

WHEATLAND CITY COUNCIL

RESOLUTION NO. XX-25

**A RESOLUTION OF THE INTENTION TO LEVY ASSESSMENTS
FOR FISCAL YEAR 2025-26 FOR THE WHEATLAND-PREMIER GROVE
LANDSCAPING AND LIGHTING ASSESSMENT DISTRICT,
PRELIMINARILY APPROVING ENGINEER'S REPORT,
AND PROVIDING FOR NOTICE OF HEARING**

WHEREAS, the City Council of the City of Wheatland (the "Council") is the elected governing authority of the Council located in the County of Yuba, State of California; and

WHEREAS, on December 6, 2001 this Council adopted a resolution initiating proceeding for the Formation of a Lighting and Landscaping District for the Wheatland-Premier Grove Landscaping and Lighting Assessment District (the "Assessment District"). Pursuant to this resolution, Shilts Consultants, Inc., (now known as SCI Consulting Group) the Engineer of Work, prepared an Engineer's Report in accordance with Section 22565, et. seq., of the Streets and Highways Code (the "Report") and Article XIID of the California Constitution. Subsequent to this, this council approved the annexation of the Park Place Subdivision to the District. The Report has been made, filed with the City Clerk and duly considered by the Council and is hereby deemed sufficient and preliminarily approved. The Report shall stand as the Engineer's Report for all subsequent proceedings under and pursuant to the foregoing resolution.

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Wheatland, (the "Council"), State of California, that it is the intention of this Council to continue to levy and collect assessments within the Assessment District for Fiscal Year 2025-26; and

BE IT FURTHER RESOLVED, that within the District, the existing and proposed improvements are generally described as the installation, maintenance and servicing of public facilities, including but not limited to, landscaping, sprinkler systems, park grounds, park facilities, landscape corridors, ground cover, shrubs and trees, street frontages, drainage systems, lighting, fencing, entry monuments, other landscaping facilities, graffiti removal and repainting, and labor, materials, supplies, utilities, detention basins and equipment, as applicable, for property owned or maintained by the City of Wheatland. Installation means the construction of recreational improvements, including, but not limited to, land preparation, such as grading, leveling, cutting and filling, sod, landscaping, irrigation systems, sidewalks and drainage, lights, and detention basins. Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of said improvements, including repair, removal, or replacement of all or part of any improvement; providing for the life, growth, health and beauty of landscaping; and cleaning, sandblasting and painting of walls and other improvements to remove or cover graffiti. Servicing means the furnishing of electric current or energy for the operation or lighting of any improvements, and water for irrigation of any landscaping or the maintenance of any other improvements; and

BE IT FURTHER RESOLVED, that the Assessment District consists of the lots and parcels shown on the boundary map on the Assessment District on file with the City Clerk, and reference is hereby made to such map for further particulars; and

BE IT FURTHER RESOLVED, that an annual adjustment to the Assessment rate equal to the change in the Consumer Price Index for Northern California (the San Francisco Bay Area Index) as of December of each succeeding year (the “CPI”), with a maximum annual adjustment not to exceed 4%, was also authorized by the assessment ballot proceeding conducted in 2001, and that the allowable adjustment of 2.37% will be made this year; and

BE IT FURTHER RESOLVED, that estimated cost of funding the services described in the Report and funded by the Assessment for Fiscal Year 2025-26 is approximately \$74,007 for Wheatland Ranch; \$9,941 for Premier Grove and \$65,839 for Park Place. This cost results in a proposed assessment rate of \$361.49 for Wheatland Ranch; \$153.21 for Premier Grove and \$235.86 for Park Place, per single family equivalent benefit unit for Fiscal Year 2025-26; and

BE IT FURTHER RESOLVED, that reference is hereby made to the 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; and

BE IT FURTHER RESOLVED, that the public hearing shall be held, before this Council in the Wheatland Community Center, located at 101 C Street, Wheatland, California as follows: on Tuesday, June 10, 2025 at the hour of 6:00 p.m., for the Council’s determination whether the public interest, convenience and necessity require the improvements and this Council’s final action upon the Engineer’s Report and the assessments therein.

PASSED AND ADOPTED by the City Council of the City of Wheatland on this 13th day of May 2025, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

By:

Angela Teter, Mayor

Attest:

Lisa J. Thomason, City Clerk