

**APPROVED**  
BY THE CITY COUNCIL

**JUN 29 1999**

OFFICE OF THE  
CITY CLERK



1.11

**CITY OF SACRAMENTO**  
CALIFORNIA

DEPARTMENT OF  
PUBLIC WORKS

TECHNICAL SERVICES DIVISION

DEVELOPMENT SERVICES &  
SPECIAL DISTRICTS  
1231 I STREET  
ROOM 300  
SACRAMENTO, CA  
95814-2988

June 14, 1999

916-264-7474  
FAX 916-264-7480

City Council  
Sacramento, California

A699-108  
CC 99-362

Honorable Members in Session:

**SUBJECT: NORTH NATOMAS DRAINAGE BASINS 1 AND 4 ACQUISITION AND  
SHORTFALL AGREEMENT**

**LOCATION AND COUNCIL DISTRICT:**

Drainage Basins 1 and 4 are located in Council District 1 and Neighborhood Service Area No 4.

**RECOMMENDATION:**

This report recommends that Council approve the attached resolution authorizing the City Manager to execute the attached acquisition and shortfall agreement between the City of Sacramento and Lennar Communities LLC.

**CONTACT PERSON:** Edward Williams, Associate Engineer, 264-5440

**FOR COUNCIL MEETING OF:** June 29, 1999

**SUMMARY:**

Lennar Communities is constructing drainage improvements to serve development north of Del Paso Road and east of Interstate 5. The improvement costs are to be reimbursed from bond proceeds from an existing community facilities district. The attached acquisition and shortfall agreement provides a mechanism for the reimbursement.

City Council  
North Natomas Drainage Basins 1 & 4 Acquisition and Shortfall Agreement  
June 14, 1999

**COMMITTEE/COMMISSION ACTION:**

None.

**BACKGROUND INFORMATION:**

Lennar Communities LLC is providing advance funding and constructing drainage facilities in drainage basins 1 and 4. These improvements which include drainage basins, conveyance systems and pump stations are located north of Del Paso Road and east of Interstate 5. Upon review of cost documents and budget, the landowner will be eligible for reimbursement through bond proceeds from the existing Community Facilities District No.4. Future bond sales will provide funding for the completion of the ultimate drainage facilities in these two drainage basins. In addition, reimbursement for other improvements, not considered primary drainage facilities, may be considered if funds are available.

**FINANCIAL CONSIDERATIONS:**

There will be no impact to the General Fund as a result of this project. The sole sources of funding for the drainage improvements will be bond proceeds from CFD No. 4 and/or Lennar Communities LLC.

**ENVIRONMENTAL CONSIDERATIONS:**

The North Natomas EIR was approved by City Council on May 3, 1994. The City Council's action in approving this agreement is solely for the purpose of providing funding and reimbursement mechanisms and is itself therefore not a project for the purpose of the California Environmental Quality Act.

**POLICY CONSIDERATIONS:**

None.

City Council  
North Natomas Drainage Basins 1 & 4 Acquisition & Shortfall Agreement  
June 14, 1999

**ESBD CONSIDERATIONS:**

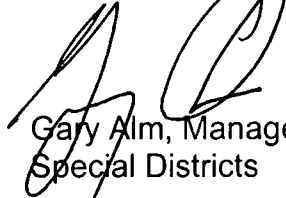
None. No goods or services are being purchased.

Respectfully submitted,



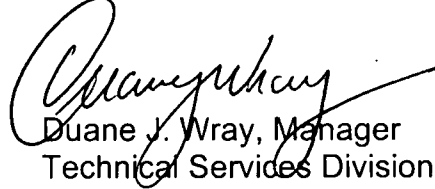
Gary Reents  
Utilities Department

Respectfully submitted,



Gary Alm, Manager  
Special Districts

Approved:



Duane J. Wray, Manager  
Technical Services Division

Recommendation Approved:



ROBERT P. THOMAS  
City Manager

Approved:



Michael Kashiwagi  
Director of Public Works

EW:jd

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**PROPOSED BOUNDARIES OF  
NORTH NATOMAS  
COMMUNITY FACILITIES DISTRICT No.4**

CITY OF SACRAMENTO - COUNTY OF SACRAMENTO - STATE OF CALIFORNIA  
SHEET 1 OF 1 SHEETS

**CLERK'S CERTIFICATE AND MAP FILING STATEMENT.**

FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY OF SACRAMENTO, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 1998.

I HEREBY CERTIFY THAT THE WITHIN MAP SHOWING PROPOSED BOUNDARIES OF NORTH NATOMAS COMMUNITY FACILITIES DISTRICT NO. 4, CITY OF SACRAMENTO, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL, OF THE CITY OF SACRAMENTO AT A REGULAR MEETING THEREOF HELD ON THE \_\_\_\_ DAY OF \_\_\_\_\_ 1998 BY ITS RESOLUTION NO. \_\_\_\_\_

