

#39

May 21<sup>st</sup>, 2018

The Honorable Board of Supervisors  
El Dorado County  
330 Fair Lane, Building A  
Placerville, CA 95667

**LATE DISTRIBUTION**

DATE 5/22/2018  
BOS 5/22/2014

RE: CAO Adopt Development Impact Mitigation Fees for El Dorado Hills Community Services District

Dear Board of Supervisors,

My name is Sue Hawkes. As a resident of El Dorado Hills I am writing to tell you that I respectfully support the impact mitigation fee update being proposed by the Community Services District. Over the last ten years I have witnessed firsthand the CSD fulfilling its mission to "enhance the quality of life for El Dorado Hills residents through innovative, responsible leadership and by providing superior services and facilities." The CSD has been able to achieve this by securing necessary funding to meet the expectations of this community. One very important tool that has facilitated this accomplishment has been provided by the park impact fees – fees that are applied to new home permits to ensure that the effects of adding new population are appropriately offset. When impact fees are not adequately assessed I know, as a resident, that the burdens of new population will be placed on me and my neighbors. This will be evident in many ways, including a lack of enrollment spots in recreation programming – kids will not have the opportunity to play their favorite sport; parks that were expected to be built either will not materialise or will be delayed for a future generation – not the generation that was supposed to enjoy those awesome spaces and places; and, there will be a general decline in the high quality of parks and facilities that we have all come to expect and enjoy in El Dorado Hills and El Dorado County.

As Vice-President of El Dorado Dog Owners Guild lobbying for and providing leash-free dog parks in the County and more recently as Vice-President of the EDH Promise Foundation, a non profit organization that supports the community through philanthropy, I have had a closer than average relationship with the CSD and its outstanding Board members and staff than most residents. I have truly never lived in a community whose CSD so impressively puts the needs of its residents on such a high plateau and genuinely strives to enhance the quality of life for all.

You are probably aware of many of the parks and facilities that the CSD has developed with the aid of funding from impact fees:

- |                           |                        |
|---------------------------|------------------------|
| Promontory Community Park | Kalitheia Village Park |
| Lake Forest Village Park  | Windsor Point Park     |
| Valley View Sports Park   | Creekside Greens Park  |
| Laurel Oaks Park          | Murray Homestead Park  |

But did you also know that those impact fees also assisted in providing the following?:

At Community Park - Playground, Skateboard Park, Dog Park, Teen Center, Pool Renovations and Enhancements.

Park enhancements, including playgrounds, picnic areas, parking and tennis court or other courts at: Stephen Harris Parks; Parkview Heights; Bertelsen Park; Fairchild Park and Bocce Ball Courts at Promontory Park (opening soon)

And then there are the parks yet to be built – which we may not see realized in a timely manner if this fee update is not approved:

Carson Creek – Heritage Park  
Community Park at Bass Lake  
Multigenerational Community Center

Valley View Village Parks – Two Parks  
Community Park South of Highway 50  
Aquatic Facility

I gather that there is an argument being made that this impact fee update will hurt the County's ability to meet the State's affordable housing goals. The fact is, that affordable housing comes from denser zoning projects (i.e., more homes per acre and multi-family dwelling). It appears as though the fee update that the CSD is proposing is not only based on a sound analysis, but that they have removed the fee that would be applied to mobile homes, and have kept a lower multi-family dwelling unit value. Furthermore, the CSD has not asked to raise the fee in over 11 years – what strides have been made by the County to meet the affordable housing goals during those years of no park impact fee increases?

Please make the correct decision for the residents you serve who are living here in El Dorado Hills. Please make the correct decision that will ensure the residents of this community and County will continue to enjoy a first class and enviable park and recreation system and a wonderful place to live.

Sincerely,

*Susan P. Hawkes*

Susan P. Hawkes, Ph.D

CC: Board of Supervisors - [edc.cob@edcgov.us](mailto:edc.cob@edcgov.us)  
Donald Ashton, CAO – [don.ashton@edcgov.us](mailto:don.ashton@edcgov.us)  
El Dorado Hills Community Services District – [mail@edhcsd.org](mailto:mail@edhcsd.org)

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330 Fair Lane, Building A  
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RE: CAO Adopt Development Impact Mitigation Fees for El Dorado Hills Community Services District

Dear Board of Supervisors,

The residents of El Dorado Hills are respectfully supporting the impact mitigation fee update being proposed by the Community Services District. My name is Kelly Witt and I am an El Dorado Hills resident and I can convey to you firsthand that the CSD is making lives/life better in El Dorado Hills by providing superior services and facilities. The CSD has been able to do this through innovative, responsible leadership, and by securing necessary funding to deliver on the expectations of this community. One specific way that they secure that funding is through the park impact fees – fees that are applied to new home permits to ensure that the impacts brought here by adding new population are appropriately offset. When impact fees are not adequately assessed, I know as a resident that those burdens of new population will be put onto my neighbors and me. The burdens of which will be evident in many ways, some of which are a lack of enrollment spots in recreation programming due to the increased population – kids that won't get an opportunity to play their favorite sport; parks that were expected to be built either won't ever happen or will be for a future generation – not the generation that was supposed to enjoy those awesome spaces and places and; a general decline in the high quality parks and facilities we've all come to El Dorado Hills and El Dorado County to experience and enjoy.

