

REPORT OF GENERAL MANAGER

NO. 03-111

DATE April 2, 2003

C.D. 12

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: HOLLEIGH BERNSON PARK: PORTER RANCH AREA - 14 ACRE PARK:
QUIMBY CREDITS AND RELEASE OF CERTIFICATES OF DEPOSIT

J. Combs _____
A. Coroalles _____
J. Duggan _____
J. Kolb _____

H. Fujita _____
*B. Lukehart _____
L. Barth _____


General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATION:

It is recommended that the Board:

1. Accept the completed improvements and costs for Holleigh Bernson Park located at Sesnon Boulevard and Winnetka Avenue in the Porter Ranch area; and,
2. Release the six (6) Certificates of Deposit held in lieu of Quimby payments.

SUMMARY:

Holleigh Bernson Park is a 14-acre site that is being developed by the Porter Ranch Development Company in the Porter Ranch subdivision area. Site improvements have been completed by the Porter Ranch Development Company for the installation of sewer and drainage systems, electrical power, lighting, water, water meters, landscaping, concrete curbs, sidewalks, equestrian trail, fencing driveways and paved parking lot. These improvements have been inspected by Department staff, and the cost breakdown of the work approved. The cost of the improvements is \$691,430.23. The new park is within 1.5 miles of where the fees were collected, which is the standard distance for credits of Quimby fees. The park will be completed by October 2003, with planned park improvements including restrooms and landscaping. Upon completion of these improvements, the park will be turned over to the City as dedicated park land. Due to the fact that all the park improvements planned for his site have not been fully completed and that the site is not yet ready for public use, it is proposed that the park be dedicated to the City upon completion of these improvements.

The Company has applied for credit towards their required Quimby fees for development costs which they incurred. Park fees (Quimby and zone change) are collected from residential development as the result of subdivisions (tracts, parcels and condos) or zone changes. The

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Quimby fees have been guaranteed by the developer through six Certificates of Deposits (CDs) in the amount of \$560,500.00, which are currently being held by the Department's Revenue Accounting/Cashier's Unit. The CDs are held until the required Quimby payment is made or a comparable amount of capital improvements are installed by the developer.

Given that the costs and improvements have been inspected and approved by Department staff, it is recommended that the Board release the six Certificates of Deposit, totaling \$560,500.00, in lieu of Quimby payments, for the park improvements and development work done at the site. The balance of the \$130,938.23 in improvements will be applied towards Quimby credit for future improvements at other Porter Ranch sites.

Report prepared by Anita Cormier, Quimby Coordinator, Advance Planning/Special Projects.