



COUNTY OF NEVADA
COMMUNITY DEVELOPMENT AGENCY
DEPARTMENT OF PUBLIC WORKS
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Sean Powers
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Director of Public Works

NEVADA COUNTY BOARD OF SUPERVISORS
Board Agenda Memo

MEETING DATE: October 23, 2018
TO: Board of Supervisors
FROM: Jessica Hankins, Public Works Project Manager
SUBJECT: **Resolution of Intent to Create the Higgins Woodridge Permanent Road Division and Conduct an Assessment Ballot Proceeding - District 2**

RECOMMENDATION: Approve the attached Resolution.

FUNDING: Funds will be collected annually from special assessments charged to all parcels within the Permanent Road Division. There is no impact on the General Fund and no budget amendment is needed.

BACKGROUND:

The Higgins Marketplace Subdivision is an approved project with an approved Tentative Parcel Map (Parcel Map 04-020). The project is located south of Combie Road and east of State Route 49. As part of the project, the developer plans to improve and extend both Higgins Road and Woodridge Drive.

Utilizing recent maintenance costs for countywide activities for public roads similar to roads in the PRD, staff developed a proposed annual assessment of \$19,305 for Parcel 1. Seven parcels will be created when the Parcel Map is recorded. Six of the seven parcels will be developable, and the proposed annual assessment will be redistributed among the developable parcels in accordance with the attached Engineer's Report. Proposed property assessments for this PRD would include annual Consumer Price Index (CPI) adjustments to account for inflation costs. Requiring annual CPI adjustments allow PRDs to remain solvent in perpetuity.

If this Resolution of Intent is approved, a public hearing notice will be mailed to property owners on or before October 26, 2018. A public hearing to hold a Proposition 218 election to establish the PRD and consider the proposed parcel charges will be held on December 11, 2018.

Item Initiated by: Jessica Hankins, Public Works Project Manager
Approved by: Trisha Tillotson, Director of Public Works

Submittal Date: October 3, 2018