



Info Sheet: Zone T48 – Shadow Hills

Number of Parcels: **105**

Current Annual Assessment (since 1989): **\$455 (\$37.92/month)**

Proposed Assessment: **\$1,125 (\$93.75/month)**

Why This Ballot Is Happening

The City of Santa Clarita recognizes that current service levels are below community expectations. The Maximum Assessment Rate in this zone has not changed since the zone was originally formed by Los Angeles County, despite ongoing increases in the cost of labor, water and materials. To address the growing gap between revenues and actual maintenance costs service levels have already been significantly reduced. This ballot proposes a new assessment rate to restore and sustain the services your neighborhood expects.

If the Majority Votes YES

- Weekly landscaping hours would increase from 13.5 to 36 hours.
- Approximately \$235,000 in repairs would be funded over the next five years for 5 acres of irrigated area, 9,600 linear feet of slope drainage, backflow devices, pumps, and irrigation controllers.
- Incorporates Consumer Price Index (CPI) to allow for gradual, inflation-based rate adjustments.
- Maintains City management of slope maintenance, irrigation, tree care and brush clearance in compliance with Los Angeles County Fire Department regulations.
- Helps protect neighborhood appearance, property values and homeowners' insurance eligibility.

If the Majority Votes NO

- The City may need to further reduce services or consider vacating the zone.
- If vacated, individual property owners would be responsible for tree care, brush clearance, vegetation control, irrigation and slope stabilization.

Financial Snapshot and Service History

- Annual Assessment Revenue: \$47,775 | Average Annual Expenses: \$62,000
- The zone operates in a deficit, relying on reduced services and deferred maintenance.
- If CPI had been applied since formation, the rate today would be about \$1,319.

Questions?

For more information, please visit <https://city.sc/a6w> or contact:

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