



# REPORT TO COUNCIL

## City of Sacramento

915 I Street, Sacramento, CA 95814-2604  
[www.CityofSacramento.org](http://www.CityofSacramento.org)

CONSENT  
**March 18, 2008**

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

**Title: Services Community Facilities Districts – Amendments to the Fiscal Year  
 2007-08 Budget**

**Location/Council District:** Citywide

**Recommendation:** Adopt 1) a **Resolution** amending the revenue and expenditure budgets for the Willowcreek Landscaping Maintenance Community Facilities District (CFD) No. 98-04, for Fiscal Year 2007/2008; 2) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Transportation Management Association (TMA) CFD No. 99-01, for Fiscal Year 2007/2008; 3) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Neighborhood Landscaping Maintenance CFD No. 99-02, for Fiscal Year 2007/2008; 4) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Landscaping Maintenance CFD No. 3, for Fiscal Year 2007/2008; 5) a **Resolution** amending the revenue and expenditure budgets for the Neighborhood Park Maintenance CFD No. 2002-02, for Fiscal Year 2007/2008; 6) a **Resolution** amending the revenue and expenditure budgets for the Neighborhood Alley Maintenance CFD No. 2003-04, for Fiscal Year 2007/2008; 7) a **Resolution** establishing the revenue and expenditure budgets for the Del Paso Nuevo Landscaping CFD No. 2006-06, for Fiscal Year 2007/2008

**Contact:** Jodie Vong, Administrative Analyst, 808-8243; Mark Griffin, Manager, 808-8788

**Presenters:** Not Applicable

**Department:** Planning

**Division:** Public Improvement Financing

**Organization No:** 4915

### **Description/Analysis**

**Issue:** Seven Community Facilities Districts (CFDs) provide maintenance and operations services including landscape, park and alley maintenance, and support for the North Natomas Transportation Management Association. The budgets are finalized when the revenue from taxes and fund balance are known,

which is typically in late January for the current fiscal year. Approval will authorize the distribution of the final amounts to City Departments and to the North Natomas TMA.

**Policy Considerations:** The Council action recommended in this report supports the City’s Strategic Plan 3-Year Goal to “achieve sustainability and enhance livability”.

**Environmental Considerations:** Under California Environmental Quality Act (CEQA) Guidelines, administration and annual maintenance do not constitute a project and are therefore exempt from review.

**Committee/Commission Action:** None

**Rationale for Recommendation:** The actions in the recommended Resolutions are required by the Mello-Roos Community Facilities Act of 1982 (in Government Code Sections 53339-53339.9) for annual proceedings of existing districts.

**Financial Considerations:** There is no cost to the City or the General Fund. All funding for services are generated from Special Taxes on the above referenced CFDs for specified purposes. The attached resolutions amend the districts’ budgets to reflect anticipated revenues and expenditures in FY 2007/08. Most additional resources were anticipated in the Fiscal Year 2007/2008 City Budget adopted in June 2007. The amendments now will add \$70,788 to the Streets budget, \$50,429 to the Parks budget and \$151,725 to the Utilities budget. Monies not programmed for administration or operations will remain in their respective funds.

**Emerging Small Business Development (ESBD):** None. No goods or services are being purchased.

Respectfully Submitted by:   
Mark Griffin  
Manager, Planning Department

Respectfully Submitted by:   
Carol Shearley  
Director, Planning Department

Recommendation Approved:

  
Ray Kerridge  
City Manager

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## BACKGROUND

The following seven (7) Community Facility Districts (CFDs) are estimated when the official budget is established each June. In January, actual levies and fund balances become known, which permits accurate budgeting and adjustments to better address specific maintenance needs in each District. City Council authorization is therefore required to amend the existing budgets to reflect current year actual revenues and needs. The seven districts, their purpose, their revenues and expenditures are as follows:

*Willowcreek Landscape Maintenance CFD No. 98-04, Fund 278*

This district, formed in 1998, provides for subdivision landscape maintenance in the Willowcreek planning area of South Natomas. It is projected that the fund will collect \$66,294 in FY 2007/08. Costs are projected at \$80,040. The difference between the revenue and the expenditures can be funded by the existing fund balance.

