

# MEMORANDUM

COMMUNITY DEVELOPMENT RESOURCE AGENCY  
County of Placer

TO: BOARD OF SUPERVISORS  
FROM: JOHN MARIN WES ZICKER *WZ*  
SUBJECT: INFLATIONARY ADJUSTMENT TO DRY CREEK WATERSHED DRAINAGE IMPROVEMENT FEES

DATE: MAY 23, 2006

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## ACTION REQUESTED / RECOMMENDATION

Conduct a public hearing to consider adoption of a Resolution modifying an inflationary adjustment to certain fees charged pursuant to County Code Section 15.32.100 the Dry Creek Watershed Drainage Improvement Fees. The proposed action will apply a 3.7% inflationary increase to the "One Time Fee for New Development" in the subject fee program effective July 1, 2006.

## BACKGROUND / SUMMARY

In January 1992, the Board of Supervisors adopted an ordinance establishing fees for drainage improvements in the Dry Creek Watershed and a process to collect and adjust those fees. The fees were to fund new developments' share of the cost of the facilities identified in the Capital Improvement Program (CIP) associated with the Ordinance. The cost estimates used to develop the fees for each of the subbasins in the program were prepared prior to the adoption of the Ordinance. The Ordinance includes a provision to increase the fees on an annual basis using an inflation rate based on the "State of California Department of Industrial Relations Consumer Price Index (C.P.I.) – For All Urban Consumers."

In order to ensure adequate funding for construction of the projects identified in the Ordinance, periodic adjustments, to reflect the inflation of construction and maintenance costs, are necessary. If the inflationary adjustments are not made, the revenues collected will not be sufficient to fully fund new developments' share of the identified improvements in the CIP.

Comparison of this index between January 1, 2005 and December 31, 2005 indicates an increase of 3.7%. This figure has been used to calculate the proposed fees shown in the attached Exhibit "C." A comparison of current fee versus proposed fee is attached as Exhibit "1."

## ENVIRONMENTAL

This action is not subject to CEQA since there is no possibility that the action to adjust fees for inflation will have an effect on the environment.

