

City of Sutter Creek
CRESTVIEW ESTATES LIGHTING DISTRICT

A Lighting and Landscaping District pursuant
to the Lighting and Landscaping Act of 1972



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SECTION I HISTORY

In November 1991, the Crestview Estates Lighting District (“Crestview LD”) was formed in accordance with the Landscape and Lighting Act of 1972 (California Streets and Highway Code §22500 through §22679) (“the Act”) to maintain streetlights to deter crime, promote traffic safety, and aid law enforcement officers. All costs for the Crestview LD are funded by the annual assessments levied on each property within the district. The Act requires several courses of action on the part of City staff and City Council each year.

The Act initially requires the City Council to order, prepare, and file an Engineer’s Annual Report for the City Council. This report is prepared for the purpose of detailing the plans and specifications for the maintenance of the District, including, but not limited to the material, equipment, labor, and administrative expenses. The following services maintain facilities and improvements provided by the District as a special benefit to the parcel owners within the District; the cost of the services is paid entirely by the assessments levied by the District:

- Payment to local utility company for monthly power costs of energizing street lights in the District.
- Payment for maintenance of street lights in the District that the City owns.
- Administrative costs.

Upon City Council’s approval of the Engineer’s Annual Report, the City Council adopts a resolution declaring its intent to levy and collect assessments within the Crestview LD for the fiscal year and schedules a public hearing. This public hearing and proposed resolution levying the proposed assessments is in accordance with the annual assessment procedures.

Finally, in compliance with the Act, the City Council conducts the public hearing and adopts certain resolution in accordance with the California Streets and Highway Code §22625 through §22641. The City Clerk is required to give the Ledger-Dispatch notice of public hearing no less than ten (10) days prior to the scheduled hearing date. All interested persons are afforded the opportunity to be heard during the public hearing. Should there be any protests, whether written or oral, the City Council may choose to continue the hearing to later date and/or may change any part of the Engineer’s Annual Report to address the concerns of the property owner(s). Adopted resolution is then used by City Staff to bill parcel owners.

SECTION II ANNUAL ASSESSMENT REVIEW AND SUMMARY

A. PARCEL REVIEW

There are fifty-three (53) residential parcels within the Crestview LD.

B. ANNUAL ASSESSMENTS

Each parcel receives equal benefits from the Crestview LD. The annual assessment levied is calculated by dividing the total cost estimated by the total number of parcels within the Crestview LD.

The total annual assessment for the Crestview LD for Fiscal Year 2018-2019 is \$2,809. This is based on the amount needed for the Fiscal Year 2018-2019 based on projected expenses and fund balance. This past year staff has undertaken replacing the existing lights with LED with anticipation that ultimately the replacement costs will decrease.

C. PREVIOUS FISCAL YEAR AND ESTIMATED ANNUAL ASSESSMENT SUMMARY

	2015- 16 Actual	2016-17 Actual	2017-18 Actual	2018-19 Proposed
Beginning Bal 7/1/17		245.37		
Assessment Revenue	1107	1,563	2,011	2,809
Expenses				
Staff time			1,231	200
Engineering		270	219	250
PH NOTICES /Postage	84	98	81	85
Repairs	565	556	1,249	1250
PG&E	700	749	645	675
Total Operational Expenses	1349	1,673	2,194	2460
10% Contingency			219	246
Total ALL Expenses	1,349	1,673	2,414	2,706
Revenue Needed		1,563		
Delinquent		150		
Difference between Revenue & Expense		-260		
<i>net/(shortfall)</i>		<i>(110)</i>	<i>(402)</i>	<i>103</i>
Amount to be assessed				
Per parcel Assessment	25.45	31.57	41.51	51

SECTION III MAINTENANCE SUMMARY

Assessments for the Crestview LD are for monthly power bills and repair of any bulbs, poles, or power connections for the light poles. A small amount is also included for postage costs for noticing the homeowners and for administrative costs and contingencies. Once enough is in reserves, it is anticipated that the bulbs will be replaced with LED lights which are more energy efficient.

SECTION IV ASSESSMENT DIAGRAM

Attached as Exhibit 1.

SECTION V ASSESSMENT LIST BY PARCEL AND PROPERTY OWNER

Attached as Exhibit 2.