*North Natomas Transportation Management Association CFD No. 99-01, Fund 263*

This district, formed in 1999, provides funding for the North Natomas Transportation Management Association (NNTMA). The NNTMA provides alternative mode transportation services for workers and residents of North Natomas. It is projected that the fund will collect \$590,822 in FY 2007/08. Costs are projected at \$590,822.

*North Natomas Neighborhood Landscape Maintenance CFD No. 99-02, Fund 276*

This district, formed in 1999, provides funding of certain North Natomas residential subdivision landscaping. It is projected that the fund will collect \$539,679 in FY 2007/08. Costs are projected at \$269,136. The large surplus of revenues over expenditures is to provide adequate funds in the future when much higher maintenance by the City will be required as landscaping is constructed and the warranties expire.

*North Natomas Landscape Maintenance CFD No. 3, Fund 279*

This district, formed in 1998, provides the funding for certain North Natomas landscaping. It is projected that the fund will collect \$1,467,986 in FY 2007/08. Costs are projected at \$1,115,605. Similar to CFD 99-02 above, the surplus of revenues over expenditures is to provide adequate funds in the future when much higher maintenance by the City will be required.

*Neighborhood Park Maintenance CFD No. 2002-02, Fund 283*

This Citywide district, formed in 2002, provides funding to the Parks Department for a portion of the maintenance associated with new neighborhood parks. It is projected the fund will collect \$709,843 from the FY 2007/08 tax roll. Costs are projected at \$714,282. The difference between the revenue and the expenditures can be funded by the existing fund balance.

Neighborhood Alley Maintenance CFD No. 2003-04, Fund 266

This district, formed in 2003, funds future maintenance needs of alleys being built in new subdivisions. It is projected that the district will collect \$4,954 in Special Taxes in FY 2007/08. Costs are projected at \$2,632. The surplus of revenues over expenditures is to provide adequate funds in the future should maintenance be required.

Del Paso Nuevo Landscaping CFD No. 2006-06, Fund 285

Formed in 2006, this district provides funding to maintain the landscaped corridors constructed in and around the Del Paso Nuevo Units 4 & 5 subdivisions. It is projected the fund will collect \$9,900 from the FY 2007/08 tax roll. Costs are projected at \$9,405. The surplus of revenues over expenditures is to provide adequate funds in the future should maintenance be required.

**RESOLUTION NO.**

Adopted by the Sacramento City Council

**AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE  
WILLOWCREEK LANDSCAPING MAINTENANCE CFD NO. 98-04, FUND 278, FOR  
FISCAL YEAR 2007/2008**

**BACKGROUND**

- A. On January 5, 1999, the property owners within the boundaries of the Willowcreek Landscaping Maintenance CFD No. 98-04 (CFD 98-04) (Exhibit A) voted to approve the formation of the district;
- B. CFD 98-04 formation was approved by the City Council on December 15, 1998;
- C. Property owners within the boundaries of CFD 98-04 are assessed a fee to cover the cost of delivering services of maintenance needs for landscaped areas;
- D. Fees to be collected in Fiscal Year 2007/2008 total \$66,294.
- E. Costs are estimated at \$80,040. The difference between the revenue and the expenditures can be funded by the existing fund balance.

**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 E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 98-04 at \$66,294 and \$80,040 respectively, and as shown on Exhibit B.

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Exhibit B: FY2007/08 Budget & Parcel Assessment -1 Page

### Willowcreek Landscaping CFD No. 98-04



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BMueller, 01/10/06



**WILLOWCREEK LANDSCAPING MAINTENANCE CFD NO. 98-04  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$66,294</b>
Maintenance Contract	\$72,246
Administration	
Special Districts	2,020
Billing Administration	
Consultant	2,291
Finance	3,000
County	<u>483</u>
<b>Total Expenditures</b>	<b>\$80,040</b>
Ending Fund Balance (Contingency)	<u>\$50,613</u>
<b>Total Expenditures and Contingency</b>	<b>\$130,653</b>

**RESOLUTION NO.**

Adopted by the Sacramento City Council

**AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE NORTH NATOMAS TRANSPORTATION MANAGEMENT ASSOCIATION CFD NO. 99-01, FUND 263, FOR FISCAL YEAR 2007/2008**