I support affordable housing by the State, but the costs for these impact fees are usually passed along to the buyers of the homes in the new developments. The growth of the population in El Dorado Hills is growing and will continue to grow at a tremendous rate. This will affect more than just the sustainability of our parks. The County of El Dorado must look at infrastructure such as new roads, updated water contracts and systems, and additional schools to support the increasing population.

The CSD has exhibited the responsibility in managing impact fees by utilizing those funds in delivering so many of the parks and facilities that you already know about:

- Promontory Community Park
- Kalithea Village Park
- Lake Forest Village Park
- Windsor Point Park
- Valley View Sports Park
- Creekside Greens Park
- Laurel Oaks Park
- Murray Homestead Park

But did you also know that those impact fees also assisted in provided the following:

- Playground at Community Park
- Skateboard Park at Community Park
- Pool Renovations and Enhancements at Community Park
- Dog Park at Community Park
- Teen Center at Community Park
- Park enhancements, such as playgrounds, picnic areas, parking and tennis court or other courts at Stephen Harris Parks; Parkview Heights; Bertelsen Park; Fairchild Park
- Bocce Ball Courts at Promontory Park (opening soon)

It is my understanding that there is an argument being made that this impact fee update will hurt the County's ability to meet the State's affordable housing goals. The fact is that affordable housing comes from denser zoning projects (i.e., more homes per acres and multi-family dwelling). It appears as though the fee update that the CSD is proposing is not only based on a sound analysis, but that they have removed the fee that would normally be applied to mobile homes, and have kept a lower multi-family dwelling unit value. Further, the CSD has not asked to raise the fee in over 11 years – what strides have been made by the County meet the affordable housing goals during those years of no park impact fee increases?

Make the right decision for the residents you serve that live here in El Dorado Hills. Make the right decision that will keep this community/County amazing.

Sincerely,

Kelly L. Witt

CC: El Dorado Hills Community Services District – [mail@edhcsd.org](mailto:mail@edhcsd.org)  
Donald Ashton, CAO – [don.ashton@edcgov.us](mailto:don.ashton@edcgov.us)  
Board of Supervisors - [edc.cob@edcgov.us](mailto:edc.cob@edcgov.us)



LATE DISTRIBUTION

DATE 5/22/18 #39

EDC COB <edc.cob@edcgov.us>

## CAO Adopt Development Impact Mitigation Fees for El Dorado Hills Community Services District

1 message

Deanne Delwiche <deannelarry@gmail.com>

Tue, May 22, 2018 at 8:39 AM

To: edc.cob@edcgov.us

Cc: mail@edhcsd.org, don.ashton@edcgov.us

May 22, 2018

The Honorable Board of Supervisors

El Dorado County

330 Fair Lane, Building A

Placerville, CA 95667

RE: CAO Adopt Development Impact Mitigation Fees for El Dorado Hills Community Services District

Dear Board of Supervisors,

The residents of El Dorado Hills are respectfully supporting the impact mitigation fee update being proposed by the Community Services District. My name is Deanne Delwiche I am an El Dorado Hills resident and I can convey to you firsthand that the CSD is making lives/life better in El Dorado Hills by providing superior services and facilities. The CSD has been able to do this through innovative, responsible leadership, and by securing necessary funding to deliver on the expectations of this community. One specific way that they secure that funding is through the park impact fees – fees that are applied to new home permits to ensure that the impacts brought here by adding new population are appropriately offset. When impact fees are not adequately assessed I know as a resident that those burdens of new population will be put onto me and my neighbors. The burdens of which will be evident in many ways, some of which are a lack of enrollment spots in recreation programming due to the increased population – kids that won't get an opportunity to play their favorite sport; parks that were expected to be built either won't ever happen or will be for a future generation – not the generation that was supposed to enjoy those awesome spaces and places and; a general decline in the high quality parks and facilities we've all come to El Dorado Hills and El Dorado County to experience and enjoy.

We moved to El Dorado Hills in 1999 in which my children have used the parks from 1999 until now with activities such as soccer, baseball, lacrosse, flag football, just to name a few. It would be very unfortunate to cut funds to our beautiful community parks. Now that my youngest children are teenagers I would find it heartbreaking if the next generation of children did not have the same opportunities as mine did to play numerous sports and enjoy the community parks. All 3 of my children learned to swim at the Community Pool and have enjoyed the skateboard park and teen center. We need keep these facilities running!

The CSD has exhibited the responsibility in managing impact fees by utilizing those funds in delivering so many of the parks and facilities that you already know about:

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Sincerely,

Deanne Delwiche