

RESOLUTION NO. 2024-33

RESOLUTION OF INTENTION TO ORDER IMPROVEMENTS
PURSUANT TO THE LANDSCAPING AND LIGHTING ACT OF 1972
ASSESSMENT DISTRICT NO. 1988-2 (Residential Landscaping and Lighting
District – Morgan Ranch, Ventana Sierra, Scotia Pines, Morgan Ranch West and
Ridge Meadows)

The City Council of the City of Grass Valley resolves:

1. The City Council intends to levy and collect assessments within City of Grass Valley Assessment District No. 1988-2 (Residential Landscaping and Lighting District – Morgan Ranch, Ventana Sierra, Scotia Pines, Morgan Ranch West & Ridge Meadows) during Fiscal Year 2024-25. The area of land to be assessed is located in the City of Grass Valley, Nevada County.

2. The improvements to be made in this assessment district are generally described as follows:

Zone I – Morgan Ranch

The maintenance of landscaping and operation of associated structures including payment for the cost of water and power utilities and power costs for street lights.

Zone II – Ventana Sierra (Tract 09-03)

The maintenance of landscaping and operation of associated structures including payment for the cost of water and power utilities; power costs for street lights and a maintenance fund for the retaining walls of the project.

Zone III – Scotia Pines Subdivision

The maintenance of Parcels A, B and C, including weed and mosquito abatement and cost of power for street lights.

Zone IV – Morgan Ranch West

The maintenance and power costs for street lights.

Zone V – Ridge Meadows

The maintenance of landscaping and operation of associated structures including payment for the cost of water and power utilities, power costs for street lights and a maintenance fund for retaining walls of the project.

This description is from the Residential Landscaping & Lighting District 1988-2 Engineer's Report.

3. Bjorn Jones, P.E., Engineer of Work, has filed with the City Clerk the Residential Landscaping & Lighting District 1988-2 Engineer's Report required by the Landscaping and Lighting Act of 1972. All interested persons 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.

4. The Council hereby approves the Engineer's report as filed, incorporated herein by reference.

5. On Tuesday, the 25th day of June, 2024, at the hour of 6:00 o'clock p.m. or as soon thereafter as the matter can be heard; 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 Grass Valley Council Chambers, 125 East Main St., Grass Valley, California.

6. For Fiscal Year 2024-25, the Engineering Department has proposed a revenue assessment estimate for Scotia Pines in the amount of \$4,488.00. This is an increase of \$143.00 from the prior year and represents a 3.2 percent inflation adjustment. Based on the total number of parcels in Scotia Pines, the levy is \$84.20 per dwelling unit.

7. For Fiscal Year 2024-25, the Engineering Department has proposed a revenue assessment estimate for Ventana Sierra in the amount of \$3,665.86. There is an increase of \$275.88 from the prior year and represents an 8.1 percent cumulative inflation adjustment. Based on the total number of parcels in Ventana Sierra, the levy is \$192.94 per dwelling unit.

8. For Fiscal Year 2024-25, the Engineering Department has proposed a revenue assessment estimate for Morgan Ranch in the amount of \$29,322.24, which includes appropriate levels of funding for the reserve. This is an increase of \$906.24 and represents a 3.2 percent inflation adjustment. Based on the total number of parcels in Morgan Ranch, the levy is \$76.36 per dwelling unit.

9. For Fiscal Year 2024-25, the Engineering Department has proposed a revenue assessment estimate for Morgan Ranch West in the amount of \$500.00. There is no change in

the assessment from the previous year. Based on the total number of parcels in Morgan Ranch West, the levy is \$20.00 per dwelling unit.

10. For Fiscal Year 2024-25, the Engineering Department has proposed a revenue assessment estimate for Ridge Meadows in the amount of \$8,370.14. This is an increase of \$370.00 and represents a 4.6 percent inflation adjustment. There is no change in the assessment from the previous year. Based on the total number of parcels in Ridge Meadows, the levy is \$226.22 per dwelling unit.

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

ADOPTED as a Resolution of the Council of the City of Grass Valley at a meeting thereof held on the 11th day of June 2024, by the following vote:

AYES: Council Members

NOES: Council Members

ABSENT: Council Members

ABSTAINING: Council Members

Jan Arbuckle, Mayor

ATTEST: _____
Taylor Day, City Clerk

APPROVED AS TO FORM: _____
Michael Colantuono, City Attorney