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**DEPARTMENT OF
PUBLIC WORKS**

OFFICE OF THE DIRECTOR

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June 8, 1993

City Council
Sacramento, California

Honorable Members in Session:

APPROVED
BY THE CITY COUNCIL

JUN 15 1993

OFFICE OF THE
CITY CLERK

SUBJECT SUBDIVISION LANDSCAPING MAINTENANCE DISTRICT -- PUBLIC HEARING #1

LOCATION AND COUNCIL DISTRICT

This district includes ten separate subdivisions (please refer to attached map).

Kelton and Chardonnay Subdivisions, located in Council District #2.

Windemere Estates and Carriage Estates Subdivisions, located in Council District #7.

Laguna Verde #1 and #2, Laguna Parkway, Regency Place, Stonewood, and Colony Brookfield Subdivisions, located in Council District #8.

RECOMMENDATION

This report recommends that the City Council:

- Conduct Hearing #1 for Public Information and Receive Testimony.

CONTACT PERSON

Ron Wicky, Special Districts Analyst, at 264-5628.

FOR COUNCIL MEETING OF June 15, 1993.

SUMMARY

No Council action is required for this item. Hearing #2, scheduled to follow this item, will recommend that Council take action to levy the continuing annual assessment for the Subdivision Landscaping Maintenance District for FY 1993/94. The district provides funding for the annual costs of maintaining landscaped areas adjacent to the above listed subdivisions. The total combined budget is less than the FY 1992/93 budget. The assessments for

June 4, 1993

Subdivision Landscaping Maintenance District

Windemere Estates has increased slightly, but all the remaining subdivision costs have decreased.

COMMITTEE/COMMISSION ACTION

None.

BACKGROUND INFORMATION

On July 23, 1991, City Council approved formation of 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 eight additional subdivision to the district. On April 20, 1993, the City Council adopted Resolution No. 93-191, which set a hearing on this date for the Annual Report. As of May 28, 1993, no protests have been received.

It should be noted that new legislation, enacted in 1992, requires two separate hearings for this item.

FINANCIAL CONSIDERATIONS

The total maintenance cost for the ten subdivisions is estimated to be \$81,435 for the 1993/94 fiscal year. The cost for each subdivision is as follows:

	FY 92-93 Budget	Surplus/ (Deficit)	FY 93-94 Budget	FY 93-94 Assessed
Laguna Verde	\$11,074	\$ 697	\$ 9,981	\$ 9,284
Laguna Parkway	15,788	1,973	12,002	10,029
Colony Brookfield	7,947	3,549	9,716	6,167
Windemere Estates	5,351	0	6,460	6,460
Carriage Estates	8,596	3,730	11,782	8,052
Kelton	8,847	2,972	10,761	7,789
Chardonnay	3,685	661	4,223	3,562
Regency Place	8,975	2,900	8,662	5,762
Laguna Verde 2	N/A		7,838	7,838
Stonewood	N/A		0	0
TOTAL	\$70,263	\$16,482	\$81,435	\$64,943

May 28, 1993
Subdivision Landscaping Maintenance District

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

	# of Lots	FY 91-92	FY 92-93
Laguna Verde	128	\$ 76.93	\$ 72.54
Laguna Parkway	318	45.92	31.54
Colony Brookfield	74	107.39	83.34
Windemere Estates	50	107.02	129.20
Carriage Estates	23	373.74	350.10
Kelton	146	60.60	53.36
Chardonnay	97	37.99	36.74
Regency Place	132	52.88	33.68
Laguna Verde 2	44	N/A	178.34
Stonewood ⁽¹⁾	261	N/A	0

⁽¹⁾ Landscape maintenance for Stonewood Subdivision is being provided by the developer. The City will assume maintenance on March of 1994.

The costs are detailed in the Engineer's Report on file with the City Clerk. The maintenance district is self supporting and has no impact on the General Fund.

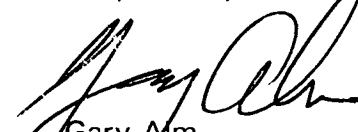
POLICY CONSIDERATIONS

These proceedings are being conducted in accordance with Landscaping and Lighting Act of 1972 as set forth in Section 22500 of the California Streets and Highways Code.

MBE/WBE

This annual budget and assessment levy process does not involve the contractor selection process. The current contract to perform the landscaping maintenance was let in January of this year to a contractor licensed as both a MBE and WBE classification.

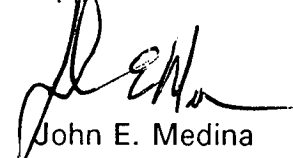
Respectfully submitted,


Gary Alm
Supervising Engineer

Recommendation Approved:


William H. Edgar
City Manager

Approved:


John E. Medina
Director of Public Works