



REPORT TO COUNCIL

City of Sacramento

915 I Street, Sacramento, CA 95814-2604
www.CityofSacramento.org

CONSENT
May 26, 2009

**Honorable Mayor and
Members of the City Council**

Title: Neighborhood Landscaping District – Initiate Annual Proceedings

Location/Council District: This district includes 34 separate subdivisions, as follows (Exhibit A, page 7): Chardonnay, Del Paso Nuevo Units 1 & 3, Jones Ranch, Kelton, Sunrise 94, and Evergreen Phase 1, Council District 2; Eastland Park Village, Council District 4; Zorba Court, Council District 5; Elder Place, and 66th Street Subdivision, Council District 6; Carriage Estates, Villa Palazzo and Windemere Estates, Council District 7; Arlington Park 1, Arlington Park Creekside 2, 3 & 4, Brookfield Meadows #2, Cameron 5, Colony Brookfield, Jacinto Village 3, Laguna Verde 1 & 2, Laguna Parkway, Laguna Vega, Laguna Vista, Liberty Lane, Newport Cove, Regency Place, Shasta Meadows, Sheldon Farms, Sheldon Whitehouse, Stonewood and Wickford Square, Council District 8.

Recommendation: Adopt 1) a **Resolution** directing filing of Annual Report for FY2009/10 for the Neighborhood Landscaping District; and 2) a **Resolution** approving Engineer's Annual Report and Intention to Order Maintenance of Improvements for FY2009/10 for the Neighborhood Landscaping District and setting a time and place for a Public Hearing for June 23, 2009.

Contact: Salina Cheung, Program Specialist, (916) 808-5236; Mark Griffin, Fiscal Manager, (916) 808-8788

Presenter: Not Applicable

Department: Finance

Division: Public Improvement Financing

Organization No: 06001321

Description/Analysis:

Issue: According to the California Streets and Highways Code, the existing district is required to present an annual budget to City Council for approval. Approval of the district's annual budget will authorize the City to collect assessments in the amount sufficient to provide funding for maintenance of the landscaped areas adjacent to the subdivisions in this district for FY2009/10.

Policy Considerations: The annual proceedings for this district are being processed as set forth in the Landscaping and Lighting Act of 1972, California

Streets and Highways Code sections 22500, et seq. This process is consistent with the City's Strategic Plan 3-Year Goal to "achieve sustainability and enhance livability".

Sustainability Considerations: There are no sustainability considerations applicable to the administration of a special district.

Environmental Considerations: Under the CEQA guidelines, annual proceedings of a Special District do not constitute a project, and are therefore exempt from review.

Committee/Commission: None

Rationale for Recommendation: The actions in the recommended Resolutions are required by the California Streets and Highways Codes, as set forth in Section 22500 of the Landscaping and Lighting Act of 1972, for annual proceedings of an existing district.

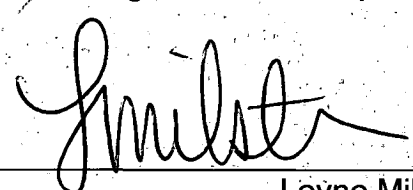
Financial Considerations: The maintenance district is self-supporting and has no impact on the General Fund. The cost for each subdivision as well as a breakdown of cost per single-family lot is provided in Exhibit B, pages 13 & 14. The total assessment amount for the 34 subdivisions is estimated to be \$238,659 for FY2009/10, and is detailed in the Engineer's Report on file with the City Clerk.

Emerging Small Business Development (ESBD): City Council approval of these proceedings is not affected by City policy related to the ESBD Program.

Respectfully Submitted by: _____


Mark Griffin
Fiscal Manager, Finance Department

Approved by: _____


Leyne Milstein
Director, Finance Department

Recommendation Approved: _____


Ray Kerridge
City Manager

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BACKGROUND

On July 23, 1991, City Council approved formation of the Neighborhood Landscaping District, formerly known as the Subdivision Landscaping Maintenance District. This district provides funding for maintenance of landscaping improvements which are located adjacent to and/or along the frontage of residential subdivisions. At the time of formation, the initial district included the Laguna Verde and Laguna Parkway Subdivisions, located in Council District 8. Since then, the City Council has annexed 32 additional subdivisions to the district.

