

A PRESENTATION

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MARIN COUNTY  
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# Rush Creek Landscaping and Lighting District

Feb 7 2024

WELCOME

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**MARIN COUNTY**  
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## PURPOSE OF MEETING

### 3.

- Recap Community Engagement
- Review Willdan Proposals
- Describe **Next Steps**

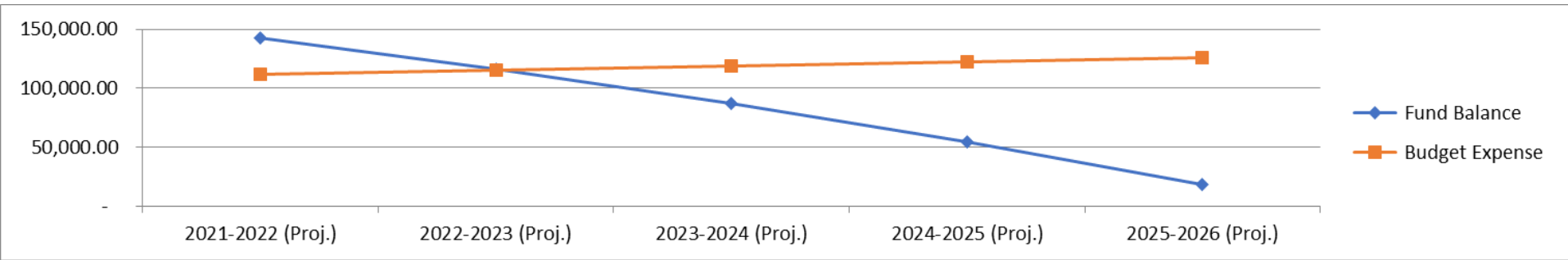
## COMMUNITY ENGAGEMENT

### 4.

- Formation of Neighborhood Review Team in November 2016
- Subsequent meetings in April 2017 and May 2017, annually (and more) since then archive:  
<https://www.parks.marincounty.org/about-us/boards-and-commissions/rush-creek-landscaping-and-lighting-district>
- Budget conclusions: Primary cost driver is **landscape maintenance program**

# COMMUNITY ENGAGEMENT

Rush Creek Fund Projection			
Fiscal Year	Fund Balance	Budget Expense	
2021-2022 (Proj.)	142,217.00	111,827.00	
2022-2023 (Proj.)	116,360.00	115,181.81	
2023-2024 (Proj.)	87,163.28	118,637.26	
2024-2025 (Proj.)	54,511.11	122,196.38	
2025-2026 (Proj.)	18,299.81	125,862.27	
2026-2027 (Proj.)	(21,577.37)	129,638.14	



**\*Annual revenue currently fixed at \$84,461 (\$949 per household)  
BUDGET DEFICIT CURRENTLY APPROX. \$25K/yr**

## COMMUNITY ENGAGEMENT

### 6.

- **May 2023:** 16 households attended, recommended engaging Willdan Financial Services to conduct cost analysis and new fee recommendation. Also recommended additional community outreach prior to contracting.
- **June 2023:** Continued historical budget reviews and discussion with residents. Residents directed staff to finalize Willdan contract, develop budget proposals for new parcel assessment.

# Assessment Options

# SCENARIO #1

Annual Assessment Increase of \$367.00

*Provides for approximately \$13,460 to be collected annually and set aside for Operational Reserves and Capital Improvement Funding*

BUDGET ITEMS	Rush Creek Annual Budget FY 2024/2025
<b>Annual Maintenance Expenses</b>	
Insurance	\$ 640
Landscape Maintenance Services	81,525
Landscape Utilities	16,258
Miscellaneous Fees	-
<b>Sub-Total Annual Maintenance Expenses</b>	<b>\$ 98,423</b>
<b>Incidental Operational Expenses</b>	
Annual Administration Expenses	\$ 23,675
Operational Reserve Fund Collection	9,842
<b>Sub-Total Annual Incidental Expenses</b>	<b>\$ 33,517</b>
<b>Total Annual Maintenance and Incidental Expenses</b>	<b>\$ 131,940</b>
<b>Capital Improvement Projects &amp; Rehabilitation</b>	
Fiscal Year's Planned CIP/Rehabilitation Expenditures	\$ -
CIP/Rehabilitation Funding Collection	3,620
<b>Total CIP &amp; Rehabilitation Funding</b>	<b>\$ 3,620</b>
<b>TOTAL ANNUAL EXPENSES</b>	<b>\$ 135,560</b>
<b>Funding Adjustments/Contributions</b>	
<i>Calculated (Direct) General Benefit</i>	\$ (14,995)
<i>Indirect (Incidental) General Benefits</i>	(1,968)
General Benefit Contribution (County Funded)	\$ (16,963)
Funding from Other Sources (i.e. Interest Earnings)	(1,509)
Reserve Fund Transfer/Deduction	-
<b>Total Funding Adjustments / Contributions</b>	<b>\$ (18,472)</b>
<b>BALANCE TO LEVY</b>	<b>\$ 117,088</b>
<b>District Statistics</b>	
Total Parcels	91
Parcels Levied	89
Total Benefit Units	89.00
<b>Current Authorized Maximum Assessment Rate per EBU</b>	<b>\$949.00</b>
Full Special Benefit Cost Recovery Rate per EBU	\$1,315.60
<b>Proposed Maximum Assessment Rate per EBU</b>	<b>\$1,316.00</b>
<b>Total Balloted Assessment Amount</b>	<b>\$117,124.00</b>



