

Conduct a Public Hearing for the Formation of the Downtown Stockton Community Improvement District (DSCID)

October 14, 2025
Agenda Item 15.1

Background

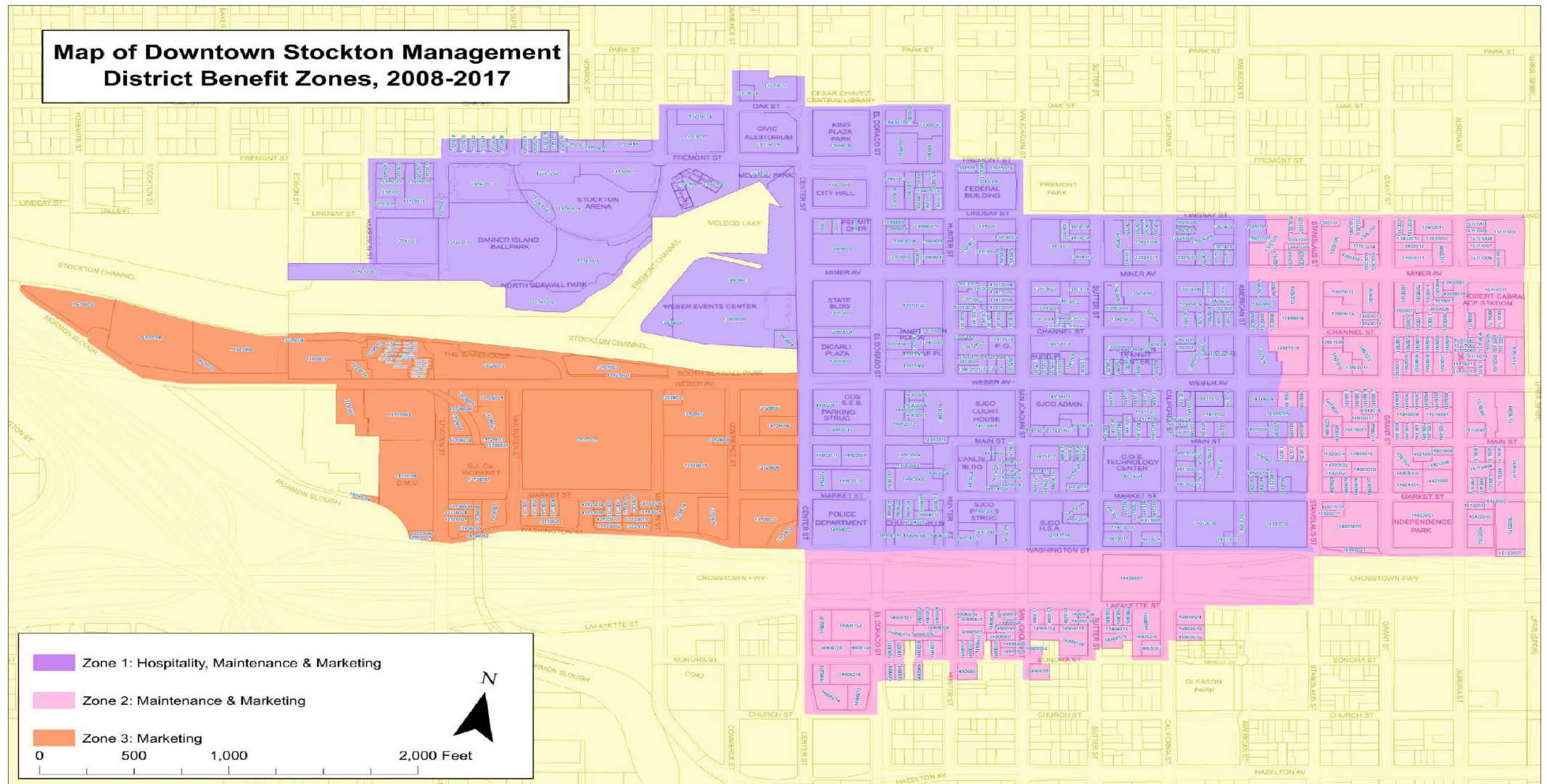
Property Business Improvement District (PBID):

- Established in 1997, with an initial five-year term
- Renewed by Council in 2002, 2007, and 2017, for five-year terms
- Current DSPBID set to expire December 31, 2026

Community Improvement District (CID):

- Allowed under City Code in 2022
- Allows longer term- 20 years
- One zone with full services to all in the district

