



## Landscaping & Lighting Assessment District (LLAD)

### La Vigne (Zone 1) Property Owner Update

#### January 1 through March 31, 2022

The American Canyon Landscaping & Lighting Assessment District (LLAD) was formed in January 2001 to provide a dedicated source of funds to cover the costs associated with the operation and maintenance of landscaping and lighting improvements which provide a special benefit to the parcels within the La Vigne Subdivision (Zone 1).

The Maintenance and Utilities (M&U) Department manages the public landscaping and playgrounds within the LLAD. The street lighting and traffic signal maintenance is managed by our Public Works Department. The specific improvements maintained through the LLAD are detailed in the Annual Engineer's Report available at [CityofAmericanCanyon.Org/LLAD](http://CityofAmericanCanyon.Org/LLAD). Report issues by calling (707) 647-4550 or online at [CityofAmericanCanyon.Org/Report](http://CityofAmericanCanyon.Org/Report).

The Landscaping & Lighting Act of 1972 requires that an Engineer's Report be prepared and adopted by the City Council each fiscal year (July 1 – June 30), to levy and collect assessments from the property owners within the zone in any following fiscal year. These assessments are collected as a part of the property tax for each parcel. The Annual Engineer's Report outlines the facilities to be maintained, the budgets proposed for this maintenance, and the assessments necessary to support these budgets.

The Public Works Department prepares the Annual Engineer's Report for the LLAD. The next Engineer's Report and budget preparation will begin in April 2022. The budget will be drafted and ready for public review as early as May 2022 with final approval by June 2022. This process will take place through two meetings, held in the form of Public Hearings at City Council meetings. When those meetings are scheduled, a notice will be sent to you in the same manner as this update.

In the meantime, we would like to hear from you about your satisfaction level with the management of the LLAD improvements through an online survey at <https://www.surveymonkey.com/r/ZWL3MF6>. We would also like to invite you to join us at Via Bellagio Park on Tuesday, April 26, 2022, 6-7 PM for an opportunity to meet in person to share the latest updates and hear your concerns.

Find more information and subscribe for email updates at [CityofAmericanCanyon.org/LLAD](http://CityofAmericanCanyon.org/LLAD).

Sincerely,

DocuSigned by:

A handwritten signature of Erica Ahmann Smithies.

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Erica Ahmann Smithies

Public Works Director

[esmithies@cityofamerican-canyon.org](mailto:esmithies@cityofamerican-canyon.org)

(707) 647-4558

DocuSigned by:

A handwritten signature of Felix Hernandez III.

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Felix Hernandez III

Maintenance and Utilities Director

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