**BACKGROUND**

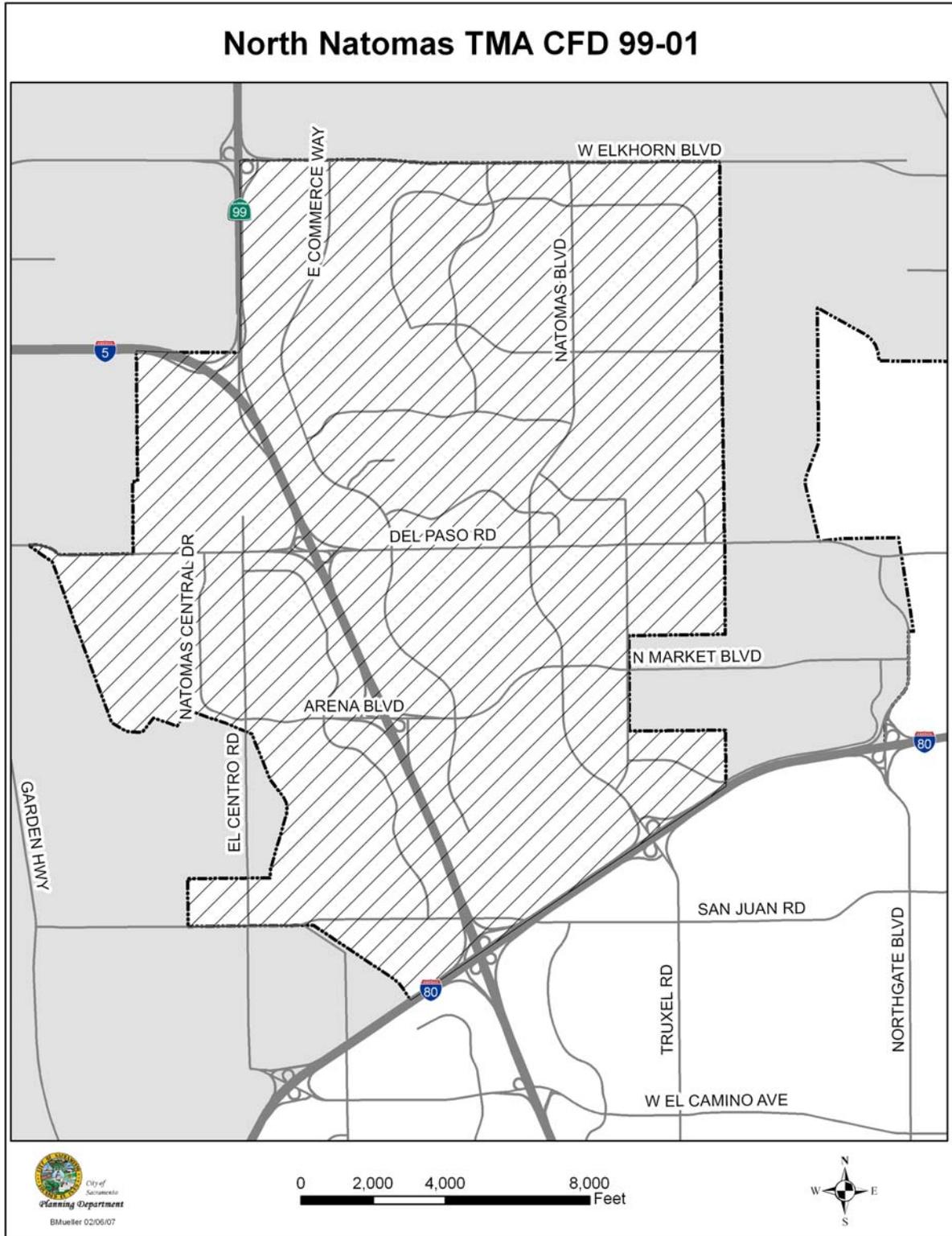
- A. On July 20, 1999, the property owners within the boundaries of the North Natomas Transportation Management Association CFD No. 99-01 (CFD 99-01) (Exhibit A) voted to approve the formation of the district;
- B. CFD 99-01 formation was approved by the City Council on June 29, 1999;
- C. Property owners within the boundaries of CFD 99-01 are assessed a fee to cover the cost of delivering services of transportation services and air quality mitigation services;
- D. Fees to be collected in Fiscal Year 2007/2008 total \$590,822.
- E. Costs are estimated at \$590,822.