\_\_\_\_\_  
CITY CLERK, CITY OF SACRAMENTO, CALIFORNIA

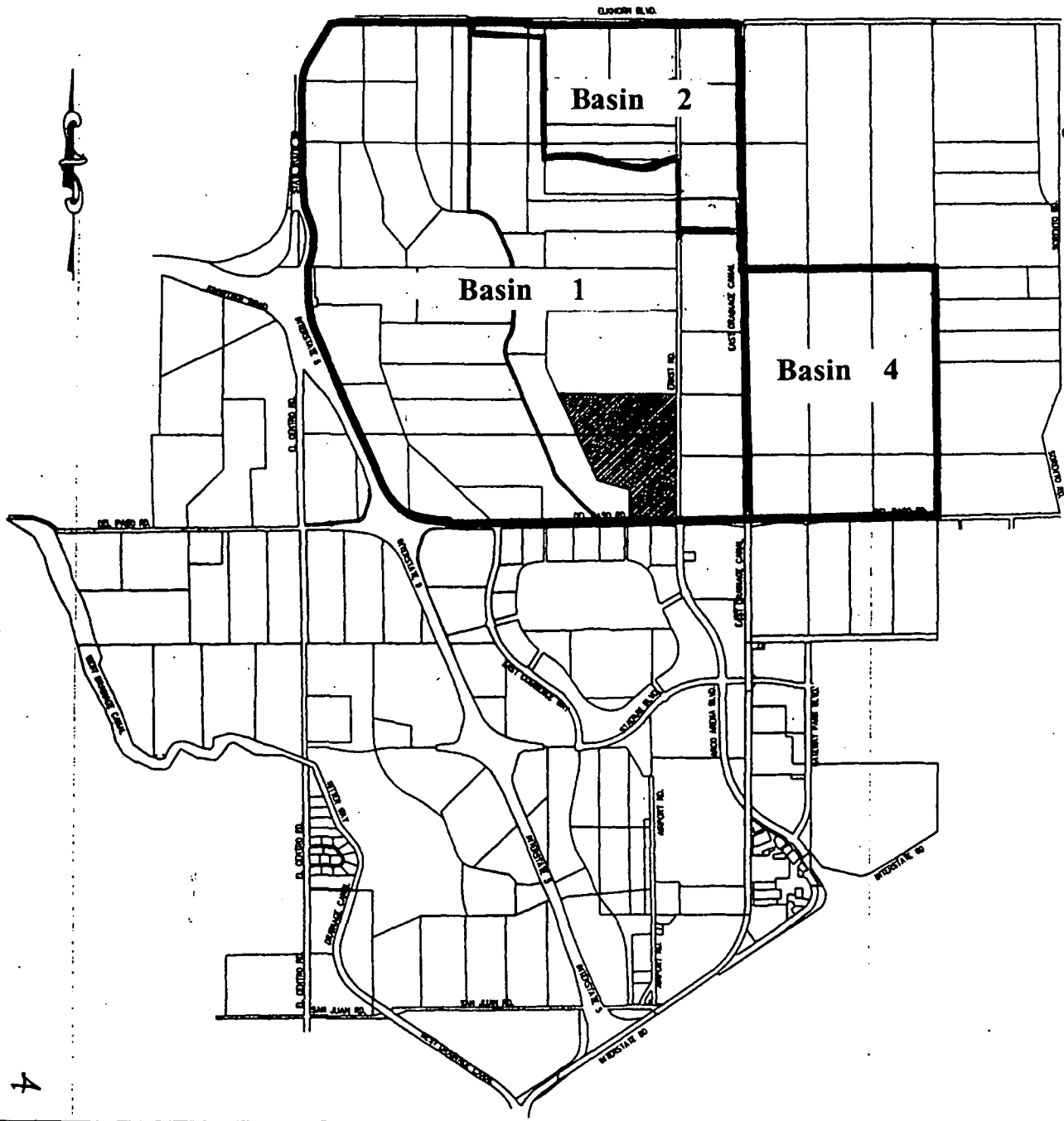
**COUNTY RECORDER'S FILING STATEMENT.**

FILED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 1998 AT THE HOUR OF \_\_\_\_ O'CLOCK \_\_\_\_ M., IN BOOK \_\_\_\_ OF MAPS OF ASSESSMENT DISTRICTS AND COMMUNITY FACILITIES DISTRICTS AT PAGE \_\_\_\_ IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF SACRAMENTO, STATE OF CALIFORNIA.

\_\_\_\_\_  
COUNTY RECORDER OF THE COUNTY OF SACRAMENTO, CALIFORNIA

 EXCLUDED FROM CFD

 COMMUNITY FACILITIES DISTRICT BOUNDARY



**APPROVED**  
BY THE CITY COUNCIL

JUN 29 1999

OFFICE OF THE  
CITY CLERK

**RESOLUTION NO. 99-362**

**ADOPTED BY THE SACRAMENTO CITY COUNCIL**

ON DATE OF \_\_\_\_\_

**RESOLUTION AUTHORIZING THE EXECUTION  
OF AN ACQUISITION AND SHORTFALL AGREEMENT  
FOR FUNDING DRAINAGE IMPROVEMENTS IN DRAINAGE BASINS 1 AND 4**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO THAT:**

The City Manager and City Clerk are hereby authorized and directed to execute on behalf of the City, the attached Acquisition and Shortfall agreement with Landowner for improvements constructed as part of Community Facilities District No. 4.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
FOR CITY CLERK USE ONLY

RESOLUTION NO: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_

5