## FISCAL IMPACT

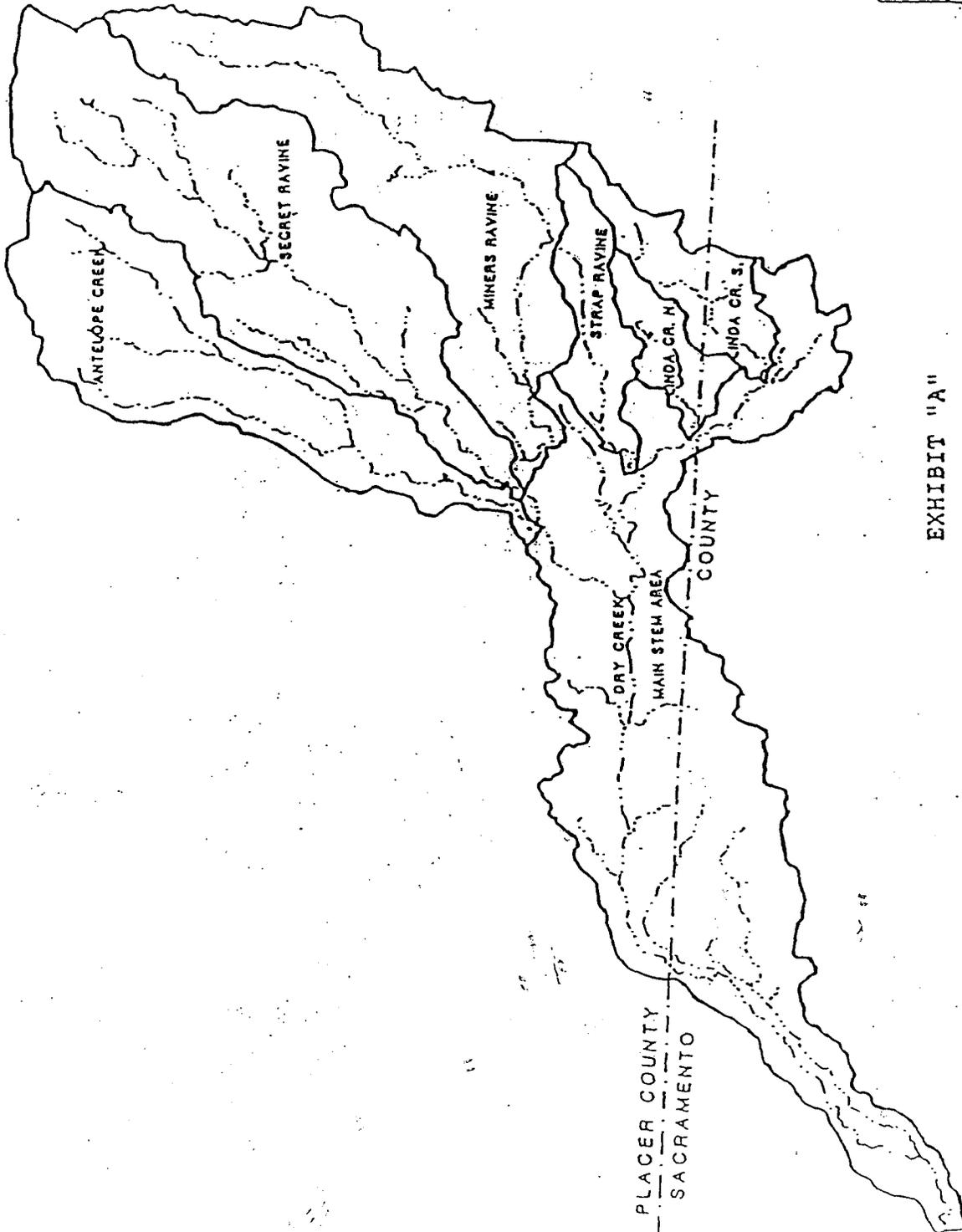
None

Attachments: Exhibit "1" – Comparison of One-Time Fees for New Development (current/proposed)  
Exhibit "A" & "B" – Maps of Dry Creek Watershed  
Resolution  
Exhibit "C" – Schedule of One-Time Fees for New Development (proposed)

EXHIBIT "1"  
Schedule of One-Time Fees for New Development\*

Zone (1)	Commercial Industrial (\$/acre) (4)	High Density Residential (2) (\$/unit)	Single Family Residential (3) (\$/unit)
Main Stem	\$1,588 (\$1,531)*	\$132 (\$127)*	\$207 (\$200)*
Linda Creek South	\$1,935 (\$1,866)*	\$161 (\$155)*	\$273 (\$263)*
Linda Creek North	\$1,714 (\$1,653)*	N/A	\$231 (\$223)*
Strap Ravine	\$1,803 (\$1,739)*	\$150 (\$145)*	\$303 (\$292)*
Miners Ravine	\$2,399 (\$2,313)*	\$200 (\$193)*	\$716 (\$690)*
Secret Ravine	\$2,014 (\$1,942)*	\$169 (\$163)*	\$439 (\$423)*
Antelope Creek	\$1,906 (\$1,838)*	\$160 (\$154)*	\$386 (\$372)*

\*Current Fee



PLACER COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
DRY CREEK WATERSHED FLOOD CONTROL PLAN
GEOGRAPHIC COST ALLOCATION
344211 6/1/74

