



3.1

DEVELOPMENT SERVICES
DEPARTMENT

CITY OF SACRAMENTO
CALIFORNIA

Special Districts
1231 I Street, Room 300
Sacramento, CA 95814
PH 916-808-7995
FAX 916-264-7480

DEVELOPMENT ENGINEERING
AND FINANCE

May 11, 2005

City Council
Sacramento, California

Honorable Members in Session:

**SUBJECT: FRANKLIN BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT
DISTRICT (FY 2005/06) – PUBLIC HEARING**

LOCATION AND COUNCIL DISTRICT:

Council District 5, see Exhibit A to Budget Resolution.

RECOMMENDATION:

This report recommends that City Council adopt the attached resolutions:

- Overruling Protests, if any, for FY 2005/06
- Approving the FY 2005/06 Annual Report and Budget
- Confirming Diagram and Levying FY 2005/06 Annual Assessments

CONTACT PERSON: Sini Makasini, Administrative Analyst, 808-7967
Ron Wicky, Program Specialist, 808-5628

FOR COUNCIL MEETING OF: June 7, 2005

SUMMARY:

The Franklin Boulevard Property and Business Improvement District (PBID), was established to recover the annual costs for special services to enhance and revitalize the Franklin Boulevard commercial corridor. This report presents the recommended budget of \$60,000 for FY 2005/06, which represents a zero (0.00%) rate increase from the previous year. The purpose of the public hearing is to report on the annual budget and levy the annual assessments.

COMMITTEE/COMMISSION ACTION:

None.

BACKGROUND INFORMATION:

The Franklin Boulevard PBID was approved by City Council on August 17, 2004, in accordance with the Property and Business Improvement District Area Law of 1994, and became effective on January 1, 2005. The district provides funding for the Franklin Boulevard PBID to provide the following services in the Franklin Boulevard commercial corridor.

- Security Coordination and Advocacy
- Maintenance
- 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 2005/06 will remain the same as the 1st year of services, \$0.01 per parcel sq. ft. plus \$4.50 per linear foot of street frontage. Residential properties with 4 units or less will not be assessed.

The Franklin 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 that services remain at the current level, and that the District itself remains unchanged.

FINANCIAL CONSIDERATIONS:

The total cost of services is estimated to be \$60,000 for FY 2005/06. This represents a zero (0.00%) rate increase from the FY 2004/05 budget (see Exhibit B for assessment/budget details).

ENVIRONMENTAL CONSIDERATIONS:

Under the California Environmental Quality Act (CEQA) Guidelines, administration and annual maintenance do not constitute a project and are therefore exempt from review.

POLICY CONSIDERATIONS:

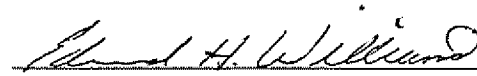
These proceedings are being conducted in accordance with the Property and Business Improvement District Law of 1994 as set forth in Section 36600 of the California Streets and Highways Code. Annual approval of the Franklin Boulevard Property and Business Improvement District is consistent with the City's Strategic Plan to promote and support economic vitality.

City Council
Franklin Boulevard PBID - Public Hearing
May 11, 2005

ESBD CONSIDERATIONS:

City Council adoption of the attached resolution is not affected by City policy related to ESBD.

Respectfully submitted,



Edward Williams, Manager
Development Engineering and Finance

RECOMMENDATION APPROVED:



ROBERT P. THOMAS, City Manager

Table of Contents:

1. Attachment A, Schedule of Proceedings, pg. 4
2. Resolution, Overruling Protest, pg. 5
3. Resolution, Approving Annual Report and Amending the FY 2005/06 Budget, pg. 6
4. Exhibit A, Location Map of the Franklin Blvd. PBID, pg. 7
5. Exhibit B, FY 2005/06 Budget and Parcel Assessment, pg. 8
6. Resolution, Confirming Diagram & Levying Assessments, pg. 9
7. Assessment Roll - Exhibit C (FY 2005/2006), pg. 11

