



Legislation Details (With Text)

File #: ID16-889 **Version:** 1 **Name:**

Type: Resolution **Status:** Passed

File created: 7/26/2016 **In control:** City Council

On agenda: 8/25/2016 **Final action:** 8/25/2016

Title: RESOLUTION - Of Intention to annex Final Tract Map No. 6124, Annexation No. 72, to the City of Fresno Community Facilities District No. 11 (second phase of development north and south of East California Avenue between South Temperance and Armstrong Avenues); and setting the public hearing for September 22, 2016 at 10:00 a.m. (Council District 5)

Sponsors: Public Works Department

Indexes:

Code sections:

Attachments: 1. T6124 Annex72 Location Map.pdf, 2. T6124 Annex72 Features Map.pdf, 3. T6124 Annex72 ROI Resolution ap.pdf, 4. T6124 Annex72 ROI Exhibit A.pdf, 5. T6124 Annex72 ROI Exhibit B.pdf, 6. T6124 Annex72 ROI Exhibit C Descrip Services.pdf, 7. T6124 Annex72 ROI Exhibit D RMA.pdf

| Date | Ver. | Action By | Action | Result |
|-----------|------|--------------|----------|--------|
| 8/25/2016 | 1 | City Council | approved | Pass |

REPORT TO THE CITY COUNCIL

August 25, 2016

FROM: SCOTT L. MOZIER, PE, Director
Public Works Department

THROUGH: ANDREW J. BENELLI, PE, City Engineer/Assistant Director
Public Works Department, Traffic and Engineering Services Division

BY: ANN LILLIE, Senior Engineering Technician
Public Works Department, Traffic and Engineering Services Division

SUBJECT

RESOLUTION - Of Intention to annex Final Tract Map No. 6124, Annexation No. 72, to the City of Fresno Community Facilities District No. 11 (second phase of development north and south of East California Avenue between South Temperance and Armstrong Avenues); and setting the public hearing for September 22, 2016 at 10:00 a.m. (Council District 5)

RECOMMENDATION

Adopt Resolution of Intention to annex Final Tract Map No. 6124 to City of Fresno Community Facilities District No. 11 ("CFD No. 11").

EXECUTIVE SUMMARY

The landowner has petitioned the City of Fresno to have Final Tract Map No. 6124 annexed to CFD No. 11 to provide funding for the operation and reserves for maintenance (“Services”) pertaining to the landscaping, trees and irrigation systems within the street rights-of-way, landscape easements and Outlots, concrete curbs and gutters, major street median capping and maintenance band, valley gutters, curb ramps and sidewalks, street name signage, street lighting, and local street paving associated with this subdivision. The cost for the Services for these improvements is \$948.32 per lot annually. Final Tract Map No. 6124 is to share equally in the maintenance of all facilities associated with TT5531 and is located entirely in the Fresno City Limits. The Resolution of Intention begins the process, sets the required public hearing for Thursday, September 22, 2016, at 10:00 a.m., and defines the steps required to complete the annexation. (See attached location and feature maps.)

BACKGROUND

On November 15, 2005, the Council of the City of Fresno adopted Resolution No. 2005-490 forming CFD No. 11 to fund public maintenance of landscaping, open spaces, local streets, local street lights and street furniture, curbs, gutters, sidewalks, street trees and other public facilities and services as defined by the City of Fresno Special Tax Financing Law, Chapter 8, Division 1, Article 3 of the Fresno Municipal Code (“City Law”).

The landowner has made a request to the City of Fresno to have Final Tract Map No. 6124 annexed to CFD No. 11 to provide funding for the Services pertaining to the landscaping, trees and irrigation systems within the street rights-of-way, landscape easements and Outlots A (Trail and Park), B (Paseo) and B (one-half of the Final Tract Map No. 5531 Park); the concrete curbs and gutters, major street median capping and maintenance band, valley gutters, curb ramps and sidewalks, street name signage, street lighting, and local street paving associated with this subdivision. (See attached location and feature maps.)

Final Tract Map No. 6124 is the second and final phase of Tentative Tract Map 5531 (TT5531), is located entirely in the Fresno City Limits, and is to share equally in the maintenance of all facilities associated with TT5531.

The attached Resolution initiates the annexation process, sets the public hearing on this matter for Thursday, September 22, 2016, at 10:00 a.m., sets the Maximum Special Tax at \$948.32 annually per residential lot for FY16-17 and sets the annual adjustment of the Special Tax at +3% plus the increase, if any, in the construction cost index for the San Francisco Region.

Annexations to existing community facilities districts are permitted under City Law. The legislative body must follow certain prescribed procedures as outlined below:

- Adoption of a Resolution of Intention to Annex to CFD No. 11
- Required 7-day minimum Notice of Public Hearing
- Public hearing on Annexation and Levy of Special Tax
- Call a Special Mailed-Ballot Election on the proposed Special Tax
- Declare the Results of the Election
- Formal Adoption of Special Tax Levy (if election passes)

The attached Resolution has been approved as to form by the City Attorney’s Office.

ENVIRONMENTAL FINDINGS

By the definition provided in the California Environmental Quality Act Guidelines Section 15378 this item does not qualify as a “project” and is therefore exempt from the California Environmental Quality Act requirements.

LOCAL PREFERENCE

Local preference was not considered since this item does not include a bid or award of a construction or services contract.

FISCAL IMPACT

No City funds will be involved. All costs for services will be borne by the property owners within the subject tract.

Attachments: Location Map
 Feature Map
 Resolution