Current Map- 613 Parcels



Calculation of Assessments

Assessment Rates:	Lot + Building Sq. Ft.
Commercial/Govt/Multi Family	\$0.07881
Res 1-3 Units/Non-Profit	\$0.04728

Sample Parcel Assessment – Commercial/Govt/Multi Family

To calculate the assessment for a commercial/govt/multi-family parcel with 10,000 building square feet and 5,000 lot square feet, multiply by the appropriate assessment rate:

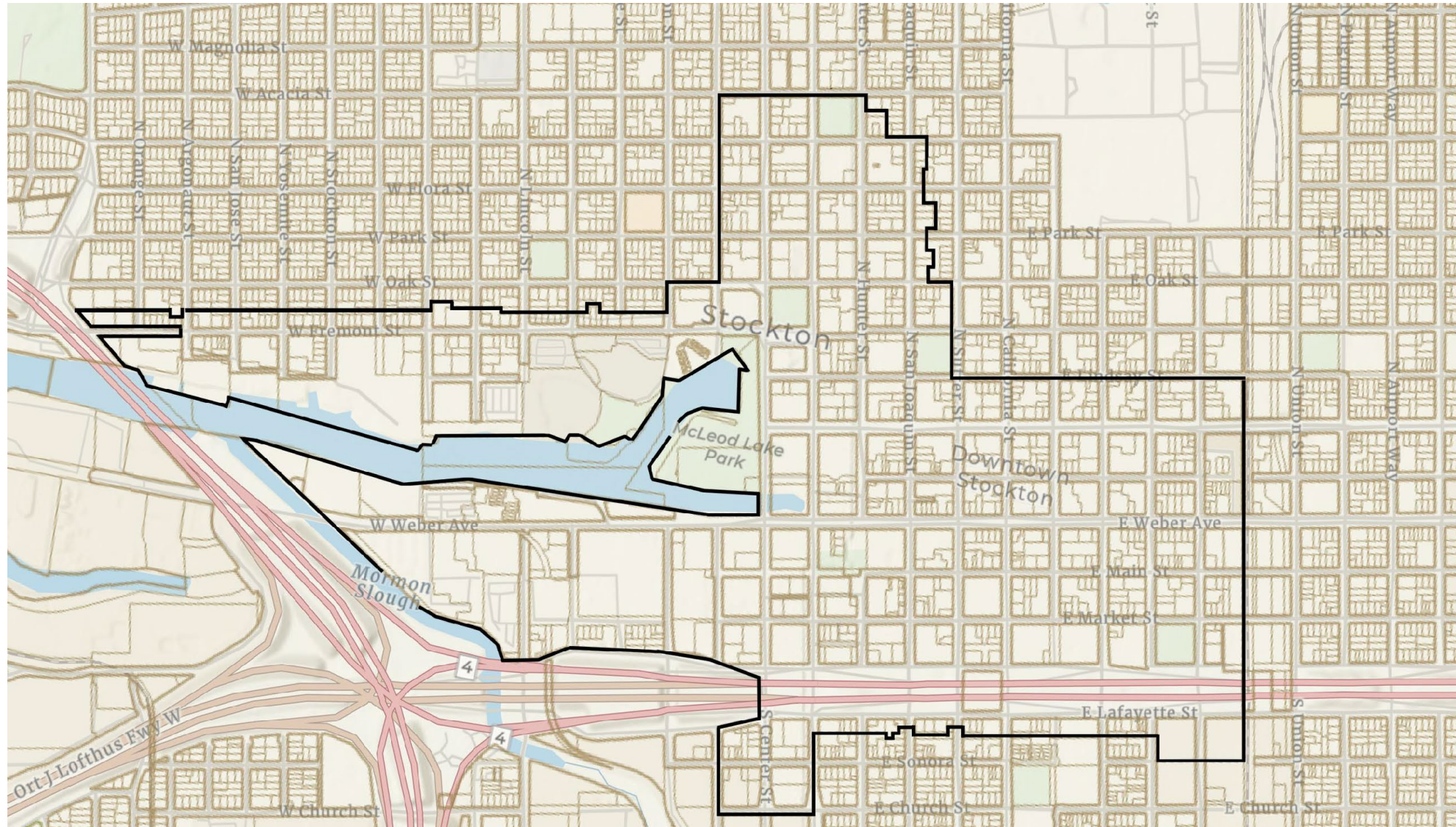
Building square footage + lot square footage = total annual parcel assessment
 $(10,000 + 5,000) \times \text{assessment rate } (\$0.07881) = \$1,182.15 \text{ total parcel assessment}$