**NEIGHBORHOOD LANDSCAPING DISTRICT
FY2009/10 SCHEDULE**

May 26, 2009	Council Adopted Resolution of Intention and Set Date for Public Hearing
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June 2009 Publish Notice of Public Hearing

June 23, 2009 Hold Public Hearing
Council Orders Annual Levy

July 2009 Assessments to County for Placement on Tax Roll

RESOLUTION NO.

Adopted by the Sacramento City Council

DIRECTING FILING OF ANNUAL REPORT FOR THE NEIGHBORHOOD LANDSCAPING DISTRICT (FY2009/10)

(Pursuant to Landscaping and Lighting Act of 1972)

BACKGROUND:

- A.** The Neighborhood Landscaping District ("District"), as depicted in Exhibit A, was established by the City Council and approved by the property owners on July 23, 1991.
- B.** The City Council established the District under the Landscaping and Lighting Act of 1972 (part 2 of division 15 in the Streets and Highways Code, beginning with section 22500) ("the 1972 Act"), and has previously levied assessments on property in the District to pay for landscaping maintenance services and related services to be provided within the District, all in accordance with the 1972 Act.
- C.** The Council is fully advised in this matter.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

- Section 1.** The City Council finds and determines that the background statements A through C are true and correct.
- Section 2.** The Supervising Engineer of the Department of Transportation, the person designated by this Council as the Engineer of Work for the District, is hereby directed to file an annual report in accordance with the provisions of the Landscaping and Lighting Act of 1972.
- Section 3.** This resolution is adopted pursuant to Section 22622 of the Streets and Highways Code.
- Section 4.** Exhibit A is part of the resolution.

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Exhibit A: District Map -1 Page

