

**CITY OF REDDING, CALIFORNIA
COUNCIL POLICY**

SUBJECT	RESOLUTION NUMBER	POLICY NUMBER	EFFECTIVE DATE	PAGE
LANDSCAPE MAINTENANCE DISTRICTS FORMATION COSTS	89-252	803	08/01/89	1

BACKGROUND

The City of Redding requires the formation of landscape-maintenance districts in conjunction with subdivisions which are located on the City's arterial street system. These developments are required to install landscaping within the public right-of-way, including all associated improvements such as irrigation systems and automatic valve controls. The maintenance districts are thereafter responsible for the yearly maintenance of the landscaping. The issue is: Should administrative costs attributable to the formation of landscape-maintenance districts be paid by the developer.

PURPOSE

It is the purpose of this policy to clearly delineate whether subdivision developers will be required to pay an administrative fee upon making application for the formation of a landscape-maintenance district.

POLICY

It shall be the policy of the City of Redding that the developer(s) of subdivisions, where landscape-maintenance districts are required to be formed as a condition of subdivision approval, shall pay an administrative fee equal to the total direct and indirect costs directly attributable to formation of the district. Administrative costs associated with the ongoing operation of the district shall be included in the yearly assessment on each lot in the district.

PROCEDURE

Upon requesting the formation of an landscape-maintenance district, the developer shall be required to pay a fee commensurate with the administrative costs of establishing said district. The fee shall be reviewed and adjusted as necessary, but not more than once annually, to reflect actual direct and indirect costs to the City.