SM/JV

S:\Moves\DEV\Spec Dists\DISTRICT PROJECTS\BID\Franklin PBID\Franklin PBID FY 2005-2006\CCR Public Hearing doc

ATTACHMENT A

**FRANKLIN BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT DISTRICT
FY 2005/06**

May 17, 2005 Council Adopts Resolution of Intention and Set Date For Hearing

May 18, 2005 Post and Publish Notice of Public Hearing

**June 7, 2005 Hold Hearing
COUNCIL CONSIDERS ALL PROTESTS, LEVIES ANNUAL
ASSESSMENT**

July 2005 Record Assessment Diagram and Notice of Assessment with County Recorder

July 2005 Liens Placed on Affected Properties

RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF: _____

**RESOLUTION OVERRULING PROTESTS
FRANKLIN BOULEVARD PROPERTY AND
BUSINESS IMPROVEMENT DISTRICT FY 2005/06**

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

1. On June 7, 2005, City Council opened a public hearing on the resolution of intention to levy and collect assessments in the Franklin Boulevard Property and Business Improvement District.
2. At or before the time set for hearing, certain interested persons made protests or objections to the proposed services, the extent of the assessment district or the proposed assessment.
3. City Council hereby overrules each of these protests, written or oral.
4. City Council finds that the protest against the proposed services (including all written protests not withdrawn in writing before the conclusion of the protest hearing) is made by the owners of property who will pay less than 50% of the total assessments proposed.

MAYOR

ATTEST:

CITY CLERK

SM – DE&F

FOR CITY CLERK USE ONLY

5

RESOLUTION NO.: _____

DATE ADOPTED: _____

RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF: _____

RESOLUTION APPROVING THE ANNUAL REPORT AND AMENDING THE FISCALYEAR 2005/06 BUDGET FOR THE FRANKLIN BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT DISTRICT, FUND 247

Whereas the Franklin Boulevard Property and Business Improvement District (PBID) Annual Report, which is on file with the Office of the City Clerk and incorporated herein by this reference is hereby approved.

Whereas the Franklin Boulevard PBID (See Exhibit A) was established by the City Council and voter approved by the property owners on August 17, 2004; and

Whereas property owners within the boundaries of the Franklin Boulevard PBID are assessed a fee (See Exhibit B) to cover the cost of delivering Security, Maintenance and Image Enhancement Services;

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. The proposed FY2006 revenue \$60,000 and expenditure \$60,000 budgets to be amended for the Franklin Boulevard PBID No. 2004-04. See Exhibit B for detailed information on the budget.
2. The Finance Director is authorized to amend the expenditure authority for the Development Services and the Department of Finance (See Exhibit B) necessary to provide services for the Franklin Boulevard PBID in the amount of \$60,000, which will be reimbursed by the Franklin Boulevard PBID.

MAYOR

ATTEST:

CITY CLERK

SM – DE&F

Exhibit A – Location Map (1 page)

Exhibit B – FY2005/06 Budget & Parcel Assessment (1 page)