**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 E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 99-01 at \$590,822 for both, and as shown on Exhibit B.

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**NORTH NATOMAS TRANSPORTATION MANAGEMENT ASSOCIATION  
CFD NO. 99-01  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$590,822</b>
Transportation Management Association	\$557,262
Special Districts Administration	4,250
Billing Administration	
Consultant	17,500
Finance	3,000
County	<u>8,810</u>
<b>Total Expenditure</b>	<b>\$590,822</b>
 Ending Fund Balance (Contingency)	 <u>\$137,038</u>
 <b>Total Expenditures and Contingency</b>	 <b>\$727,860</b>

## **RESOLUTION NO.**

Adopted by the Sacramento City Council

### **AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE NORTH NATOMAS NEIGHBORHOOD LANDSCAPE MAINTENANCE CFD NO. 99-02, FUND 276, FOR FISCAL YEAR 2007/2008**

#### **BACKGROUND**

- A.** On July 20, 1999, the property owners within the boundaries of the North Natomas Neighborhood Landscape Maintenance CFD No. 99-02 (CFD 99-02) (Exhibit A) voted to approve the formation of the district;
- B.** CFD 99-02 formation was approved by the City Council on June 29, 1999;
- C.** Property owners within the boundaries of CFD 99-02 are assessed a fee to cover the cost of delivering services of maintenance needs for landscaped areas;
- D.** Fees to be collected in Fiscal Year 2007/2008 total \$539,679.
- E.** Costs are estimated at \$269,136. The large surplus of revenues over costs is to provide adequate funds in the future when much higher maintenance by the City will be required.

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

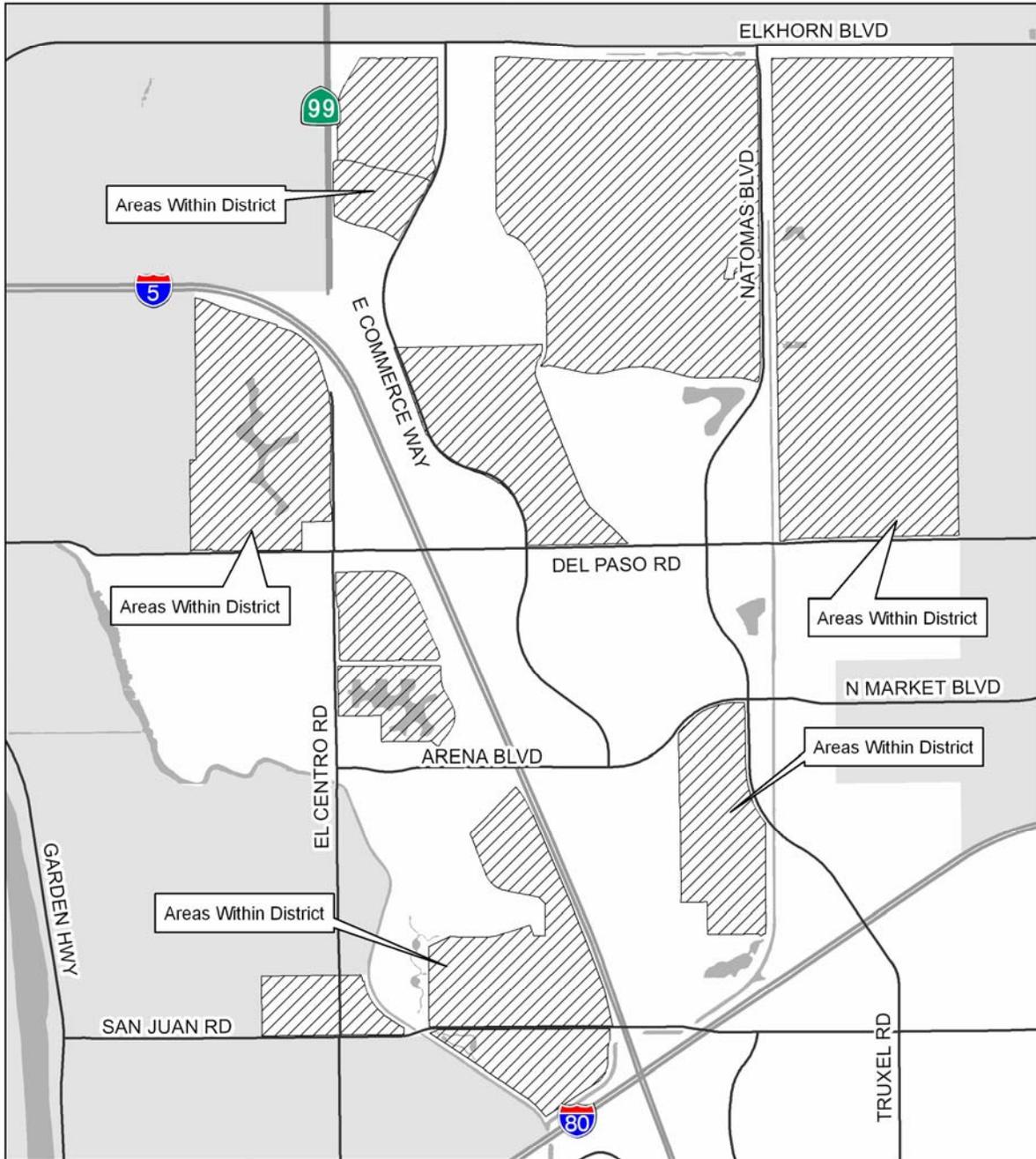
- Section 1. The City Council finds and determines that the background statements A through E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 99-02 at \$539,679 and \$269,136 respectively, and as shown on Exhibit B.