Sample Parcel Assessment – Res 1-3 units/Non-Profit

To calculate the assessment for a Res 1-3 unit/Non-Profit parcel with 2,000 building square feet and 5,000 lot square feet, multiply by the appropriate assessment rate:

Building square footage + lot square footage = total annual parcel assessment
 $(2,000 + 5,000) \times \text{assessment rate } (\$0.04728) = \$330.96 \text{ total parcel assessment } (\$27.58 \text{ monthly})$

Proposed Map- 841 Parcels



What the District Provides...



Community Ambassador Team

24/7

- Car Escorts
- Trespassing & Loitering Deterrence
- Car Jumpstarting
- Wayfinding
- Visitor Assistance
- Business Watch
- Liaison

Maintenance Team *M – F*

- Sidewalk Human Waste Removal
- Sidewalk Litter & Trash Removal
- Trash Can Emptying
- Sidewalk Weed Abatement
- Pressure Washing



Funding

Budget:

- \$1,862,000 Million

Allocated to the following categories:

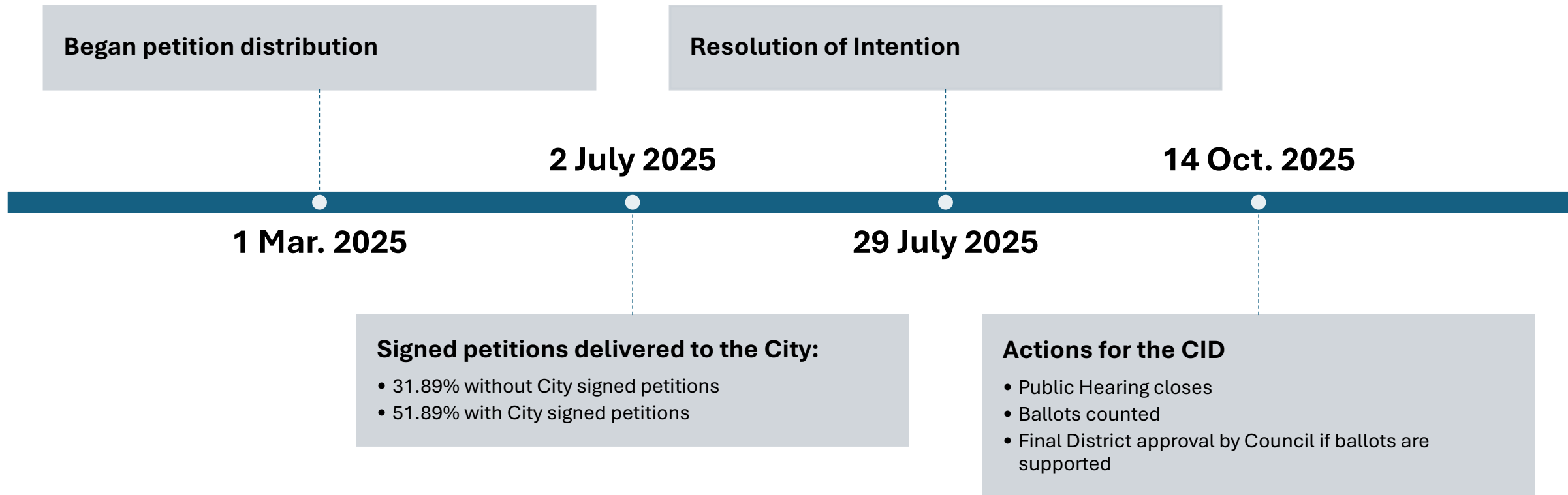
- Clean, Safe, Beautiful – 77%
- Business Development- 10%
- Advocacy, Administration, Reserve – 13%

Proposed District duration:

- 20 years beginning January 1, 2027



Timeline and Process



Recommendation

Adopt a Resolution with the following:

- Approving the formation of the Downtown Stockton Community Improvement District with a benefit zone designated “Zone 1”;
- Approving the assessment formula and levying of the assessments;
- Declaring the assessment is lawful and direct the Clerk to cause the Boundary Map to be filed in the Office of the San Joaquin County Recorder and concurrently therewith, to record a Notice of Assessment with respect to the properties in the Office of the San Joaquin County Recorder.
- Approving and adopting the final Management District Plan and Engineer’s Report.