Exhibit A-1: Map Legend -1 Page

EXHIBIT A

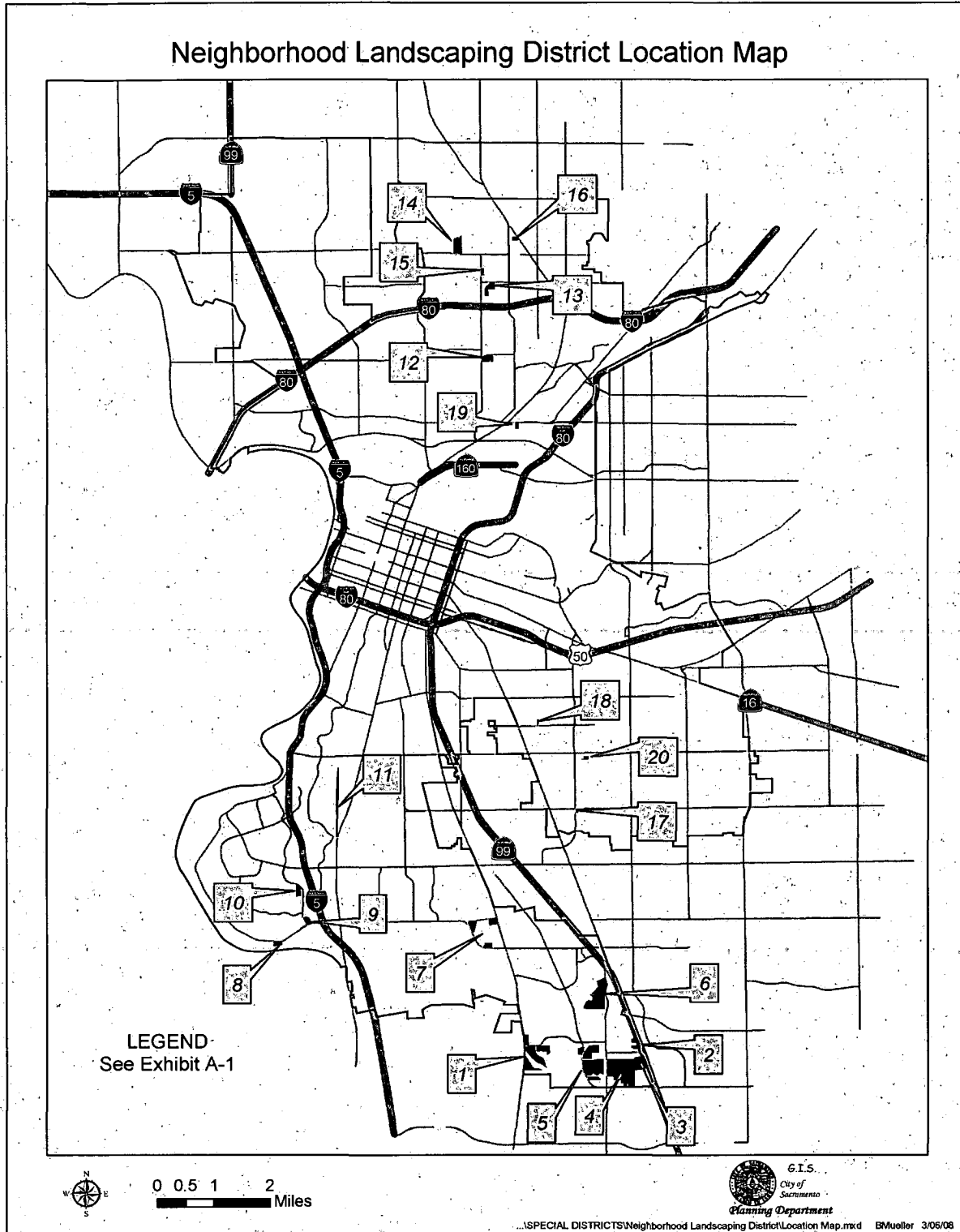


EXHIBIT A-1

NEIGHBORHOOD LANDSCAPING DISTRICT **LOCATION MAP LEGEND**

1
Arlington Park #1
Arlington Park Creekside #2
Arlington Park Creekside #3
Arlington Park Creekside #4
Wickford Square

2
Jacinto Village #3
Shasta Meadows

3
Laguna Vista

4
Cameron 5
Laguna Vega
Sheldon Farms
Sheldon Whitehouse

5
Laguna Verde #1
Laguna Verde #2
Laguna Parkway
Newport Cove

6
Regency Place
Stonewood

7
Brookfield Meadows #2
Colony Brookfield
Liberty Lane

8
Carriage Estates

9
Villa Palazzo

10
Windemere Estates

11
East Land Park Village

12
Del Paso Nuevo #1 & #3

13
Chardonnay

14
Kelton

15
Sunrise 94

16
Jones Ranch

17
Elder Place

18
Zorba Court

19
Evergreen Phase I

20
66th Street Subdivision

RESOLUTION NO.

Adopted by the Sacramento City Council

**APPROVING ENGINEER'S ANNUAL REPORT
AND INTENTION TO ORDER
MAINTENANCE OF IMPROVEMENTS FOR THE
NEIGHBORHOOD LANDSCAPING DISTRICT (FY2009/10)
(Pursuant to Landscaping and Lighting Act of 1972)**

BACKGROUND:

- A.** The Neighborhood Landscaping District ("District"), as depicted in Exhibit A, was established by the City Council and approved by the property owners on July 29, 2003.
- B.** The City Council established the District under the Landscaping and Lighting Act of 1972 (part 2 of division 15 in the Streets and Highways Code, beginning with section 22500) ("the 1972 Act"), and has previously levied assessments on property in the District to pay for landscaping maintenance services and related services to be provided within the District, all in accordance with the 1972 Act.
- C.** The Supervising Engineer of the Department of Transportation, the person designated by this Council as the Engineer of Work for the Neighborhood Landscaping District, was directed to file an annual report in accordance with the provisions of the 1972 Act.
- D.** The Council is fully advised in this matter.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

