to all the papers, documents, files and proceedings heretofore and now taken, had and filed in this matter have been and now are in all respects as required by law with particular reference to Minute Item 08/19/26-16 as appears upon the official minutes of the proceedings of this COMMISSION;*

2. *all of the proceedings heretofore and now taken and had in this matter have been and now are in all respects as required by law;*

3. *the facts set forth in the Executive Officer Report and Recommendation, presented to the COMMISSION are true;*

4. *Notice, hearing and protest hearing have been waived;*

5. *the territory proposed for annexation is uninhabited (fewer than 12 registered*

voters);

6. *the annexation will be in the best public interest;*
7. *the application has 100% landowner consent;*
8. *the Notice of Exemption, was considered;*
9. *the proposed affected territory, is all within the County of Kern, State of California*
10. *no subsequent change may be made to the general plan for the annexed territory or zoning that is not in conformance to the pre-zoning designations for a period of two years after the completion of the annexation, unless the legislative body for the city makes a finding at a public hearing that a substantial change has occurred in circumstances that necessitate a departure from the pre-zoning in the application to the commission.*

11. *pursuant to the authority granted by the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, said territory set forth in the Application for Proceeding on Resolution, by Legislative body, filed herein on August 10, 2026, hereby assigned to the territory proposed to be annexed the following distinctive short form designation, to wit: "City of BAKERSFIELD: Annexation No. 710 (S. Real Road No.1)", particularly described and delineated in Exhibit "A", attached hereto and by reference made apart hereof; is hereby approved and subject to the following conditions:*

- a. *the APPLICANT has signed an agreement to actively defend or indemnify and hold harmless the COMMISSION or its agents, officers, and employees, from any liability or loss connected with the approval of this proceeding; and*
- b. *the annexation is contingent upon the Board of Supervisors' approval of the Master Tax Agreement with the City of Bakersfield and*

12. *the COMMISSION authorizes and directs the Executive Officer to file and record all documentation required by law upon completion of all directives set forth in regard to this proceeding.*

ANNEXATION LEGAL DESCRIPTION

BEING A PORTION OF LAND LOCATED IN THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP, 30 SOUTH, RANGE 27 EAST, M.D.B.&M. IN THE COUNTY OF KERN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF THE SURVEY OF SAID LAND RECORDED JUNE 1, 1855, ON FILE IN THE OFFICE OF THE KERN COUNTY RECORDER, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PROPOSED ANNEXATION

COMMENCING AT THE INTERSECTION OF S. REAL RD. (COUNTY ROAD NO. 1069) AND NAVAJO AVE THENCE; SOUTH 00°03'30" WEST ALONG THE CENTERLINE OF S. REAL RD. (COUNTY ROAD NO. 1069), A DISTANCE OF 105.39 FEET, THENCE; AT RIGHT ANGLES SOUTH 89°56'30" EAST, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

1. THENCE; SOUTH 89°17'36" EAST ALONG THE NORTHERLY LINE OF PARCEL 3 AND PARCEL 2 DESCRIBED IN DEED NO. 221192638, A DISTANCE OF 466.40 FEET TO THE WESTERLY LINE OF THAT PARCEL OF LAND DESCRIBED IN DEED 13206 RECORDED IN BOOK 3821, PAGE 189 IN THE OFFICE OF THE KERN COUNTY RECORDER.
2. THENCE; SOUTH 02°43'30" WEST ALONG SAID EASTERLY LINE OF PARCEL 2 AND PARCEL 1 DESCRIBED SAID DEED NO. 221192638, A DISTANCE OF 165.10 FEET.
3. THENCE; NORTH 89°17'36" WEST ALONG THE SOUTHERLY LINE OF PARCEL 1 DESCRIBED IN SAID DEED NO. 221192638, A DISTANCE OF 458.72 FEET, TO THE EASTERN RIGHT-OF-WAY OF S. REAL RD. (COUNTY ROAD NO. 1069).
4. THENCE; NORTH 00°03'30" EAST ALONG THE WESTERLY LINE OF PARCEL 1 AND PARCEL 3 DESCRIBED IN SAID DEED NO. 221192638, A DISTANCE OF 165.01 FEET, TO THE POINT OF BEGINNING.

CONTAINING 1.75 ACRES, MORE OR LESS.

CHECKED BY
KERN COUNTY SURVEYOR'S OFFICE

2023-05-25

Approved by:



5-16-23

CHECKED BY
KERN COUNTY SURVEYOR'S OFFICE

2023-05-25

Approved by:

[Signature]



5-16-23

APN 149-240-13
DOC NO. 219128978

APN 149-240-12
DOC NO. 219128978

APN 149-240-11
DOC NO. 219128978

APN 149-240-10
PARCEL 3 PER DEED
DOC NO. 221192638

APN 149-240-09
PARCEL 2 PER DEED
DOC NO. 221192638

APN 149-240-08
PARCEL 1 PER DEED
DOC NO. 221192638

APN 149-250-01
DOC NO. 0202100952

APN 149-250-02

APN 149-250-03
DOC NO. 221091591

APN 149-250-04
DOC NO. 0203248633

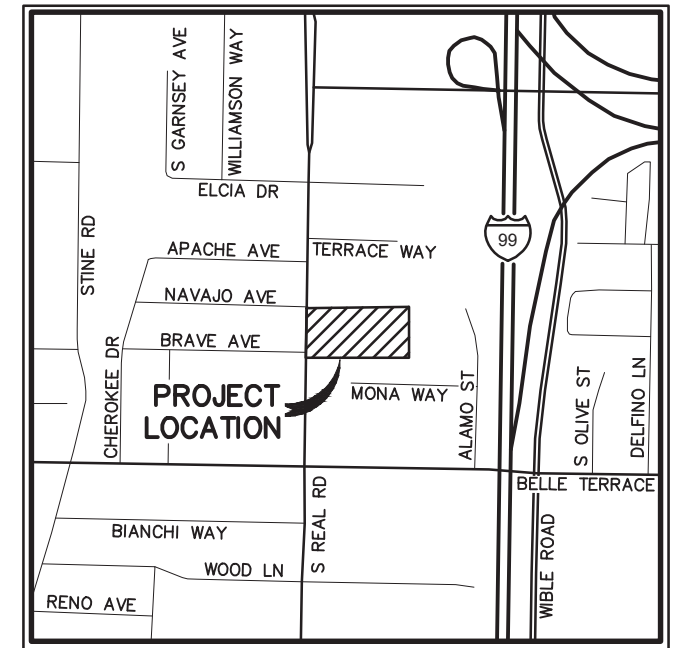
APN 149-250-05
DOC NO. 000215097652

APN 149-250-06
DOC NO. 000215097652

APN 149-250-07
DOC NO. 000216183662

ANNEXATION EXHIBIT

EXHIBIT B



VICINITY MAP

NO SCALE

LEGEND:

- ANNEXATION BOUNDARY
- EXISTING PARCEL/LOT LINE
- EXISTING STREET RIGHT OF WAY
- STREET CENTERLINE
- APN ASSESSOR'S PARCEL NUMBER
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT

= FOUND MONUMENT AS DESCRIBED

BASIS OF BEARINGS

THE BEARING OF N00°03'30"E SHOWN FOR THE CENTERLINE OF S REAL ROAD PER PARCEL MAP 3456 RECORDED IN BOOK 16, PAGE 84, IN THE OFFICE OF THE KERN COUNTY RECORDER WAS USED FOR THE BASIS OF BEARINGS SHOWN ON THIS MAP.

SCALE: 1" = 60'



LAV// PINNACLE

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