



MINUTES
SPECIAL MEETING OF THE
DIXON CITY COUNCIL
DIXON REDEVELOPMENT AGENCY
DIXON PUBLIC IMPROVEMENT CORPORATION
DIXON PUBLIC FINANCING AUTHORITY

JUNE 7, 2010

1. **CALL TO ORDER**

The Special Meeting of the Dixon City Council was convened at 6:00 p.m. in the Council Chambers on June 7, 2010, by Mayor Batchelor.

2. **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Mayor Batchelor.

3. **ROLL CALL**

Present: Councilmembers Kay Fulfs Cayler and Dane Besneatte, Vice Mayor Rick Fuller, and Mayor Jack Batchelor, Jr.

Absent: *Councilmember Michael Ceremello, Jr.

4. **AUDIENCE/PUBLIC COMMENT (NON-AGENDA ITEMS)**

None.

5. **ITEMS FROM THE CITY COUNCIL**

None.

*Councilmember Michael Ceremello arrived at 6:02 p.m.

6. **NEW BUSINESS**

6.1 **Matters relating to Landscape and Lighting Districts:**

1. **Direction to prepare the annual Engineers Report based on the following recommendations:**

- **Restructuring several zones to better align with findings of special and general benefit.**

- **Adopt proposed policies to establish consistency and equity in the assessment.**
2. **Direction to prepare the Engineers Report based on the proposed budgets for each zone.**

Jeff Matheson, Public Works & Community Services Director, discussed recommended actions to authorize the restructuring of several zones to better align with findings of special and general benefit, policies to establish consistency and equity in the assessments and to prepare the Engineers Report for Fiscal Year 2010-2011. Mr. Matheson reviewed future steps, the history of the Maintenance Assessment District, the proposed budget for Fiscal Year 2010-11, and responded to Council questions.

Jim McGuire, Willdan Financial Services, discussed the background of benefit assessment, changes made by Proposition 218, current case law, and summarized findings, assumptions, recommended modifications, and next steps.

Mayor Batchelor asked for public comments.

Randy Davis, Valley Glen resident, distributed photos showing the lack of landscape maintenance, discussed the level of landscape being done is not enough, paying for landscape, expressed concern the area is getting larger and investment decreasing. He discussed Zone 10 benefits, benefits to Brookfield, 50/50 split, graffiti, a landscape area missed on the map, and noted he would only be willing to pay more if maintenance standards are adopted,

Ginger Emerson asked about city-wide assessments and assessing older areas where owners maintain city-owned property.

Councilmember Ceremello felt the City should bear the cost unless it can be proven as a specific benefit to homes, otherwise it would be difficult to support the increased costs. The City should look at responsibility and must justify in order to tax residents.

Councilmember Besneatte was opposed to city-wide assessments, did not agree with Willdan's recommended direction for the City, but supported reorganizing zones without funding from developers.

Mr. Matheson reviewed City Council directions to complete the Engineer's Report, refining the zone structures, submit estimates to the County based on the proposed budget with no increased assessments in the coming year, and incorporate options to increase or change annually.

A motion was made by Councilmember Fuller, seconded by Councilmember Cayler, to direct Willdan Financial Services to prepare the annual Engineers

Report based on recommendations and proposed budgets for each zone. Roll call was taken as follows:

Ayes: Cayler, Fuller, Batchelor
Noes: Besneatte, Ceremello
Absent: None
Abstain: None

The City Council meeting recessed for break at 7:32 p.m.

The City Council meeting reconvened at 7:40 p.m.

6.2 Discussion relating to the Fiscal Year (FY) 2010-11 Consolidated Budget:

- 1. City of Dixon General Funds**
- 2. Redevelopment Agency Funds**
- 3. Dixon Public Financing Authority**
- 4. Dixon Public Improvement Corporation**
- 5. Enterprise Funds**
- 6. Grant Funds**
- 7. Special Revenue Funds**
- 8. Capital Improvement Funds**
- 9. Assessment District Funds**
- 10. Landscape and Lighting District Funds**
- 11. Debt Service**

Jeremy Craig, Finance and Technology Director, introduced the Preliminary Budget for Fiscal Year 2010-2011 and discussed the transmittal letter, the economic outlook, key budget decisions and assumptions, debt service, personnel changes, property tax revenues, 2010 State impacts, General Fund revenues and expenditures, property tax reductions, five-year forecast and assumptions, and the Fund Reserve Policy.

Mayor Batchelor requested a report on the number of home transactions under Proposition 8 versus Proposition 13. He noted transient occupancy taxes could be impacted by legislation promoted by on-line businesses.

Councilmember Ceremello requested homes currently for sale be included in the report and asked for information on the ending reserve estimate of 13%.

Mayor Batchelor asked for public comments. There were no public comments.

Mayor Batchelor complimented Senior Staff on their efforts in preparing a well-organized budget.

This item was continued to the Special Meeting of Monday, June 14, 2010, at 6:00 p.m.


7. **ITEMS FROM THE CITY MANAGER**

None.

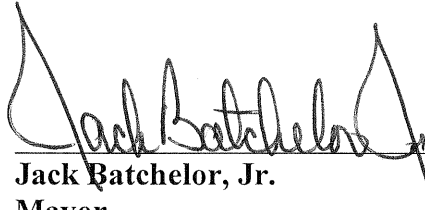
8. **ADJOURNMENT**

The Special City Council meeting adjourned at the hour of 8:13 p.m.

ATTEST:



Sue Johnston
Deputy Clerk



Jack Batchelor, Jr.
Mayor