

RESOLUTION NO. 3679-21

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WINDSOR
APPROVING THE ANNUAL ENGINEER'S REPORT, CONFIRMING THE
ASSESSMENT DIAGRAMS AND THE ANNUAL ASSESSMENT AMOUNTS, AND
AUTHORIZING THE LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL
YEAR 2021-22 FOR THE WINDSOR LANDSCAPING AND LIGHTING ASSESSMENT
DISTRICT NO. 2
(PURSUANT TO THE LANDSCAPING AND LIGHTING ACT OF 1972)**

WHEREAS, the Town Council of the Town of Windsor intends to levy and collect assessments within the Windsor Landscaping and Lighting Assessment District No. 2 (LLAD-2) during FY 2021-22, the area of land to be assessed being located in the Town of Windsor, Sonoma County; and

WHEREAS, an annual Engineer's Report must be prepared and filed outlining the proposed budgets, assessments, the proposed improvements and/or changes to the Assessment District in order to levy and collect assessments any following fiscal year; and

WHEREAS, pursuant to Section 22622 of the Streets and Highways Code, on March 3, 2021, the Town Council adopted a resolution appointing Coastland Civil Engineering as the Engineer of Work for the LLAD-2, directing the preparation and filing of the annual Engineer's Report and describing the potential changes for FY 2021-22; and

WHEREAS, the Engineer of Work prepared and filed the annual Engineer's Report with the Town Clerk as required by the Landscaping and Lighting Act of 1972; and

WHEREAS, on April 21, 2021, the Town Council adopted a Resolution of Intention to levy and collect annual assessments during FY 2021-22, preliminarily approved the annual Engineer's Report for FY 2021-22 as filed and set the times and dates of the public information meeting and the public hearing pursuant to Section 22624 of the Streets and Highways Code; and

WHEREAS, for FY 2021-22, the total annual assessment for each Zone is proposed as follows:

Zone # (Name)	Assessment (Revenue)
Zone 101 (Shiloh Oaks)	\$33,654.05
Zone 102 (Miscellaneous Supplemental Parks)	\$1,478.40
Zone 103 (Windsor Redwoods)	\$7,224.38
Zone 104 (Manzanita Subdivision)	\$3,799.84
Zone 105 (G&C Auto Body)	\$584.93

Zone (Name) Continued	Assessment Revenue (continued)
Zone 107 (Berry Lane (East))	\$752.48
Zone 108 (Bell Village Commercial)	\$18,077.03
Zone 109 (Vintage Oaks on the Town Green)	\$21,972.16
Zone 110 (Holiday Inn)	\$5,311.26
Zone 111 (Russian River Brewing Company)	\$458.82
Zone 112 (Esposti Park Place)	\$4,981.98
Zone 113 (Victoria Oaks)	\$46,581.90
Zone 114 (Overlook)	\$777.72
Zone 115 (Los Amigos)	\$1,531.60
Zone 116 (Windsor Veterans Village)	\$3,532.08
Zone 117 (330 Arata Lane)	\$1,461.58

WHEREAS, in order to keep up with inflation, the maximum annual assessments at build out for all zones are proposed to be increased by the 2020 Consumer Price Index (CPI) adjustment of +2.0%, the annual CPI is based on the All Urban Consumers (San Francisco Area) CPI from the U. S. Department of Labor, Bureau of Labor Statistics; and

WHEREAS, the development known as Carol Shelton Winery is proposed for annexation into existing Zone 102; and

WHEREAS, notice of the public protest hearing was given by publication in accordance to the Landscaping and Lighting Act of 1972; and

WHEREAS, pursuant to California Constitution Article XIII D, notices and ballots were mailed out to those property owners whose properties are affected by these procedures and annexations into LLAD-2; and

WHEREAS, on May 10, 2021, Town staff held the required public information meeting; and

WHEREAS, on June 16, 2021, the Town Council conducted a public hearing and gave every interested person an opportunity to make a protest to the annual Engineer's Report either in writing or orally, and the Town Council has considered each comment or protest; and

WHEREAS, the Town Council finds that a majority written protest against the inclusion of those subdivisions and areas as specified in the Engineer's Report for annexation into the Assessment District have not been made by the impacted property owners representing the land to be assessed; and

WHEREAS, as in previous years, publicly owned property will not be assessed during FY 2021-22, and any benefit received by these properties is covered by the Town General Fund Contribution; and

WHEREAS, this Resolution is adopted pursuant to Section 22631 of the California Streets and Highways Code.

NOW THEREFORE BE IT RESOLVED that the Town Council of the Town of Windsor hereby:

1. Approves the FY 2021-22 Annual Engineer's Report for the Windsor Landscaping and Lighting Assessment District No. 2 as prepared and filed,
2. Authorizes the annexation of property into Zone 102 of the Windsor Landscaping and Lighting Assessment District No. 2 as specified in the Engineer's Report,
3. Confirms the assessment diagrams, the annual assessments, assessment maximums and CPI increases to the assessment maximums as set forth in the annual Engineer's Report and authorizes the levy and collection of assessments as set forth in said report for FY 2021-22 for each of the Zones:
 - Zone 101 – Shiloh Oaks
 - Zone 102 – Miscellaneous Supplemental Parks
 - Zone 103 – Windsor Redwoods
 - Zone 104 – Manzanita Subdivision
 - Zone 105 – G & C Auto Body
 - Zone 107 – Berry Lane (East)
 - Zone 108 - Bell Village Commercial
 - Zone 109 – Vintage Oaks on the Town Green
 - Zone 110 - Holiday Inn
 - Zone 111 – Russian River Brewing Company
 - Zone 112 - Esposti Park Place
 - Zone 113 - Victoria Oaks
 - Zone 114 – Overlook
 - Zone 115 – Los Amigos Subdivision
 - Zone 116 – Windsor Veterans Village
 - Zone 117 – 330 Arata Lane
4. Adopts this resolution pursuant to Section 22631 of the Street and Highways Code.

PASSED, APPROVED AND ADOPTED this 16th day of June 2021, by the following vote:

**AYES: COUNCILMEMBERS FUDGE, LEMUS,
VICE MAYOR REYNOZA AND MAYOR SALMON**

NOES: NONE


ABSTAIN: NONE

ABSENT: NONE



SAM SALMON, AT-LARGE MAYOR

ATTEST:



**SOMMER HAGEMAN,
DEPUTY TOWN CLERK**