- Section 1.** The City Council finds and determines that the background statements A through D are true and correct.
- Section 2.** City Council hereby approves the Engineer's Annual Report (FY2009/10) on file in the City Clerk's Office.
- Section 3.** The City Council intends to levy and collect assessments within the Neighborhood Landscaping District during fiscal year 2009/10. The area of land to be assessed is located in the City of Sacramento, Sacramento County.

Section 4. The maintenance of improvements to be made in this assessment district is generally described as follows:

The maintenance or servicing, or both, of any of the landscaping, water irrigation and masonry wall, including: (a) repair, removal or replacement of all or part of any improvement; (b) the provision for the life, growth, health and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing or treating for disease or injury; (c) the removal of trimmings, rubbish, debris and other solid waste; and (d) the furnishing of water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.

Section 5. In accordance with this Council's resolution directing the filing of an annual report, the Engineer of Work has filed with the City Clerk the report required by the 1972 Act. All interested parties are referred to that report for a full and detailed description of the improvements, the boundaries of the assessment district, and the proposed assessments upon assessable lots and parcels of land within the assessment district.

Section 6. At the hour of 6:00 pm on Tuesday, June 23, 2009, the City Council will conduct a public hearing on the question of the levy of the proposed annual assessment. The hearing will be held at the meeting place of the City Council located in the New City Hall, 915 I Street, First Floor, Sacramento, California.

Section 7. Assessments for all subdivisions within the District are at or below the highest authorized amount for this district, as shown on Exhibit B.

Section 8. The City Clerk is authorized and directed to give the notice of hearing required by the Landscaping and Lighting Act of 1972.

Section 9. Exhibits A and B are part of the resolution.

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Exhibit A: District Map - 1 Page