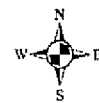
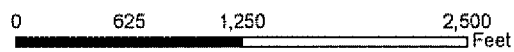
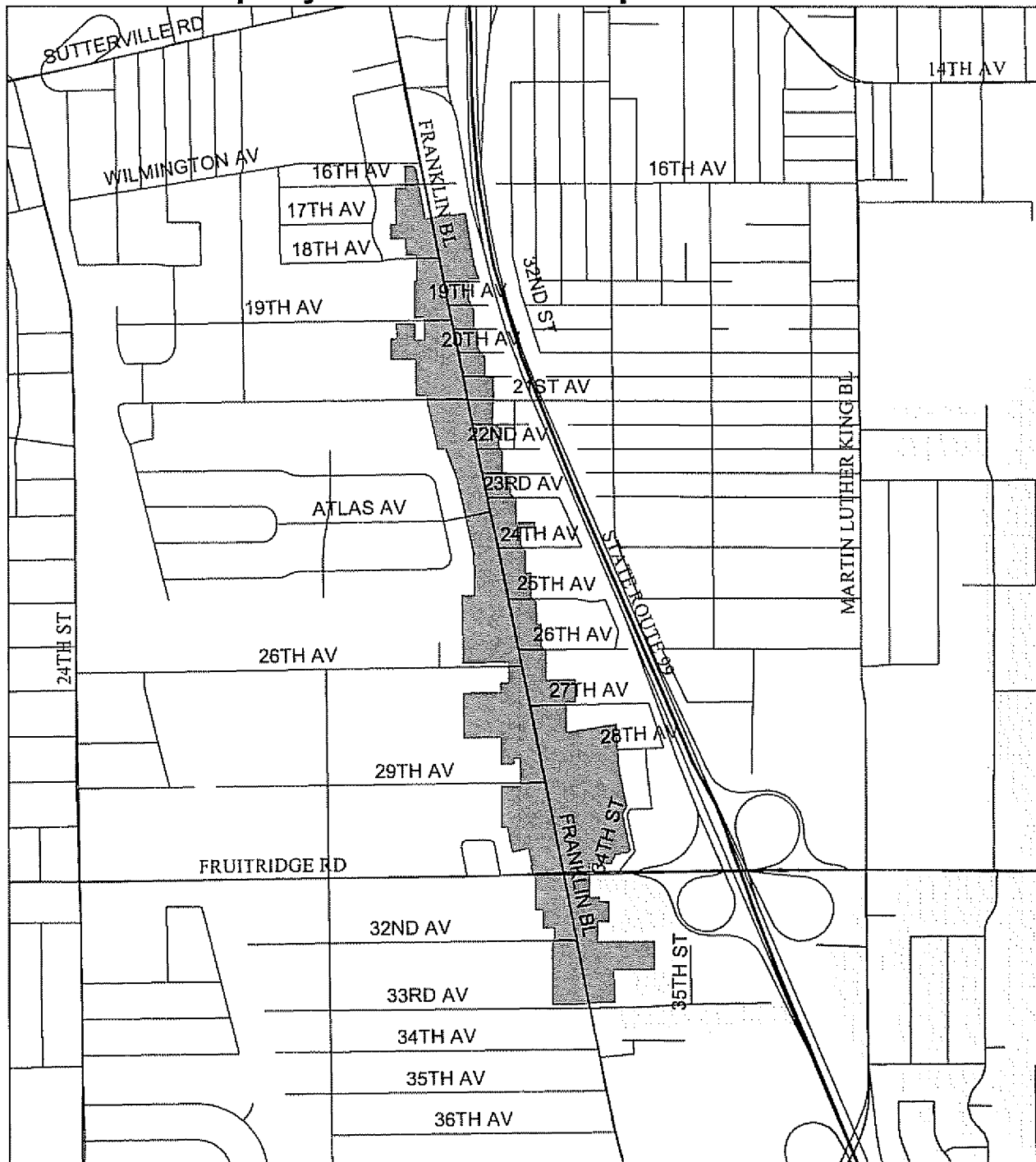
FOR CITY CLERK USE ONLY

6

RESOLUTION NO: _____

DATE ADOPTED: _____

Franklin Boulevard Property and Business Improvement District



FOR CITY CLERK USE ONLY

RESOLUTION NO: _____

DATE ADOPTED: _____

EXHIBIT B

FRANKLIN BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT DISTRICT
FY 2005/06 BUDGET & PARCEL ASSESSMENT

BUDGET

Franklin Boulevard PBID	\$56,612
Special Districts Administration	2,500
Consultant (NBS) Reporting	354
Finance Administration	425
County Billing Cost	<u>109</u>
Subtotal	\$60,000
Total Assessed to Property Owners	\$60,000

