

STAFF REPORT

City of Lancaster

CC 10
6/10/2025
TN

Date: June 10, 2025

To: Mayor Parris and City Council Members

From: Patti Garibay, Director - Community Development
Nicole Jones, Senior Analyst – Community Development

Subject: Lancaster Maintenance District Annexations

Recommendation:

1. Authorize Staff to Initiate Proceeding to Conduct a Public Hearing, tabulate the returned ballots, and announce results at the June 24th Council Meeting.
2. Adopt Resolution No. 25-XX, Initiating Proceedings for Annexations into the Lancaster Maintenance Districts.
3. Adopt Resolution No. 25-XX, approving the Engineer's Report, Announcing the Time and Place for a Public Hearing, and Its Intention to Annex into the Lancaster Maintenance Districts and to Levy and Collect Assessments Therein.

G.C. Section 84308: No

Fiscal Impact:

There is no impact to the City's General Fund, as the properties within the Annexations will be assessed, per Exhibit 1.

Background:

The Lancaster Maintenance Districts, separately known as the Lancaster Lighting Maintenance District, the Landscape Maintenance District and the Drainage Maintenance District "Districts") were formed to provide a dedicated funding source for the maintenance, operations, servicing and installation of public lighting, public landscaping and public drainage facilities within the City of Lancaster. The District properties, which include the Annexations, benefit from the services provided and are assessed by their proportionate share of the costs for each District.

Each property owner within the proposed Annexations has been provided a waiver and consent, requesting annexation into the Districts. The Assessment Ballots and Notices of Public Hearing have been mailed to each owner, as required by Law.

For Fiscal Year 2025/26, the Lighting assessment is \$131.22 per lighting unit; the Landscaping assessment is \$143.83 per unit; and the Drainage Assessment is \$89.90 per unit. These amounts included the annual CPI factor for Los Angeles-Riverside-Orange County of 3.11%. These adjusted rates will apply to any annexation taking place for 2025/26.

NJ/gb

Attachments:

Resolution No. 25-XX

Resolution No. 25-XX

Exhibit 1 - Annexation Details