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# North Natomas Neighborhood Landscaping 99-02



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BMueller, 01/09/06



**NORTH NATOMAS NEIGHBORHOOD LANDSCAPE MAINTENANCE CFD NO. 99-02  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$539,679</b>
Maintenance Contract	\$231,153
Administration	
Special Districts	15,700
Billing Administration	
Consultant	12,960
Finance	3,000
County	<u>6,323</u>
<b>Total Expenditure</b>	<b>\$269,136</b>
Ending Fund Balance (Contingency)	<u>\$1,309,099</u>
<b>Total Expenditures and Contingency</b>	<b>\$1,578,235</b>

## **RESOLUTION NO.**

Adopted by the Sacramento City Council

### **AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE NORTH NATOMAS LANDSCAPE MAINTENANCE CFD NO. 3, FUND 279, FOR FISCAL YEAR 2007/2008**

#### **BACKGROUND**

- A.** On September 15, 1998, the property owners within the boundaries of the North Natomas Landscape Maintenance CFD No. 3 (CFD 3) (Exhibit A) voted to approve the formation of the district;
- B.** CFD 3 formation was approved by the City Council on June 9, 1998;
- C.** Property owners within the boundaries of CFD 3 are assessed a fee to cover the cost of delivering services of maintenance needs for landscaped areas and for off-street bikeways;
- D.** Fees to be collected in Fiscal Year 2007/2008 total \$1,467,986.
- E.** Costs are estimated at \$1,115,605. The surplus of revenues over costs is to provide adequate funds in the future when much higher maintenance by the City will be required.

