



REPORT to the MAYOR and MEMBERS of the CITY COUNCIL
From the CITY MANAGER

DATE: April 22, 2025

SUBJECT: RESOLUTION APPROVING THE FINDINGS FOR THE
QUIMBY ACT PARKLAND DEDICATION IN-LIEU FEE
AND PARK ACQUISITION AND IMPROVEMENT
IMPACT FEE AND APPROPRIATING FUNDS FOR
PROJECTS AS OUTLINED IN THE PARKS MASTER
PLAN

ISSUING DEPARTMENT: CITY MANAGER

SUMMARY:

Issue:

Should the City Council approve the findings for the Quimby Act Parkland Dedication In-Lieu Fee and Park Acquisition and Improvement Impact Fee as required in California Government Code Section 66000 et seq. and appropriate funds for projects as outlined in the Parks Master Plan?

Recommendation:

Staff recommends that the City Council adopt a resolution approving the findings for the Quimby Act Parkland Dedication In-Lieu Fee and Park Acquisition and Improvement Impact Fee as required in California Government Code Section 66000 et seq. and appropriate funds for projects as outlined in the Parks Master Plan.

Fiscal Impact:

Pursuant to the City Council's adoption of the resolution, staff would program \$205,338 into the Capital Improvement Program (CIP) for projects as outlined in the Parks Master Plan.

City's Strategic Goals:

- Ensure a strong financial outlook through careful planning, sustainable service levels, and fiscal sustainability.
- Invest in infrastructure to serve the needs of the community.

BACKGROUND:

On April 12, 2005, the City Council accepted and approved a report from MuniFinancial establishing Municipal Code Chapter 9.20, which added two park development impact fees; 1) The Quimby Act Parkland Dedication In-Lieu Fee; and 2) The Park Acquisition and Improvement Impact Fee. The impact fees are associated with the development of new single and multi-family residential developments and are used to offset the cost of park infrastructure improvements needed to accommodate growth. The fees were based on population and growth projections, facility standards, the cost of facilities required to accommodate growth, and total cost of facilities per unit of development. The use of the fees must be tied to new park amenities in existing parks or acquisition of park land and cannot be used for park maintenance. The City appropriates fund each year as part of the Capital Improvement Program and in alignment with the Parks Master Plan.

The current fees for single and multi-family developments are as follows:

Quimby Act Parkland Dedication In-Lieu Fee (for subdivisions only)

Single Family	\$3,882
Multi Family	\$2,815

Park Improvement Impact Fee

Single Family	\$1,559
Multi Family	\$1,130

Five-Year Development Impact Fee Findings

In accordance with California Government Code Section 66001, the City is required to make specific findings every five years for any portion of development impact fees that remain unexpended, whether committed or uncommitted. The required findings for the Park Development Impact Fees are as follows:

1. Identify the purpose of the fee: The purpose of the two fees is to provide a funding mechanism to support park improvements necessary to serve new residential developments.

2. Identify the use for the fee: Fee revenues may be used for the acquisition and development of parkland, construction of adjacent street improvements, installation of typical park amenities, development of special use facilities, and associated financing costs.
3. Identify all sources and amounts of funding anticipated to complete financing in incomplete improvements: At this time, the improvements outlined in the Parks Master Plan are anticipated to be funded by park development impact fees. However, the exact amount of funding needed or available to complete these improvements has not yet been determined.
4. Designate the approximate dates on which the funding referred to is expected to be deposited into the appropriate account or fund: Park development impact fee revenue is expected to be deposited into the appropriate Capital Improvement Program account in July 2025 to fund park improvements identified in the Parks Master Plan.

DISCUSSION:

In 2012, the City Council approved the Parks Master Plan, which identifies improvements to ten community and neighborhood parks. The Plan serves as the basis for the use of Park Acquisition and Improvement Impact Fees and Quimby Act Parkland Dedication In-Lieu Fees. Both fees are collected by the City at building permit issuance. Since the last report in April 2024, the City collected \$152,320 from Park Acquisition and Improvement Fees from residential developments. In addition, \$18,080 in unappropriated funding from a prior year is available to be appropriated. The City also collected \$34,938 from Quimby Act Parkland Dedication In-Lieu Fees, which are assessed for subdivision developments only. The total collected from both fees is \$205,338.

The City's Impact Fee Waiver Policy allows park development impact fees to be waived for projects consisting of 100% affordable housing units. Since April 2024, none of the projects that paid park development impact fees met this condition; therefore, the waiver policy was not applicable during this fiscal year.

CONCLUSION:

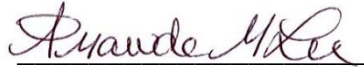
Section 66000 et seq. of the California Government Code requires that the findings and the Capital Improvement Plan be adopted annually by a resolution of the governing body for the use of Park In-Lieu and Park Impact Fees. Staff recommends that the City Council approve the resolution to support the findings for the Quimby Act Parkland Dedication In-Lieu Fee and Park Acquisition and Improvement Impact Fee as required by California Government Code Section 66000 et seq. Staff also recommends appropriating \$205,338 for projects as outlined in the Parks Master Plan.

Reviewed by:



Greg Humora
City Manager

Respectfully submitted by:



Amanda Lee
Assistant City Manager



Lyn Dedmon
Assistant to the City Manager

Attachment "A" - Resolution