



REPORT TO COUNCIL

City of Sacramento

915 I Street, Sacramento, CA 95814-2671
www.CityofSacramento.org

CONSENT
June 10, 2008

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

Title: Stockton Boulevard Property and Business Improvement District – Annual Proceedings FY2008/09

Location/Council District: The Stockton Boulevard Property and Business Improvement District (PBID) is located in Council Districts 5 and 6. The Stockton Boulevard PBID includes approximately 262 individual parcels and 194 property owners (Exhibit A, page 7).

Recommendation: Adopt a **Resolution** adopting the Stockton Boulevard PBID annual budget, and levying assessment.

Contact: Jodie Vong, Administrative Analyst, (916) 808-8243; Mark Griffin, Fiscal Manager, (916) 808-8788

Presenters: Not Applicable

Department: Planning Department

Division: Public Improvement Financing

Organization No: 4915

Description/Analysis

Issue: The existing district is required by the Property and Business Improvement District Area Law of 1994 to present an annual budget for City Council approval. Approval will authorize the City to collect assessments in the amount sufficient to provide funding for economic development, security services, maintenance services, and image enhancement within the Stockton Blvd. commercial corridor for FY2008/09.

Policy Considerations: The annual proceedings for this district are being processed as set forth in sections 36600 to 36671 of the California Streets and Highways Code, entitled "Property and Business Improvement District Law of 1994." This process is consistent with the City's Strategic Plan 3 Year Goals to "achieve sustainability and enhance livability" and to "expand economic development throughout the City."

Environmental Considerations: Under the California Environmental Quality Act (CEQA) guidelines, annual proceedings of a Special District 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 California Streets and Highways Code, which is codified as part 7 (beginning with section 36600) of division 18.

Financial Considerations: Financing will be provided by levy of assessments upon real property that benefits from improvements and activities. The PBID does not plan to issue bonds.


The PBID assessment budget for FY 2008/09 is \$260,590 (details on Exhibit “B”, page 11). The Stockton Blvd. PBID will receive approximately \$262,563. The remaining \$3,084 will be retained by the City to cover City administration cost.

Program	Budget	% of Total
Image Enhancement	61,800	24
Security and Safety Programs	93,730	36
Advocacy and Economic Development	35,020	13
Administration	46,350	18
Contingency	23,690	9
Total	\$260,590	100%

Annual assessment rates are based on an allocation of program costs and a calculation of parcel square footage and per linear front footage. The cost to the property owner is \$0.0127 per parcel square foot and \$4.25 per linear frontage. This is an increase of 3% over the current year which is equal to the maximum authorized amount.

Formal amendment to the City’s FY 2008/09 will be brought under separate action after adoption of the Citywide budget.

Emerging Small Business Development (ESBD): City Council approval of these proceedings is not affected by City policy related to the ESBD Program.

Respectfully Submitted by: 
Mark Griffin
Fiscal Manager

Approved by: 
Carol Shearly
Director of Planning

Recommendation Approved:



Ray Kerridge
City Manager

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Attachment 1**BACKGROUND**

The Stockton Boulevard Property and Business Improvement District (“District”), as depicted in Exhibit A, Page 7, was established by the City Council and approved by the property owners in August 2001. The District was renewed for 10 more years effective January 1, 2007. The District provides funding for the Stockton Boulevard PBID to provide the following services in the Stockton Boulevard commercial corridor:

- Public Safety and Maintenance Program
 - Clean and Safe Program
 - Integration with City Police
 - Maintenance Patrol

- Advocacy, Advertising and Economic Development

- Image Enhancement Program

The annual assessments are based upon allocation of program costs and a calculation per parcel square foot. The assessment rates proposed for FY 2008/09 are based on an allocation of program costs and a calculation of parcel square footage and per linear front footage. The cost to the property owner is \$0.0127 per parcel square foot and \$4.25 per foot of linear frontage. This is an increase of 3% over the current year which is equal to the maximum authorized amount.

The Stockton Boulevard PBID Advisory Board has prepared the Annual Report, which is on file with the City Clerk. The report addresses the current and proposed budgets and services to be provided. The Management District’s Advisory Board is recommending a 3% annual increase in the assessment.

Attachment 2

RESOLUTION NO.

Adopted by the Sacramento City Council

**ADOPTING THE ANNUAL BUDGET AND LEVYING ASSESSMENT FOR
STOCKTON BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT DISTRICT
(FY 2008/09)**

BACKGROUND

- A. The Stockton Boulevard Property and Business Improvement District (“District”), as depicted in Exhibit A, was established by the City Council and approved by the property owners in August 2001. The District was renewed for 10 more years effective January 1, 2007.
- B. The City Council established the District under the Property and Business Improvement District Law of 1994 (California Streets and Highway Code–Sections 36600 to 36671) and has previously levied assessments on property in the District to pay for improvements and services to be provided within the District, all in accordance with the PBID Law of 1994.
- C. The Stockton Boulevard Property and Business Improvement District provides for economic development, image enhancement, security and maintenance services and advocacy with the intent of continuing to create a positive atmosphere in the Stockton Boulevard Commercial Corridor Area. All services are as defined within the Management Plan Annual Report, separately bound and on file in the City Clerk’s Office, and by reference made a part of this resolution.
- D. This year’s assessments will increase by 3% from the previous year, which is equal to the maximum authorized amount for this district shown on Exhibit B.
- E. The City Council is fully advised in this matter.

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

Section 1. The City Council finds that the background statements in paragraphs A through E are true.