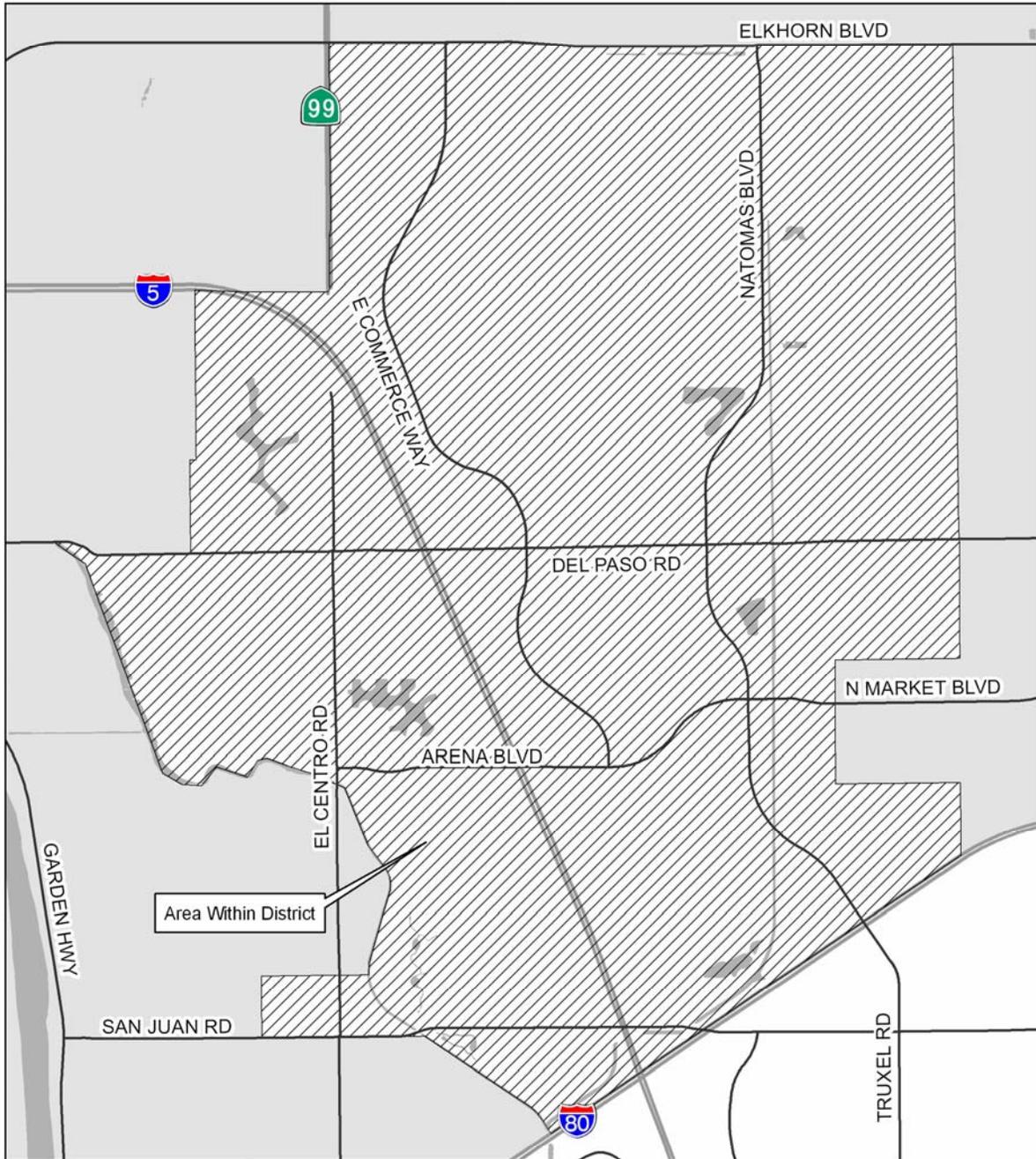
#### **BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

- Section 1. The City Council finds and determines that the background statements A through E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 3 at \$1,467,986 and \$1,115,605 respectively, and as shown on Exhibit B.

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### North Natomas CFD #3



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Planning Department  
BMueller, 01/09/06



**NORTH NATOMAS LANDSCAPE MAINTENANCE CFD NO. 3  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$1,467,986</b>
Maintenance Contract	
Transportation	\$298,513
Utilities	779,111
Administration	
Special Districts	8,200
Billing Administration	
Consultant	17,805
Finance	3,000
County	<u>8,976</u>
<b>Total Expenditures</b>	<b>\$1,115,605</b>
Ending Fund Balance (Contingency)	<u>\$2,515,534</u>
<b>Total Expenditures and Contingency</b>	<b>\$3,631,139</b>

**RESOLUTION NO.**

Adopted by the Sacramento City Council

**AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE  
NEIGHBORHOOD PARK MAINTENANCE CFD NO. 2002-02, FUND 283, FOR  
FISCAL YEAR 2007/2008**

**BACKGROUND**

- A.** On July 16, 2002, the property owners within the Neighborhood Park Maintenance CFD No. 2002-02 (CFD 2002-02) boundaries, which are Citywide with approximately 14,690 residential units, voted to approve the formation of the district;
- B.** CFD 2002-02 formation was approved by the City Council on June 25, 2002;
- C.** Property owners within the boundaries of CFD 2002-02 are assessed a fee to cover the cost of delivering services of maintenance needs for parks located throughout the City;
- D.** Fees to be collected in Fiscal Year 2007/2008 total \$709,843.
- E.** Costs are estimated at \$714,282. The difference between the revenue and the expenditures can be funded by the existing fund balance.