Exhibit A-1: Map Legend - 1 Page

Exhibit B: FY2009/10 District & Parcel Assessment - 2 Pages

EXHIBIT A

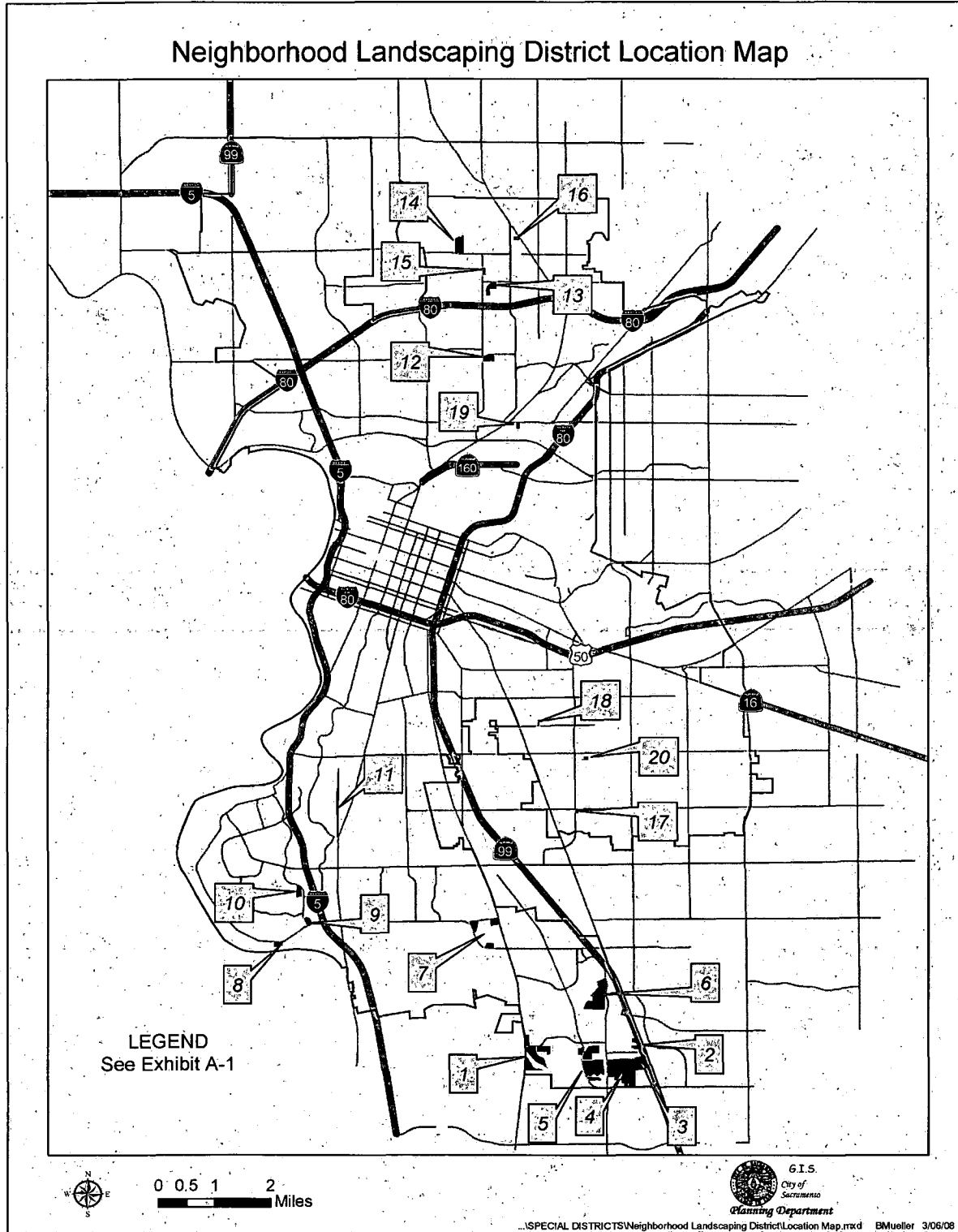


EXHIBIT A-1

NEIGHBORHOOD LANDSCAPING DISTRICT

LOCATION MAP LEGEND

1
Arlington Park #1
Arlington Park Creekside #2
Arlington Park Creekside #3
Arlington Park Creekside #4
Wickford Square

2
Jacinto Village #3
Shasta Meadows

3
Laguna Vista

4
Cameron 5
Laguna Vega
Sheldon Farms
Sheldon Whitehouse

5
Laguna Verde #1
Laguna Verde #2
Laguna Parkway
Newport Cove

6
Regency Place
Stonewood

7
Brookfield Meadows #2
Colony Brookfield
Liberty Lane

8
Carriage Estates

9
Villa Palazzo

10
Windemere Estates

11
East Land Park Village

12
Del Paso Nuevo #1 & #3

13
Chardonnay

14
Kelton

15
Sunrise 94

16
Jones Ranch

17
Elder Place

18
Zorba Court

19
Evergreen Phase I

20
66th Street Subdivision

EXHIBIT B**NEIGHBORHOOD LANDSCAPING DISTRICT
SUBDIVISION AND PARCEL ASSESSMENTS**

The cost for each individual subdivision is as follows:

