



May 21, 2013

Eileen Crawford
El Dorado County
Department of Transportation
2850 Fairlane Court
Placerville, CA 95667

Re: Bass Lake Hills Specific Plan

Dear Ms. Crawford:

I have reviewed the Draft Report for the Bass Lake Hills Specific Plan, Public Facilities Financing Plan, 2013 Update, dated April 24, 2013, prepared by EPS. As the General Manager of the El Dorado Hills Community Services District, I concur with the Draft Report, regarding Parks, as long as it ensures the continued payment of the prescribed Park Development Fees to the El Dorado Hills CSD. The current Park Development Fee for the El Dorado Hills CSD is \$9,806 per unit. It should be noted that any builder would be subject to this fee or any modified current fee at the time of building permit issuance. As to the Quimby park land dedication requirements, the CSD utilizes 3.3 residents per household as a minimum.

It is important that there be an ongoing funding source for park and open space maintenance. Please insure that the Maintenance Funding as discussed on Page 57, Section 9 - Operational Maintenance Funding remains in the Financing Plan. The formation of park assessment district would be an ideal funding model for ongoing quality levels of maintenance.

Thank you for allowing us to review the Bass Lake Hills Public Facilities Financing Plan.

Sincerely,

Brent Dennis
General Manager
El Dorado Hills Community Service District