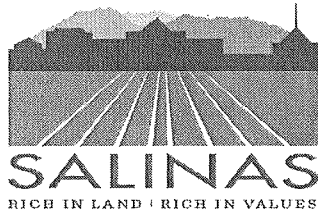


Attachment B

This page intentionally left blank



City of Salinas

CITY CLERK • 200 Lincoln Ave • Salinas, California 93901

(831) 758-7383 • (831) 758-7368 (Fax) • www.ci.salinas.ca.us

RECEIVED

JUN 08 2015

RMA

JAN G
CRA

June 3, 2015

TO: Downtown Salinas District Property Community Benefit District Property Owner

FROM: City of Salinas

SUBJECT: **Notice of Public Hearing and Assessment Ballot for renewal of the Downtown Salinas Community Benefit District, to be known as the Downtown Salinas CBD**

The purpose of this notice is to provide you with information about the assessment ballot proceeding and public hearing being conducted by the Salinas City Council on Tuesday, July 21, 2015.

Please be advised of the following:

- Please find enclosed your official ballot for the proposed Downtown Salinas Community Benefit District ("Downtown Salinas CBD"). Because you are an affected property owner, you have the right to vote in favor or against the formation of the Downtown Salinas CBD which is proposed to operate for a new 15-year term. Visit the City's Web Site for a detailed description of the proposed District, the Management Plan, Engineer's Report and to find your parcel(s) and the estimated assessment amount:
<http://www.ci.salinas.ca.us/services/CBD.cfm>
- The Salinas City Council will conduct a Public Hearing on **July 21, 2015, 4:00 PM or as soon thereafter as the matter may be heard, Salinas City Council Rotunda, City Hall, 200 Lincoln Avenue, Salinas, CA 93901.** At this hearing, the City Council will hear testimony regarding the proposed assessment. The reason for the assessment is to establish the property-based Downtown Salinas Community Benefit District. The annual assessments will last for 15 years, the services implemented through December 2030.
- The Salinas City Council approved the Resolution of Intention because petitions in favor of forming the Downtown Salinas CBD were endorsed by more than 30 percent (30%) of the weighted value of the property assessments that would be imposed if the Downtown Salinas CBD is established. In fact, over 40 % of affected property owners have signed the petition in support of formation of this District.
- Per City of Salinas's Community Benefit District Ordinance (Ord. No. 2556 (N.C.S. 2014) and State Proposition 218, official ballots are being mailed to affected property owners. The City Council shall approve formation of the Downtown Salinas CBD and the assessment if, at the close of the Public Hearing, a majority protest is not established. A majority protest exists if, upon the conclusion of the Public Hearing, ballots submitted in opposition to the establishment of the Downtown Salinas CBD and corresponding property assessment exceed the ballots submitted in favor of the Downtown Salinas CBD and corresponding

property assessment. In tabulating the ballots, the ballots shall be weighted according to the proportional financial obligation upon the affected property.

- The results of the balloting will be heard at the public hearing to be scheduled for July 21, 2015. The assessment ballot shall be treated as a public record during and after tabulation of the assessment ballots.
- The Downtown Salinas stakeholders have met the requirements of the City of Salinas's enabling ordinance by submitting qualified petitions and an appropriate District Management Plan certified by a qualified District Assessment Engineer which is enclosed.

ASSESSMENT BALLOT PROCEDURES:

Enclosed with this notice, you will find:

1. Assessment Ballot
2. Copy of Resolution of Intention to form the Downtown Salinas CBD , approved by the Salinas City Council on May 26th, 2015
3. Return Envelope to return signed ballot

Please follow the directions on the assessment ballot. The following is a summary of the procedures governing the return and tabulation of the ballots.

- The City of Salinas through the Office of the City Clerk will handle the sending, receipt, and counting of the ballots.
- A ballot is being sent to the owner of each parcel identified in the Downtown Salinas 2016 District Management Plan and verified by the Engineer's Report. The ballot will be sent to the parcel property owner address on file with the City Assessor's Office. If the ballot is returned as undeliverable within 21 days of mailing, the Clerk's Office will attempt to determine a correct owner and/or address and re-send the ballot.
- Only ballots with original signatures – not photocopies of signatures will be accepted.
- Ballots will NOT be counted if ballot:
 - Is a photocopy without an original signature;
 - Is unsigned; or
 - Lacks an identifiable "yes" or "no" vote.
- Ballots must be cast by the property owner, or authorized party with authority to vote on behalf of the property owner.
- A voting reminder notice may be sent by the CBD Steering Committee;
- Property owners who own multiple parcels within the CBD will receive a ballot for each parcel, and may cast the ballot representing each parcel.
- Ballots are requested to be mailed in the return envelope enclosed with ballot. If a ballot is hand delivered, it must be delivered to the City Clerk by the start of the Public Hearing at 4:00 PM, Tuesday, July 21, 2015, Salinas City Council Rotunda to be officially counted.

