



**SAN BENITO COUNTY
AGENDA ITEM
TRANSMITTAL FORM**

Betsy Dirks
District No. 1

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District No. 2
Vice Chair

Peter Hernandez
District No. 3
Chair

Bob Tiffany
District No. 4

Bea Gonzales
District No. 5

Item Number: 4.35

MEETING DATE: 12/13/2022

DEPARTMENT: RESOURCE MANAGEMENT AGENCY

AGENDA ITEM PREPARER: Steve Loupe

DEPT HEAD/DIRECTOR: Steve Loupe

SUBJECT:

RESOURCE MANAGEMENT AGENCY- S. LOUPE, ASSISTANT DIRECTOR - PUBLIC WORKS

Approve budget adjustments/transfers for reimbursement of construction costs that are included in the Traffic Impact Fee Fund (287) to the Road Fund (210). (4/5 vote required)

SBC FILE NUMBER: 865

AGENDA SECTION:

CONSENT AGENDA

BACKGROUND/SUMMARY:

The Santana Ranch Development Agreement included provisions for road improvements on Fairview Road (County owned). Reimbursement through traffic impact fees was included in the approved Development Agreement by the Board of Supervisors to reimburse the developer for specific improvements which benefit the general public and were paid for by the developer. This is a typical protocol for situations when developers construct improvements that aren't directly required as mitigation for the impacts of their development.

The Santana Ranch project, and other projects in the general vicinity, all contribute to the Traffic Impact Fund when their projects generate traffic. A Regional Transportation Impact Fee Mitigation Study report was produced in 2010 and 2016 regarding the collection and use of the funds collected. That report delegates the amount of reimbursements to entities/projects that construct improvements that are above and beyond the impacts directly created by a project.

County staff conducted multiple meetings with the Santana Ranch team to assess the cost of improvements constructed by that project that were not directly caused by the impacts of that project. Those costs and improvements were then considered for reimbursement based on the provisions of the

Santana Ranch Development Agreement. Additionally, those costs and improvements were compared with the Regional Transportation Impact Fee Mitigation Study noted above. Three iterations and revisions were applied to the amount of reimbursement costs. The final reimbursement, based on the factors above, was determined to be \$2,151,398.64. This reimbursement, if approved, will be paid from the funds previously accumulated within the Traffic Impact Fund and will not impact the County's General Fund.

The County has received a request for reimbursement of the construction costs noted above pertinent to portions of the road construction along Fairview Road and for portions of the signal installation and improvements at the intersection with Hillcrest Road (invoice and schedule of costs attached). A transfer of funds that will be covered by revenues from the Traffic Impact Fee Fund (287) to the Road Fund (210) is recommended.

RESOLUTION OR ORDINANCE NEEDED FOR THIS ITEM:

No

CONTRACT NEEDED FOR THIS ITEM:

No

CONTRACT AND RFP HISTORY:

N/A

LAST CONTRACT AMOUNT OR N/A:

N/A

STATE IF THIS IS A NEW CONTRACT/ HOW MANY PAST AMENDED CONTRACTS/ OR N/A:

N/A

STRATEGIC PLAN GOALS: 1. Operational Development & Excellence

Yes

STRATEGIC PLAN GOALS: 2. Planning And Sustainable Growth

No

STRATEGIC PLAN GOALS: 3. Technology

No

STRATEGIC PLAN GOALS: 4. Community Engagement

No

STRATEGIC PLAN GOALS: 5. Health & Safe Community

Yes

BUDGETED:

Yes

BUDGET ADJUSTMENT NEEDED:

Yes

SOURCE OF FUNDING:

Non-general Fund

UNFUNDED MANDATE:

No

SBC BUDGET LINE ITEM NUMBER:

210.70.2020.1213

CURRENT FY COST:

\$2,151,398.64 (all funds are reimbursed through the Traffic Impact Fund and do not impact the County's General Fund)

STAFF RECOMMENDATION:

Staff respectfully recommends that the Board:

Approve budget adjustments/transfers for reimbursement of construction costs that are included in the Traffic Impact Fee Fund (287) to the Road Fund (210). (4/5 vote required)

ATTACHMENTS:

[Santana Ranch Budget Adjustment](#)
[Fairview-Hillcrest Inv-01 documents.pdf](#)