

# Flood Zone 6 – Rafael Meadows

ADVISORY BOARD MEETING

July 16, 2025



Photo Credit: Jeff Wong



Department of Public Works  
3501 Civic Center Dr.  
Room 304  
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<https://flooddistrict.marincounty.gov>  
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# Agenda

FLOOD ZONE 6 ADVISORY BOARD MEETING JULY 16, 2025

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- 1) Call to Order
- 2) Roll Call
- 3) Elect a Chairperson and Vice-Chairperson
- 4) Summary of Action Minutes: March 14, 2024
- 5) Open Time for Items not on the Agenda
- 6) Proposed Multi-Use Path Under U.S. 101
- 7) Drainage at 400 Block of Corrillo Dr
- 8) District Staff Reports
- 9) Business
- 10) Schedule Next Meeting
- 11) Adjourn



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# Item 2. Roll Call

JULY 16, 2025

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District staff will conduct a roll call and ask for a round of introductions by board members and City and District staff.



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# Item 3. Elect Chairperson and Vice-Chair

JULY 16, 2025

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Article VI of the Advisory Board's bylaws stipulate that officers of the Advisory Board be elected to a two-year term by a majority vote of the Advisory Board. There are two officers – chairperson and vice-chairperson. The chairperson will conduct each meeting following Robert's Rules of Order. The bylaws can be found on the District website:

<https://flooddistrict.marincounty.gov/documents/zone-6-updated-bylaws-march-5-2019/>

**Recommended Action:** Elect a chairperson and vice-chairperson for the advisory board.



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# Item 4. Summary of Action Minutes

MARCH 14, 2024

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Draft minutes from March 14, 2025 can be found here:

<https://flooddistrict.marincounty.gov/meetings/zone-6-advisory-board-meeting-march-14-2024/#/tab-minutes>

**Recommended Action:** Approve minutes



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# Item 5. Open Time

FOR ITEMS NOT ON THE AGENDA

- Comments will be heard for items not on the agenda
- Limited to three minutes per speaker
- When written testimony is presented, it is not necessary to read the entire text; it will automatically become part of the minutes
- All are expected to be polite and courteous, and refrain from questioning the character or motives of others
- Please help create an atmosphere of respect

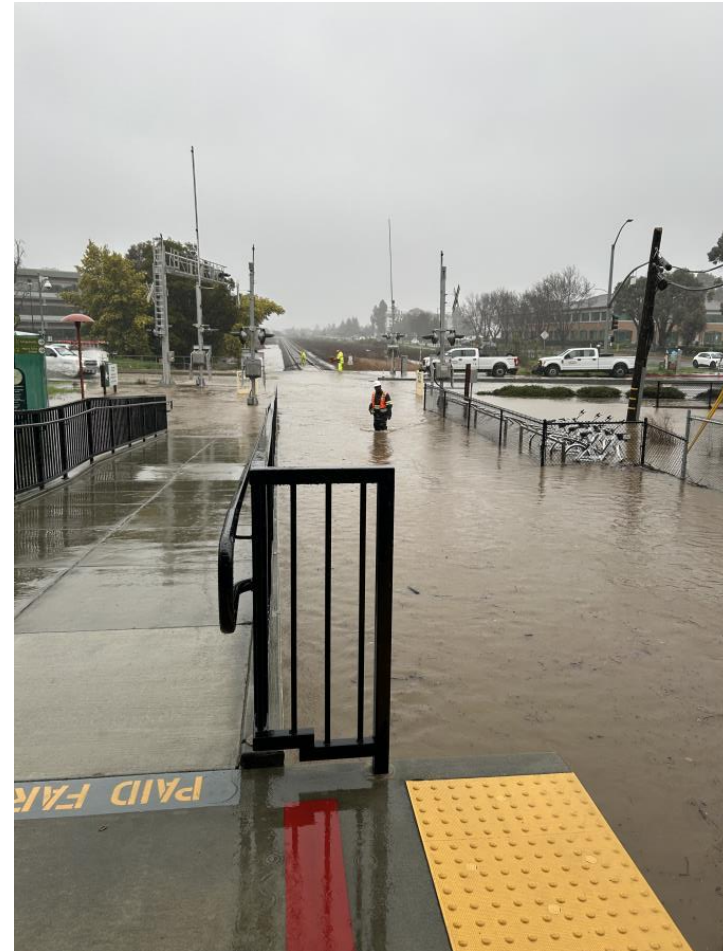


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# Item 6. Proposed Multi-Use Path Under U.S. 101

ADVISORY BOARD DISCUSSION ITEM



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# Item 7. Drainage at 400 Block of Corrillo Dr.

