

RESOLUTION R2025-__

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NAPA, STATE OF CALIFORNIA, OF INTENTION TO APPROVE THE PRELIMINARY ENGINEER'S REPORT, LEVY AND COLLECT ASSESSMENTS, AND GIVE NOTICE OF A PUBLIC HEARING TO CONSIDER APPROVAL OF THE ANNUAL AND SUPPLEMENTAL NAPA VALLEY CORPORATE PARK LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT FOR FISCAL YEAR 2025-2026, AND DETERMINING THAT THE ACTIONS AUTHORIZED BY THIS RESOLUTION ARE EXEMPT FROM CEQA

WHEREAS, the City Council did, pursuant to the provisions of the Landscaping and Lighting Act of 1972, Part 2, Division 15 of the Streets and Highways Code of the State of California, conduct proceedings for the formation of the Napa Valley Corporate Park Landscape and Lighting District and on March 20, 1984, pursuant to proceedings duly had, adopt its Resolution No. 84-100, ordering the formation of the district and levying the first assessment within the Napa Valley Corporate Park Landscape and Lighting District; and

WHEREAS, the City Council did, pursuant to the provisions of the Landscape and Lighting Act of 1972, Part 2, Division 15, of the California Streets and Highways Code of the State of California, conduct proceedings for the formation of the Supplemental Napa Valley Corporate Park Landscape and Lighting District and on July 15, 1997, pursuant to proceedings duly had, adopt its Resolution No. 97-189, ordering the formation of the district and levying the first supplemental assessment within the Supplemental Napa Valley Corporate Park Landscape and Lighting District; and

WHEREAS, the public interest, convenience and necessity require, and it is the intention of said City Council to undertake proceedings for the levy and collection of assessments upon the lots or parcels of land in said District, for the construction or installation of improvements, including the maintenance or servicing, or both, thereof for the Fiscal Year 2025-2026; and

WHEREAS, the existing and proposed improvements generally include maintenance of improvements within the Napa Valley Corporate Park, such as walkways, structures or facilities necessary for park and parkway purposes, drainage facilities, lighting, irrigation, and landscaping (which include no substantial changes from the improvements initially approved pursuant to Resolution No. 84-100 and No. 97-189), and a full and detailed description of the improvements included within the District for Fiscal Year 2025-2026 is contained in the Preliminary Engineer's Report attached hereto as Exhibit "A" on file with the City Clerk, including:

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a. Plans and specifications of the existing improvements to be made within the assessment district; and

b. An estimate of the costs of said proposed new improvements, if any, to be made, the cost of maintenance or servicing, or both, thereof, and of any existing improvements, together with the incidental expenses in connection therewith; and

c. A diagram showing the exterior boundaries of the assessment district and of any zones within said district and the lines and dimensions of each lot or parcel of land as shown on the County Assessor's map for the fiscal year to which the report applies, each of which lots or parcels of land shall be identified by a distinctive number or letter on said diagram; and

d. A proposed assessment of the total amount of the estimated costs and expenses of the proposed new improvements, including the maintenance or servicing, or both, thereof, and of any existing improvements upon the several lots or parcels of land in said district in proportion to the estimated benefits to be received by such lots or parcels of land respectively from said improvements, including the maintenance or servicing, or both, thereof, and of the expenses incidental thereto; and

WHEREAS, the City Council has considered all information related to this matter, as presented at the public meetings of the City Council identified herein, including any supporting reports by City Staff, and any information provided during public meetings.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Napa, as follows:

1. The City Council hereby finds that the facts set forth in the recitals to this Resolution are true and correct, and establish the factual basis for the City Council's adoption of this Resolution.

2. The City Council hereby determines that the actions authorized by this Resolution are exempt from CEQA pursuant to CEQA Guidelines Section 15301(h) which exempts maintenance of existing landscaping and lighting.

3. The City Council hereby finds that the preliminary report prepared by the Engineer of Work, NBS, of 32605 Temecula Parkway, Suite 100, Temecula, CA 92592, as described in the recitals to this Resolution, is approved by the City Council as filed.

4. The City Council hereby declares its intention to levy and collect assessments within the district described in the recitals to this Resolution for Fiscal Year 2025-2026.

5. The amount of the assessment is proposed to keep the per acre amount to \$64.94. This assessment amount is within the maximum assessment per acre of

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\$5,199.87, as initially established by Resolution No. R2007-142, with annual increases based on the consumer price index as summarized in the Preliminary Engineer's Report.

6. The City hereby gives notice that a public hearing shall be held before the City Council, for the purpose of determining whether assessments will be levied by the City for the district, June 17, 2025, at the hour of 3:30 p.m., at City Council Chambers, Napa City Hall, 955 School Street, Napa, California.

7. This Resolution shall take effect immediately upon its adoption.

I HEREBY CERTIFY that the foregoing Resolution was duly adopted by the City Council of the City of Napa at a public meeting of said City Council held on the 20th day of May, 2025, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

ATTEST: _____
Tiffany Carranza
City Clerk

Approved as to form:

Christopher J. Diaz
City Interim Attorney