



**DOWNTOWN
LONG BEACH
ALLIANCE**

Wednesday, April 17, 2024, DLBA Board of Directors

Action Report: Agenda Item 5B(i)

ACTION ITEM:

5B(i). Annual Review of Property Based Improvement District (PBID) Assessment

BACKGROUND:

In accordance with Section V, Subsection C of the PBID Management Plan adopted in August 2022, the DLBA Executive Committee and Board annually review the Consumer Price Index (CPI) of the tri-county (Los Angeles, Orange and Riverside/San Bernardino) area of All Urban Consumers serving as a barometer for any adjustments to the existing PBID assessments. While the PBID Management Plan restricts adjustments not to exceed a five percent (5%) increase in any given year, the PBID standard has been to analyze the CPI by comparing a 12-month period (ending January 31), to determine the barometer for the upcoming year. The tri-county CPI for this past 12-month period is 3.48%.

The chart below displays adjustments made by the Board of Directors each year to the PBID dating back to FY 2008-09:

		Historical PBID Adjustments		
		Year	Consumer Price Index	DLBA Adjustment
2002 Renewal		2008-09	-0.64%	0.00%
		2009-10	2.28%	0.00%
		2010-11	1.96%	2.50%
		2011-12	2.12%	2.00%
2012 Renewal		2012-13	2.03%	2.00%
		2013-14	1.08%	1.50%
		2014-15	1.35%	3.00%
		2015-16	0.91%	3.00%
		2016-17	1.89%	3.00%
		2017-18	2.79%	3.80%
		2018-19	3.81%	4.00%
		2019-20	3.07%	3.00%
		2020-21	1.62%	3.00%
		2021-22	3.83%	0.00%
2022 Renewal		2022-23	7.45%	4.50%
		2023-24	3.48%	
		10 - Year Avg	2.78%	2.88%
		5- Year Avg.	3.96%	2.90%



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PBID AREA CURRENT (2023-24) RATES:

	STANDARD ZONE	PREMIUM ZONE
LOT FRONTAGE, PER FOOT (ALL PROPERTIES)	\$17.30	\$24.16
LOT+BUILDING SQUARE FOOTAGE		
COMMERCIAL	\$0.06	\$0.07
PARKING STRUCTURES	\$0.04	\$0.05
PUBIC/NONPROFIT	\$0.02	\$0.03
RESIDENTIAL (<50 UNITS)	\$0.02	\$0.03
RESIDENTIAL (50+ UNITS)	\$0.03	\$0.04

RECOMMENDED ACTION:

As recommended by the Executive Committee approve a 4.5% increase to PBID assessments effective January 1, 2025.)