Section 2. The City Council hereby:

- a) adopts the annual budget set forth in the FY 2008/09 Management Plan; and

- b) levies on property within the District the assessment set forth in the FY 2008/09 Management Plan.

Section 3. Exhibits A and B are part of this resolution.

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Exhibit B: FY2008/09 District & Parcel Assessment -1 Page

EXHIBIT A

Stockton Blvd PBID

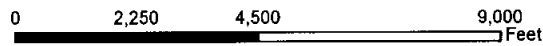
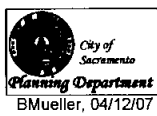
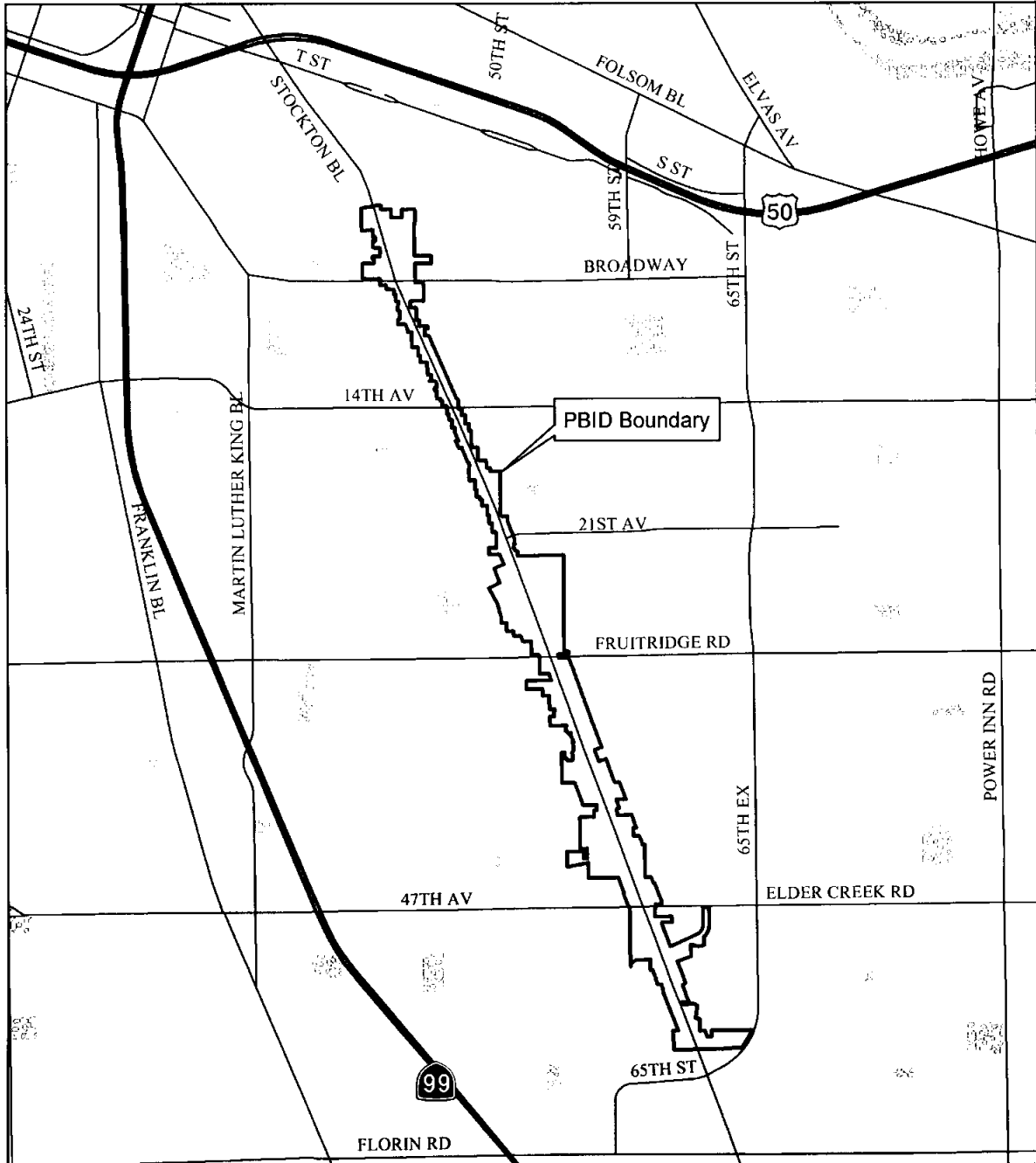


EXHIBIT B

**STOCKTON BOULEVARD
PROPERTY AND BUSINESS IMPROVEMENT DISTRICT
FY 2008/2009 DISTRICT AND PARCEL ASSESSMENT**

DISTRICT ASSESSMENT

District	FY 2008/09 Assessment Budget	Surplus / (deficit)	FY 2008/09 Revenue
Stockton Blvd. PBID	\$260,590	\$5,057	\$265,647

PARCEL ASSESSMENT

ANNUAL ASSESSMENT RATES ARE BASED ON AN ALLOCATION OF PROGRAM COSTS ON A COST PER PARCEL SQ. FT. PLUS A COST PER LINEAR FOOT OF FRONTAGE CALCULATION AS REFLECTED BELOW:

	Maximum Authorized	FY 2007/08	FY 2008/09
Rate per Parcel Square Foot	\$0.0127	\$0.0123	\$0.0127
Rate per Parcel Front Foot along Stockton Boulevard	\$4.25	\$4.13	\$4.25