Should you have any questions, please contact:

Don Reynolds, Project Manager, Public Works, City of Salinas, 200 Lincoln Avenue, 2nd Floor,
Salinas, CA 93901. Telephone: (831) 775-4245. Email: donaldr@ci.salinas.ca.us Fax: (831) 7754249.
<http://www.ci.salinas.ca.us/services/CBD.cfm>

PATRICIA M. BARAJAS
Salinas City Clerk

CITY OF SALINAS
DOWNTOWN SALINAS COMMUNITY BENEFIT DISTRICT 2016
PROPERTY OWNER BALLOT

This ballot is for the property owners of the parcel(s) identified below by Assessment Parcel Numbers (APN), which parcel(s) are located within the proposed Downtown Salinas Community Benefit District (CBD) in the City of Salinas. Please advise the City of Salinas as soon as possible at (831)758-7383, if the information set forth below is incorrect.

This ballot may be used to express either support for or opposition to the proposed Downtown Salinas Community Benefit District assessment. In order to be counted, this ballot must be completed, signed, and dated below by an owner of the identified parcel(s) or by an authorized representative of the owner. **The original signed ballot must be returned to the City Clerk of Salinas either by mail or in person to: Office of the City Clerk, Salinas City Hall, 200 Lincoln Avenue, Salinas, California, 93901, Attn: Downtown Salinas Community Benefit District.**

Mail Delivery: If by mail, fold and insert the ballot in the enclosed self-addressed stamped envelope, seal the envelope, and deposit in the U.S. mail.

Personal Delivery: If in person, fold and insert the ballot in the enclosed self-addressed envelope, seal the envelope provided and deliver to the City Clerk's office (address shown above) or deliver to the City Clerk at the public hearing on the Downtown Salinas Community Benefit District 2016.

If according to the final tabulation of the ballots, ballots submitted against the assessment exceed the ballots submitted in favor of the assessment, weighted according to the proportional financial obligation of each affected property, the City Council shall not establish the Downtown Salinas Community Benefit District and shall not impose the Downtown Salinas Community Benefit District assessment.

IN ORDER TO BE COUNTED, THIS ORIGINAL BALLOT MUST BE COMPLETED AND SIGNED AND MUST BE RECEIVED BY THE CITY CLERK PRIOR TO THE CLOSE OF THE PUBLIC COMMENT PORTION OF THE PUBLIC HEARING ON THE DOWNTOWN SALINAS COMMUNITY BENEFIT DISTRICT 2016, WHICH IS SCHEDULED FOR JULY 21, 2015, AT 4:00 PM IN THE CITY HALL ROTUNDA, 200 LINCOLN AVENUE, SALINAS, CALIFORNIA 93901. To cast this ballot, check the appropriate box below (either yes or no), sign the ballot at the bottom, and return either this entire page or the portion below this line in the envelope provided. Invalid ballots shall not be counted.

BALLOT

Please mark in the box below to cast your vote:

- YES**, I am in favor of the formation of the district and the proposed assessments against the parcel(s) identified on this ballot.
- NO**, I oppose the formation of the district and the proposed assessment against the parcel(s) identified on this ballot.

<u>Owner</u>	<u>APN</u>	<u>Assessment</u>
County Of Monterey	002 232 015 000	\$3,592.47
County Of Monterey	002 253 028 000	\$12,641.96
County Of Monterey	002 253 029 000	\$4,423.43
County Of Monterey	002 253 030 000	\$3,712.86
County Of Monterey	002 253 031 000	\$10,743.99
County Of Monterey	002 322 018 000	\$5,321.51

Total Downtown Salinas Community Benefit District 2016 Assessment Amount (Votes Cast) **\$40,436.22**

 NAME (PRINTED)

 SIGNATURE

 DATE