

The District receives funding from various income sources including Ad Valorem property taxes, parcel fees, and development fees. Specifically, in April 1985 the District adopted El Dorado County Ordinance No. 3634 authorizing the collection of development improvement fees. In January 1987, the District established a Development Improvement Fee. Subsequent fee increases occurred in February 1992, March 2003 and in 2009. The current district impact fees, which are collected at issuance of building permits, are as follows:

- Residential: \$ 0.79 per square foot (new residential units and expansion of existing units)
- Commercial: \$ 0.79 per square foot (all new commercial and expansion to existing buildings and all “U” rated buildings except for buildings with development area less than 500 square feet)

In order to address its future needs, the District recently developed an updated a Development Fee Capital Improvement Plan for the period of 2009 to 2014 (Exhibit C). The document evaluates the opportunities and constraints associated in upgrading fire facilities and related improvement based on a projected growth within the district boundary. The plan concludes and determines further need to upgrade the existing water delivery capability throughout the district in order to maintain the present level of service. To accommodate this plan cost, however, the resulting fee ascertained would be similar to its current impact fees referenced above and would take effect during the Fiscal Year 2010-2011.

A public hearing to consider the proposed fee increase as part of the capital improvement plan was conducted before the District’s Board of Directors on March 11, 2010 (Exhibit D). Under Resolution 10-02, the Board of Directors adopted the Development Fee Capital Improvement Plan for the Period of 2009-2014 and established the Development Impact Fee for Fiscal Year 2010-2011.

GENERAL PLAN CONSISTENCY ANALYSIS

In accordance with Section 65401 of the Government Code, the submitted updated report and its findings are subject to consistency determination with the El Dorado County General Plan. Table 1 below discusses the applicable policies.

Table 1. General Plan Consistency Determination

General Plan Policy	Policy Description	Consistency Determination
5.1.2.2 (Public Services and Utilities Element)	Establishes minimum levels of service for fire district response to be applied to the review of discretionary projects as an eight-minute response time. For Rural Center and Rural Regions the response time is 15 to 45 minutes.	Consistent. According to the updated study, the development of the planned fire facilities will aid the Mosquito Fire Protection District in continuing to meet the expected response times. Though within the Rural Region, the district is able to provide a response time within the average timeframe of 5 to 6 minutes.

<p>5.7.1.1 (Public Services and Utilities Element)</p>	<p>Requires that prior to approval of new development, the applicant will be required to demonstrate that adequate emergency water supply, storage, conveyance facilities, and access for fire protection either are or will be provided concurrent with development.</p>	<p>Consistent. Payment of the current fire facilities impact fees to fund the planned improvements will assist development project proponents in ensuring adequate facilities supporting fire protection within the district.</p>
<p>6.2.3.1 (Health, Safety, and Noise Element)</p>	<p>Requires the County to find that, based on information from the applicant and responsible fire protection district, concurrent with development, adequate emergency water flow, fire access, and fire fighting personnel and equipment will be available for new development in accordance with applicable State and local fire district standards.</p>	<p>Consistent. Based on the updated study, implementation of impact fees would address the service needs of existing and future development within the District boundary.</p>
<p>10.2.1.4 (Economic Development Element)</p>	<p>Requires new discretionary development to pay its fair share of the costs of all civic, public, and community facilities it utilizes based upon the demand for these facilities that can be attributed to new development.”</p>	<p>Consistent. Based on the updated study, implementation of impact fees would address the service needs of future development, the planned fire facilities and necessary equipment. Future discretionary applications would be reviewed for consistency with the policy and would be subject to the applicable impact fee.</p>

CONCLUSION

Based on the above analysis, the proposed CIP and its findings are found to be consistent with the applicable policies of the El Dorado County General Plan.

EXHIBITS:

- Exhibit A Government Code Section 65401
- Exhibit B Fire Protection Districts in El Dorado County
- Exhibit B.1 Mosquito Fire Protection District Boundary Map
- Exhibit C Mosquito Fire Protection District: Development Fee Capital Improvement Plan 2009-2014
- Exhibit D Board of Directors of the Mosquito Fire Protection District Resolution 10-02