ADVISORY BOARD DISCUSSION ITEM



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# Item 8. District Staff Reports

## REVIEW ZONE 6 HISTORY

1950S

- San Rafael Meadows subdivision built in unincorporated Marin.
- Flooding became a problem almost immediately, reportedly due to undersized culverts.
- County Public Works replaced culverts on Corrillo Drive in 1954.

1960S

- 1961 Zone established then dissolved due to resident petition.
- 1964 Zone reestablished.
- Major ditch clearing occurred, but no projects were constructed.

1970S

- Minor street drainage improvements were implemented.
- Drainage Master Plan developed, but funding of its construction was not successful.
- City Annexed the entire Zone 6 area and took over maintenance and easements.



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## REVIEW ZONE 6 HISTORY

1980s

- Post Prop 13 fundraising for projects became more limited.
- Zone dissolution was discussed but did not proceed due to potential capital projects.

1990s

- Zone drainage report highlighted silted in and undersized culverts.
- Zone 6 helped San Rafael fund limited culvert replacements on Corrillo.

2000s

- Ranchitos Park and Redwood Village subdivisions were constructed.
- Per advisory board recommendation, developers rerouted flows around Zone 6 directly to Merrydale Road.
- This significantly reduced flooding in Zone 6.



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## REVIEW ZONE 6 HISTORY

2010S

- Zone 6 joined City, County, and other agencies in Gallinas Watershed Program.
- Zone 6 agreed to reimburse City for creek maintenance.
- Zone 6 provided funding to City to rehabilitate two pipes.

2020S

- [Marin Local Agency Formation Commission Study discussed transferring remaining District \(administrative\) functions to City.](#)
- Due to rapid increases in costs, Zone 6 increased maintenance funding to City.

Zone 6 is a success story of advisory board members working with developers to significantly improve flood risk in their community.



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## OPERATIONAL EFFICIENCY

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The Marin Local Agency Formation Commission (LAFCo) periodically evaluates the efficiency of local government structures and in 2020 recommended looking at transferring the remaining functions of Zone 6 from the Flood District to the City:

- The Flood District staff's only current function in Zone 6 is administrative work which costs taxpayers about \$15,000 per year with little value added.
- It may be time to eliminate these functions reduce the administrative cost to taxpayers, and free up more funding for field work.
- The Zone should transfer its remaining approximately \$700,000 in funds to the City, ensuring it is spent on services or improvements that benefit those within the Zone 6 boundary.



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## COMMUNICATION CHANNELS TO CITY OF SAN RAFAEL

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The City of San Rafael has been responsible for maintenance in Zone 6 since the 1970s. The City maintains a large network of stormwater infrastructure within its boundaries, including outside of Zone 6. They have communication channels for residents to report and track issues:

- [SeeClickFix](#) is a web/mobile app for reporting and tracking issues
- Contact Public Work staff at [\(415\) 485-3355](tel:4154853355) or [public.works@cityofsanrafael.org](mailto:public.works@cityofsanrafael.org)
- Track [City Council meetings](#) for updates



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# Item 8. District Staff Reports

## STEPS TO DISSOLVE ZONE 6

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- 1) Advisory board votes on a recommendation on whether to dissolve the zone.
- 2) Board of Supervisors approves a resolution of intent to dissolve.
- 3) Board of Supervisors schedules a public hearing, puts a notice in the Marin IJ.
- 4) Board of Supervisors holds a public hearing and considers any \*protests.
- 5) Board of Supervisors adopts a resolution to dissolve the zone.
- 6) Board of Supervisors approves a fund transfer agreement to City of San Rafael.
- 7) San Rafael City Council approves the fund transfer agreement.
- 8) San Rafael staff update City Council annually on activities utilizing these funds until they are fully spent.