**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 E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 2002-02 at \$709,843 and \$714,282 respectively, and as shown on Exhibit A.

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Exhibit A: FY2007/08 Budget & Parcel Assessment -1 Page

**NEIGHBORHOOD PARK MAINTENANCE CFD NO. 2002-02  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$709,843</b>
Maintenance Contract	\$685,292
Special Districts Administration	9,840
Billing Administration	
Consultant	10,935
Finance	3,000
County	<u>5,215</u>
<b>Total Expenditures</b>	<b>\$714,282</b>
Ending Fund Balance (Contingency)	<u>\$156,841</u>
<b>Total Expenditures and Contingency</b>	<b>\$871,123</b>

**RESOLUTION NO.**

Adopted by the Sacramento City Council

**AMENDING THE REVENUE AND EXPENDITURE BUDGETS FOR THE  
NEIGHBORHOOD ALLEY MAINTENANCE CFD NO. 2003-04, FUND 266, FOR  
FISCAL YEAR 2007/2008**

**BACKGROUND**

- A. On October 9, 2003, the property owners within the boundaries of the Neighborhood Alley Maintenance CFD No. 2003-04 (CFD 2003-04) (Exhibit A) voted to approve the formation of the district;
- B. CFD 2003-04 formation was approved by the City Council on September 23, 2003;
- C. Property owners within the boundaries of CFD 2003-04 are assessed a fee (Exhibit B) to cover the cost of delivering services of maintenance needs for alleys throughout the City;
- D. Fees to be collected in Fiscal Year 2007/2008 total \$4,954.
- E. Costs are estimated at \$2,632. The surplus of revenues over costs is to provide adequate funds in the future should maintenance be required.

**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 E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 2003-04 at \$4,954 and \$2,632 respectively, and as shown on Exhibit B.

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### Neighborhood Alley Maintenance CFD No. 2003-04



 **G.I.S.**  
City of  
Sacramento  
**Planning Department**  
BMueller, 01/09/06



**NEIGHBORHOOD ALLEY MAINTENANCE CFD NO. 2003-04  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$4,954</b>
Special Districts Administration	\$530
Billing Administration	
Consultant	1,598
Finance	400
County	104
<b>Total Expenditures</b>	<b><u>\$2,632</u></b>
Ending Fund Balance (Contingency)	<u>\$10,360</u>
<b>Total Expenditures and Contingency</b>	<b>\$12,992</b>

**RESOLUTION NO.**

Adopted by the Sacramento City Council

**ESTABLISHING THE REVENUE AND EXPENDITURE BUDGETS FOR THE  
DEL PASO NUEVO LANDSCAPING CFD NO. 2006-06, FUND 285, FOR  
FISCAL YEAR 2007/2008**

**BACKGROUND**

- A. On January 9, 2007, the property owners within the boundaries of the Del Paso Nuevo Landscaping CFD No. 2006-06 (CFD 2006-06) (Exhibit A) voted to approve the formation of the district;
- B. CFD 2006-06 formation was approved by the City Council on December 12, 2006;
- C. Property owners within the boundaries of CFD 2006-06 are assessed a fee (Exhibit B) to cover the cost of delivering services of maintenance needs for landscaped areas;
- D. Fees to be collected in Fiscal Year 2007/2008 total \$9,900.
- E. Costs are estimated at \$9,405. The surplus of revenues over costs is to provide adequate funds in the future should maintenance be required.