PARCEL ASSESSMENT

ANNUAL ASSESSMENT RATES ARE BASED ON AN ALLOCATION OF PROGRAM COSTS ON A PER SQUARE FOOT (Sq. Ft.) AND LINEAR FOOT CALCULATION AS REFLECTED BELOW:

	FY 2005/06 Per Parcel Sq. Ft.	FY 2005/06 Per Linear Foot of Street Frontage	FY 2005/06 Religious owned Properties
Franklin Boulevard Property and Business Improvement District No. 2004-04	\$0.01	\$4.50	\$0.001

FOR CITY CLERK USE ONLY

8

RESOLUTION NO: _____

DATE ADOPTED: _____

RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

RESOLUTION CONFIRMING DIAGRAM AND LEVYING ASSESSMENTS IN THE FRANKLIN BOULEVARD PROPERTY AND BUSINESS IMPROVEMENT DISTRICT FOR FY 2005/06

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

Section 1

1. City Council makes the following findings, pursuant to Streets and Highways Code Sections 36627 and 36626.7:
 - a. The management district's annual budget report is on file with the Office of the City Clerk and is incorporated herein by this reference.
 - b. On May 17, 2005, City Council adopted Resolution No. 2005-333, which was the Resolution of Intention to Levy and Collect Assessments.
 - c. On June 7, 2005, City Council conducted public hearings at 2:00 PM at 730 I Street, Sacramento, California, with respect to the levy of assessments.
 - d. Properties within the district are subject to any amendments to Part 7 (commenting with Section 36600) of Division 18 of the Streets and Highways Code.
 - e. The improvements and activities to be provided in the district will be funded by the levy of the assessments specified in the assessment roll. The revenue from the levy of such assessments shall not be used to provide improvements or activities outside the district or for any purpose other than the purposes specified in the resolution of intention.
 - f. All property within the district will be benefited specially and directly by the improvements and activities funded by the assessments to be levied

FOR CITY CLERK USE ONLY

9

RESOLUTION NO: _____

DATE ADOPTED: _____

- g. The assessment roll, a copy of which is attached hereto as Exhibit C and incorporated herein by this reference, has fairly and properly apportioned the cost of the services to be provided within the district to each parcel in the district in proportion to the estimated benefits to be received by each parcel, respectively, for the services.

Section 2

- 1. City Council makes the following orders:
 - a. City Council hereby confirms the diagram and assessment rates as set forth in the Annual Report for FY 2005/06.
 - b. Assessments are hereby levied in accordance with the assessment roll.

MAYOR

ATTEST:

CITY CLERK

FOR CITY CLERK USE ONLY

10

RESOLUTION NO: _____

DATE ADOPTED: _____

**EXHIBIT C
FRANKLIN BOULEVARD PBID
FY 2005/06 ASSESSMENT ROLL**

APN	Assessment Amount
019-0061-049-0000	\$651.91
019-0065-005-0000	\$691.26
019-0066-005-0000	\$966.21
019-0066-006-0000	\$706.84
019-0066-007-0000	\$640.74
019-0066-016-0000	\$772.00
019-0081-023-0000	\$1,709.78
019-0082-029-0000	\$1,849.64
019-0101-019-0000	\$651.60
019-0101-020-0000	\$308.59
019-0101-030-0000	\$719.99
019-0102-004-0000	\$2,306.38
019-0131-012-0000	\$697.07
019-0131-013-0000	\$333.70
019-0131-014-0000	\$330.60
019-0131-015-0000	\$335.20
019-0131-016-0000	\$218.25
019-0131-017-0000	\$367.29
019-0134-001-0000	\$339.18
019-0134-002-0000	\$319.20
019-0134-003-0000	\$638.40
019-0134-004-0000	\$260.04
019-0134-005-0000	\$341.22
019-0161-016-0000	\$333.12
019-0161-019-0000	\$439.99
019-0161-048-0000	\$2,723.65
019-0161-054-0000	\$831.24
019-0191-014-0000	\$317.65
019-0191-015-0000	\$413.33
019-0191-016-0000	\$1,308.58
019-0191-017-0000	\$210.67
019-0191-018-0000	\$1,140.25
019-0191-021-0000	\$298.10
019-0191-022-0000	\$597.39
019-0191-056-0000	\$858.80
019-0221-012-0000	\$1,129.43
019-0221-044-0000	\$740.85