Subdivision	FY2008/09 Assessed	FY2009/10 Budget	Surplus/ (deficit)	FY2009/10 Assessed
66 th Street Subdivision	\$3,705	\$4,258	\$509	\$3,749
Arlington Pk #1	5,628	22,824	17,196	5,628
Arlington Pk Creekside #2	7,448	35,967	27,487	8,480
Arlington Pk Creekside #3	5,160	29,303	24,654	4,649
Arlington Pk Creekside #4	6,247	27,878	20,902	6,976
Brookfield Meadows #2	10,187	17,044	6,735	10,309
Cameron 5	5,345	10,175	4,766	5,409
Carriage Estates	7,774	28,803	20,714	8,089
Chardonnay	3,686	27,016	23,330	3,686
Colony Brookfield	9,657	30,329	21,523	8,806
Del Paso Nuevo (Units 1 and 3)	11,986	25,682	13,551	12,131
East Land Park Village	15,300	42,705	29,246	13,459
Elder Place	5,427	18,466	12,973	5,493
Evergreen Phase I	5,700	7,585	1,817	5,768
Jacinto Village #3	3,169	2,977	(230)	3,207
Jones Ranch	5,274	19,340	14,003	5,337
Kelton	7,423	34,433	26,973	7,460
Laguna Parkway	20,040	47,555	30,778	16,777
Laguna Vega	7,801	36,161	27,967	8,194
Laguna Verde	12,032	38,952	27,296	11,656
Laguna Verde 2	3,225	31,610	28,323	3,287
Laguna Vista	4,896	29,822	24,851	4,971
Liberty Lane	11,751	24,338	15,310	9,028
Newport Cove	3,100	26,432	23,724	2,708
Regency Place	7,265	30,453	22,685	7,768
Shasta Meadows	5,045	22,291	17,185	5,106
Sheldon Farms	12,006	30,523	20,223	10,300
Sheldon Whitehouse	8,880	16,162	7,178	8,984
Stonewood	4,526	28,600	24,018	4,582
Sunrise 94	3,548	9,712	6,121	3,591
Villa Palazzo	5,520	33,562	28,042	5,520
Wickford Square	11,647	22,364	13,232	9,132
Windemere Estates	9,500	33,610	27,602	6,008
Zorba Court	2,381	5,785	3,374	2,411
Total	\$252,279	\$852,717	\$614,058	\$238,659

EXHIBIT B (Continued)

The following is a breakdown of the actual cost per single-family lot in each subdivision.

Subdivision	# of Lots	Maximum Authorized	FY2008/09	FY2009/10
66 th Street Subdivision	19	\$197.34	\$195.00	\$197.34
Arlington Pk #1	84	67.00	67.00	67.00
Arlington Pk Creekside #2	76	265.00	98.00	111.58
Arlington Pk Creekside #3	60	120.00	86.00	77.48
Arlington Pk Creekside #4	119	65.00	52.50	58.62
Brookfield Meadows #2	55	187.45	185.22	187.44
Cameron 5	26	208.07	205.58	208.06
Carriage Estates	23	373.74	338.00	351.70
Chardonay	97	38.00	38.00	38.00
Colony Brookfield	74	190.00	130.50	119.00
Del Paso Nuevo (Units 1 and 3)	79	153.57	151.72	153.56
East Land Park Village	90	196.62	170.00	149.54
Elder Place	14	392.39	387.64	392.38
Evergreen Phase I	60	96.14	95.00	96.14
Jacinto Village #3	29	110.60	109.28	110.60
Jones Ranch	23	232.11	229.30	232.04
Kelton	146	60.60	50.84	51.10
Laguna Parkway	318	63.02	63.02	52.76
Laguna Vega	269	49.14	29.00	30.46
Laguna Verde	128	99.46	94.00	91.06
Laguna Verde 2	43	178.34	75.00	76.44
Laguna Vista	72	112.33	68.00	69.04
Liberty Lane	74	160.74	158.80	122.00
Newport Cove	62	128.66	50.00	43.68
Regency Place	155	52.88	42.46	45.40
Shasta Meadows	22	232.11	229.32	232.10
Sheldon Farms	103	117.96	116.56	100.00
Sheldon Whitehouse	163	55.12	54.48	55.12
Stonewood	261	31.68	17.34	17.56
Sunrise 94	19	189.03	186.74	189.02
Villa Palazzo	80	105.00	69.00	69.00
Wickford Square	103	114.44	113.08	88.66
Windemere Estates	50	190.00	190.00	120.16
Zorba Court	9	267.89	264.56	267.88