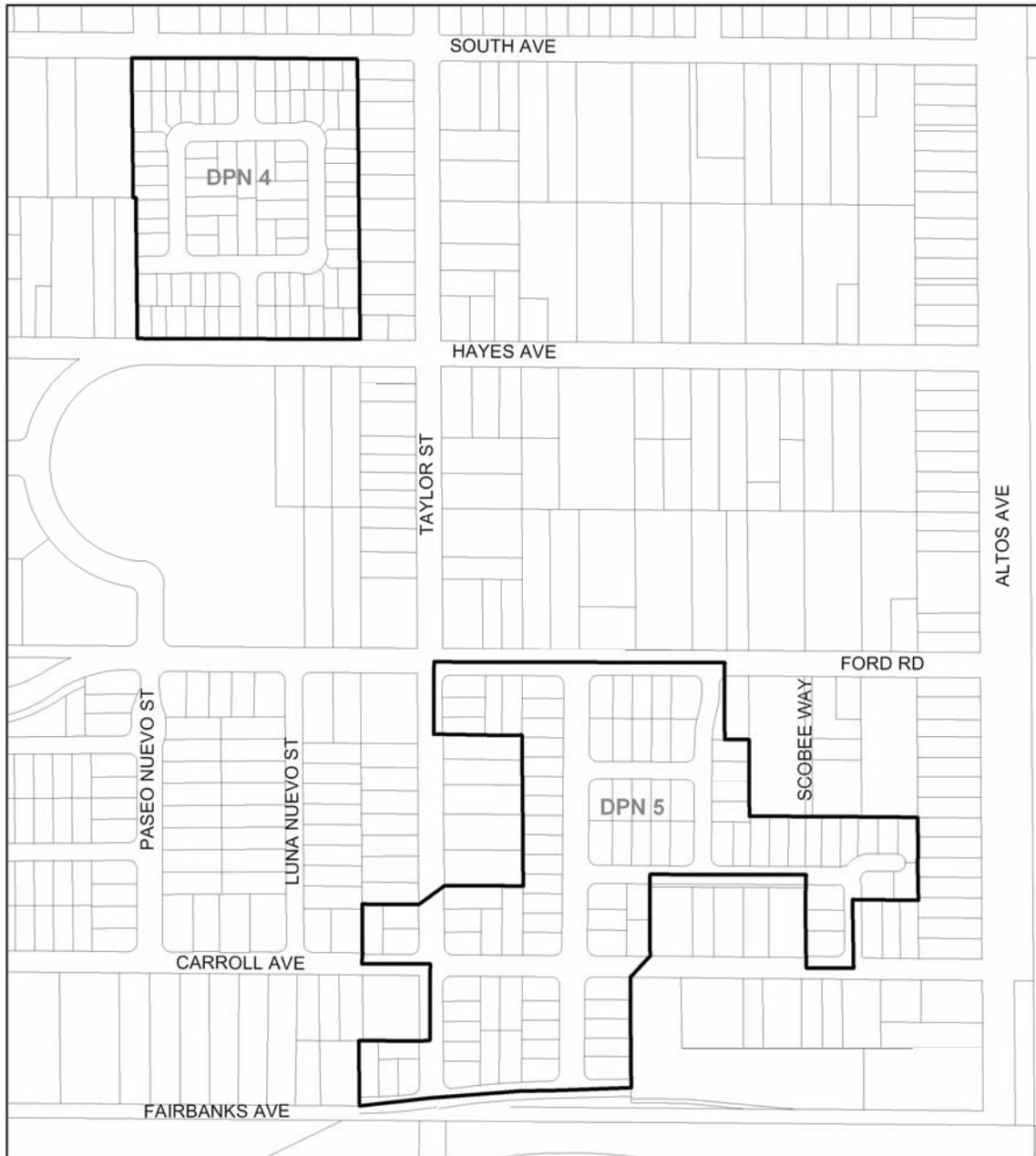
**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL  
RESOLVES AS FOLLOWS:**

- Section 1. The City Council finds and determines that the background statements A through E are true.
- Section 2. The Finance Director is authorized to amend the revenue and expenditure budgets of CFD 2006-06 at \$9,900 and \$9,405 respectively, and as shown on Exhibit B.

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### Del Paso Nuevo Landscaping CFD No. 2006-06



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City of  
Sacramento  
Planning Department  
B Mueller  
09/26/06

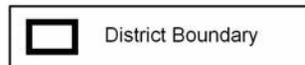
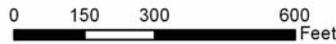


Exhibit B

**DEL PASO NUEVO LANDSCAPING CFD NO. 2006-06  
FY 2007/08 BUDGET**

<b>Total Assessed to Property Owners</b>	<b>\$9,900</b>
Maintenance Contract	\$5,057
Special Districts Administration	2,500
Billing Administration	
Consultant	1,693
Finance	0
County	<u>155</u>
<b>Total Expenditures</b>	<b>\$9,405</b>
Ending Fund Balance (Contingency)	<u>\$495</u>
<b>Total Expenditures and Contingency</b>	<b>\$9,900</b>