FOR CITY CLERK USE ONLY

11

RESOLUTION NO: _____

DATE ADOPTED: _____

APN	Assessment Amount
019-0221-046-0000	\$1,319.83
019-0221-047-0000	\$696.35
020-0111-006-0000	\$170.85
020-0111-007-0000	\$172.62
020-0111-026-0000	\$350.27
020-0111-037-0000	\$725.00
020-0111-038-0000	\$34.69
020-0111-041-0000	\$652.89
020-0111-043-0000	\$768.34
020-0111-044-0000	\$254.40
020-0201-001-0000	\$337.65
020-0201-002-0000	\$34.89
020-0201-013-0000	\$675.55
020-0202-001-0000	\$693.95
020-0202-007-0000	\$264.60
020-0202-008-0000	\$197.22
020-0202-009-0000	\$199.30
020-0261-001-0000	\$181.85
020-0261-002-0000	\$183.16
020-0261-003-0000	\$355.02
020-0261-009-0000	\$388.74
020-0261-010-0000	\$189.04
020-0261-011-0000	\$191.12
020-0263-002-0000	\$189.63
020-0263-003-0000	\$400.18
020-0263-019-0000	\$168.50
020-0263-020-0000	\$50.20
022-0011-001-0000	\$267.87
022-0011-002-0000	\$266.09
022-0011-003-0000	\$262.04
022-0012-001-0000	\$250.70
022-0012-021-0000	\$290.44
022-0012-022-0000	\$0.00
022-0012-026-0000	\$681.46
022-0081-001-0000	\$271.27
022-0081-023-0000	\$302.58
022-0081-024-0000	\$292.16
022-0081-025-0000	\$297.09
022-0081-031-0000	\$667.48
022-0082-019-0000	\$778.18
022-0082-020-0000	\$779.97
022-0082-029-0000	\$376.71
022-0082-030-0000	\$870.34
022-0151-001-0000	\$262.01
022-0151-024-0000	\$833.71

FOR CITY CLERK USE ONLY

12

RESOLUTION NO: _____

DATE ADOPTED: _____

APN	Assessment Amount
022-0151-036-0000	\$1,121.94
022-0152-001-0000	\$1,233.48
022-0221-023-0000	\$787.60
022-0221-025-0000	\$1,471.01
022-0221-035-0000	\$1,978.29
022-0221-036-0000	\$3,282.19
025-0091-012-0000	\$447.54
025-0091-013-0000	\$363.91
025-0091-014-0000	\$330.68
025-0091-015-0000	\$469.61
025-0091-016-0000	\$364.59
025-0091-017-0000	\$247.12
025-0092-015-0000	\$0.00
025-0092-016-0000	\$354.37
025-0092-017-0000	\$370.05
025-0171-020-0000	\$377.55
025-0171-021-0000	\$0.00
025-0171-024-0000	\$762.24
026-0012-001-0000	\$609.13
026-0012-002-0000	\$377.32
026-0012-003-0000	\$757.16
026-0300-001-0000	\$670.60
026-0300-003-0000	\$1,032.55
026-0300-008-0000	\$771.91
026-0300-016-0000	\$1,855.42

FOR CITY CLERK USE ONLY

13

RESOLUTION NO: _____

DATE ADOPTED: _____