# SCENARIO #2

Annual Assessment Increase of \$1,288.00

*Provides for approximately \$95,400 to be collected annually and set aside for Operational Reserves and Capital Improvement Funding*

BUDGET ITEMS	Rush Creek Annual Budget FY 2024/2025
<b>Annual Maintenance Expenses</b>	
Insurance	\$ 640
Landscape Maintenance Services	81,525
Landscape Utilities	16,258
Miscellaneous Fees	-
<b>Sub-Total Annual Maintenance Expenses</b>	<b>\$ 98,423</b>
<b>Incidental Operational Expenses</b>	
Annual Administration Expenses	\$ 23,675
Operational Reserve Fund Collection	4,921
<b>Sub-Total Annual Incidental Expenses</b>	<b>\$ 28,596</b>
<b>Total Annual Maintenance and Incidental Expenses</b>	<b>\$ 127,019</b>
<b>Capital Improvement Projects &amp; Rehabilitation</b>	
Fiscal Year's Planned CIP/Rehabilitation Expenditures	\$ -
CIP/Rehabilitation Funding Collection	90,480
<b>Total CIP &amp; Rehabilitation Funding</b>	<b>\$ 90,480</b>
<b>TOTAL ANNUAL EXPENSES</b>	<b>\$ 217,499</b>
<b>Funding Adjustments/Contributions</b>	
General Benefit Contribution (County Funded)	\$ (16,963)
Funding from Other Sources (i.e. Interest Earnings)	(1,509)
Reserve Fund Transfer/Deduction	-
<b>Total Funding Adjustments / Contributions</b>	<b>\$ (18,472)</b>
<b>BALANCE TO LEVY</b>	<b>\$ 199,027</b>
<b>District Statistics</b>	
Total Parcels	91
Parcels Levied	89
Total Benefit Units	89.00
<b>Current Authorized Maximum Assessment Rate per EBU</b>	<b>\$949.00</b>
Full Special Benefit Cost Recovery Rate per EBU	\$2,236.26
<b>Proposed Maximum Assessment Rate per EBU</b>	<b>\$2,237.00</b>
<b>Total Balloted Assessment Amount</b>	<b>\$199,093.00</b>

# SCENARIO #3

Annual Assessment Increase of \$553.00

*Provides for approximately \$30,000 to be collected annually and set aside for Operational Reserves and Capital Improvement Funding*

BUDGET ITEMS	Rush Creek Annual Budget FY 2024/2025
<b>Annual Maintenance Expenses</b>	
Insurance	\$ 640
Landscape Maintenance Services	81,525
Landscape Utilities	16,258
Miscellaneous Fees	-
<b>Sub-Total Annual Maintenance Expenses</b>	<b>\$ 98,423</b>
<b>Incidental Operational Expenses</b>	
Annual Administration Expenses	23,675
Operational Reserve Fund Collection	4,921
<b>Sub-Total Annual Incidental Expenses</b>	<b>\$ 28,596</b>
<b>Total Annual Maintenance and Incidental Expenses</b>	<b>\$ 127,019</b>
<b>Capital Improvement Projects &amp; Rehabilitation</b>	
Fiscal Year's Planned CIP/Rehabilitation Expenditures	\$ -
CIP/Rehabilitation Funding Collection	25,079
<b>Total CIP &amp; Rehabilitation Funding</b>	<b>\$ 25,079</b>
<b>TOTAL ANNUAL EXPENSES</b>	<b>\$ 152,098</b>
<b>Funding Adjustments/Contributions</b>	
General Benefit Contribution (County Funded)	\$ (16,963)
Funding from Other Sources (i.e. Interest Earnings)	(1,509)
Reserve Fund Transfer/Deduction	-
<b>Total Funding Adjustments / Contributions</b>	<b>\$ (18,472)</b>
<b>BALANCE TO LEVY</b>	<b>\$ 133,626</b>
<b>District Statistics</b>	
Total Parcels	91
Parcels Levied	89
Total Benefit Units	89.00
<b>Current Authorized Maximum Assessment Rate per EBU</b>	<b>\$949.00</b>
Full Special Benefit Cost Recovery Rate per EBU	\$1,501.42
<b>Proposed Maximum Assessment Rate per EBU</b>	<b>\$1,502.00</b>
<b>Total Balloted Assessment Amount</b>	<b>\$133,678.00</b>

# Election and District Renewal

# TENTATIVE RENEWAL PROCESS SCHEDULE

Step 1: 1/23/24 Initial Resolution (completed)

*This action initiates the renewal process, signals RCLLD's intention to renew as a special district.*

## 12.

Step 2: 3/19/24 Resolution of Intent

*Board receives engineers report, signs resolution, clerk notices (via IJ) the upcoming Public Info Meeting which occurs approx. 30 days after this date.*

## TENTATIVE RENEWAL PROCESS SCHEDULE

13.

Step 3: 4/16/24 Public Info Meeting

*Opportunity for public to ask questions about the renewal process and election; residents estimated to receive ballots by week of April 8.*

Step 4: 5/21/24 Public Hearing

*Ballots counted, new assessment codified yes/no. If assessment is not passed then new board date tbd in June will be scheduled which presents a modified engineers report with the current/default assessment.*

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Thank you