Exhibit 1



Exhibit 2



<input checked="" type="checkbox"/>		APN	Owner	Situs House#	Situs Street	M Street Address	M City State Zip
<input checked="" type="checkbox"/>	<u>2</u>	040-210-055-000	BOZZO FAMILY TRUST	310	CALIFORNIA	310 CALIFORNIA ST	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>3</u>	040-210-054-000	FRONK STEVEN J & JUDITH H FAMILY TRUST	308	CALIFORNIA	PO BOX 1012	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>4</u>	040-210-053-000	STEGER 1994 FAMILY TRUST	306	CALIFORNIA	PO BOX 1930	SUTTER CREEK CA 95685--193
<input checked="" type="checkbox"/>	<u>5</u>	040-210-052-000	PRENTICE THOMAS E REVOCABLE LIVING TRUST AGREEMENT	304	CALIFORNIA	PO BOX 1826	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>7</u>	040-210-050-000	HIGGINS JAMES M & HELEN N REVOCABLE LIVING TRUST	300	CALIFORNIA	300 CALIFORNIA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>8</u>	040-210-049-000	HENNER MICHAEL E & GLORIA S REVOCABLE TRUST	288	CALIFORNIA	288 CALIFORNIA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>9</u>	040-210-047-000	TRAMMELL FAMILY TRUST	286	CALIFORNIA	286 CALIFORNIA DR	SUTTER CREEK CA 95685-4401
<input checked="" type="checkbox"/>	<u>10</u>	040-210-046-000	GREER WAYNE R & SHARON L 2004 REVOCABLE TRUST	284	CALIFORNIA	284 CALIFORNIA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>11</u>	040-210-045-000	LINDE TONI LIVING TRUST	282	CALIFORNIA	282 CALIFORNIA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>12</u>	040-210-044-000	RIANDA LINDA LOUISE REVOCABLE LIVING TRUST - 2008	280	CALIFORNIA	280 CALIFORNIA DR	SUTTER CREEK CA 95685-4400
<input checked="" type="checkbox"/>	<u>13</u>	040-210-043-000	ALLEN ROBERT & LORETTA L	274	CALIFORNIA	21140 VISTA AMOROSA CT	PINE GROVE CA 95665
<input checked="" type="checkbox"/>	<u>14</u>	040-210-042-000	KREUTZER FAMILY TRUST	272	CALIFORNIA	PO TOX 155	DRYTOWN CA 95699
<input checked="" type="checkbox"/>	<u>17</u>	040-210-039-000	TRAVNIKAR JAMES A TRST & VAN ALSTINE ROBERT A TRST	262	CALIFORNIA	262 CALIFORNIA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>18</u>	040-210-038-000	EHRESMAN BRUCE ERIK TRUST	258	CALIFORNIA	112 IRIS CT	HERCULES CA 94547-1211
<input checked="" type="checkbox"/>	<u>19</u>	040-210-037-000	CASAGRANDE FAMILY TRUST	254	CALIFORNIA	PO BOX 739	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>20</u>	040-210-036-000	HOFF ROGER A & LINDA B FAMILY TRUST	250	CALIFORNIA	PO BOX 1445	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>24</u>	040-210-032-000	STEWART DEBRA A	272	AMAPOLA	272 AMAPOLA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>25</u>	040-210-031-000	REALI FAMILY TRUST	276	AMAPOLA	276 AMAPOLA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>28</u>	040-210-028-000	FOYIL ROBERT & AIMEE	273	AMAPOLA	273 AMAPOLA DR	SUTTER CREEK CA 95685

<input checked="" type="checkbox"/>		APN	Owner	Situs House#	Situs Street	M Street Address	M City State Zip
<input checked="" type="checkbox"/>	<u>29</u>	040-210-027-000	PETERSON MATHEW & ANN	269	AMAPOLA	269 AMAPOLA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>31</u>	040-210-025-000	SCHOLTES PETER; LARSON-SCHOLTES LORI	261	AMAPOLA	PO BOX 938	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>33</u>	040-210-023-000	LEBARON STEPHEN & GAYLA REVOCABLE TRUST	267	CALIFORNIA	3226 EVE WAY	POLLOCK PINES CA 95726
<input checked="" type="checkbox"/>	<u>38</u>	040-210-018-000	CALANDRI ROBERT J & PATSY M	284	URSULA	PO BOX 1162	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>39</u>	040-210-017-000	RIVIERE VAN DEWEY & TESSA MARIE	286	URSULA	286 URSULA DR	SUTTER CREEK CA 95685
<input checked="" type="checkbox"/>	<u>41</u>	040-210-015-000	SMITH KENNETH & AMY	285	URSULA	285 URSULA DR	SUTTER CREEK CA 95685