EXHIBIT "A"  
WATERSHED MAP AND ASSESSMENT ZONES

EXHIBIT "A" 17B

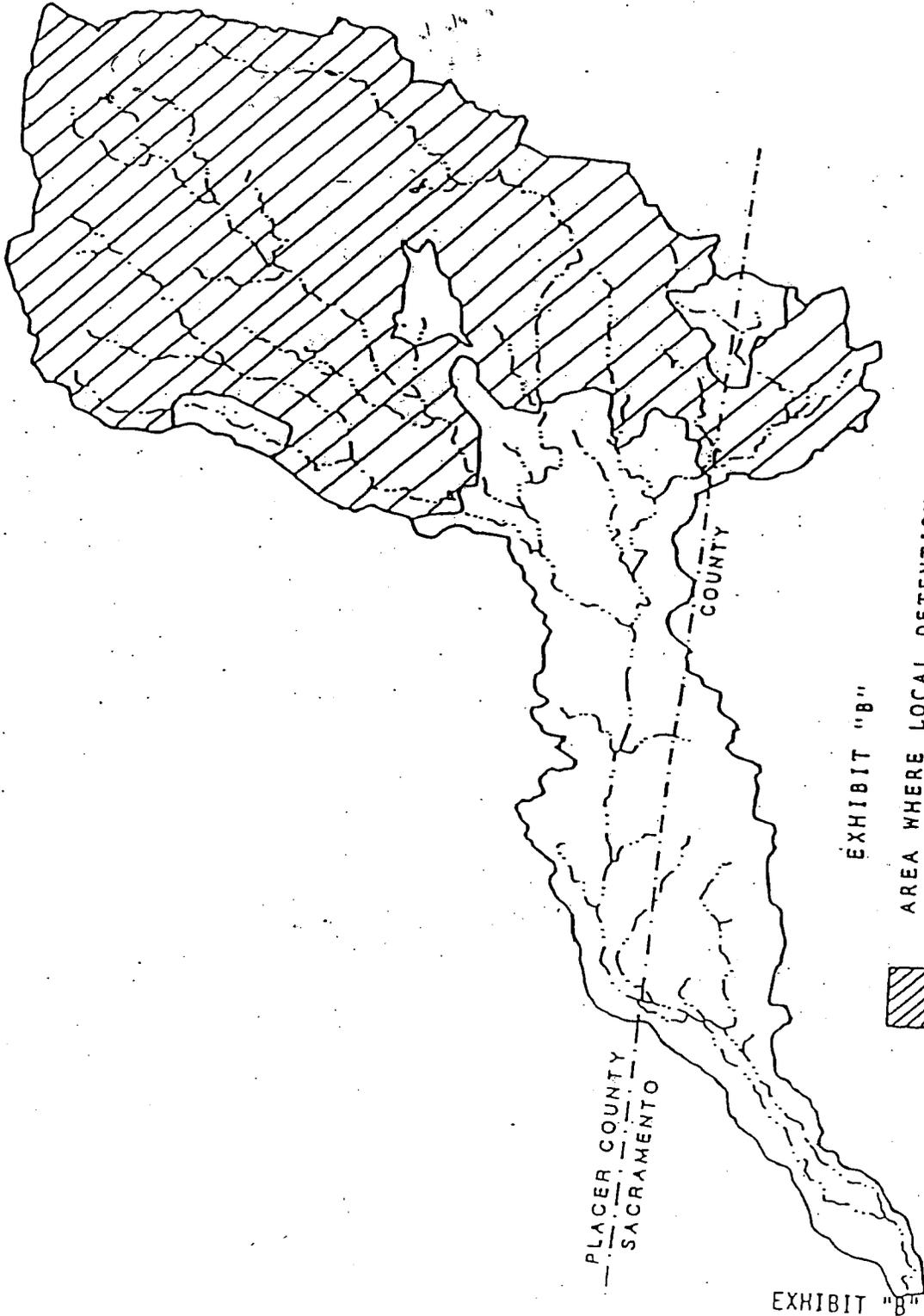


EXHIBIT "B"

-  AREA WHERE LOCAL DETENTION REQUIRED.
-  AREA WHERE LOCAL DETENTION NOT REQUIRED.

PLACER COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
DRY CREEK WATERSHED FLOOD CONTROL PLAN
LOCAL DETENTION RECOMMENDED



EXHIBIT "B"

# Before the Board of Supervisors County of Placer, State of California

IN THE MATTER OF: A RESOLUTION MODIFYING  
THE DRY CREEK WATERSHED DRAINAGE  
IMPROVMENT FEE PROGRAM TO ADJUST FOR  
INFLATION. CHAPTER 15, SUBCHAPTER 32, DRY  
CREEK WATERSHED DRAINAGE IMPROVEMENT  
ZONE.

Resol. No:.....

Ord. No:.....

First Reading:.....

The following RESOLUTION was duly passed by the Board of Supervisors  
of the County of Placer at a regular meeting held \_\_\_\_\_,  
by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:  
Clerk of said Board

\_\_\_\_\_  
Chairman, Board of Supervisors

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**THE BOARD OF SUPERVISORS OF THE COUNTY OF PLACER, STATE OF CALIFORNIA, MAKES THE FOLLOWING FINDINGS:**

1. The County established Dry Creek Watershed Drainage Improvement Fee Program by approval of Ordinance 4473-B by the Board of Supervisors on December 22, 1992.
2. The structure of the Dry Creek Watershed Drainage Improvement Fee Program provided for the establishment of seven (7) sub watershed zones for the purpose of collecting fees to fund the respective Capital Improvement Programs developed for each zone.
3. An interest bearing trust fund was established exclusively for each sub watershed zone for the purpose of holding the fees collected for that respective zone. Funds are held in their respective trust fund accounts until such time they are to be used to pay for capital improvements identified within the respective Capital Improvement Programs.

Resolution No. \_\_\_\_\_

**INFLATIONARY ADJUSTMENT TO DRY CREEK WATERSHED DRAINAGE  
IMPROVEMENT FEES**

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4. The State of California Department of Industrial Relations Consumer Price Index (C.P.I.) - for all Urban Consumers reports a 3.7% increase between January 1, 2005 and December 31, 2005.
5. The purpose of the fee adjustment shall be to continue to appropriate funding for facilities as identified in the Capital Improvement Program to keep pace with increased costs of construction. All collected fees will continue to be used as set forth in the Dry Creek Watershed Drainage Improvement Fee Program.
6. There still exists a reasonable relationship between the fee's use and the type of development project on which the fee is imposed.

**THE BOARD OF SUPERVISORS OF THE COUNTY OF PLACER HEREBY  
RESOLVES AS FOLLOWS:**

1. Exhibit "C," Schedule of one-time fees for new development, of the existing ordinance shall be amended per the attached Exhibit "C."

**EXHIBIT "C"**  
**Schedule of One-Time Fees for New Development**

Zone (1)	Commercial Industrial (\$/acre) (4)	High Density Residential (2) (\$/unit)	Single Family Residential (3) (\$/unit)
Main Stem	\$1,588	\$132	\$207
Linda Creek South	\$1,935	\$161	\$273
Linda Creek North	\$1,714	N/A	\$231
Strap Ravine	\$1,803	\$150	\$303
Miners Ravine	\$2,399	\$200	\$716
Secret Ravine	\$2,014	\$169	\$439
Antelope Creek	\$1,906	\$160	\$386

Note: These fees will be effective as of July 1, 2006. These fees are subject to an inflationary increase each July 1. The current fee schedule is kept on file with the Community Development Resource Agency.

- (1) See maps on file with the Community Development Resource Agency
- (2) More than 4 units per acre
- (3) Four (4) or fewer units per acre
- (4) Gross Area of New Development

