



February 23, 2021

Name

Address

DIAMOND BAR CA 91765

RE: INTENT TO DISSOLVE LANDSCAPE ASSESSMENT DISTRICT 39

Dear Property Owner (Landscape Assessment District 39; APN: 8701-038-017),

In 2019, the City of Diamond Bar notified all 1,249 parcel/property owners within Landscape Assessment District 39 (District) of insufficient funding to continue maintaining the grass, shrubs, groundcover, trees, and fire brush clearance within the District (see attached map). This was followed by an informational mailer and a community meeting to provide additional information about the funding deficit and a proposed increase in annual property tax assessments to make it solvent again.

In keeping with the legal requirements of Proposition 218 (Article XIII.D of the California Constitution), the City held an election by mail-in ballot in July 2019 that asked property owners whether or not to approve an increase in assessments to bring revenues in line with on-going maintenance costs. The proposed assessment failed by a vote of 378 (78.6%) opposed to 103 (21.4%) in favor out of a total of 481 weighted votes that were cast by property owners within the District.

As you may know, District 39 was formed in the mid-1980s by the original developer and the County of Los Angeles with the intent that the maintenance costs would be self-sustaining. The current property tax assessment of \$236 per parcel was established at the District's formation and has never been increased. Upon City incorporation in 1989, Diamond Bar assumed the maintenance role from the County. For many years now, the District has operated at a deficit to cover even the most basic level of services such as fire

Nancy A. Lyons
Mayor

Ruth M. Low
Mayor Pro Tem

Andrew Chou
Council Member

Stan Liu
Council Member

Steve Tye
Council Member

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brush clearance, weed and pest control, and irrigation. The City currently subsidizes approximately 20% of the annual maintenance costs.

In short, the City can no longer provide landscape services on private property at these highly subsidized levels. As a result, the City intends to dissolve Landscape Assessment District 39 and return landscape maintenance responsibilities back to the respective property owners or homeowners associations for the 1,249 parcels in District 39. Over the next few months, City Staff will be taking the necessary steps to dissolve the District with the intent to turn over all landscape maintenance responsibilities no later than June 30, 2021. When complete, this will allow for the current assessments of \$236 per parcel to be removed from future property tax rolls beginning with the next 2021/2022 fiscal year.

Thank you in advance for your prompt attention and cooperation as we work to make the transition as smooth as possible. Additional information and updates including interactive maps, dates of community meetings, and a signup form for receiving updates will be available on the City's website at www.diamondbarca.gov/lad.

Should you have any questions or need additional information, please use the online call-back request form on the above webpage with your questions or requests and a City staff member will contact you. For general questions about this transition/transfer process please do not hesitate to contact Mr. Hal Ghafari, Public Works Manager, at (909) 839-7040.

Sincerely,



Daniel Fox
City Manager

Attachment: Landscape Assessment District 39 Map



Attachment 1: Landscape Assessment District 39 Map