**\*The Board of Supervisors cannot dissolve Zone 6 if it receives written protest from 50% of landowners.**

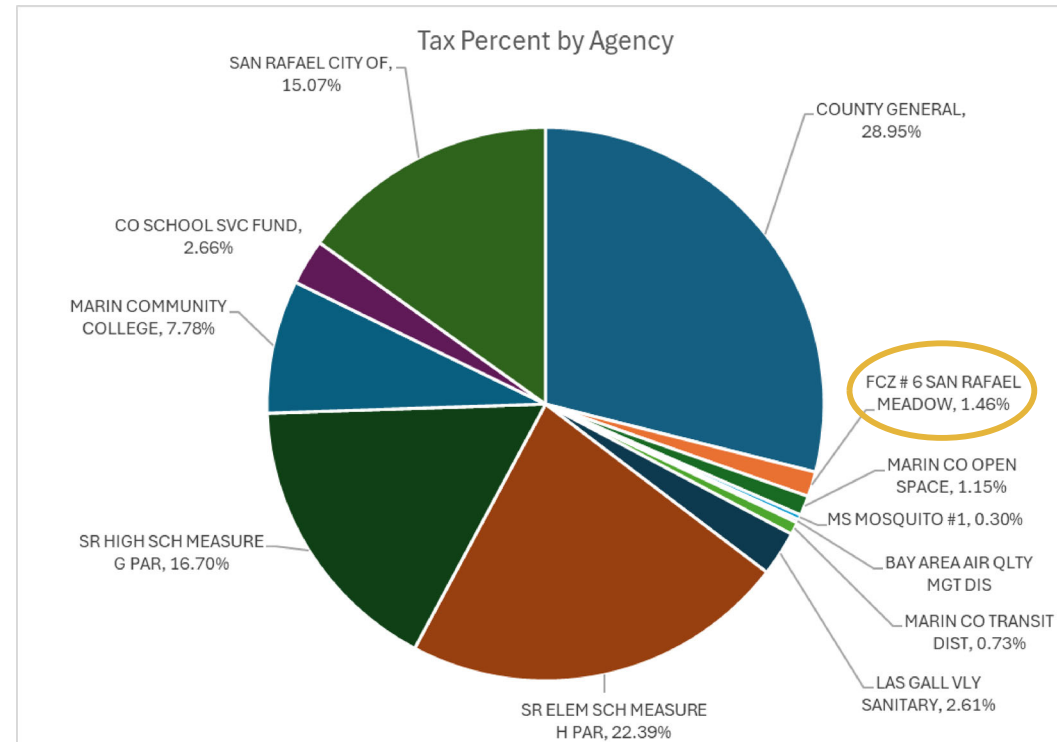


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## HOW DOES DISSOLUTION AFFECT TAXES?

- Properties are taxed at a base rate of 1% of their assessed value (plus any special assessments).
- The 1% tax is split among 12 agencies within the Zone 6 boundaries.
- Less than 1.5% of the 1% tax goes towards Zone 6, equivalent to \$146 annually for a \$1M home.
- If Zone 6 dissolves, it's 1.46% share of these taxes is redistributed to the other agencies in the area.



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## HOW DOES DISSOLUTION AFFECT TAXES?

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- In summary, if Zone 6 dissolves, the overall tax amount won't change, but the City will have more funds available to spend on Zone 6 drainage facilities.
- Total current annual Zone 6 tax revenue is about \$58k, which would be redistributed to the other agencies in the area.
- Going forward, the drainage facilities in Zone 6 would be fully managed under the City's broader Public Works framework.
- This means that after the \$700K transferred from Zone 6 is exhausted, future maintenance and improvement projects will be prioritized, scheduled, and funded in alignment with citywide standards in determining project priorities, timelines, and budget allocations.



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# Item 8. District Staff Reports

## COMMUNITY ENGAGEMENT PLAN

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Dissolution of the Zone is a public process, so District and City staff are developing a Community Engagement Plan which includes:

- 5 public meetings
  - Zone 6 Advisory Board meetings in July and November
  - Joint District/City presentation at a summer Neighborhood Assoc. meeting
  - Board of Supervisors meetings in January (Notice) and February (Hearing)
- Post cards to all Zone 6 residents inviting them to attend/participate in public meetings
- [Website](#) updates
  - New webpage outlining the dissolution process
  - Updated content on Zone history and status
  - Regularly updated FAQ page
  - News updates sent to email subscribers.



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QUESTIONS OR COMMENTS?

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# Item 9. Business

## ACTIONS BY ADVISORY BOARD

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- No actions are needed at this time:
  - The fiscal year 2025 and 2026 budgets were recommended in March 2024.
  - There is time for the advisory board to confer with the broader community before making a recommendation on potential dissolution.



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# Item 10. Schedule Next Meeting

NOVEMBER 2025

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- District recommends reconvening in November.
- Post cards will be sent to all Zone 6 residents inviting them.
- In the meantime, we will reach out to the local neighborhood association.



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# Item 11. Adjourn

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