

MONTEREY PENINSULA REGIONAL PARK DISTRICT
BOARD OF DIRECTORS MEETING

DATE: May 1, 2024
TO: Board of Directors
FROM: Rafael Payan, General Manager
SUBJECT: Approval of Resolution #2024-02, Ordering Levy of Special Taxes for Fiscal Year 2024-25 for Community Facilities District No. 2016-01 (Parks, Open Space and Coastal Preservation), and Resolution #2024-03, Certifying Compliance with State Law with Respect to the Levying of General and Special Taxes, Assessments, and Property-related Fees and Charges

SUMMARY:

To collect revenue from the District's Community Facilities District (CFD), the Board must annually levy the special taxes, under the Mello-Roos Community Facilities Act of 1982.

FISCAL IMPACT:

Approval of the assessment district levy will result in estimated revenue to the District of approximately \$1,408,390 for FY 2024-25.

FUNDING SOURCE:

Not applicable.

FUNDING BALANCE:

Not applicable.

DISCUSSION:

In 2016, the District proposed a special tax called "Community Facilities District No. 2016-01 (Parks, Open Space and Coastal Preservation)", (the "CFD)," to replace the "Parks, Open Space and Coastal Preservation Assessment District which was to sunset after the 2018-19 fiscal year. The proposed CFD was placed on the ballot as "Measure E" as part of the November 8, 2016 election. This measure passed with 71.88% support.

On February 8, 2017, the Board approved Ordinance 5, directing the levy of the CFD beginning in fiscal year 2019-20.

The CFD can be levied annually and increased by the change in the San Francisco Area Consumer Price Index, not to exceed 2% per year for facilities (CFD-Facilities) and 3% per year for services (CFD-Services).

The tax rates for fiscal year 2023-24 were \$27.80 per single-family equivalent unit for Tax Zone A and \$13.90 per single-family equivalent unit for Tax Zone B. The change in the CPI in December of last year was 2.62%. Therefore, the maximum of 2% was applied to

the part of the rate for Facilities. The cumulative, uncaptured CPI for Services was 3.13%, so the maximum of 3% was applied to the part of the rate for Services. These two rates resulted in an overall maximum rate of \$28.56 per single-family equivalent unit for Tax Zone A and \$14.28 per single-family equivalent unit for Tax Zone B. The total amount of revenues that would be generated by the assessments in Fiscal Year 2024-25 is estimated to be approximately \$1,408,390.

RECOMMENDED ACTION:

It is recommended that the Board approve the resolution to levy the CFD special tax for fiscal year 2024-25 (**ATTACHMENT 1**) and to direct additional actions related to the levy of the special tax, and to approve the accompanying resolution certifying compliance with state law (**ATTACHMENT 2**), which is required by the County before they will add the levies to the annual property tax bills.

ATTACHMENTS:

1. [Resolution #2024-02, Ordering Levy of Special Taxes for Fiscal Year 2024–25 for Community Facilities District No. 2016-01 \(Parks, Open Space and Coastal Preservation\)](#)
2. [Resolution #2024-03, Certifying Compliance with State Law with Respect to the Levying of General and Special Taxes, Assessments, and Property-Related Fees and Charges](#)