

REPORT TO THE CITY COUNCIL



DATE: September 17, 2019

TITLE: Approval of Mission Springs Water District Initiating Formation of Assessment District No. 18 of the Mission Springs Water District

Prepared by: Spicer Consulting Group, LLC

Reviewed by: Daniel Porras, Public Works Director

RECOMMENDATION

Consider adoption of a Resolution of the City Council that does not object to the Mission Springs Water District initiation of proceedings for the construction of certain work pursuant to the provisions of the Municipal Government Act of 1913 for Assessment District No. 18 and additional Assessment Districts contained therein.

DISCUSSION

Mission Springs Water District (MSWD) is working on the formation of its Assessment District (AD No. 18) to provide sewer system improvements to properties currently required to use on-site septic systems. The proposed improvements (the Improvements) will provide an enhanced reliable connection for waste water treatment to each property within the boundaries of AD No. 18. This ability to connect to the waste water collection and treatment system will allow for more flexible and increased potential development on each undeveloped property and remove the potential prohibition and environmental constraints placed on existing developed residential and commercial properties within AD No. 18.

The boundaries of AD No.18 include approximately 1,500 properties within 7 zones. Zone 1 is located within unincorporated Riverside County, and Zones 2 through 7 are located within the City of Desert Hot Springs (Exhibit 2).

Zone 1 is located in an unincorporated area of Riverside County and includes the Mission Lakes Country Club community.

Zone 2 is located within the City of Desert Hot Springs and is generally bounded by Cactus Dr. on the north and west, Palm Dr. on the east, and 12th St. on the south.

Zone 3 is located within the City of Desert Hot Springs and is generally bounded by Pierson Blvd. on the north, Sumac Dr. and Parma Dr. on the east, and Desert View Ave. on the south, and Verbena Dr. on the east.

Zone 4 is located within the City of Desert Hot Springs and is includes two areas with the northern location generally bounded by Desert View Ave on the north, Cuando Way on the east, north of Hacienda Avenue, and east of Reposa Way.

Zone 5 is located within the City of Desert Hot Springs and is generally bounded by Desert View Ave on the north, Mountain View Rd on the east, north of Hacienda Avenue, and east along Hildago St.

Zone 6 is located within the City of Desert Hot Springs and includes two areas; i) the south area is generally bounded by Mountain View Rd. on the west, Calle Amapola on the east, and Calle Blanco on the north; ii) the north area is generally bounded by Mountain View Rd. and Highland Ave. on the west, Redbud Rd. and Acacia Ave, on the east, undeveloped mountains to the north, and Club Circle and Hacienda Dr. on the south.

Zone 7 is located within the City of Desert Hot Springs and is generally bound by Skyline Dr. and Deodar Ave. on the east, Hacienda Ave. on the south, and Redbud Road on the west.

Formation of AD No. 18 and the approval of the financing of the Improvements will ultimately be determined by the landowners within AD No. 18, weighted based on the estimated burden represented by each property. However, pursuant to Section 10105 of the Streets and Highways Code, when a proceeding to form a new assessment district is undertaken by a legislative body other than that of a city or county, before the resolution of intention to form the assessment district is adopted, the forming municipality must obtain the approval of the legislative body of the city or county (if there is any portion of the assessment district which lies within such city or county).

FISCAL IMPACT

There will be no fiscal impact of AD No. 18 on the City of Desert Hot Springs. If formed, following a public hearing and landowner vote pursuant to the 1913 Act of the California Streets & Highways Code, the Improvements will be financed through prepayment of assessments of the properties within AD No. 18, or bonds/obligations issued by MSWD on behalf of AD No. 18, or other sources of funds secured by MSWD on behalf of the properties within AD No. 18.

EXHIBIT(S)

- 1) Resolution not objecting to MSWD initiation of proceedings for Assessment District No. 18
- 2) Proposed Boundary Map of Assessment District No. 18
- 3) MSWD Resolution (included for reference)